

Regular Meeting, March 11, 2009

REGULAR MEETING

March 11, 2009

6:00 P.M.

PURSUANT TO A.R.S. 39-431.02B NOTICE IS HEREBY GIVEN TO THE MEMBERS OF THE PLANNING AND ZONING COMMISSION AND TO THE GENERAL PUBLIC THAT THE PLANNING AND ZONING COMMISSION WILL HOLD A MEETING OPEN TO THE PUBLIC MARCH 11, 2009 AT THE MAMMOTH TOWN HALL LOCATED AT:

125 NORTH CLARK STREET, MAMMOTH, ARIZONA.

1. CALL TO ORDER:

The meeting was called to order by Diane Theobald at 6:05 P.M.

2. PLEDGE OF ALLEGIANCE:

Diane Theobald led the pledge of allegiance .

3. ROLL CALL:

CINDY BLAIR PRESENT

ERNEST BUSTAMANTE ABSENT

REBECCA BEISENSTEIN PRESENT

LARRY RAMIREZ ABSENT (excused)

DIANE THEOBALD PRESENT

4. STUDY SESSION

N/A

5. APPROVAL OF MINUTES

A, Minutes of regular meeting February 11, 2008

MOTION by Cindy Blair to accept minutes as corrected for regular meeting of February 11, 2009. Seconded by Rebecca Beisenstein. NONE OPPOSED MOTION CARRIED.

6. NEW BUSINESS DISCUSSION & OR ACTION ON THE FOLLOWING

A. Split and Rezone part for residential- Klaus Wyatt

Klaus Wyatt spoke to request a land split for his property located at 503 S. Main St.

He would like to have the back portion of this property split off to be residential to be able to put manufactured homes. Approximately 25,000 sq. ft.. He explained that the property is already terraced . He asked about the zoning of low development. Did he need to have it

rezoned for residential?

Rebecca Beisenstein asked about access..

Mr. Wyatt explained this would be off River Dr., the same access the current homeowners use.

Diane Theobald in response to his question of zoning. That no, it did not have to be rezoned for residential.

2.

Commission further discussed utilities and access. In discussing lot sizes.

Mr Wyatt said he was only going to have 3 lots.

Mr. Wyatt asked if he could use the upper remaining lot for storage. This is a concern for the commission to be addressed. Low development would not necessarily mean he could do that.

MOTION: Rebecca Beisenstein To accept the proposed split of 25,000 sq. ft. for residential use on River Dr. Parcel # 306-19-020B. Seconded by Cindy Blair

NONE OPPOSED MOTION CARRIED.

7. OLD BUSINESS DISCUSSION & OR ACTON ON THE FOLLOWING:

A. Abandoned easement 202 E. Galiuro - Mark Clark

Diane Theobald called a recess to phone town's attorney. (No answer)

Back to order.

Discussed at length. This property does not have a parcel number. Diane Theobald questioned how they are paying property taxes. Response: there are 2 houses on this property when the bill comes they split it. Diane Theobald requested to see their tax bill.

Harry Clark explained how the road and the houses have been in place for about 50 yrs or more. Also, that he had an attorney draw up a letter to accept current property lines.

(did not have with him.)

Further discussion by the commission. Mark and Harry Clark did have the surveyors map with them, and deeds for property in question. The commission studied these documents.

MOTION by Rebecca Beisenstein to recommend to council to accept the surveyors map as shown and as used for over 50 years. seconded by Cindy Blair.

NONE OPPOSED MOTION CARRIED.

SUMMARY: The town's map (on wall in chambers.) topography map show the current road and property. County's official parcel maps do not show this area as a parcel. Spoke to a Mr. Scott McMullen records office Pinal county on March 18, 2009. He confirmed that this is the case, county would like town of Mammoth to resolve this problem for several reasons. (documentation attached.) he further stated that we need to have council approve existing road and property lines, further that Pinal county's attorney and town of Mammoth's attorney would be the ones to word a legal document.

8. ACTIVITY REPORT

A. Bo Formal Action- Planning & Zoning

Nothing reported.

3.

9. COMMISSION COMMENTS

No comments

10. CALL TO THE PUBLIC

ACCORDING TO ARIZONA LAW, UNLESS AN ACTUAL EMERGENCY EXISTS THE PLANNING AND ZONING COMMISSION CAN ACT ONLY ON THOSE ITEMS THAT APPEAR ON TODAY'S AGENDA. ANYONE WISHING TO ADDRESS THE COMMISSION SHOULD STAND AND BE RECOGNIZED BY THE CHAIRPERSON STATE YOUR NAME SO THAT YOUR COMMENTS MAY BE PROPERLY RECORDED AND LIMIT YOUR COMMENTS TO FIVE (5) MINUTES OR LESS. MATTERS PRESENTED TO THE COMMISSION AT THIS TIME MAY BE REFERRED TO THE TOWN CLERK FOR PLACEMENT ON A FUTURE AGENDA.

10. ADJOURN

MOTION TO ADJOURN by Cindy Blair second by Rebecca Beisenstein

NONE OPPOSED MOTION CARRIED MEETING. ADJOURNED AT 7:10 P.M.

I certify that the foregoing is a true and correct copy of the minutes of the Planning & Zoning

Commission meeting held March 11, 2009 . I further certify that the meeting was duly called and held.

Respectfully,

Diane Theobald

Chairwoman