



**DECISIONS**  
**PLANNING & ZONING COMMISSION**  
*Regular Meeting/Public Hearing*  
**Thursday, November 30, 2006 - 9:00 AM**  
**City Council Chambers, Prescott, Arizona**

**I. CALL TO ORDER**

**II. ATTENDANCE**

**MEMBERS**

Don Michelman, Chairman	
Joe Gardner, Vice Chairman - absent	Dick Rosa
Tom Menser - absent	Len Scamardo
Seymour Petrovsky	George Wiant

**III. REGULAR/ACTION ITEMS**

(May be voted on contingent upon any related public hearing item below also being acted on unless otherwise noted).

**1. Approve the minutes** of the 11-09-06 meeting.

Mr. Rosa, **MOTION: to approve the minutes** of the November 9, 2006 meeting. Mr. Wiant, 2<sup>nd</sup>. **Vote: 5-0.**

**2. SP06-009, Prescott Executive Airpark.** Located on the north side of Prescott Municipal Airport and within the Airport Noise Overlay District. APNs: 102-02-002, 102-02-003, and 102-02-001E and totaling ± 68.83 acres. Request preliminary plat approval for a Commercial/Industrial center having an aeronautical focus. Owner is Prescott Airpark Development. Applicant/agent is CVID Investment, LLC. Community Planner is Ryan Smith. **(Associated with Item #6, RZ06-008).** *(Request for postponement until January 11, 2007).*

Mr. Rosa, **MOTION: to postpone SP06-009 and RZ06-008** until the January 11, 2007 meeting at 9:00 AM. Mr. Petrovsky, 2<sup>nd</sup>. **Vote: 5-0.**

**3. SP06-007, Bienvenue Property.** Located south of Prescott Highlands and northeast of Tamarack Lane. APN: 105-03-002D and totaling ± 11.68 acres. Zoning is Single Family 35 (SF-35). Request preliminary plat approval for 19 lots. Owner is Mary E. Bienvenue. Applicant/agent is Lyon Engineering. Community Planner is Steve Gaber. **(Associated with Item #7, RZ06-007).** *(May be voted on November 30, 2006).*

Mr. Rosa, **MOTION: to approve RZ06-009, Bienvenue Property** from Single-Family 35 (SF-35) zoning district to Single-Family 18 (SF-18) zoning district. Mr. Wiant, 2<sup>nd</sup>. **Vote: 5-0.**

The City of Prescott endeavors to make all public meetings accessible to persons with disabilities. With 48 hours advance notice, special assistance can also be provided for sight and/or hearing impaired persons at public meetings. Please call 777-1100 (voice) or (TDD) to request an accommodation to participate in this meeting.

Mr. Rosa, **MOTION: to approve SP06-007, Bienvenue Property** preliminary plat with the condition that the final plat be reviewed by the Planning & Zoning Commission. Mr. Wiant, 2<sup>nd</sup>. **Vote: 5-0.**

4. **ANX06-004, Valley View (Peterson Property).** Located generally west of White Spar Road in the vicinity of Peterson Lane) APNs: 107-09-013A, 107-09-017A, 107-09-017B and totaling ±0.927 acres. Request recommendation from Planning & Zoning Commission to annex the property into the City of Prescott from county zoning R1L-12 to Single-Family 12 (SF-12) zoning district. Owners are Ronald & Rachel Williams, Trevor Hollyer, and Richard & Audrey Woods. Applicant/agent is Michael Haywood & Associates. Community Planner is Steve Gaber. *(May be voted on November 30, 2006).*

Mr. Rosa, **MOTION: to recommend approval of ANX06-004** with Single-Family 12 (SF-12) zoning. Mr. Petrovsky, 2<sup>nd</sup>. **Vote: 5-0.**

5. **SP06-010 Centerpointe South.** Location is south of Hwy. 89A and east of Hwy. 89. APN: 106-01-003S and totaling ± 109.81 acres. Request preliminary plat approval for 7 commercial tracts and 27 residential lots. Owner is James Family Trust. Applicant/Agent is Ty Myers, Centerpointe South Development, LLC. Community Planner is Steve Gaber. **(Associated with GP06-002, Item #8, and RZ06-009, Item #9).** *(Request for postponement until January 11, 2007).*

Mr. Rosa, **MOTION: to defer SP06-010, GP06-002, and RZ06-009** to the January 11, 2007 meeting at 9:00 AM. Mr. Petrovsky, 2<sup>nd</sup>. **Vote: 5-0.**

#### IV. PUBLIC HEARING ITEMS

*(May be voted on November 30, 2006 unless otherwise noted)*

6. **RZ06-008, Prescott Executive Airpark.** Located on the north side of Prescott Municipal Airport and within the Airport Noise Overlay District. APNs: 102-02-002, 102-02-003, and totaling ± 25.75 acres. Request zoning change from Rural Estate 2-acre (RE-2ac) zoning district to Industrial Light (IL) zoning district. Owner is Prescott Airpark Development. Applicant/agent is CVID Investment, LLC. Community Planner is Ryan Smith. **(Associated with Item #2, SP06-009).** *(Request for postponement until January 11, 2007).*

*Refer to Item # 2.*

7. **RZ06-007, Bienvenue Property.** Located south of Prescott Highlands and northeast of Tamarack Lane. APN: 105-03-002D and totaling ± 11.68 acres. Request zoning change from Single-Family 35 (SF-35) zoning district to Single-Family 18 (SF-18) zoning district. Owner is Mary E. Bienvenue. Applicant/agent is Lyon Engineering. Community Planner is Steve Gaber. **(Associated with Item #3, SP06-007).** *(May be voted on November 30, 2006).*

*Refer to Item # 3.*

8. **GP06-002, Centerpointe South at Hwy. 89.** Located 0.5 miles south of Hwy. 89A and east of Hwy. 89. APN: 106-01-003S and totaling ± 109.81 acres. Request General Plan Amendment to the Land Use Map to change existing designations of Commercial Employment, Commercial Recreational and Recreational Open Space to Mixed Use. To amend the Airport Specific Area Land Use Map to change the existing designations of Commercial and Recreational Use to Commercial and Residential Use and to remove the reference to density uses for the Deepwell Ranch. Owner is James Family Trust. Applicant/Agent is Ty Myers, Centerpointe South Development, LLC. Community Planner is Steve Gaber. **(Associated with SP06-010, Item #5, and GP06-002, Item #9).** *(Request for postponement until January 11, 2007).*

*Refer to Item # 5.*

9. **RZ06-009, Centerpointe South at Hwy. 89.** Located south of Hwy. 89A and east of Hwy. 89. APN: 106-01-003S and totaling ± 109.81 acres. Request rezoning from Single-Family 18 (SF-18) to Rural Estate 2-acre (RE-2ac) minimum ± 56.20 acres; and, from Single-Family 18 (SF-18) to Business Regional (BR) ± 39.15 acres. (Excluded is the right-of-way calculation of ± 14.56 acres). Owner is James Family Trust. Applicant/Agent is Ty Myers, Centerpointe South Development, LLC. Community Planner is Steve Gaber. **(Associated with SP06-010, Item #5, and GP06-002, Item #8).** *(Request for postponement until January 11, 2007).*

*Refer to Item # 5.*

## V. CITY UPDATES

## VI. SUMMARY OF CURRENT OR RECENT EVENTS

## VII. ADJOURNMENT