

CITY COUNCIL REPORT



Meeting Date: *June 10, 2025*
 General Plan Element: *Public Services and Facilities*
 General Plan Goal: *Provide and Maintain Utility and Infrastructure Systems*

ACTION

Verizon PHO Dynamic 8-UP-2014#3

Request to consider the following:

1. Adopt Resolution No. 13434 for a Conditional Use Permit for an existing Type 4, Alternative Concealment, Wireless Communication Facility (WCF) located on an existing 55-foot-tall artificial palm tree, with associated ground-mounted equipment located at 1525 N. Hayden Road with Industrial Park (I-1) zoning.

Goal/Purpose of Request

The applicant's request is for approval of a Conditional Use Permit for an existing Verizon artificial palm tree WCF, which was initially approved by the City Council on February 17, 2015 with case 8-UP-2014, and reapproved on January 14, 2020 with case 8-UP-2014#2. Conditional Use Permits for WCFs are valid for a period of five (5) years from the date of City Council approval. Verizon, who operates this existing WCF, is requesting approval of another Conditional Use Permit to allow the use to continue for an additional five years. There have not been changes in technology that eliminate the need for this or other existing wireless communication facilities.

Key Items for Consideration

- Conditional Use Permit Criteria
- No modifications are proposed to the facility at this time
- This existing 55-foot-tall artificial palm tree is a Type 4 Wireless Communication Facility and is subject to a Conditional Use Permit because the proposed height exceeds the maximum allowable height of 52-feet in the I-1 zoning district.
- Planning Commission heard this case 5/14/2025 and recommended approval with a vote of 7-0

OWNER

Bkm Scottsdale Commerce Center 910 LLC
602-362-0803

Action Taken Approved on Consent

APPLICANT CONTACT

Steve Ciolek
Coal Creek Consulting
(480) 246-4131

LOCATION

1525 N Hayden Rd



BACKGROUND

General Plan

The General Plan Land Use Element designates the property as Mixed Use Neighborhoods. This category includes higher density housing combined with complementary office or retail uses or mixed-use structures.

Character Area Plan

The site is located within the South Scottsdale Character Area boundary. The land use map portion of the plan defers to the land use map of the General Plan. As noted above, the property is currently designated as Mixed Use Neighborhoods in the General Plan.

Zoning

The site is zoned Industrial Park (I-1). This district permits wireless communication facilities by right, or with a Conditional Use Permit when the height exceeds that allowed by the zoning district.

Context

The subject property is located within an existing office park southeast of the southeast corner of N. Hayden Road and E. McDowell Road. To the east is the General Dynamics property. To the west and south is an existing office park. Please refer to context graphics attached.

Adjacent Uses and Zoning

- North: Office/Warehouse zoned I-1
- South: Retail/Office zoned C-3
- East: General Dynamics zoned I-1
- West: Office/Warehouse zoned I-1

Other Related Policies, References:

Zoning Ordinance

APPLICANT'S PROPOSAL

Development Information

No modification to this existing wireless facility are proposed at this time. The applicant's request is for approval of a Conditional Use Permit to keep this existing WCF in place for at least another five years. There have been no changes in technology that have eliminated the need for the wireless communication facility. In recent years, there has been an increase in the amount of needed wireless communication facilities to handle the capacity and bandwidth needs.

Conditional Use Permit

Conditional Use Permits, which may be revocable, conditional, or valid for a specified time period, may be granted only when expressly permitted after the Planning Commission has made a recommendation and City Council has found as follows:

- A. That the granting of such Conditional Use Permit will not be materially detrimental to the public health, safety or welfare. In reaching this conclusion, the Planning Commission and the City Council's consideration shall include, but not be limited to, the following factors:
 - 1. Damage or nuisance arising from noise, smoke, odor, dust, vibration or illumination.
 - **The WCF does not create damage or nuisance from noise, smoke, odor, dust, vibration or illumination.**
 - 2. Impact on surrounding areas resulting from an unusual volume or character of traffic.
 - **This WCF does not generate daily traffic. Traffic to the site will only occur during times of maintenance, when maintenance vehicles will utilize the existing adjacent parking spaces.**
- B. The characteristics of the proposed conditional use are reasonably compatible with the types of uses permitted in the surrounding areas.
 - **This existing use is reasonably compatible with the commercial nature of the area. The nearest residential property is located approximately 600 feet to the north, across McDowell Road.**
- C. The additional conditions specified in Section 1.403, as applicable, have been satisfied. The proposal meets the provisions for Wireless Communication Facility as identified in Zoning Ordinance Section 1.403.L., including:
 - 1. All use permits shall be granted for a maximum of five (5) years from the date of City Council approval. The applicant shall be responsible for initiating a review of the

approved wireless communication facility and shall demonstrate that changes in technology, that are economically feasible, have not eliminated the need for the Conditional Use Permit.

