



Village Planning Committee Meeting Summary

Z-50-20

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| Date of VPC Meeting | December 14, 2020 |
| Request From | C-3 SP CMOD |
| Request To | C-3 SP |
| Proposed Use | Special Permit removal to allow commercial uses |
| Location | Northeast corner of 9th Avenue and Jefferson Street |
| VPC Recommendation | Approval, per the staff recommendation |
| VPC Vote | 12-1 |

VPC DISCUSSION:

Committee member Ash Uss left the meeting during this item, bringing quorum to 13.

Sarah Stockham, staff, displayed an aerial map and reviewed the history of the site, the request, and surrounding land use and zoning.

Leodra Bowdell, representing the owner with Phoenix Permit Services, introduced the site, reviewed the request and shared that the owner originally tried to place a barbeque restaurant on the site and then found out about the special permit. Ms. Bowdell continued that there are no plans for a specific user but the intent is to repurpose the existing building for commercial users.

Shannon Dubasik asked when and how the public was notified, as she is in the area and did not receive notification, and if there are development plans for the entire block. **Ms. Bowdell** responded that letters were sent out on October 26, she did not receive and returned letters and the information was posted on her website. Ms. Bowdell continued that there are no plans for the entire block, this request is to use the existing building on site for commercial uses.

Public Comment:

None.

Motion:

Dana Johnson motioned to recommend approval of Z-50-20, per the staff recommendation. **Darlene Martinez** seconded the motion.

Discussion:

None.

Vote

12-1, Motion to approve passed, with Committee Members R. Johnson, Burns, Colyer, Gaona, Johnson, Langley, Lockhart, Martinez, Olivas, Panetta, Rainey, and Sonoskey in favor with Dubasik opposed.

STAFF COMMENTS REGARDING VPC RECOMMENDATION:

None.