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PINAL COUNTY PLANNING AND ZONING COMMISSION
(PO NUMBER 230372)

Regular Meeting
9:00 a.m.
Thursday, January 15, 2015
EOC Room - Building F
31 N. Pinal St., Florence, Arizona

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REPORT ON BOARD OF SUPERVISORS ACTION ON P & Z CASES:

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TRANSCRIPTION PROVIDED BY

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ORIGINAL PREPARED FOR:
PINAL COUNTY, ARIZONA

1 HARTMAN: ..Building F. Thank you. Okay, with that,
2 the first agenda is discussion of meeting minutes. Steve,
3 that's yours.

4 ABRAHAM: Your action report is included and any
5 questions on any of the items that are in your packet from the
6 Commission? Just as a, I guess an update, the medical
7 marijuana outdoor cultivation topic went to the Board
8 yesterday for a work session. I think it's fair to say that
9 the Board of Supervisors, in terms of the concept of allowing
10 outdoor cultivation, is an okay idea to them, and will be
11 going to public hearing on February 18th.

12 SALAS: We don't have any other industry, why not?
13 That's off the record.

14 HARTMAN: Yeah, that's without being recognized
15 (inaudible) the Chair.

16 ABRAHAM: Just hit delete. Otherwise, last month
17 there were no additional cases that went to the Board for
18 approval, so kind of, that was really the only one that they
19 looked at.

20 HARTMAN: All right, Steve, item number three.
21 Moving onto Planning Manager's discussion items.

22 ABRAHAM: I have a couple things, one, one is not
23 listed, and that was to talk about the letter that I sent you
24 in your packets about the - we're going to change the way that
25 we do Commission lunches. Basically starting July - your

1 meeting in July, we - the County is going to be moving to
2 providing a per diem for lunch, lunches, rather than actually
3 providing food service in the Ocotillo Room. So, the idea
4 being that you - there would be no more breakfast, there would
5 be no more lunch, but you'd get \$11 for lunch to - and the
6 would be reimbursed every quarter, so instead of twice a year
7 on your mileage, you'd get mileage and per diem every quarter,
8 and as we move closer to that date, we'll have a training
9 about this affects open meeting law issues that - and some
10 logistical issues internally here about how many of you can go
11 to which restaurants or staying here, going out, or how to
12 configure that, but we'll move forward with that. The - where
13 that came from was that our Planning Director when he - our
14 new Planning Director, Himanshu, I think you met him a couple
15 months ago, when his - in the first couple weeks of him coming
16 onboard he took a real hard look on not only where the
17 department's funds were going, but how we spend money, how we
18 process payments, and one item that came up was looking at how
19 to make this process, Commission, not only just from how you
20 guys function, but how we process things, staff time, and
21 making look - look at - taking a hard look and making some
22 tough decisions about efficiency. So you'll still get the \$11
23 for lunch moving forward, but the, the way that we've been
24 doing it won't, won't be happening any more.

25 AGUIRRE-VOGLER: Excuse me. May I? May the

1 Commission have any input on this?

2 ABRAHAM: I would be happy to take your comments,
3 sure. I'll give it to him to -

4 AGUIRRE-VOGLER: Well we know what a hassle it is,
5 we've done that before, to go out to lunch. It's just too
6 much of a hassle, and if we need to cut the amount of catering
7 down, we should look at how much was coming in and how many
8 people were eating there. If it's just provided for the
9 Commissioners, then it would probably be a lot cheaper.
10 That's my point.

11 MORITZ: I have a comment too.

12 HARTMAN: Commissioner Moritz.

13 MORITZ: Oh, I'm sorry, yes. Mr. Vice Chair. I
14 understand that, I've said it a million times, I used to run
15 businesses so I get that. The one thing I would ask is that
16 we still have access to the lunch room, and have a microwave.

17 ABRAHAM: We could do that.

18 MORITZ: Thank you.

19 HARTMAN: Steve, on a little bit of history, and the
20 Commission probably doesn't know this, but in years past we
21 went to the different restaurants in the community and the
22 County provided one car, and then that didn't take care of the
23 whole Commission, so there was always a Commission member that
24 would volunteer his vehicle to go at free gratis, no, no
25 mileage or anything involved in that, we were going to lunch.

1 But the thing was it was the fellowship that - and in the old
2 days our attorneys always were with us and made sure that we
3 didn't discuss any current cases before us or any discussion
4 and that wasn't part of our conversation at lunch, but it was
5 a time to off track of planning and zoning normal duties, to
6 get to know your fellow Commissioners and I just found out
7 that one of our Commission Members got a brand new car the
8 last time at lunch, and I wouldn't have known that, so - but
9 anyway, I will miss, I will miss - I guess I don't know what
10 we'll do, but anyway I just wanted to let the Commission know
11 that this is traditionally what we've done.

12 ABRAHAM: Sure. Yeah. Just a comment on that, I
13 think it was maybe my second or third Commission meeting when
14 I first started working here about maybe ten years ago, we
15 tried to go to A&M and by the time it was all said and done, I
16 think the Commissioners ended up bringing most of the food
17 back to the desk with them, it was in a to-go pack because it
18 was not only your lunchtime, but it was like the correction
19 facility's and the County's lunch time as well, and yeah,
20 we'll go over as we move forward to the July date some, some
21 logistical, you know, strategies to insure that you have an
22 opportune time to get your lunches and have them, you know,
23 have them back here or maybe work out amongst yourselves, some
24 groups go to one place, some groups go to another, but I think
25 there's some strategies that we can all employ to make sure

1 that it still - you know, there's a break, because you need a
2 break in the action, especially like next month you're going
3 to have a very busy agenda, so I think it's important to be
4 able to process cases, take some time off, kind of, you know,
5 catch your breath, then go - you know, and then get back to
6 work, and we'll make sure that that logistically can still
7 happen. Just not catered.

8 HARTMAN: All right, I'll make my last comment
9 before I lose my privileges as Vice Chair.

10 AGUIRRE-VOGLER: And I'm going to make one last
11 comment too.

12 HARTMAN: One comment was that we always had apathy
13 and sympathy for the public when they had to leave here and go
14 out to a restaurant, so we made sure that we started our
15 meeting on time, gave them at least an hour, because that,
16 that is a rush to go to a restaurant and then zip back here
17 and be here and whatever, you know, so it was, it was - it
18 wasn't just in our, for our benefit, it was for the public's.
19 And maybe we'll want to just forgo lunch at all and just have
20 lunch - just have the hearing straight through, I don't know
21 what - you know.

22 AGUIRRE-VOGLER: My next comment -

23 HARTMAN: Mary Aguirre-Vogler.

24 AGUIRRE-AGUIRRE-VOGLER: Would be that I did already
25 mention this to my Supervisor that knew nothing about it, so

1 the other question would be, would be why would have a meeting
2 with only two cases. So if you're trying to save money, then
3 why don't we look at those things too.

4 ABRAHAM: There's a number of strategies I think we
5 can employ moving forward and, you know, we have a couple
6 months to work on logistics, so I think that this is one thing
7 we can talk about.

8 HARTMAN: So where's breakfast today?.

9 ABRAHAM: I'm sorry.

10 HARTMAN: This doesn't start until July, where's
11 breakfast today?

12 ABRAHAM: Well we had some staffing issues, but
13 we'll - we will definitely get your per diem.

14 HARTMAN: Well thank you for having coffee, we
15 appreciate that. Now Frank Salas, Frank Salas would like to
16 say something.