- **Changes in wireless technology have not eliminated the need for wireless communication facilities. In recent years, there has been an increase in the amount of needed wireless communication facilities to handle the capacity and bandwidth needs of the wireless carriers.**
2. To the degree a proposed WCF meets height requirements set forth in this Ordinance, no Conditional Use Permits shall be granted when the heights are found to be intrusive, obtrusive or out of character with the surrounding area.
 - **The height of the existing artificial palm tree WCF is 55-feet. The height doesn't appear to be intrusive, obtrusive or out of character with the area.**
 3. Antennas and pole diameters shall be harmonious with the existing context and not be intrusive or obtrusive on the landscape or views.
 - **The existing artificial palm tree will not be increased in height.**
 4. The shape of the WCF shall blend with other similar vertical objects and not be intrusive in its setting or obtrusive to views.
 - **Mature trees exist in the vicinity of the artificial palm tree, which help it blend with the surrounding environment and not appear too tall. There are also several existing tall mature Mexican Fan Palms to the northwest near the intersection of McDowell Road and Hayden Road.**
 5. The WCF shall blend into its setting and, to the extent that it is visible, not be intrusive on the landscape or obtrusive on views.
 - **Mature trees exist in the vicinity of the artificial palm tree, which help it blend into the setting and not appear too tall.**

Water/Sewer

The WCF has no impact on water or sewer infrastructure.

Community Involvement

The City of Scottsdale promotes public participation in the development of the built environment. The applicant has complied with the city's suggested best practices for public outreach. Both the applicant and city staff notified properties within 750-feet of this application via US mail. As of the drafting of this report, no public comments have been received.

Significant Updates to Development Proposal Since Initial Submittal

There were no significant changes made to the proposal during the public/staff review period.

Community Impact

Approving this Conditional Use Permit will allow Verizon to remain in the current location for at least another 5-years and continue to provide wireless coverage to this portion of Scottsdale. Not approving this Conditional Use Permit would mean this wireless facility would need to be removed.

RECOMMENDATION

Recommended Approach:

Adopt Resolution No. 13434 for a Conditional Use Permit criteria have been met and make a recommendation to City Council for approval of case 8-UP-2014#3, per the attached stipulations.

Other Boards and Commissions

Planning Commission heard this case on May 14, 2025 and recommended approval with a 7-0 vote.

RESPONSIBLE DEPARTMENT

Planning and Development Services

Current Planning Services

STAFF CONTACT

Keith Niederer
Telecom Policy Coordinator
480-312-2953
E-mail: kniederer@ScottsdaleAZ.gov

APPROVED BY



Keith Niederer, Report Author

5/22/2025

Date



Tim Curtis, AICP, Current Planning Director
Planning Commission Liaison
Phone: 480-312-4210 Email: tcurtis@scottsdaleaz.gov

5/22/2025

Date



Erin Perreault, AICP, Director
Planning and Development Services
Phone: 480-312-7093 Email: eperreault@scottsdaleaz.gov

05/21/2025

Date

ATTACHMENTS

1. Context Aerial
2. Draft Resolution No. 13434
 - Exhibit 1: Aerial Close-Up
 - Exhibit 2: Stipulations
 - Exhibit A to Exhibit 2: Plans
 - Exhibit 3: Additional Conditions
3. Photograph
4. Existing Zoning Map
5. Community Involvement
6. City Notification Map
7. Planning Commission Draft Meeting Minutes May 14, 2025



Context Aerial

8-UP-2014#3

ATTACHMENT 1

RESOLUTION NO. 13434

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SCOTTSDALE, MARICOPA COUNTY, ARIZONA, APPROVING A CONDITIONAL USE PERMIT FOR AN EXISTING TYPE 4, ALTERNATIVE CONCEALMENT, WIRELESS COMMUNICATION FACILITY (WCF) CO-LOCATED ON AN EXISTING 55-FOOT-TALL ARTIFICIAL PALM TREE, WITH ASSOCIATED GROUND-MOUNTED EQUIPMENT LOCATED AT 1525 N. HAYDEN ROAD WITH INDUSTRIAL PARK (I-1) ZONING.

WHEREAS, the Planning Commission held a public hearing on May 14, 2025;

NOW, THEREFORE, LET IT BE RESOLVED, by the City Council of the City of Scottsdale, Maricopa County, Arizona, as follows:

Section 1. That the City Council finds and approves:

- a) that granting a renewal of this conditional use permit per stipulations set forth on **Exhibit 2** will not be materially detrimental to the public health, safety or welfare based on, but not limited to, the following factors: damage or nuisance arising from noise, smoke, odor, dust, vibration or illumination and impact on surrounding areas resulting from an unusual volume or character of traffic;
- b) that compliance with the additional conditions for a Wireless Communication Facility, set forth on **Exhibit 3**, is required.

