



APACHE COUNTY PLANNING AND ZONING COMMISSION AGENDA

NOTICE OF THE COMBINED WORKING LUNCH SESSION AND PUBLIC HEARING OF THE APACHE COUNTY PLANNING AND ZONING COMMISSION

The Planning & Zoning Commission will hold a working lunch session and public hearing on **Thursday, October 5, 2023**, in the Board of Supervisors Room, located in the County Annex Building at 75 W. Cleveland Street in St. Johns. The working lunch session will begin at 12:00 pm, and the public hearing will begin at **1:00 p.m. MST**.

Working Lunch Session

A quorum of the Commission may gather for lunch prior to the beginning of the meeting. No legal action will be taken.

Item #1 **Discussion of Article 6 zoning ordinance regarding minor land divisions and rezoning.**

Item #2 **Discussion of November agenda items.**

Public Hearing

The Commission may vote to hold an Executive Session for the purpose of obtaining legal advice from the County Attorney's office on any matter listed on the agenda, pursuant to Arizona Revised Statute §38-431(A)(3).

Pledge of Allegiance Invocation

Item #1 **Call to Order.**

Item #2 **Roll Call/Determination of a Quorum.**

Item #3 **Call to the Public** (Forms must be turned in at this time). Individuals may address the Commission on any relevant issue within the jurisdiction of the Commission for an amount of time determined by the Chairman. At the close of the call to the public, Commission members may not respond to any comments but may respond to criticism, ask staff to review a matter, or ask that a matter be placed on a future agenda.

Item #4 **Review and Approval** of the minutes of the Planning and Zoning Commission working lunch session and public hearing held on September 7, 2023. **Approval**

Item #5 SUBDIVISION MAJOR PLAT AMENDMENT 2023-38 John and Susan Baker along with Stephen Thompson:
Consideration, and possible recommendation for approval of the Sixth Amended Plat of the Hidden Paradise Subdivision, allowing John and Susan Baker along with Stephen Thompson to split their 2-acre lot creating two (2) +/- 1-acre lots. The property is located at 5 CR N8411 in Vernon, AZ. A.P.N 106-25-017E. **Recommended Approval**

Item #6 ZONE CHANGE 2023-34 Cultivation Resources, LLC: Consideration and possible recommendation of approval for a Change of Zoning Regulations from AG (Agricultural General) to C2 (General Commercial) for commercial retail. The subject property is located at 2401 E. Frontage Road, Sanders, AZ. A.P.N. 207-22-009. Section 21; Township 21N; Range 28E. **Recommended Approval**

Item #7 Report from Staff to the Commission, including pending, recent, and future agenda items.

Item #8 Adjournment.

*Information on the above mentioned application(s) is available on the county Web site at www.apachecountyaz.gov at least 24 hours prior to the scheduled meeting and available for review in the Apache County Community Development Department located at 75 W. Cleveland, St. Johns, AZ during normal business hours. Interested persons wishing to comment on any of these items may do so in writing, by e-mail, or appear and be heard at the date set forth. Comments can be sent to Apache County Community Development, P.O. Box 238, St. Johns, AZ 85936, or e-mail planning@apachecountyaz.gov

**Pursuant to the Americans with Disabilities Act, the Apache County Planning & Zoning endeavors to ensure the accessibility of its meetings to all persons with disabilities. If you need accommodation for a meeting, please contact Shanna during normal business hours at (928) 337-7526, TDD (928)-337-4402 at least 48 hours prior to the meeting (not including holidays) so that an accommodation may be arranged. One or more members of the Commission may participate telephonically or through video communication.

***If you plan to attend the public meeting, please call (928) 337-7526 the day of the meeting to ensure that the meeting has not been cancelled or postponed.

Posted: _____
 DATE TIME