



NOTICE OF MEETING
Cochise County, Planning and Zoning Commission

June 8, 2011 at 4:00

Cochise County Complex
Board of Supervisors, Hearing Room
1415 W. Melody Lane, Building G
Bisbee, Arizona 85607

AGENDA

1. 4:00 P.M. - CALL TO ORDER

THE ORDER OR DELETION OF ANY ITEM ON THIS AGENDA IS SUBJECT TO MODIFICATION AT THE MEETING

- 2. ROLL CALL** (Introduce Commission members, explain quorum and requirements for taking legal action.)
- 3. CALL TO THE PUBLIC** (Opportunity for members of the public to speak on any item not already on the agenda).
- 4. APPROVAL OF PREVIOUS MONTH'S MINUTES**
- 5. NEW BUSINESS**

Item 1 – (Page 1) Introduce docket and advise public who the applicants are.

PUBLIC HEARING, DOCKET MDP-11-01 / Z-11-04: A proposal for a 1,240-acre Master Development Plan (MDP) West of Willcox, Arizona. The nature of the proposed development, which would take place in several phases, would include a rezoning of the entire tract to PD (Planned Development District), in order to facilitate the MDP.

Staff requests that the Commission table this Docket to a time uncertain.

Item 2 – (Page 2) Introduce docket and advise public who the applicants are.

PUBLIC HEARING, DOCKET SU-11-05: The Applicant seeks a Special Use Permit for an Accessory Living Quarter (ALQ), per Section 1717 of the Cochise County Zoning Regulations. The Applicant intends to install a 600 square foot guest home with attached RV Carport. The subject property is located at 3111 South Moson Road, Sierra Vista, AZ (Parcel No. 107-54-008Q), and is located approximately 2.6 miles south of East Highway 90 on South Moson Road.

Applicant's: Mr. and Mrs. Timothy Williams

ANNOUNCE ACTION TAKEN – (Note: Any individual disagreeing with this action has the right to appeal to the Board of Supervisors within 15 days. An application for appeal is available this afternoon with the Clerk, at our office Monday through Friday between 8 A.M. and 5 P.M., or anytime on our webpage in the “Permits and Packets” link.)

Item 3 – (Page 33) Introduce docket and advise public who the applicants are.

PUBLIC HEARING, Docket CP-11-01: Proposed amendments to the Cochise County Comprehensive Plan to include certain policies codifying the need for federal government agencies to coordinate with Cochise County to ensure local government and stakeholder consideration into federal agency land-use planning and actions. On January 1, 1970, Congress enacted the National Environmental Policy Act of 1969 (NEPA). Federal law, including the NEPA, require federal agencies to engage local governments, including Cochise County, to participate in the developing of federal land use plans and decisions, and to cooperate and coordinate with local governments in developing such plans and decisions. Cooperation and coordination are essential ingredients in the NEPA process, and are required in order to determine the impacts of proposed federal actions and policies on the cultures, history, environments, economies and lifestyles of Cochise County. Since a large percentage of land in Cochise County is administered by federal agencies, it is important for local governments, including Cochise County and members of the public, to participate in the federal land-use planning and policy-making processes.

Applicant: Board of Supervisors

ANNOUNCE ACTION TAKEN (If the Commission makes a recommendation, the docket will be heard at a future Board of Supervisors meeting at the same location as the Commission meeting.)

6. **PLANNING DIRECTOR'S REPORT, INCLUDING PENDING, RECENT AND FUTURE AGENDA ITEMS**
7. **PENDING AND RECENT MATTERS**
 - A) **FUTURE AGENDA ITEMS/DOCKETS**
 - B) **BOARD OF SUPERVISORS'S ACTIONS**
8. **CALL TO COMMISSIONERS ON RECENT MATTERS**
9. **ADJOURNMENT**

Pursuant to the Americans with Disabilities Act (ADA), Cochise County does not, by reason of a disability, exclude from participation in or deny benefits or services, programs or activities or discriminate against any qualified person with a disability. Inquiries regarding compliance with ADA provisions, accessibility or accommodations can be directed to Chris Mullinax, Safety/Loss Control Analyst at (520) 432-9720, FAX (520) 432-9716, TDD (520) 432-8360, 1415 Melody Lane, Building F, Bisbee, Arizona 85603.