17 SALAS: Where did you come up with the \$11 figure?

18 ABRAHAM: That came from the IRS.

19 SALAS: Really?

20 AGUIRRE-VOGLER: Just like the mileage.

21 ABRAHAM: Yeah, just like the mileage. They have
22 estimated figures for everything.

23 HARTMAN: Okay, at this time I'll turn the meeting
24 over to our Chairman, Scott Riggins.

25 RIGGINS: The tardy Chairman, Scott Riggins.

1 HARTMAN: Good morning.

2 RIGGINS: Where are we?

3 HARTMAN: Oh, we're discussing the meals, and we're
4 under a planning management - manager decisions.

5 RIGGINS: Well since everyone else has already had a
6 good lot of complaining with that, I guess I won't, I won't
7 continue with it, but yeah that's -

8 AGUIRRE-VOGLER: No, (Inaudible) your opinion.

9 RIGGINS: It's going to make meetings very
10 interesting to have it that way. I think it's a mistake,
11 personally, but I'm sure everybody else has already voiced
12 that.

13 HARTMAN: Yeah.

14 AGUIRRE-VOGLER: Yes we have.

15 SALAS: Obviously it was an arbitrary decision.
16 (Inaudible).

17 RIGGINS: Yeah, I guess when it comes out as an
18 edict on the front page, I guess it is kind of an arbitrary
19 decision.

20 HARTMAN: And to bring you up to date, one of the
21 other things Steve did mention that the Supervisors had a work
22 session on the marijuana case and so they will hear it next
23 month, Steve?

24 ABRAHAM: That is correct. And it looks like in
25 general the concept of outdoor growing is okay to them.

1 MORITZ: Mr. Chairman?

2 HARTMAN: Mr. Chairman.

3 MORITZ: Mr. Chairman.

4 RIGGINS: Yes.

5 MORITZ: I don't know if anybody else saw the
6 article in the paper the other day, it was just a couple of
7 days ago, about the federal government not pursuing Tribal
8 land for growing and that they're allowing two and a half
9 acres was it? Did anybody else see that article?

10 AGUIRRE-VOGLER: No, but it was on 60 Minutes too.

11 MORITZ: Oh, it was on 60 Minutes. Whoa. It just
12 seems so contradictory. Every time we meet here, we talk
13 about federally it's not legal, state-wide different rules and
14 regulations, and then Tribal land gets to do whatever they
15 want to and its size and this, that and another, and it just -
16 it leaves me still with a, in a quandary over the whole thing.

17 RIGGINS: Okay.

18 ABRAHAM: Next up was the topics for joint Board of
19 Supervisors/Planning Commission work session. Traditionally
20 we have at the beginning of the year a joint P & Z, Board of
21 Supervisors work session. One of the parts of that is finding
22 out if there's any discussion topics that the Commission would
23 like to have with the Board. If you have any ideas now, that
24 would be great, or you can contact me on specific agenda items
25 you'd like to talk about. A date for the meeting hasn't been

1 set because Greg wanted to get his arms around what were some
2 of the issues that both the Board had and/or the Commission
3 have. So, just putting out there. If you have anything now,
4 let me know or you can contact me via email.

5 RIGGINS: Commissioner Aguirre-Vogler.

6 AGUIRRE-VOGLER: Yes. Two things. Obviously if we
7 recommended -

8 HARTMAN: Mike.

9 AGUIRRE-VOGLER: Obviously if we recommend a denial
10 on the medical marijuana, we'd like to know their feelings on
11 that, since the federal government doesn't even approve it
12 yet, so there's a lot of controversy on that issue. And would
13 like to kind of - I would like to know the Pinal County's dire
14 financial problems that we get cut lunches. It must be pretty
15 dire. My comments.

16 GUTIERREZ:: Scott.

17 RIGGINS: Commissioner Gutierrez, Commissioner
18 Gutierrez.

19 GUTIERREZ: Yeah, for future discussion, one thing
20 that I'd like to learn more about is water issues within the -
21 specifically Pinal County, but also on the State level, and
22 the futures of it. Yeah, Mr. Chairman.

23 RIGGINS: Water issues?

24 GUTIERREZ: Yeah, if water, water levels, water
25 capabilities, more on water, the Gila River, agreements that

1 were taken - you know, that were agreed to with the State of
2 Arizona, that type of thing. Allocations.

3 HARTMAN: Adjudication.

4 GUTIERREZ: Adjudications, etc. We've kind of
5 touched on that in the past.

6 RIGGINS: We have the capacity, we have the
7 capacity, I think, to - if you wanted to get an update on that
8 and we outlined what we wanted, I think that would probably be
9 best done by a presentation by ADWR, would it not?

10 ABRAHAM: That's exactly what I was going to say.
11 If it's something like a fact-finding thing, we - staff can
12 present that to you. The discussion topics for the Board of
13 Supervisors would sort of be like 50,000 foot policy levels on
14 Planning and Development-related issues, that's typically what
15 they talk about. Like the County's thoughts on moving forward
16 with medical marijuana would probably be a good discussion as
17 well, like where does the Board see that industry going,
18 policy-type things like that. But I can put together, because
19 we've had people from ADWR come down before and we can look
20 into see if anything's changed since we had our water
21 discussions, and we've got some pretty wise water folks on the
22 Commission that maybe they can talk about stuff as well, so
23 yeah, we could put that together like an information session.
24 That'd be great.

25 RIGGINS: I work pretty close to several of the

1 people in ADWR and I could tailor - if somebody, you know, if
2 we could get together a list of what we wanted to know, could
3 actually tailor a presentation pretty closely to that.

4 ABRAHAM: Sure. Why don't we talk about that next
5 time, as well. Let me put that down as a discussion item,
6 then we can talk about what we need to know about water and
7 then Chairman Riggins could maybe be our go-between. All
8 right.

9 RIGGINS: Commissioner Salas.

10 SALAS: I'm interested in coming to some kind of -
11 not resolution, but outcome out of these particular speakers
12 that we get out here and so, so what, then what, three or four
13 years now since we had a talk that our water is bad and we're
14 in a drought. I've been in a damn drought since I was born
15 here in Arizona, and it's not getting any better. The more
16 people we get into the state, the worse it's going to get. I
17 don't need - I don't need (inaudible) in water conservation to
18 know that that's what happening, and the more people we get
19 into the State, the worse it's going to get. So what are we
20 going to do after this report and fact stuff, and all that,
21 it's interesting, but I wouldn't want to be mandated to come
22 to something like that just for the hell of it, because I read
23 a lot of that information in the newspaper everyday. That's
24 the way I feel about it.

25 RIGGINS: Commissioner Hartman.

1 HARTMAN: Chair Riggins, thank you. Well the -
2 Frank, the - what the planners say is we have plenty of water.
3 The agriculture uses all the water and so all we do is just
4 take water from agriculture. That's no problem.

5 SALAS: (Inaudible) aren't you? At least your
6 cattle.

7 RIGGINS: Well, the, the difficulty we have is that
8 - is this - the Planning and Zoning Commission, is even though
9 we tried to in the last general plan make a connection with
10 actual reality water and Planning & Zoning, it didn't happen.
11 There was a bluish made towards that direction, but the fact of
12 the issue is it's pretty dire and the ability to absolutely
13 zone and go forward with land and not really have any need to
14 get to the point of proving up the water until final plat
15 makes it to where things go forward and they go forward by
16 law, and the place that the rubber hits the road is way down
17 the road. Doesn't happen here. Doesn't happen here. And we
18 actually, as a Planning & Zoning Commission, provided they can
19 go through the list of fairly easily done data given to us in
20 a zoning case, we can't really use water as an issue.
21 Commissioner Salas.