Section 2. That a description of the conditional use permit is set forth in Case No.8-UP-2014#3. The property that is subject to the conditional use permit is shown on **Exhibit 1** and the conditional use permit approval is conditioned upon compliance with all of the stipulations that are set forth in **Exhibit 2 and Exhibit 3**. All exhibits are incorporated herein by reference.

PASSED AND ADOPTED by the Council of the City of Scottsdale, Maricopa County, Arizona this _____ day of _____, 2025.

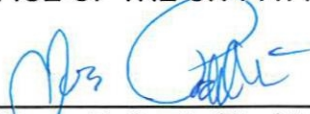
ATTEST:

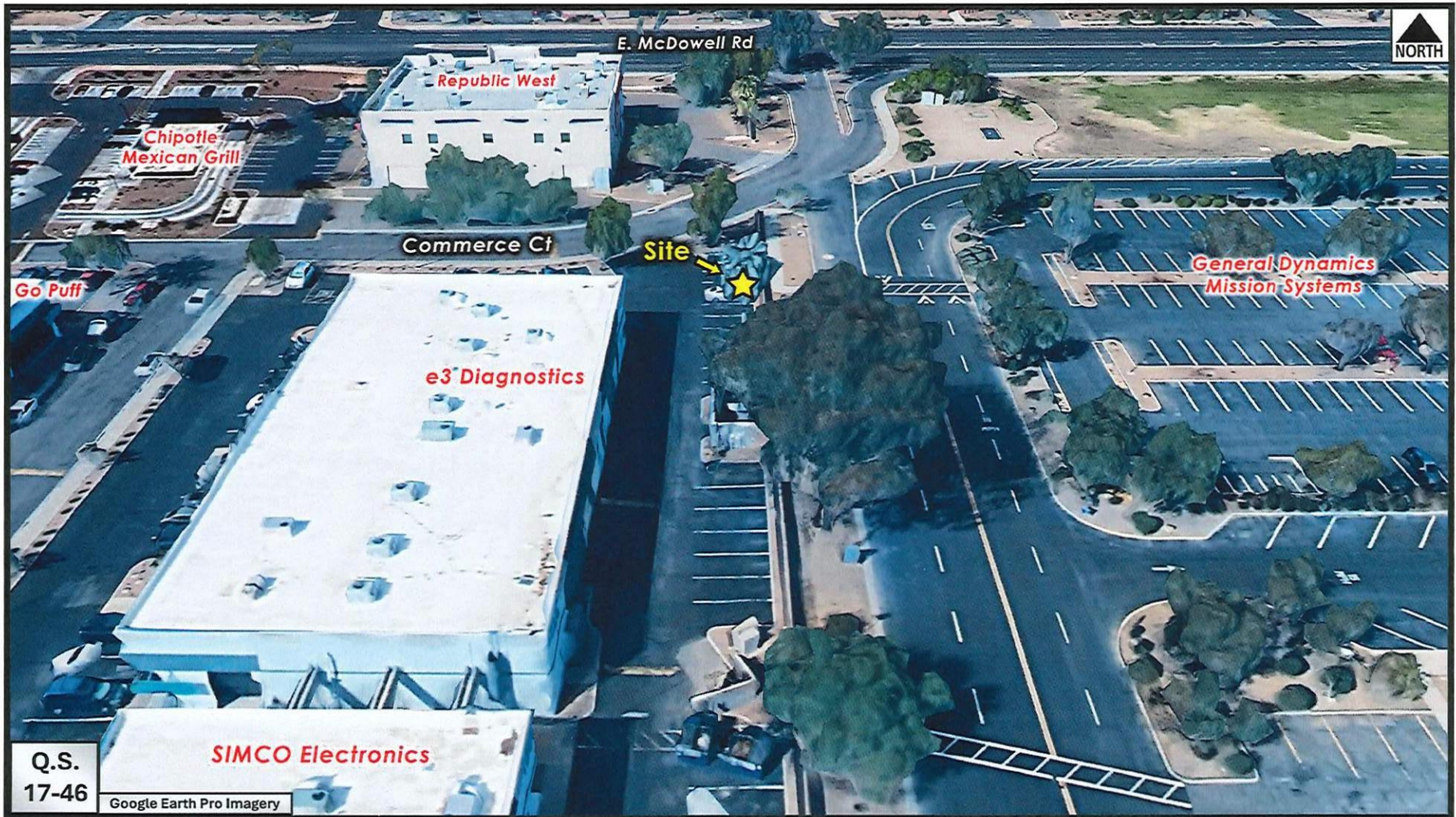
CITY OF SCOTTSDALE, an Arizona municipal corporation

