

# **TOWN OF FLORENCE PLANNING AND ZONING COMMISSION SPECIAL MEETING AGENDA**

**SPECIAL MEETING OF THE TOWN OF FLORENCE PLANNING AND ZONING COMMISSION TO BE HELD WEDNESDAY, FEBRUARY 12, 2014 AT 6:00 PM AT TOWN HALL COUNCIL CHAMBERS LOCATED AT 775 NORTH MAIN STREET, FLORENCE, ARIZONA.**

**1. CALL TO ORDER**

**2. ROLL CALL:** Wooley\_\_\_, Putrick\_\_\_, Petty\_\_\_, Anderson \_\_\_, Reed\_\_\_.

**3. PLEDGE OF ALLEGIANCE**

**4. DISCUSSION/APPROVAL/DISAPPROVAL of the minutes of the regular meetings conducted November 7, 2013, November 21, 2013 and the December 5, 2013.**

**5. PUBLIC HEARING**

**A. CASE PZC-01-14-GPA (THE RESERVE AT LOOKOUT MOUNTAIN)**

**PRESENTATION/DISCUSSION/RECOMMENDATION** of an application by United Engineering Group on behalf of RMG Lucky Hunt, LLC for a Minor General Plan Amendment to the Town's 2020 General Plan Future Land Use Map to change the land use designation on approximately 11.2 acres from Community Commercial (CC) to Medium Density Residential 1 (MDR1). This change would facilitate a subsequent zoning amendment on the site, which is generally located on the west side of Hunt Highway at the Heritage Road alignment, should the subject property be annexed into the Town of Florence per pending Annexation 2013-01.

**B. CASE PCZ-08-14-GPA (MAGIC RANCH 80)**

**PRESENTATION/DISCUSSION/RECOMMENDATION** of an application by United Engineering Group on behalf of Palms-Magic Ranch 80, LLC for a Minor General Plan Amendment to the Town's 2020 General Plan Future Land Use Map to change the land use designation on approximately 39.8 acres from Employment/Light Industrial (E/LI) to Medium Density Residential 1 (MDR1). This change would facilitate a subsequent zoning amendment on the site, which is generally located south of the southwest corner of Arizona Farms

Road and Quail Run Lane, should the subject property be annexed into the Town of Florence per pending Annexation 2013-01.

**C. CASE PZC-6-14-CUP (ULTRA HEALTH, LLC)**

**PRESENTATION/DISCUSSION/RECOMMENDATION** for a Conditional Use Permit request by Duke Rodriguez of Ultra Health, LLC on behalf of Riverbottom, LLC to allow for a proposed Medical Marijuana Dispensary on a Highway Business Commercial (B-2) zoned property located at 2501 N. Pinal Parkway Avenue, Florence, Arizona.

**6. NEW BUSINESS**

**A. CASE PCZ-07-14-DR (ULTRA HEALTH, LLC)**

**PRESENTATION/APPROVAL/DISAPPROVAL** of a Design Review application by Duke Rodriguez of Ultra Health, LLC located at the Riverbottom LLC 2501 N. Pinal Parkway Ave in Florence, Arizona.

**7. CALL TO THE PUBLIC/ COMMISSION RESPONSE:**

Call to the Public for public comment on issues within the jurisdiction of the Planning and Zoning Commission. Individual Commission members may respond to criticisms made, may ask staff to review a matter raised or may ask that a matter be put on a future agenda.

**8. CALL TO THE COMMISSION**

**9. ADJOURNMENT**

Posted on this 7<sup>th</sup> day of February, 2014 by Maria Hernandez, Deputy Town Clerk at 775 N. Main Street and 1000 S. Willow, and the Town Website at [www.florenceaz.gov](http://www.florenceaz.gov).

**\*\*\* PURSUANT TO TITLE II OF THE AMERICANS WITH DISABILITIES ACT (ADA), THE TOWN OF FLORENCE DOES NOT DISCRIMINATE ON THE BASIS OF DISABILITY REGARDING ADMISSION TO PUBLIC MEETINGS. PERSONS WITH A DISABILITY MAY REQUEST REASONABLE ACCOMMODATIONS BY CONTACTING TOWN OF FLORENCE ADA COORDINATOR, AT (520) 868-7574 OR (520) 868-7502 TDD. REQUESTS SHOULD BE MADE AS EARLY AS POSSIBLE TO ALLOW TIME TO ARRANGE THE ACCOMMODATION. \*\*\***