22 SALAS: The water issues we've heard over the years
23 that I've been here, do we really believe that every one of
24 these guys has 100 years of water available for their
25 developments? Are you kidding me? Not so. Nobody watching

1 the water state-wide, you know?

2 RIGGINS: Well, the one thing that we have to
3 remember is that water is local and water state-wide is one
4 issue, but water in the Pinal AMA is another issue. You know,
5 our problems are very, very different than Phoenix's, and
6 they're very different than Tucson's, and anybody else's, and
7 actually we're in a, we're in a pretty special spot here in
8 Pinal County, because we have quite a bit going on and we
9 don't have any water. You know, when we ran this, when we ran
10 this country out of water the last time before the CAP came
11 in, there wasn't very many people living down here. And there
12 is now. And the CAP is going away for us agriculturally, so
13 it's a interesting, interesting discussion. Interesting
14 discussion. Any, anybody else on -

15 PUTRICK: Yeah I have -

16 RIGGINS: Putrick.

17 PUTRICK: A telephone survey was conducted - I don't
18 know if any of you got called - but regarding a half cent tax
19 on us for building the north/south freeway and I believe it
20 was sponsored by the Board of Supervisors, and so I think that
21 would be a good, good agenda item for discussion at that joint
22 session and yeah, you wonder - going back to the water - you
23 wonder if every, every time we hear that there's a hundred
24 water supply for our facility, if it's the same 100 year
25 supply. Thank you, that's all I have.

1 RIGGINS: Commissioner Hartman.

2 HARTMAN: Chair Riggins, one - Steve, one of the,
3 one of the thoughts that, that the Supervisors now - I know
4 Supervisors' policies and decisions change as we get different
5 supervisors, but one of the ones that has - one of the polices
6 that has been when - used by the Supervisors, is when they
7 really ran into a problem, they came back and they did what
8 they called - I - the question, the term, but it makes sense,
9 they called it a remand and we - they'd sent it back to
10 Planning & Zoning to have another public hearing and get
11 hearing from the public and then we would send them more of a
12 complete package, rather than them - rather than them just
13 making up the package at a Supervisors' hearing. So that - I
14 would like that maybe discussion. Maybe we would tell them
15 that we would be available to, to rehear a case. And I - one
16 of our Supervisors David Gutierrez took, took his booklet home
17 because - and he mentioned, well we'll see this again, and I,
18 I did the same thing, so you know, maybe, maybe we could help
19 the supervisors if they need help. That's all I'm trying to
20 say, and we would like to discuss that, because that's part of
21 our job description.

22 SALAS: Yeah, we'll come back and visit that when
23 Resolution starts pumping all the water up here to the north
24 of us, and then we'll see how much water we have.

25 HARTMAN: All right. (Inaudible) Chair.

1 RIGGINS: Commissioner Grubb.

2 GRUBB: Steve, I'd like to see alternative energy as
3 a discussion. Where are we - where does the County stand in
4 solar farms, wind farms those type of things. You know, we've
5 seen some of that since I've been on the, on the Commission
6 and I, I really don't know where the supervisors stand on that
7 and I'd like to understand their thoughts and to help us make
8 decisions, you know, informed decisions to send up to them for
9 final approval.

10 ABRAHAM: Okay.

11 DEL COTTO: And if I could, I -

12 RIGGINS: Commissioner Del Cotto.

13 DEL COTTO: I think that in our, in our neck of the
14 woods, in western Pinal County, I think it's important for us
15 to try to, to try to figure out how we can form some sort of
16 business district, maybe some alternative housing-type
17 situations, whether it's for elderly people. We seem to be
18 surrounded by, or, or nothing but a large amount of suburban
19 ranch and GR zone, and it just does - and it seems like our
20 neighborhood, if you will, is, is - it's been quite a free for
21 all because of the fact that we are stuck in those zones, so
22 if somebody wants to own a business or wants to create
23 whatever they're trying to do, I think if we could have some
24 type of alternative zone in the neighborhood, or create a
25 place for the people to conduct business, then, then I think

1 we'd see our neighborhoods start to grow a bit. So.

2 GRUBB: Mr. Chair, piggybacking on that.

3 RIGGINS: Mr. Grubb.

4 GRUBB: The - you know, one of the newest trends in
5 the younger generation - we haven't seen it very much here yet
6 - is the tiny homes. This up and coming 400, 300, 200 square
7 foot, sort of looks like a mobile home, but it isn't, that
8 type of thing, and where is that going to fit in our housing
9 market. Is it, is it a mobile home, is it a motor home, is it
10 - what is it and how does it fit, because I think it's - you
11 know, as this trend continues to grow with the cost of housing
12 and the younger people, they're looking at these as the
13 alternative to live in, and are we going to allow these in
14 mom's backyard, and those types of things. I think that's an
15 issue that's going to hit us, you know, coming on. It's just
16 growing rapidly in the large metropolitan areas along the
17 coast and I think it's only time before it moves inland.

18 SALAS: At the heart of that is no jobs. You know,
19 these kids are going to smaller homes because they don't have
20 any decent paying jobs. You know, excuse my language, but how
21 in the heck can you, can you buy a decent home if you're going
22 to be getting minimum wages? And hooray minimum wage went up
23 to eight bucks, something, you know. What are you going to do
24 with that? Can't even buy a lunch.

25 RIGGINS: You gotta work over an hour anyway.

1 SALAS: Well, we need to do something to get some
2 infrastructure in this, in this County so that we bring the
3 jobs in, so that then the houses come in. But we do it, you
4 know, the opposite way. We bring in a bunch of homes in here,
5 and then after a while like the - when the bubble burst, we
6 got a bunch of homes up around Maricopa and over there,
7 they're going to be a blight area (inaudible) empty homes.

8 RIGGINS: It's not just Maricopa, it's right around
9 here too.

10 SALAS: (Inaudible).

11 RIGGINS: Right around here too.

12 SALAS: You know. You go to Tucson, see a bunch of
13 homes that are empty (inaudible)

14 RIGGINS: Commissioner Gutierrez.

15 GUTIERREZ: Yeah, just one quick thing that I've
16 been thinking about, is the issuance of special use permits in
17 residential areas for a commercial enterprise, which I think
18 competes oftentimes with a commercial enterprise that's
19 ongoing. If we could discuss a little bit of that.

20 RIGGINS: Anyone else? Okay, let's go ahead and
21 move on down the agenda and let's go to our report on Board of
22 Supervisors actions.

23 ABRAHAM: Oh, you know before we - Mr. Chair, before
24 we go -

25 RIGGINS: I am sorry. I'm sorry, I should have put

1 the glasses on a little bit better there. Okay, let's discuss
2 the possible Pinal Airpark tour.

3 ABRAHAM: Yes. So I went and talked with Jim Petty
4 who is our airport coordinator in Public Works, and landed on
5 a - (inaudible) going to throw the date out here to see if it
6 works for the Commissioners - that March 13 at, the tour would
7 actually start at 9:00 - I'm sorry 10:00.