By: _____
Ben Lane
City Clerk

By: _____
Lisa Borowsky
Mayor

APPROVED AS TO FORM:
OFFICE OF THE CITY ATTORNEY

By:  _____
Sherry R. Scott, City Attorney
By: Joe Padilla, Deputy City Attorney



Close-up Aerial

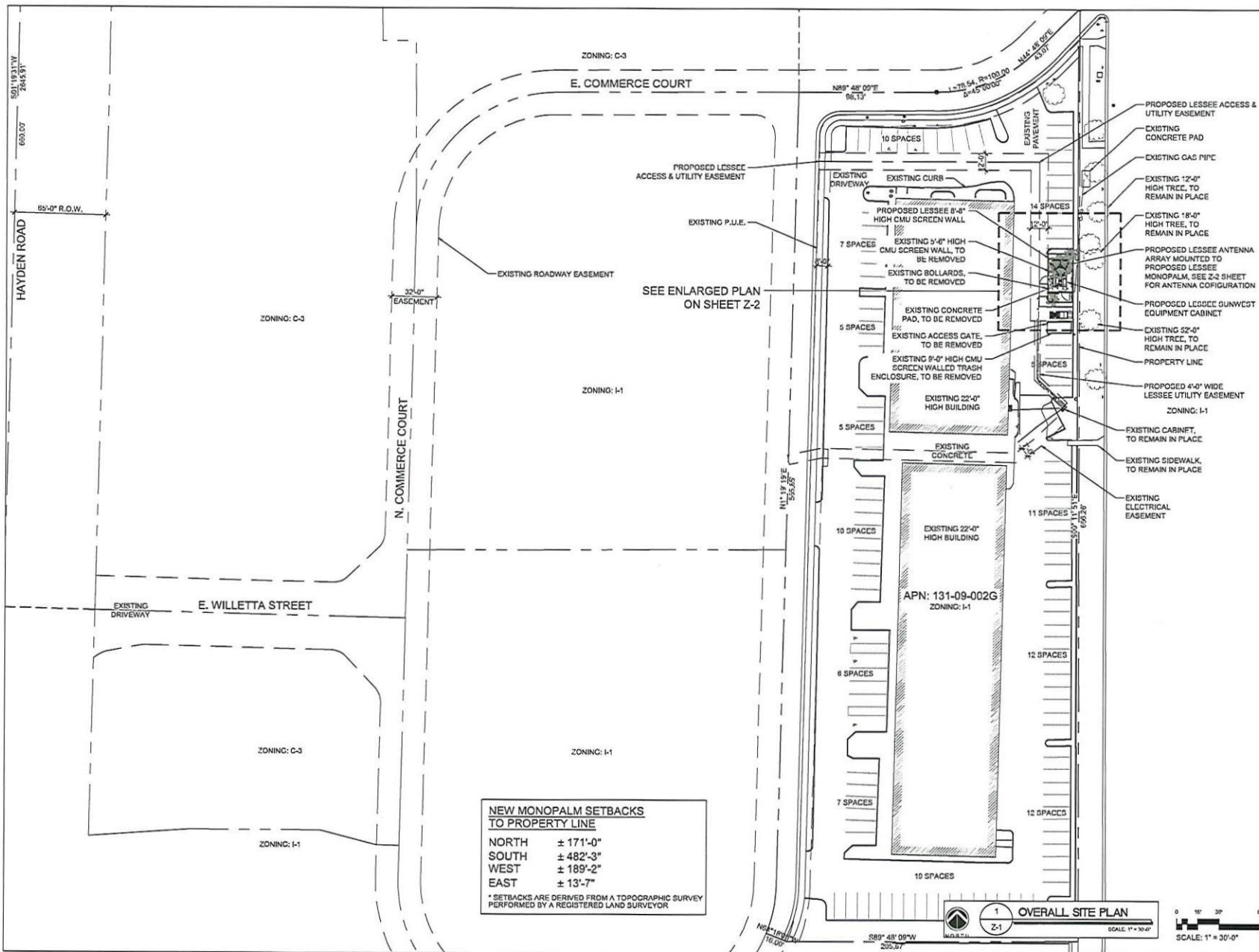
8-UP-2014#3

**Stipulations for the Conditional Use Permit
For a Type 4 Alternative Concealment Wireless Communication
Facility
Verizon PHO Dynamic
Case Number: 8-UP-2014#3**

These stipulations are in order to protect the public health, safety, welfare, and the City of Scottsdale.

