

**MINUTES
CITY OF GLENDALE PLANNING COMMISSION
CITY COUNCIL CHAMBERS
5850 WEST GLENDALE AVENUE
GLENDALE, ARIZONA 85301
THURSDAY, SEPTEMBER 3, 2015
6:00 PM**

CALL TO ORDER

The meeting was called to order at approximately 6:00 p.m.

Commissioners Present: Commissioners Harper, Gallegos, Moreno, Vice Chairperson Lenox, and Chairperson Johnston were present.

Commissioners Absent: Commissioners Dobbelaere and Hirsch were absent and excused.

City Staff Present: Tabitha Perry, Assistant Planning Director, Thomas Ritz, AICP, Senior Planner, Deborah Robberson, Chief Deputy City Attorney, and Diana Figueroa, Recording Secretary.

APPROVAL OF MINUTES

Chairperson Johnston called for Approval of Minutes.

COMMISSIONER HARPER MADE A MOTION TO APPROVE THE AUGUST 6, 2015 PUBLIC HEARING MINUTES AS WRITTEN. VICE CHAIRPERSON LENOX SECONDED THE MOTION, WHICH WAS APPROVED UNANIMOUSLY.

WITHDRAWALS AND CONTINUANCES

Chairperson Johnston called for any withdrawals and/or continuances. Ms. Perry stated there were none.

PUBLIC HEARING ITEM

Chairperson Johnston called for staff's presentation.

1. **CUP14-06:** A request by Steve Ciolek, representing Verizon Wireless Communications and Anthony Mormino, property owner, to allow a 45-foot tall (50 feet to top of fronds) faux palm tree monopole communication structure in the C-3 zoning district. The site is located on the north side of Maryland Avenue and approximately 240 feet east of 65th Avenue (6446 West Maryland Avenue) and is located in the Ocotillo District. Contact: Thomas Ritz, AICP, Senior Planner.

Thomas Ritz, AICP, Senior Planner, stated this was a request by Steve Ciolek, representing Verizon Wireless Communications and Anthony Mormino, property owner, to allow a 45-foot tall faux palm tree monopole communication structure in the C-3 zoning district. He said the site

was located on the north side of Maryland Avenue and approximately 240 feet east of 65th Avenue and was located in the Ocotillo District. He noted the property was annexed into Glendale in 1948. The property was rezoned to heavy commercial in 1961 and platted as part of the Maryland Club Apartments subdivision in 1963.

Mr. Ritz stated the property was currently vacant and partly used for automobile repair. A single story building was located on the north portion of the site with a fenced area for security. He added that the building on the property was constructed prior to 1969.

Mr. Ritz noted that on August 20, 2015, notification letters were mailed to adjacent property owners and interested parties. The applicant did not receive any response regarding concerns or issues with the request. He noted planning staff did not receive any phone calls with questions about the use, only of interest and did not express any concerns or opposition regarding the request.

In conclusion, Mr. Ritz stated this request appears to meet the required findings and should be approved subject to the stipulations as outlined in the staff reports. He asked if the Commission had any questions.

Chairperson Johnston called for the applicant to make a presentation.

Steve Ciolek, representing Verizon Wireless, introduced himself and stated that with the number of wireless devices growing per household, Verizon was experiencing a gap in coverage in the neighborhood. Therefore, to address this issue, they request approval of the stealth wireless communication monopole. He asked to answer any additional questions the Commission may have.

Commissioner Harper asked if Verizon will be the only user or if other companies would also be located on the pole. Mr. Ciolek stated the pole will be solely for Verizon.

Chairperson Johnston commented that people liked their cell phone coverage so he believes this will be welcomed. He said Verizon Wireless national telecommunication provider proposes the placement of a stealth telecommunication monopole disguised as a faux palm tree 45 feet tall with faux fronds extending another five feet above the top of the pole. He noted that a paved access and paved parking space will be provided and depicted on the amended site plan. He explained that once the telecommunication structure was built, only infrequent service maintenance and emergency response visits are necessary.

Chairperson Johnston called for questions from the Commission. There were none.

Chairperson Johnston opened the public hearing. With no one wishing to speak, he closed the public hearing.

Chairperson Johnston asked for any additional comments. There were none.

Chairperson Johnston called for a motion.

VICE CHAIRPERSON LENOX MADE A MOTION TO APPROVE CUP14-06 SUBJECT TO THE THREE STIPULATIONS NOTED IN THE STAFF REPORT. COMMISSIONER GALLEGOS SECONDED THE MOTION, WHICH WAS APPROVED UNANIMOUSLY.

Chairperson Johnston called for the next step in the process.

Deborah Robberson, Deputy City Attorney said this is final approval by the Planning Commission subject to a written appeal if filed within 15 days.

OTHER BUSINESS FROM THE FLOOR

Chairperson Johnston asked if there was any Business From The Floor. There was none.

PLANNING STAFF REPORT

Chairperson Johnston asked if there was a Planning Staff Report. Tabitha Perry, Assistant Planning Director, updated the Commission on meetings that are scheduled for the remainder of the year.

COMMISSION COMMENTS AND SUGGESTIONS

Chairperson Johnston called for Comments and Suggestions. There were none.

ADJOURNMENT

WITH NO FURTHER BUSINESS, COMMISSIONER HARPER MADE A MOTION TO ADJOURN. COMMISSIONER MORENO SECONDED THE MOTION, WHICH WAS APPROVED UNANIMOUSLY.

THE MEETING WAS ADJOURNED AT 6:13 PM.

NEXT MEETING: October 1, 2015