8 RIGGINS: What day of the week is that?

9 ABRAHAM: That's a Friday. That is a Friday, March
10 13th at 10 a.m. Jim is able to - it's a great time to get down
11 there because he'll have all the people that are normally
12 there at the airpark doing their thing and we can go see them
13 and what they do and he is a - might be able, and I don't want
14 to inflate this too much, to have us witness a recycling of a
15 aircraft there, so that might be pretty neat to see anyway.
16 But if that meeting date doesn't work, Jim needs to know about
17 three weeks in advance what would work best. So contact me
18 directly if that doesn't work, but the logistics would be
19 Commissioner Aguirre-Vogler and Mr. Salas, you would drive
20 yourselves to the airpark. Folks would - living north of
21 basically Coolidge, we'd congregate here at 8:45 in the
22 morning, we'd get in a County vehicle, go down there as a
23 group, we'd have lunch, have the tour, come back and then
24 disperse.

25 AGUIRRE-VOGLER: Excuse me.

1 RIGGINS: Commissioner Aguirre-Vogler.

2 AGUIRRE-VOGLER: 8:45 and it starts at 9?

3 ABRAHAM: No, 10, I'm sorry. I had - yeah. 8:45,
4 that gives us 15 minutes to get organized, it takes about an
5 hour to get down there.

6 RIGGINS: What is the, what is the - Commission,
7 what is the - show of hands if March 13th at 10 works? Works
8 for me.

9 ABRAHAM: Oh great. Okay, good. All right.

10 RIGGINS: That sounds like, that sounds like that's
11 a date, a date to work for.

12 ABRAHAM: All right, excellent. I'll go talk to Jim
13 today then and tell him that, that - we'll assume we'll go
14 live with that date and go that route. And then we'll arrange
15 transportation so basically Salas, Mary, you drive yourselves,
16 and then everybody else, you get to ride with me and Evan.

17 RIGGINS: I actually would drive myself too, but -

18 ABRAHAM: Okay, fair enough.

19 ??: (Inaudible).

20 ABRAHAM: Okay. Yeah. Just - what I'll do,
21 probably a week prior, I'll take a final head count of who
22 needs a ride.

23 RIGGINS: You know, I think, I think that's a, I
24 think that's a timely tour. That's a piece of the County that
25 can have a lot of changes here over the next few years, so -

1 ABRAHAM: Absolutely.

2 RIGGINS: I think that's a good thing to do.

3 ABRAHAM: Okay. And with the airport master plan
4 coming around, that may affect - that may be a general plan
5 amendment we have coming up here too.

6 AGUIRRE-VOGLER: And maybe - maybe you should get an
7 update on, you know, Marana is planning to take it over, so we
8 - I'd like an update on that because it's such a jewel for
9 Pinal County, but I guess the County wants to give it up.

10 RIGGINS: Vice Chair Hartman.

11 HARTMAN: Chair Riggins, Steve?

12 ABRAHAM: Yes sir.

13 HARTMAN: Did you say lunch, because one time we did
14 take - I'm talking several years back - we did take a tour
15 over there and they had a nice restaurant there that -

16 ABRAHAM: Yeah, I was going to try and get a menu
17 for your guys to look at today, but they didn't have it
18 available. So there's a restaurant down there, it's you know,
19 burgers, sandwiches, stuff like that, a little mom and pop
20 place. There's enough seats for all of us, I found that out
21 the other day.

22 HARTMAN: All right, that sounds good.

23 ABRAHAM: All right, cool.

24 RIGGINS: Anyone, anyone else? Questions?

25 Comments? Okay, now let's move on to the report. Board of

1 Supervisors actions.

2 ABRAHAM: December 17th there were no cases. On
3 January 7th that PAD amendment to allow a church ended up
4 getting approved and actually that church submitted for site
5 plan review yesterday, so they're moving forward with that
6 proposal. And before we get into the plats, I do have to
7 announce that we do - we had a revised Planning & Zoning
8 Commission agenda that removed the RV housing - temporary RV
9 housing item off of your agenda. So we distributed that and I
10 just have to announce that as part of the - the hearing
11 proceedings today. Otherwise Mr. Chair, if you didn't have
12 anything else for me, we're ready to go to the plats.

13 MORITZ: Mr. Chairman?

14 RIGGINS: Commissioner Moritz.

15 MORITZ: Why was that taken off the agenda?

16 ABRAHAM: We got some new information from our folks
17 in the health department that we need to look at very
18 strongly.

19 RIGGINS: Okay, Vice Chair Hartman?

20 HARTMAN: That was my question.

21 RIGGINS: That was your question. Okay. Any other
22 questions from the Commission? In that case, let's move on to
23 our only tentative plat, the case S-021-06, and who's -

24 DENTON: Good morning Mr. Chairman and Members of
25 the Commission. Our first case is an approval for a tentative

1 plat extension for SaddleBrook Ranch Units 4 and 6. It's a
2 proposed 482 lot subdivision on 231 acres in a CR-3/PAD zone.
3 It's located a half mile northwest of State Route 77, and the
4 applicant is Robson Ranch Mountains, LLC. The subject
5 property is located in the southeast portion of the County,
6 just north and west of Oracle. Aerial map, it shows State
7 Route 77, just to the south and east. To the west is State
8 Route 79, and just south of this development is also Eagle
9 Crest and SaddleBrook, which is on the east side of 77. An
10 aerial photograph of the subject property, you can see some
11 development there just north of Y. And this is the layout for
12 Units 4 and 6. And the applicant, they also have a final plat
13 in for review for Unit 6, and Unit 4B is right on the edge,
14 and going over to the Board of Supervisors for their
15 consideration as well. Staff recommendation is to modify
16 Stipulation 36 to allow an additional two years. That date
17 would be January 19, 2017. The applicant is present, and I'm
18 available for any questions that the Commission may have.

19 RIGGINS: Okay, let's have the applicant come up.

20 Good morning.

21 MALONEY: Good morning. How are you all this
22 morning?

23 RIGGINS: Very good. Remember to sign in.

24 MALONEY: My name is Mark Maloney. I'm with BNR
25 Engineering, representing Robson Communities for this

1 tentative plat. This subdivision was originally approved, I
2 believe, in 2006. Due to the down economy, things were pretty
3 slow out at SaddleBrook Ranch and as Dedrick mentioned, we are
4 moving forward - actually a portion of the plat already has
5 been constructed as Unit 4A, roughly about 100 lots. We
6 currently have a final plat in for 82 lots for Unit 4B, and
7 just submitted the final plat and improvement plans for
8 SaddleBrook Ranch Unit 6. We're just asking for a little bit
9 more time. As Dedrick mentioned, Unit 4B is at the finish
10 line ready to head to the Board of Supervisors and we recently
11 submitted Unit 6. If I can answer any questions about this
12 subdivision, I'd be happy to do so.

13 RIGGINS: Commissioners?

14 SALAS: Where do you get your water from?

15 MALONEY: We have various wells that are operated by
16 Arizona Water Company. Currently there's two in operation
17 onsite, and as the project expands, the need for additional
18 wells are of course - have been studied in the past and, and
19 will be brought online as needed.

20 SALAS: On property, you say, right?

21 MALONEY: Pardon me?

22 SALAS: On property?

23 MALONEY: That's correct.

24 RIGGINS: Commissioner Aguirre-Vogler.

25 AGUIRRE-VOGLER: How many residents do you have in

1 there right now?