SITE DESIGN

1. CONFORMANCE TO SITE PLAN. Development shall conform with the site plan submitted by Young Design Corp. and Verizon Wireless with a date of 11/10/2014, attached as Exhibit A to Exhibit 2. Any proposed significant change to the conceptual site plan as determined by the Zoning Administrator, shall be subject to additional action and public hearings before the Planning Commission and City Council.
2. HEIGHT LIMITATIONS. Artificial Palm Tree WCF shall not exceed a 55-foot overall tree height measured above existing grade to top of fronds.
3. MAINTENANCE. The applicant shall perform periodic maintenance on the facility to keep it looking in its original form. Any damage to palm fronds as a result of inclement weather, including fading, shall be repaired as soon as possible.
4. NUMBER OF FRONDS. The artificial palm tree WCF shall contain a minimum of sixty-five (65) fronds of varying sizes.
5. EXPIRATION OF CONDITIONAL USE PERMIT AFTER FIVE (5) YEARS. If the applicant wishes to continue this use, within ninety (90) days of the expiration of this Conditional Use Permit, the applicant shall file an application to review and extend this Conditional Use Permit. This review shall demonstrate that changes in technology, that are economically feasible, have not eliminated the need for this wireless communication facility. If a new Conditional Use Permit is not granted, the applicant shall be responsible for the removal of the entire facility.

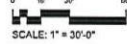


NEW MONOPALM SETBACKS TO PROPERTY LINE

NORTH ± 171'-0"
 SOUTH ± 482'-3"
 WEST ± 189'-2"
 EAST ± 13'-7"

* SETBACKS ARE DERIVED FROM A TOPOGRAPHIC SURVEY PERFORMED BY A REGISTERED LAND SURVEYOR

1
 Z-1
OVERALL SITE PLAN
 SCALE: 1" = 30'-0"



CLIENT

verizon wireless
 126 W. GEMINI DR.
 TEMPE, AZ 85283

INTERNAL REVIEW	DATE
CONSTRUCTION SIGNATURE	
RF SIGNATURE	
FACILITIES SIGNATURE	

REAL ESTATE SIGNATURE

young design corp
 architecture / project management
 10245 E. Via Linda, Scottsdale, AZ 85258
 ph: 480 451 9009 fax: 480 451 9008
 e mail: corporate@ydcoffice.com

SCALE
 This drawing is copyrighted and the property of Young Design Corporation (YDC) and produced solely by YDC and affiliates. reproduction or use of this drawing and/or the information contained hereon is forbidden without written permission by Young Design Corporation.

THIS DOCUMENT CONTAINS AN ELECTRONIC SIGNATURE PURSUANT TO ARIZONA TITLE 18 AND TITLE 36, CHAPTER 4, ARTICLE 1, SECTION 101. THE USER OF THIS DOCUMENT SHOULD VERIFY THE SIGNATURE OF THE REGISTRANT, TO VERIFY THIS DOCUMENT IS AN ORIGINAL.

PRELIMINARY REVIEW REPORT

NO.	DATE	DESCRIPTION
1	6/25/2014	PRELIMINARY REVIEW ZD'S
2	7/29/2014	SUBMITTAL ZD'S
3	8/11/2014	COMMENTS
4	11/4/2014	CITY COMMENTS

