
CITY COUNCIL CHAMBERS
11465 W CIVIC CENTER DRIVE
AVONDALE, AZ 85323

Thursday, August 18, 2016
6:00 P.M.

I. **CALL TO ORDER**

Robert Gubser, Planning Manager, called the Regular Meeting to order at 6:00 p.m. He reported that Christopher Reams resigned from the Planning Commission, and announced that Mr. Troy Timmons would serve for the remainder of his term.

II. **ROLL CALL**

The following members and representatives were present:

COMMISSIONERS PRESENT

Kevin Kugler, Commissioner
Kristopher Ortega, Commissioner
Pearlette Ramos, Commissioner
Troy Timmons, Commissioner
Russell Van Leuven, Commissioner

COMMISSIONERS ABSENT

Olivia Pineda, Chair - excused
Gloria Solorio, Vice Chair - excused

CITY STAFF PRESENT

Robert Gubser, Planning Manager
Alison Rondone, Planner II
Stephanie Long, Administrative Assistant
Nicholle Harris, City Attorney

Robert Gubser noted the excused absence of both the Chair and Vice Chair, and requested a volunteer to chair the meeting. Commissioner Kugler agreed.

Robert Gubser called for a vote to appoint Commissioner Kugler as Acting Chair for this meeting.

ROLL CALL VOTE

Olivia Pineda, Chair	Absent
Gloria Solorio, Vice Chair	Absent
Kevin Kugler, Commissioner	Abstained
Russell Van Leuven, Commissioner	Aye
Pearlette Ramos, Commissioner	Absent
Kristopher Ortega, Commissioner	Aye
Troy Timmons, Commissioner	Aye

The motion carried by a 3-0 vote.

III. OPENING STATEMENT

None.

IV. APPROVAL OF MINUTES

Acting Chair Kugler invited a motion to approve the minutes. Commissioner Ortega moved to accept the minutes from the July 21, 2016 regular meeting. Commissioner Van Leuven seconded the motion. The motion passed 4 to 0.

V. SCHEDULED PUBLIC APPEARANCES

There were no scheduled public appearances.

VI. WITHDRAWALS AND CONTINUANCES:

None.

VII. PUBLIC HEARING ITEMS:

1. PL-16-0152 AT&T P829 1551 N. Dysart

This is a public hearing for case PL-16-0152, a request to amend Conditional Use Permit CU-06-2 to modify an existing Personal Wireless Services Facility (PWSF) operated by Crown Castle/AT&T at 1551 N. Dysart Road. The applicant is requesting an amended Conditional Use Permit to allow construction of an additional concrete masonry enclosure to accommodate an emergency back-up generator and bring the facility into conformance with recently adopted FCC regulations. Staff Contact: Alison Rondone

Alison Rondone, Planner II, explained that the existing CUP was originally issued in 2006. The site is located in the Palmilla Shopping Center on the east side of Dysart Road north of I-10, in front of Fry's and behind Uptight Carpet. An existing wireless facility is located on a

light pole in the parking lot. The equipment enclosure is directly behind and attached to the Uptight Carpet building.

Ms. Rondone said the property was originally annexed in January 1978. The General Plan 2030 land use designation for the area is Freeway Commercial. The location is surrounded on all sides by commercial and retail development. Primary land uses in the area are Commercial Retail, Commercial Office, and Multi-Family. Conditional Use Permit CU-06-2 was approved by City Council on October 16, 2006 allowing for a PWSF for Cingular Wireless. The conditions of approval included a requirement to amend the CUP should any facility modifications occur. The facility is now owned by AT&T in conjunction with Crown Castle International. Previous modifications came before the Planning Commission in November of 2015. As a result of that discussion, the light pole was extended five feet, additional antenna arrays were installed, and the ground equipment was upgraded.

Ms. Rondone explained that the new request is the result of a new FCC requirement mandating that all wireless facilities provide backup generators to ensure continuous E-911 call tracking. The proposed addition is for a new enclosure to house the backup generator for this PWSF. The new enclosure would not extend as far from the building as the existing enclosure does. A clear demarcation would exist between the service area and the drive aisle. Two of the three communications boxes on the back of the existing enclosure would no longer be visible with the new installation, thus improving the aesthetics.

Ms. Rondone said staff analyzed the request and determined that it is consistent with the General Plan. It meets all Zoning Ordinance requirements, complies with FCC requirements, is compatible with the character of the area, and will generate no new traffic. The new facility will not be visible from Dysart Road; only patrons circulating through the shopping center will see it. Three stipulations have been set forth as conditions of approval.

Ms. Rondone reviewed the public participation efforts. A neighborhood meeting was held on July 25, 2016, but there were no attendees. All public notification requirements were met. Staff has not received any inquiries or comments to date, and recommends approval of the application with the three conditions of approval.

Commissioner Ortega inquired about further CUP amendments. Ms. Rondone responded that the very restrictive original stipulation was revised to be a little more flexible, allowing for very minor changes to be approved administratively. Substantial changes would still come before the Planning Commission for an amendment. Any increase in the height, width, or footprint of more than 10 percent would require revisiting the CUP.

Acting Chair Kugler opened the public hearing. Upon hearing no requests to speak, he closed the public hearing.

Acting Chair Kugler invited a motion. Commissioner Ramos moved to recommend approval of Application PL-16-0152, subject to the staff recommended conditions of approval. Commissioner Van Leuven seconded the motion.

ROLL CALL VOTE

Olivia Pineda, Chair

Absent

Gloria Solorio, Vice Chair	Absent
Kevin Kugler, Commissioner	Aye
Russell Van Leuven, Commissioner	Aye
Pearlette Ramos, Commissioner	Aye
Kristopher Ortega, Commissioner	Aye
Troy Timmons, Commissioner	Aye

The motion carried by a 5-0 vote.

VIII. DISCUSSION ITEMS

IX. OTHER BUSINESS

X. PLANNING STAFF REPORT

Robert Gubser, Planning Manager, announced that there are no cases scheduled for the September meeting and we anticipate the meeting will be cancelled.

XI. ADJOURNMENT

Acting Chair Kugler entertained a motion to adjourn the regular meeting. Commissioner Van Leuven moved to adjourn. Commissioner Ramos seconded the motion. The motion passed unanimously.

With no further business, the meeting concluded at approximately 6:14 P.M.

NEXT MEETING: September 15, 2016

FOR SPECIAL ACCOMMODATIONS

Individuals with special accessibility needs, including sight or hearing impaired, large print, or interpreter, should contact the City Clerk at 623-333-1200 or TDD 623-333-0010 at least two business days prior to the meeting.

Personas con necesidades especiales de accesibilidad, incluyendo personas con impedimentos de vista u oído, impresión grande o intérprete, deben comunicarse con la Secretaria de la Ciudad at 623-333-1200 o TDD 623-333-0010 cuando menos dos días hábiles antes de la junta.



Staff Signature



Date