2 MALONEY: In SaddleBrook Ranch in itself, a little
3 less than 1,000.

4 AGUIRRE-VOGLER: Oh, that's quite - and you have a
5 community center and all that, right? Usually Robson does
6 that.

7 MALONEY: That is correct.

8 AGUIRRE-VOGLER: Yes than 1,000, so - and how many
9 was it going to be when it was filled up?

10 MALONEY: I don't have the exact number of approval
11 from the PAD, but I believe it's around 3,000, I believe. I'm
12 guessing when I say that.

13 AGUIRRE-VOGLER: Okay, thank you.

14 RIGGINS: Commissioners? Vice Chairman Hartman.

15 HARTMAN: Chair Riggins. Todd, Golder used to have
16 the water company there, did he not? Did - were you guys
17 involved with Golder? Was it Golder?

18 MALONEY: Not - Commissioner Hartman - not
19 particularly on this project. I believe Golder did have some,
20 something to do with the Saddle Brook project a little bit,
21 but this has been in Arizona Water Company's territory since,
22 since I've been around, anyways.

23 HARTMAN: All right, does Golder - your fire, does
24 he - at one time he had the fire department too, didn't he?
25 Golder?

1 MALONEY: That I'm not sure. It is - Golder Ranch
2 Fire Department is what serves SaddleBrook Ranch. I'm not
3 sure it has any association with -

4 HARTMAN: Oh okay. All right.

5 MALONEY: Golder or the Golder family. I believe
6 the name came about, I think, with the association and
7 development in the area, and what a strong player he was, but
8 I don't believe he was part of the fire department.

9 GRUBB: Mr. Chair.

10 RIGGINS: Commissioner Grubb.

11 GRUBB: As your fire department historian, and
12 having worked in that area, Mr. Golder was involved with
13 getting the fire department started when it was a volunteer
14 fire department. And then when they became a district, he no
15 longer had any - although he sat on the board for a period of
16 time of the fire district - they no longer - it was he donated
17 land and those things to get it started, but they don't have
18 any direct connection with the fire department down there.

19 SALAS: I remember when they went out (inaudible)
20 trying to get money to get it off the ground.

21 GRUBB: Yeah.

22 RIGGINS: All right, okay. Commissioners, any other
23 questions? In that case, we're probably looking for a motion.
24 Commissioner Aguirre-Vogler?

25 AGUIRRE-VOGLER: I move to approve the following

1 stipulations for the tentative plat of SaddleBrook Ranch Units
2 4 and 6, stipulations 1 through 36, modifying stipulation 36
3 to extend the tentative plat to January 19, 2017 as set forth
4 in the staff report.

5 RIGGINS: Got a second?

6 HARTMAN: I'll second.

7 RIGGINS: Vice Chair Hartman seconds it. We'll call
8 for a motion. All in favor say aye.

9 COLLECTIVE: Aye.

10 RIGGINS: Any opposed? And then it passes
11 unanimously.

12 MALONEY: Thank you very much.

13 RIGGINS: Okay. Very good. Then we'll move onto
14 our, our case of today, which is SUP-010-14. And we're ready
15 for the presentation. I think your mike is not on.

16 BALMER: Oh, probably.

17 RIGGINS: It's better now.

18 BALMER: Mr. Chairman, as you said, our zoning case
19 today is SUP-010-14. The proposal is for approval of a
20 special use permit to operate a dog boarding facility. The
21 property is roughly .46 acres, it's in the CB-1 zone. This
22 proposal did receive nine letters and a petition with 26
23 signatures in support, and three letters in opposition. It's
24 located roughly a quarter mile west of Sunland Gin Road on
25 Battaglia Drive in Arizona City. The applicant is Amy Ludwig.

1 This is a county map showing the property in Arizona City.
2 The area map, it's zoned CB-1. Just to the west of the
3 property there's some industrial zoning, to the south is CR-4
4 residential. The comprehensive plan on that property is
5 moderate low density residential, as is pretty much everything
6 south of Battaglia. North of Battaglia is very low density
7 residential. As I mentioned, the existing zoning is CB-1, as
8 are the other parcels that front Battaglia. This is an aerial
9 of the property. The applicant's site plan. They are not
10 proposing any changes to the structure. Also the floorplan
11 which shows how the kennels will be arranged. Photos were
12 taken on Battaglia Drive in front of the property. This is
13 looking north at the subject property. South across Battaglia
14 - excuse me, this is north across Battaglia, our previous
15 picture was south into the property. East along Battaglia
16 towards Sunland Gin. And this is west along Battaglia. If
17 the Commission wishes to approve this case, there are ten
18 stipulations associated with it. The - our applicant is
19 present, but I would be happy to answer any questions you may
20 have.

21 RIGGINS: Commissioners? Commissioner Salas.

22 SALAS: I visited the premises and I found them to
23 be very clean. Mrs. Ludwig was very sociable, very friendly
24 and behind the property there are some rental properties that
25 are vacant, so the only thing I asked was about the odor that

1 would be emitted from the grounds. I could not smell anything
2 that would be bothering anybody and so I was pretty impressed
3 with the cleanliness and how orderly she kept the building and
4 everything, so if you're ready for a motion?

5 MORITZ: Mr. Chairman. Mr. Chairman.

6 RIGGINS: Commissioner Moritz.

7 MORITZ: How many feet is it between the back of the
8 property requesting the SUP and the rental homes, if they are
9 rental, behind them?

10 BALMER: Commissioner Moritz, it's just under 100
11 feet. I want to say it's in the 92 range.

12 MORITZ: Thank you.

13 RIGGINS: Commissioners? Commissioner Smyres.

14 SMYRES: (Inaudible) same question, only how far is
15 it to the west. Looking at the aerial (inaudible) fairly
16 close to the property line. Am I looking at that correctly?

17 BALMER: You are, let me back up here. Bear with me
18 just a second here. So you are correct. The structure on the
19 property -

20 AGUIRRE-VOGLER: It's on the wrong one.

21 BALMER: My computer's a little finicky at the
22 moment. The property to the west of the subject property is
23 also CB-1. The distance between the structure that's applying
24 for the SUP and the property to the west, I am not sure off
25 the top of my head. There are in CB-1, the zoning district is

1 zero setbacks on the sides. So it's within the code for how
2 close it can be.

3 SMYRES: So this 100 foot requirement or
4 stipulation, doesn't affect that west side?

5 BALMER; Correct, because it's zone commercially.

6 SMYRES: That's what I thought. Okay, thank you.

7 MORITZ: Mr. Chairman?

8 RIGGINS: Commissioner Moritz, in the aerial, in the
9 yellow lined, what are all those things that look like street
10 trucks and tractor trailers and -

11 BALMER: Sure, our aerial is actually older, I want
12 to say 2012. That was a previous use on the site, none of
13 that is presently there.

14 MORITZ: Okey dokey.

15 RIGGINS: Commissioners? No other questions or
16 comments, then I -

17 GRUBB: Mr. Chair.

18 RIGGINS: Yes, Commissioner Grubb.

19 GRUBB: Is the property fenced?

20 BALMER: It is fenced.

21 GRUBB: So there is an exercise area for -

22 BALMER: Correct. It's - there's a chain-link fence
23 about halfway in the middle of the structure, and it is also
24 fenced in the back, and that is the exercise area.

25 GRUBB: Thank you.

1 RIGGINS: Vice Chairman Hartman.

2 HARTMAN: Chair Riggins, Evan, I don't, on the
3 stipulations I don't see anything about hours of operation,
4 that sometimes is what we consider, hours of operation.

