



Planning and Zoning Commission

Regular Meeting

Agenda

Monday, May 17, 2021 6:00 PM

City Hall, Council Chambers

	Page
1. CALL TO ORDER	
2. ROLL CALL	
3. PLEDGE OF ALLEGIANCE	
4. CALL TO PUBLIC <i>This is the time for the public to comment. Members of the Planning and Zoning Commission may not discuss items that are not specifically identified on the agenda. Therefore, pursuant to A.R.S. § 38-431.01 (G), action taken as a result of public comment will be limited to directing staff to study the matter, responding to any criticism or scheduling the matter for further consideration and decision at a later time.</i>	
5. CONSENT AGENDA <i>All matters listed here are considered to be routine by the Planning and Zoning Commission and will be enacted by one motion. There will be no separate discussion of these items. If discussion is desired, that item will be removed from the CONSENT AGENDA and will be considered separately.</i>	
5.1. Approval of Minutes February 22 2021 Regular Meeting	3 - 5
6. PUBLIC HEARING	
6.1. Text Amendment Case PLN21-00013: A request by the City of Somerton to amend certain sections of the Somerton Zoning Ordinance related to the following categories. Specific sections to be amended listed below. 1. Marijuana Establishment Regulations - 3.1.5 M Medical Marijuana Dispensary, Cultivation Site - 9.3.4 Commercial Use Category Definitions - Table 2.4 – 1 Table of Uses for Mixed-Use Districts - Table 2.5 – 1 Table of Uses for Commercial Districts - Table 2.6 – 1 Table of Uses for Industrial Districts 2. Swimming Pool Barrier Regulations - 3.2.6 J Swimming Pools 3. Location Requirements for Schools - 3.1.4 D Schools; public or private, boarding, college or university Staff Report Exhibit A Marijuana Exhibit B Swimming Pools Exhibit C Schools	6 - 33
6.2. A request by Ramon Arias on behalf of Nomar Properties and Pensco Trust for the rezoning of the following properties. - 1401 N Somerton Avenue: R1-6 (Single Family Res.) TO R-3 (Multi-Family) - 1415 N Somerton Avenue: R1-6 (Single Family Res.) TO R-3 (Multi-Family)	34 - 38

- 1431 N Somerton Avenue: C-2 (General Commercial) TO R-3 (Multi-Family)
- 1449 N Somerton Avenue: C-2 (General Commercial) TO R-3 (Multi-Family)

These parcels are not located within the High Noise or Accident Potential Zone (HNAPZ) as that term is defined in A.R.S. § 28-8461.

[Staff Report](#)

[Veranda-AriasApartments](#)

7. **SUMMARY OF CURRENT EVENTS / FUTURE AGENDA ITEMS**
8. **ADJOURNMENT**