



Planning and Zoning Commission

Monday, February 10, 2020

5:30 PM

Library Auditorium

7401 E. Skoog Blvd.

----- Agenda -----

- I. **Call to Order**
- II. **Invocation**
- III. **Pledge of Allegiance**
- IV. **Roll Call**
- V. **Approval of Minutes**
January 13, 2020
- VI. **Announcements**
- VII. **Public Hearing Items**
 1. **GPA20-001.** Upon the application of the Town of Prescott Valley, Community Development Department, a request to adopt a Minor Amendment to the Town's *General Plan 2025* amending Chapter 11 "General Plan Administration" to add an additional criterion by which a major amendment may be determined.
 2. **ZMC20-001.** Upon the application of Matt Hepperle, a request for a Zoning Map Change from C1-3 (Commercial; Neighborhood Sales and Services) to RS-3 (Residential and Services) on approximately one-half (0.5) acres located at the Southwest corner of Spouse Dr. and Hoffman Rd., Prescott Valley, AZ. APN# 103-25-074, 103-25-075, 103-25-076, and 103-25-077.
 3. **GPA19-005.** Upon the application of Jasper EcoDev, LLC, a request for a General Plan Amendment from Medium Density Residential to Community Commercial on approximately eleven (11) acres located on the west side of Stillwell Parkway at its intersection with Jasper Drive, approximately 3,800 feet west of the intersection of Granville Fairway and Santa Fe Loop, Prescott Valley, AZ. APN# 103-04-404.
 4. **ZMC19-014.** Upon the application of Jasper EcoDev, LLC, a request for a Zoning Map Change from R1M-PAD (Residential; Single Family Mixed Housing-Planned Area Development) to C1-PAD (Neighborhood Sales and Services-Planned Area Development) on approximately eleven (11) acres located on the west side of Stillwell Parkway at its

intersection with Jasper Drive, approximately 3,800 feet west of the intersection of Granville Fairway and Santa Fe Loop, Prescott Valley, AZ. APN# 103-04-404.

5. **ZOA20-001.** Upon the request of the Town of Prescott Valley, Community Development Department, a Zoning Ordinance Amendment to Article 13-23 “Sign Regulations” in Chapter 13 “Zoning” regarding standards for electronic information message boards, banners, and flags.

VIII. Action Items

1. **PDP19-009.** Upon the application of Jasper EcoDev, LLC, a request for a Preliminary Development Plan for a proposed clubhouse facility with commercial uses on approximately eleven (11) acres located on the west side of Stillwell Parkway at its intersection with Jasper Drive, approximately 3,800 feet west of the intersection of Granville Fairway and Santa Fe Loop, Prescott Valley, AZ. APN# 103-04-404.
2. **RP20-001.** A request by Jake Investments, LLC, for a Reversionary Plat in order to combine Prescott Valley Unit 16, Lots 6728 & 6743 with previously combined Lot 6742R located at 5860 N. Fulton Dr.

IX. Call to the Public

Consideration and discussion of comments from the public. Those wishing to address the Planning and Zoning Commission need not request permission in advance. Action taken as a result of public comment will be limited to directing staff to study the matter or rescheduling the matter for further consideration and decision at a later date.

X. Adjournment of Planning and Zoning Commission

Forms to request accommodations pursuant to Section 504/ADA guidelines are available from the ADA Coordinator, Fernando Gonzalez, who can be reached at (928) 759-3067. Requests must be submitted 72 hours prior to the event for which accommodation is requested.