5 BALMER: Sure, and that's something that the
6 applicant can probably address better than I can. It is zoned
7 commercially, currently, and this is an additional use, so I'm
8 assuming that the hours of operation would be in line with a
9 general commercial business.

10 HARTMAN: Don't assume anything.

11 RIGGINS: Anyone else? Any Commissioners,
12 questions, comments? Okay, we're ready to hear the case then.
13 Can the applicant please come forward? Good morning, if you
14 could give us your name and then sign in with our address.

15 LUDWIG: It is Amy Ludwig. And sure can. Okay.

16 RIGGINS: Could you just give us a description of
17 what you're intending to do and how your facility runs?

18 LUDWIG: Okay, we're currently a dog grooming and
19 training facility. We've been in operation since April. We
20 would like to add the boarding with it. The property is
21 completely enclosed with a six foot brick wall, and then in
22 the middle of the property it's divided by a chain-link fence
23 separating the exercise area, like you were asking. Operation
24 hours are Tuesday through Friday from 8 a.m. to 5:30 p.m., and
25 Saturday nine to one. We are closed Sunday and Monday. Even

1 though we are closed, if the boarding goes through, we will be
2 there regardless, just not open to the public on Sunday and
3 Monday.

4 RIGGINS: Okay. The, the boarding facility, the
5 dogs are boarded inside the building?

6 LUDWIG: Yes. There is 17 kennels, various sizes, a
7 4x4, 4x6, 4x8 and a 4x12, and each one is set up not in
8 kennels there. We wanted more away - home away from home
9 setting, so they are each decorated like an individual house
10 with raised beds and they are kept in there for the majority
11 of the time, except to go out to go potty, a minimum of five
12 times a day, for play time of usually about a half hour for
13 each session. So we try to keep - and when they do go out,
14 the dogs are always with us, there's somebody out there with
15 us at all times. They would never be left alone.

16 RIGGINS: And the, the hours of exercise and
17 outdoors, those would be during your normal business hours
18 only, that wouldn't happen at night.

19 LUDWIG: No, I would take them individually out
20 about 9:00 at night for a final potty break, and before bed,
21 but that would be individual, each dog, not as a play group or
22 any of that, so then there's no noise. I don't like noise.

23 RIGGINS: Very good. Okay. Commissioners?
24 Commissioner Smyres.

25 SMYRES: Ma'am, how many animals do you currently

1 have?

2 LUDWIG: I don't have any. Oh, personally myself?
3 In the building? There's none. There's just - we just have
4 the boarding, I mean the grooming going. But how many can I
5 house?

6 SMYRES: (Inaudible) that's what I'm getting at,
7 there's a stipulation you have 21, is that (inaudible).

8 LUDWIG: Oh that, that's adding the kennels for the
9 - we have a setup for the cats also. We have three cages that
10 I can board, for cats.

11 SMYRES: When you take the dogs out to go potty, how
12 soon do you clean that up?

13 LUDWIG: Right away. Mm hm.

14 RIGGINS: Commissioner - Vice Chair Hartman.

15 HARTMAN: Chair Riggins, Amy, how did you come with
16 the number 21?

17 LUDWIG: That's how many cages, or kennel areas that
18 we have. We have a picture of the actual areas.

19 HARTMAN: Yes you do. And you, you, you - well
20 obviously you think you can handle 21 pets.

21 LUDWIG: Oh yes.

22 HARTMAN: And that - I read in that stipulation it
23 does say pets, it doesn't just say dogs.

24 LUDWIG: Well it would be dogs and cats.

25 HARTMAN: Dogs and cats, okay, because

1 LUDWIG: Cats would be in a separate area.

2 HARTMAN: I picked that out.

3 RIGGINS: Okay, Commissioners.

4 HARTMAN: Thank you.

5 MORITZ: Mr. Chairman?

6 RIGGINS: Chairman Gutierrez.

7 GUTIERREZ: During hours, like nighttime hours, will
8 there be somebody at the facility, you know, 24 hours, or, or
9 somebody on call?

10 LUDWIG: No, I'm always on call, but at 9:00 or so,
11 the final let-out when I go back at night, they get locked in
12 at night and I return at 7 in the morning.

13 GUTIERREZ: Okay. And - you know, recently we -
14 there was that event where the air conditioning units went out
15 in Phoenix during the summer months, and obviously you know
16 it's hot in the desert.

17 LUDWIG: Right.

18 GUTIERREZ: Are there going to be any type of
19 precautions taken so something like that doesn't occur?

20 LUDWIG: Well -

21 GUTIERREZ: Any alarms, any that type of system?

22 LUDWIG: There's no alarms, there's two separate
23 units on the building, so they would both be on. The
24 likelihood of both of them going out - I can't guaranty that,
25 but we are there five times a day, even on days off. They

1 would never been left - and for an electric, there's no
2 electric running through the walls of any of the cages at all.
3 I know that was always a concern of how they chewed through
4 the walls to get to the electric.

5 GUTIERREZ: And during doggie recess time, how many
6 of them will be out at any given time? You know, I mean like
7 will they all be out at, you know, at one time or anything?

8 LUDWIG: They have to go through a series of tests
9 before they are even allowed to play with other dogs, and I -
10 without the parent - or I call them parents, because that's
11 what they are to them - consent, they cannot play with the
12 other groups, so unless they are socially active and good with
13 the other dogs, they can't go out as a group, but usually as a
14 group I won't put more than six to eight dogs at a - a play
15 group at a time because get too many with them and that'd be a
16 little dangerous, in my opinion. But they would always be
17 same size dogs out at the same time, not mix and match, unless
18 they're already from the same household.

19 GUTIERREZ: You don't anticipate any, you know - and
20 I'm kind of addressing some other concerns that were brought
21 up by some of the letters there - would noise be a factor
22 during those circumstances?

23 LUDWIG: No, the main noise would be maybe playing
24 with the a ball outside of whatever, but that's during
25 business hours and I mean we're out there with them. If

1 they're continuous barking, we would bring them in or they
2 would be attached with a leash next to us so we could correct
3 the barking at that time, because I don't like barking dogs
4 myself.

5 GUTIERREZ: Okay how - if there's noise on the
6 inside of the warehouse, you know, your facility there, can
7 you hear it from outside.

8 LUDWIG: Not really. It's a brick wall with
9 insulation in the brick, and up in the ceiling it's got the
10 highest insulation.

11 GUTIERREZ: Okay, because that was one of the
12 concerns, you know, noise.

13 LUDWIG: Well insulation, yeah.

14 GUTIERREZ: Oh, from that, and if you have 21 dogs
15 in there barking, would - just in your estimation would there
16 be a factor?

17 LUDWIG: No. It would be minimum, if anything.

18 GUTIERREZ: Okay, thank you.

19 RIGGINS: Commissioner Moritz.

20 MORITZ: Thank you. Of the letters in opposition,
21 are any of those from the houses directly south of your
22 property?

23 BALMER: Commissioner Moritz, two of the letters -
24 there were three letters in opposition, two were from within
25 the 300 foot notification area, one was from within 600 feet.

1 There was a letter from the street behind, I don't believe it
2 was the house directly behind, but it was on that, on that
3 street.

4 MORITZ: And was that prompted by experience or
5 anticipation?

6 BALMER: I believe it was just a concern that they
7 had that if this was to go forward, that amount of animals
8 could generate noise.