ARCHITECTS JOB NO.
 YDC-6000

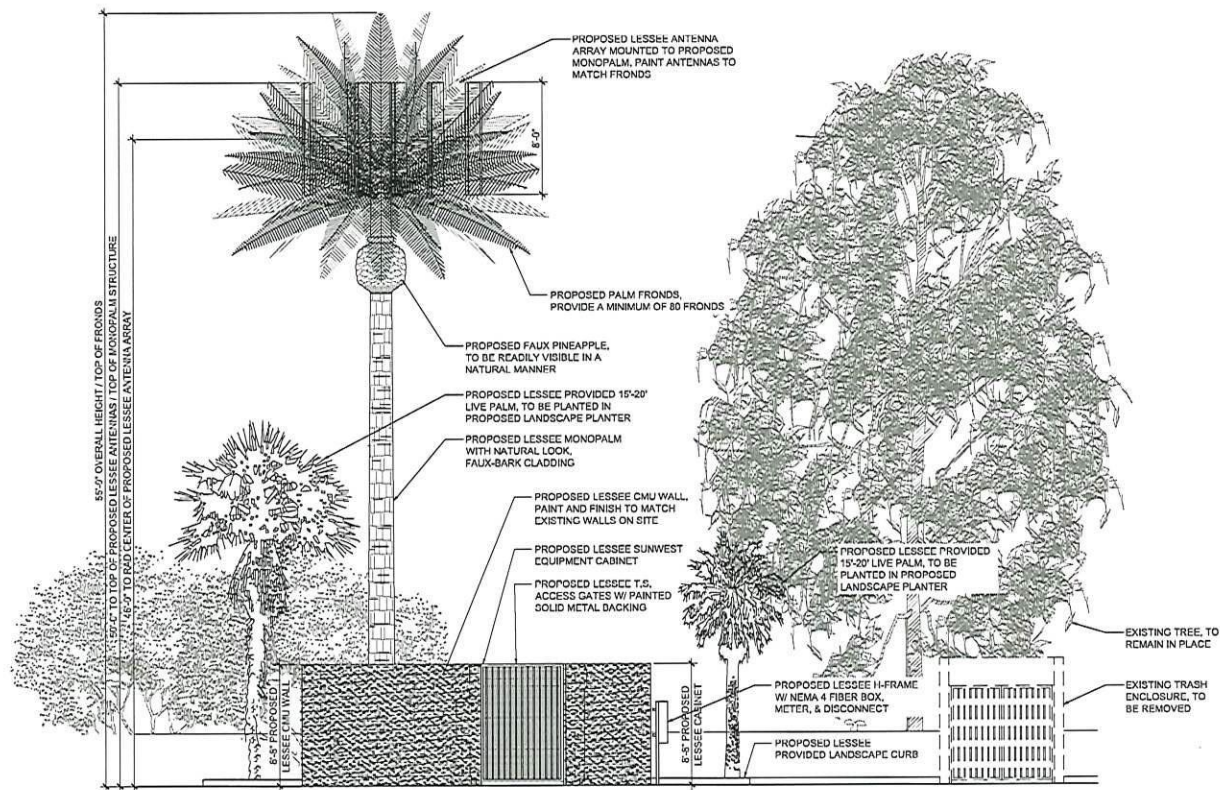
PROJECT INFORMATION

PHO_DYNAMIC
 1525 N. HAYDEN ROAD
 SCOTTSDALE, AZ 85257

SHEET TITLE
SITE PLAN


JURISDICTION APPROVAL

SHEET NUMBER
Z-1



1 NEW WEST ELEVATION
 Z-3
 SCALE: 1/4" = 1'-0"


CLIENT



verizon wireless
 126 W. GEMINI DR.
 TEMPE, AZ 85283


INTERNAL REVIEW	DATE
CONSTRUCTION SIGNATURE	
RF SIGNATURE	
FACILITIES SIGNATURE	
REAL ESTATE SIGNATURE	

PLANS PREPARED BY



young design corp
 architecture / project management
 10245 E. Via Linda, Scottsdale, AZ 85258
 ph: 480 451 9609 fax: 480 451 9608
 e mail: corporat@ydcotfice.com

SEAL



1990 DONALD C. YOUNG
 P.E.
 EXP. 12/31/16

THIS DOCUMENT CONTAINS AN ELECTRONIC SIGNATURE. PURSUANT TO A.R.S. §§ 4-101 AND 4-102, IF IT IS DETERMINED THAT ANY PART OF THIS DOCUMENT IS UNLAWFUL, THE SIGNATURE OF THE SIGNATORY TO THIS DOCUMENT IS NULL AND VOID.

NO.	DATE	DESCRIPTION
1	6/25/2014	PRELIMINARY REVIEW ZD'S
2	7/29/2014	SUBMITTAL ZD'S
3	8/11/2014	COMMENTS
4	11/4/2014	CITY COMMENTS

