

MINUTES
TOWN OF QUARTZSITE
465 NORTH PLYMOUTH AVE, QUARTZSITE AZ 85346
REGULAR MEETING of the
PLANNING AND ZONING COMMISSION
TUESDAY, FEBRUARY 16, 2016, 3:00 P.M.

CALL TO ORDER: 3:05 P.M.

PLEDGE OF ALLEGIANCE:

ROLL CALL:

Chairperson: Terry Frausto, present
Commissioner: Jim Murphy, absent
Commissioner: David Collier, present
Commissioner: Steve Schue, present

Vice Chairman: Jesse Hearne, absent
Commissioner: Dennis Kuehl, absent
Commissioner: Dennis Dole, absent

MINUTES:

Approve October 20, 2015 minutes.

Commissioner Kuehl moved to approve the minutes as written. Commissioner Collier seconded. Chairperson Frausto discussed item number one second page, last sentence in the paragraph did not make sense, and minutes were approved on the basis that the last sentence would be amended to state the discussion. Motion passed unanimously.

ACTION ITEMS:

1. Identify study areas for future commercial growth.

Commissioner Collier motioned to discuss the first agenda item last, and Commissioner Schue seconded. Motion passed unanimously.

There was a discussion of updates to the General Plan and the identification of study areas. The Mockingbird Corridor was discussed. The next discussion was regarding specific properties on North Moon Mountain. The Commission determined there were numerous properties that should not have spot zoning. The Commission decided they would want to review the establishment of Quartzsite's piece of the Peace Trail, which runs from Kingman to below Yuma, through Riggles Rd.

Commissioner Schue motioned to open the meeting to public discussion and Commissioner Kuehl seconded. Motion passed unanimously.

Commissioner Schue motioned to close the public discussion and Commissioner Collier seconded. Motion passed unanimously.

There was a discussion of study areas for the Town to have commercial growth.

The Commission directed that the next Planning and Zoning agenda list discussion of study areas in Town for commercial growth. The meeting would be an Open House work session and the public would be welcome to attend. The study areas mentioned were South Kofa, all the way to Tyson Street; North Moon Mountain; Tyson Street, east of Highway 95 and North Plymouth Avenue.

2. Discuss and review proposed zoning code amendment to Article III, Rules of Construction, Section 2, Definitions pertaining to crafter/craft sale.

Town Manager Miller discussed how to define crafters. Regular sales versus occasional sales were discussed. A Town Code amendment would add the definition of 'crafter'. To codify the amendment it would be presented to the Planning and Zoning Commission for their recommendation to the Town Council.

Commissioner Schue motioned to open the agenda item to public discussion and Commissioner Collier seconded. Motion passed unanimously.

Richard Trusty, Town resident and show organizer, discussed three-day events and requiring Girl Scouts to obtain permits. He also spoke of the 4-H, the Military Prospectors Club, the Metal Detector Club, and the Rock and Gem Club selling memberships. The Town Manager addressed Mr. Trusty's concerns.

The Commission directed the Town Manager and staff to codify the definitions for the business code regarding crafters, vendors, and special events.

3. Discuss and review proposed zoning code amendment to Article VII, General Provisions, Section 22, Yard Sales, Swap Meets, and Rummage Sales. Adding a Paragraph 3 for "Craft Sale".

Discussion and review of swap meets, rummage sales and craft sales.

The Zoning Code permits yard sales for 72 hours per month. Rummage sales are casual sales and can be set up at churches, neighborhoods, etc. Swap meets are on commercial property that hold a conditional use permit to be able to conduct business as a swap meet.

Commissioner Schue motioned to open the agenda item for public input and Commissioner Collier seconded. Motion passed unanimously.

The Town Manager stated that the Town was making allowances for 'casual sales' in order to provide for more latitude to the non-profits and crafters.

The Commission directed the Town Manager to amend Town Code, Article VII, General Provisions, Section 22, Yard Sales, Swap Meets, and Rummage Sales and add paragraph 3 for "Craft Sale".

Commissioner Collier motioned to adjourn the meeting and Commissioner Schue seconded. Motion passed unanimously.

ADJOURNMENT: 4:40 P.M.

CERTIFICATION:

I hereby certify that the foregoing minutes are a true and correct copy of the minutes of the Special Meeting held on February 16, 2016, of the Planning & Zoning Commission of Quartzsite, Arizona and a quorum was present.

Dated this _____ day of _____, 2016

Tonya Hoogerwerf, Building Inspector

APPROVED:

Terry Frausto, Commission Chairperson