9 MORITZ: All right, and would there be any
10 possibility of reducing the maximum number limited in the
11 stipulations?

12 LUDWIG: (Inaudible).

13 MORITZ: Okay. Any less than 21?

14 LUDWIG: Could I have less than 21?

15 MORITZ: No. Could you live with a stipulation that
16 indicated fewer than 21?

17 LUDWIG: If I needed to.

18 MORITZ: Okay.

19 RIGGINS: Commissioners, questions?

20 GRUBB: Yeah, Mr. Chair.

21 RIGGINS: Commissioner Grubb.

22 GRUBB: How far do you, or if you have any
23 employees, live from the facility?

24 LUDWIG: I, myself, live like 1.4 miles away, and I
25 have one employee that lives less than a half a mile away.

1 GRUBB: Okay.

2 RIGGINS: Vice Chairman Hartman.

3 HARTMAN: Chair Riggins. Amy, is, is there anything
4 - maybe I ask - let me ask Evan this question. Evan, under a
5 SUP is there any way that if there is excessive noise coming
6 from this facility, that there's a person, a neighbor,
7 whoever, could complain about the SUP of the noise factor?

8 BALMER: Well the - there's an annual review
9 stipulation where one of our code compliance people would come
10 to the site, make sure all of the stipulations are being
11 followed. As far as the noise aspect of it, a neighbor or
12 anybody could call code compliance and make a complaint
13 against it, that would be investigated by code compliance to
14 make sure everything's running as, as was dictated through
15 the, the hearing process.

16 HARTMAN: Well my concern on that noise is I see on
17 television like everybody else does, where neighbors complain
18 about barking dogs and constantly barking, and some dogs just
19 bark a lot and there should be some avenue that you could go,
20 other than - and you can't go with a gun or anything like
21 that, that's for sure, I just kind of wanted to know if
22 there's some legal way that that problem could be solved.

23 LANGLITZ: Yes, Mr. Chair, Mr. Vice Chair, that's a
24 really good point. Yeah, there's a prohibition against
25 barking dogs. It's going to apply regardless of whether

1 there's a boarding facility or kennel, or just a neighbor next
2 door, if dogs are barking a complaint can be filed and if
3 they're found to be barking, they can be cited for a violation
4 of that. Also, I believe with the SUP if there's a
5 stipulation included that there will be no excessive barking,
6 if there is, I believe that SUP can be revoked. I think,
7 generally speaking. So there's really two, two avenues for
8 that, revocation of the SUP and for immediate relief, file a
9 complaint and animal control will come out and, and cite them.

10 HARTMAN: And what - but what attributes to the
11 excessive barking? Who, who sets that standard? I mean one
12 person might say that the dogs are noisy and another person
13 say no, they're quiet. For that many dogs, they're, they're
14 quiet.

15 LANGLITZ: Mr. Chair, Mr. Vice Chair I - that's a
16 really good question. I don't know the standard that animal
17 control would apply. Certainly on one side if a dog barks two
18 times during the day, I mean dogs bark, that's not the
19 problem. On the other side of the coin is if a dog is
20 constantly barking 24 hours a day, that's the other extreme
21 and where that comes in between, I, I don't know but at some
22 point it, it might be what a reasonable person would find
23 objectionable for that and if the complaint was made, I think
24 animal control would go out and listen and if they heard the
25 barking, particularly at night, that's probably more, more

1 bothersome, not necessarily, then they would take action, but
2 again I'm speculating to a certain extent. This - as to how
3 that's enforced.

4 HARTMAN: Amy, one question. On the barking, my dog
5 barks every time I feed him, he gets so dad gum happy he
6 starts barking, so I know you are going to have some barking
7 and some dog - dogs are like people, they're not all the same,
8 they're different, so -

9 LUDWIG: And there is harmless devices. The
10 citronella collars that we could put, or the wave sounds that
11 help deter the dogs from barking, there's harmless items that
12 I can help use also to help out that. Plus we're always
13 there, I can help. I mean I'd do my best to calm the dog down
14 as quickly as possible. Of course they're going to get happy
15 and - but the continuous barkers, there's options. I've
16 worked for a veterinarian clinic that we did boarding, and we
17 would use the citronella collars and the dogs learned quickly.
18 They don't like to smell of citronella.

19 HARTMAN: All right. Amy, if I made a motion and in
20 my motion it said that there would be no excessive barking,
21 would you go along with that?

22 LUDWIG: I would do my best, yes.

23 HARTMAN: All right. And then the word no excessive
24 barking is kind of controversial, it's who's listening to it,
25 but it would have to be some severe problem, but it would at

1 least give us an avenue, you know, and this is an SUP, this is
2 not just hard zoning.

3 LUDWIG: Right.

4 HARTMAN: This is an SUP. All right, thank you.
5 Thank you.

6 RIGGINS: Okay, Commissioner Salas.

7 SALAS: Well, I want to say that whoever controls
8 barking is going to have a beautiful formula to do it. If
9 you're going to call in an animal control office - officer in
10 this County, I think you're going to wait about a week before
11 he gets to you, by then the dog will be dead from barking too
12 much. But anyway, there's two animal control officers that I
13 know of between here and Winkleman over there, and they have
14 to fulfill the whole damn County, just two guys, as far as I
15 know. I know one of them personally because he lives in our
16 town and most of the time he's not there and I really believe
17 that most of the damn dogs that are in San Manuel over there
18 that bark all night, and they have their cousins, the coyotes
19 over there, eating our cats, so you know, good luck with your
20 animal control.

21 LUDWIG: I have had animal control come in and I've
22 - the two that live out in Arizona City, and they are very
23 impressed of how we have it set up and our - for the boarding
24 also.

25 RIGGINS: Okay.

1 MORITZ: Mr. Chairman.

2 RIGGINS: Commissioner Moritz.

3 MORITZ: I'm one of the (inaudible) people who
4 believes that human needs surpass animal needs, and 100 feet
5 from those residences behind you seems very close for 21 dogs
6 - pets, many all be dogs, and you don't typically hear cats
7 that much, but it still seems like way too many to be that
8 close to residences.

9 RIGGINS: Okay. Other Commissioners? Commissioner
10 Gutierrez.

11 GUTIERREZ: Just a couple of quick things. Would I
12 be correct in assuming, you know, you've incurred expenses,
13 either leasing or purchasing the building?

14 LUDWIG: Yes.

15 GUTIERREZ: And, you know, there was permits,
16 everything else that are in place that you've incurred
17 expenses on as well?

18 LUDWIG: Correct.

19 GUTIERREZ: Okay, for now that's -

20 RIGGINS: Okay, Commissioner Salas.

21 LUDWIG: And I believe the fence line is 92 feet,
22 plus there's an alleyway in between that also, so it's, with
23 the alleyway, farther than 92 feet, but it's at the end of the
24 property.

25 RIGGINS: Anybody else? Vice Chair Hartman.

1 HARTMAN: Chair Riggins, Amy, on the alleyways, is
2 there, is there any walls on the alleyways? Has the alley
3 itself got walls on it?

4 LUDWIG: Just -

5 HARTMAN: Just your building perimeter?

6 LUDWIG: Right.

7 SALAS: (Inaudible).

8 LUDWIG: There's the two rentals, but they both have
9 dogs behind me also.

10 RIGGINS: All right. Okay, no further questions?
11 Thank you very much, we'll, we'll ask you to sit down for the
12 time being, and we'll open the case to the public and see if
13 anyone wants to make comments to this. Would anyone like to
14 come up? Please. Good morning. Could you please give us
15 your name and then sign in with your address.