ARCHITECTS JOB NO.
 YDC-6000

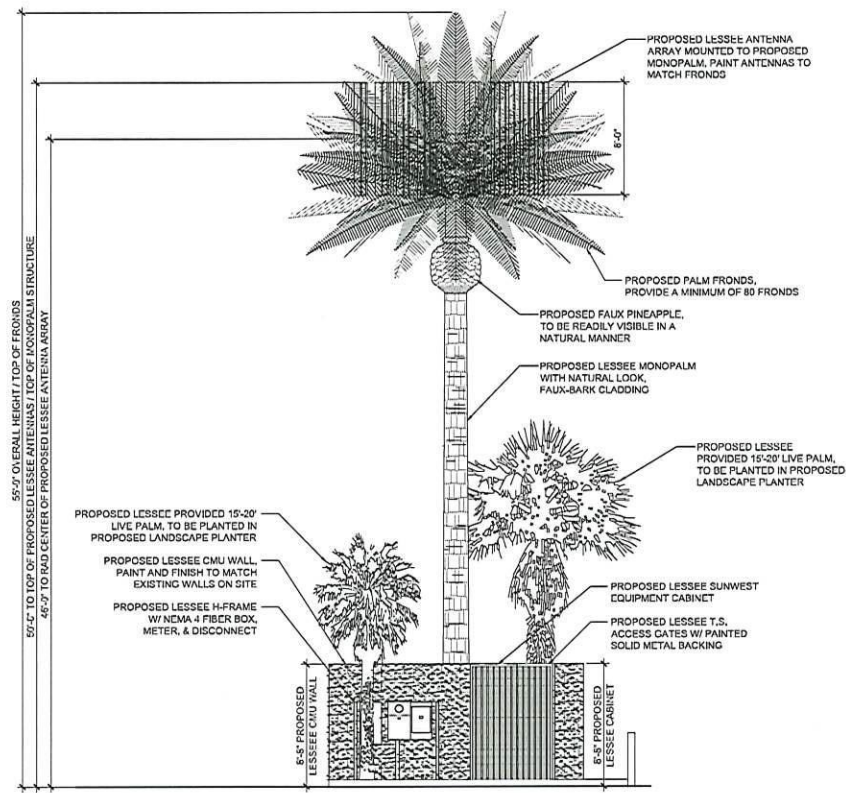
PROJECT INFORMATION

PHO_DYNAMIC
 1525 N. HAYDEN ROAD
 SCOTTSDALE, AZ 85257

SHEET TITLE
ELEVATIONS

JURISDICTION APPROVAL

SHEET NUMBER
Z-3



1 NEW SOUTH ELEVATION
 2-4
 SCALE: 1/4" = 1'-0"

CLIENT

126 W. GEMINI DR.
 TEMPE, AZ 85283

INTERNAL REVIEW	DATE
CONSTRUCTION SIGNATURE	
RF SIGNATURE	
FACILITIES SIGNATURE	
REAL ESTATE SIGNATURE	

PLANS PREPARED BY

architecture / project management
 10245 E. Via Linda, Scottsdale, AZ 85258
 ph: 480 451 9609 fax: 480 451 9603
 e mail: corporate@ydcoffice.com

SEAL

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NO.	DATE	DESCRIPTION
1	6/25/2014	PRELIMINARY REVIEW 2D'S
2	7/29/2014	SUBMITTAL 2D'S
3	8/11/2014	COMMENTS
4	11/4/2014	CITY COMMENTS

ARCHITECTS JOB NO.
 YDC-6000

PROJECT INFORMATION

PHO_DYNAMIC

1525 N. HAYDEN ROAD
 SCOTTSDALE, AZ 85267

SHEET TITLE

ELEVATIONS

JURISDICTION APPROVAL

SHEET NUMBER

Z-4

Scottsdale Revised Code Section 1.403

V. Wireless communications facility (WCF) Type 4.

1. All use permits shall be granted for a maximum of five (5) years from the date of City Council approval. The applicant shall be responsible for initiating a review of the approved wireless facility and shall demonstrate that changes in technology, that are economically feasible, have not eliminated the need for the use permit. If a new use permit is not granted, the applicant shall be responsible for the removal of the facility. When a use permit is granted for a co-location on a facility with an existing use permit, the action of granting the new use permit shall extend the existing use permit so that they will expire simultaneously.
2. To the degree a proposed WCF meets height requirements set forth in this ordinance, no use permit shall be granted when heights are found to be intrusive, obtrusive or out of character with the surrounding area.
3. Antennas and pole diameters shall be harmonious with the existing context and not be intrusive or obtrusive on the landscape or views.
4. The shape of the WCF shall blend with other similar vertical objects and not be intrusive in its setting or obtrusive to views.
5. The WCF shall blend into its setting and, to the extent that it is visible, not be intrusive on the landscape or obtrusive on views.



ATTACHMENT 3



Q.S.
17-46

Aerial

Zoning Aerial

8-UP-2014#3

ATTACHMENT 4

NEIGHBORHOOD NOTIFICATION

March 3, 2025

Dear Neighbor:

The purpose of this letter is to inform you that Coal Creek Consulting, representing Verizon Wireless, has submitted an application (Case Number 144-PA-2025) a CUP extension regarding the existing Wireless Communication Facility (WCF) located at 1525 N Hayden Rd.

The site was approved by the City of Scottsdale in 2014 and has since played a vital role in Verizon's wireless service. The proposed extension will ensure that the site continues to meet the needs of the community and will comply with all safety and regulatory requirements.

This letter is being sent to you as part of the required notification process for the City of Scottsdale. Attached are existing plans of the facility for reference. Feel free to distribute this notice to all respective tenants, students, parents of students, and all other interested parties. If you have any questions or wish to discuss this application, please contact me either by phone or e-mail using the contact information below. You may also contact the site's planner, Keith Niederer, at his office (480) 312-2953 or by email (KNiederer@scottsdaleaz.gov) with any questions, comments, or concerns.