16 GUSTAD: My name is Diane Gustad, and I live in
17 Arizona City. I used to come down during the winter and we
18 moved down there now and I have been taking my dogs to Amy
19 since she - since we've been down here, and her facility is
20 very nice. She - the dogs - you wouldn't even, when you walk
21 in, you wouldn't even know that there's dogs that she's
22 grooming or anything, it's very quiet. It's a very nice area
23 for the dogs to play. I've got a golden retriever and I had
24 two yorkies, and they love it there. I mean he - the golden
25 retriever just jumps right up on the table and she's very good

1 with the dogs, and I think it would be a very good asset to
2 Arizona City to have another business come in, and I don't
3 think that it would really be a problem with barking. We've
4 got dogs barking all night long, I mean, you know, it's - and
5 I think she'd be very good at, at it, and I'm personally am
6 looking forward to getting her, having her get a permit
7 because I would have to go some place else to board my dogs,
8 and she's very good with them. Thank you.

9 RIGGINS: Thank you. Please stay up, any of the
10 Commissioners have any questions? Any questions
11 Commissioners? None being, thank you very much.

12 MORITZ: Mr. Chairman.

13 RIGGINS: A question?

14 MORITZ: Where - have you had a need for boarding
15 between the time you - she opened, you arrived and now, and
16 where do you go?

17 GUSTAD: My mom. My mom stayed home because she
18 said she couldn't take dogs at that time because - I saw, I
19 saw where the pens are, she showed me.

20 MORITZ: Okay.

21 GUSTAD: And they're very nice. The beds are, you
22 know, up off the floor. They've each got their own little bed
23 and each one has their own little stall and it's very nice.

24 MORITZ: Okay, thank you.

25 RIGGINS: Thank you very much. Do we have anybody

1 else that would like to speak on the case? Please come
2 forward. And if you could please give us your name and then
3 sign your name and then give us your address.

4 CORE: Okay, my name is Ruby Core, and I live in
5 Arizona City also. And I'll tell you right away I am Amy's
6 mother. I have had boarding kennels in my life and I have
7 never had any problem with people complaining about them,
8 because usually if a dog is taken out and exercised a lot,
9 like she does the dogs there, they are very happy dogs and
10 when they come in, they're more or less wore out. They want
11 to go to sleep just like we would if we put in a day of
12 working. You're tired and you want to rest. There is always
13 a dog that does bark, but like Amy said, there are things that
14 you can calm a dog down with, and that would be put on a dog
15 at night, and it doesn't harm a dog in any way, it's just a
16 smell and she has shown dogs, because I have shown dogs, bread
17 dogs for over 40 years and I've trained dogs. I've had a lot
18 of experience with dogs, and Amy went to dog shows with me as
19 a little one. She showed dogs in junior showmanship, I taught
20 her how to train for obedience. She has won many awards and
21 medals also and I think you would have no problem with Amy as
22 being a good person to take care of the dogs in the right
23 order. Any questions?

24 RIGGINS: Commissioners. Anyone? Commissioner
25 Putrick.

1 PUTRICK: I just want to make a point. I think that
2 we should just go ahead with this. There are remedies down
3 the road if she violates noise, if she violates any of those
4 things, there are rules and laws and there are remedies, and
5 so I think we should, we should just go ahead with it and see
6 how it works out. I think, again, it's another business and I
7 think probably a good deal for Arizona City, so that's my
8 recommendation.

9 RIGGINS: Thank you. Commissioners, anyone else?

10 DEL COTTO: And if I could.

11 RIGGINS: Commissioner Del Cotto.

12 DEL COTTO: And if I could, I'd second that.

13 RIGGINS: Very good. Very good. Anyone else?

14 Thank you very much. Thank you very much. Would anybody else
15 like to come up to speak on this case? Then we will close it
16 to the public and we'll -

17 AGUIRRE-VOGLER: Make a motion?

18 RIGGINS: Are we ready for a motion? Are we ready
19 for a motion? Who -

20 AGUIRRE-VOGLER: So I'll make, I'll make the -

21 RIGGINS: Okay, Commissioner Aguirre-Vogler.

22 AGUIRRE-VOGLER: I'll make the formal motion now, a
23 favorable recommendation of SUP-010-14, with the attached ten
24 stipulations, a favorable recommendation to the Board of
25 Supervisors.

1 RIGGINS: Okay, I'll ask for a second. Commissioner
2 Salas seconds the motion. All in favor, please respond with
3 aye.

4 COLLECTIVE: Aye.

5 RIGGINS: Opposed? It passes unanimously. Good
6 luck and it sounds like you're the one to run the business out
7 there.

8 SALAS: Good luck.

9 AGUIRRE-VOGLER: Adjournment?

10 RIGGINS: Well, we, we don't have anything else to
11 do.

12 AGUIRRE-VOGLER: A motion for adjournment.

13 RIGGINS: We have a motion for adjournment and we
14 have s second from Commissioner Salas. All in favor?

15 PUTRICK: Can we hold on one second?

16 RIGGINS: Pardon me?

17 AGUIRRE-VOGLER: We need to vote on it.

18 PUTRICK: I'd just like to make a comment about
19 water. As many of you -

20 RIGGINS: Well if we adjourn then he can't make a
21 comment about water, so we'll postpone.

22 PUTRICK: I'll try to keep it short. For anybody
23 that is not aware, (inaudible) over here is playing in our
24 water supply. It doesn't affect people on this side of the
25 Town of Florence, but it affects people downstream. There is

1 going to be a meeting with ADEQ on the 21st. ADEQ is going to
2 issue a special permit for them to go ahead and operate. We
3 talk about water and the concern about water, I don't know why
4 we're allowing - and this should be a concern for the County
5 as well - why we're allowing a foreign company to come in and
6 attempt to do in situ mining in our water supply. It affects
7 everybody from Sun City, Anthem, all the way out to the
8 reservation. So it's San Tan and Queen Creek and the
9 reservation would be impacted if there's a problem. And as
10 many of you know, anytime you're dealing with copper mining,
11 there is always a problem. So I just wanted to bring that up,
12 so if anybody's interested on the 21st, there is a meeting with
13 ADEQ, it will be held, I think, in the gymnasium at Florence
14 High School, and please come out and voice your opinion. The
15 thing that concerns me about having (inaudible), it's a
16 wholly-owned subsidiary of Hunter Dickinson International out
17 of Ottawa, Canada, and if anything goes wrong, these people
18 will disappear like smoke in the wind. They have no
19 obligation to fix or repair or do anything. If it's bad, they
20 will just leave town and they will leave us with the problem
21 of cleaning it up, and many of you know how long it's taken to
22 clean up some of the areas, like the (inaudible) some of the
23 other contamination that's occurred. So that's - I just
24 wanted to bring that up. Sorry to -

25 RIGGINS: Not a problem. Thank you very much.

1 Comment on that?

2 ??: No, no.

3 RIGGINS: Any other questions? We had a motion and
4 we had a second, all in favor of adjournment?

5 COLLECTIVE: Aye.

6 RIGGINS: Then we're adjourned.

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1 I, Julie A. Fish, Transcriptionist, do hereby
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Julie A. Fish