Sincerely,

Steve Ciolek

Steve Ciolek
Coal Creek Consulting
8283 N. Hayden Rd. #258
Scottsdale, AZ 85258
(480) 246-4131
sciolek@coal-creek.com



**SCOTTSDALE PLANNING COMMISSION
KIVA-CITY HALL
3939 DRINKWATER BOULEVARD
SCOTTSDALE, ARIZONA**

WEDNESDAY, MAY 14, 2025

DRAFT SUMMARIZED MEETING MINUTES

PRESENT: William Scarbrough, Chair
Joe Young, Vice Chair
George Ertel, Commissioner
Michal Ann Joyner, Commissioner
Renee Higgs, Commissioner
Barney Gonzales, Commissioner
Diana Kaminski, Commissioner

ABSENT: None

STAFF: Tim Curtis
Shane Morrison
Becca Cox
Jason McWilliams
Caitlin Clark
Keith Niederer
Jeff Barnes
Brad Carr

CALL TO ORDER

Chair Scarbrough called the regular session of the Scottsdale Planning Commission to order at 5:00 p.m.

ROLL CALL

A formal roll call was conducted confirming members present as stated above.

* Note: These are summary action minutes only. A complete copy of the meeting audio is available on the Planning Commission page on ScottsdaleAZ.gov, search "Planning Commission"

MINUTES REVIEW AND APPROVAL

1. Approval of the April 9, 2025 [Regular Meeting Minutes](#).

Vice Chair Young made a motion to approve the April 9, 2025 Regular Meeting Minutes. Second by Commissioner Higgs, the motion passed unanimously by a vote of seven (7) to zero (0) by Chair Scarbrough, Vice Chair Young, Commissioner Gonzales, Commissioner Kaminski, Commissioner Ertel, Commissioner Joyner, and Commissioner Higgs.

2.

CONSENT AGENDA

2. [8-UP-2014#3 \(Verizon PHO Dynamic\)](#)

Request by owner for approval of a Conditional Use Permit for an existing Type 4, Alternative Concealment, Wireless Communication Facility (WCF) located on an existing 55-foot-tall artificial palm tree, with associated ground-mounted equipment located at 1525 N. Hayden Road with Industrial Park (I-1) zoning. Staff contact person is Keith Niederer, 480-312-2953. **Applicant contact person is Steve Ciolek, (480) 246-4131.**

3. [10-UP-2014#3 \(Verizon PHO MacJack\)](#)

Request by owner for approval of a Conditional Use Permit for an existing Type 4 alternative concealment Wireless Communication Facility (WCF) co-located on an existing 65-foot-tall artificial palm tree, with associated ground-mounted equipment, located at 4251 N. Hayden Road with Open Space (O-S) zoning. Staff contact person is Keith Niederer, 480-312-2953. **Applicant contact person is Steve Ciolek, (480) 246-4131.**

Items No. 2 & 3; Commissioner Higgs motion for recommendation of approval to City Council for cases 8-UP-2014#3 and 10-UP-2014#3 per the staff recommended stipulations after finding that the Conditional Use Permit criteria have been met and the proposed Conditional Use Permits are consistent and conform with the adopted General Plan. Second by Commissioner Joyner the motion passed unanimously by a vote of seven (7) to zero (0) by Chair Scarbrough, Vice Chair Young, Commissioner Gonzales, Commissioner Kaminski, Commissioner Ertel, Commissioner Joyner, and Commissioner Higgs.

REGULAR AGENDA

4. [2-ZN-2024 \(Artessa\)](#)

Request by owners for a Zoning District Map Amendment from Planned Community Center, Environmentally Sensitive Lands, Hillside District (PCC ESL (HD)) zoning to Planned Community Center, Environmentally Sensitive Lands, Planned Shared Development Overlay (PCC PSD ESL) zoning on a +/- 22.26-gross-acre site, including approval of an updated Development Plan for the development of 67 residential dwelling units on a previously undeveloped +/- 8.59 acre portion of the +/- 22.26-gross-acre site, located at the southwest corner of N. Alma School Parkway and E. Dynamite Boulevard. Staff contact person is Jeff Barnes, 480-312-2376. **Applicant contact person is Ben Landhauser, 612-875-2443.**

Item No. 4; Commissioner Ertel made a motion for recommendation of approval to

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City Council for case 2-ZN-2024 per the staff recommended stipulations after finding that the proposed Zoning District Map Amendment is consistent and conforms with the adopted General Plan. Second by Commissioner Gonzales the motion failed by a vote of three (3) to four (4) by Chair Scarbrough, Commissioner Gonzales and Commissioner Ertel with Vice Chair Young, Commissioner Kaminski, Commissioner Joyner and Commissioner Higgs dissenting.

Commissioner Higgs made an alternate motion for recommendation of approval to City Council for case 2-ZN-2024 per the staff recommended stipulations, as *amended based on the applicant's changes*, after finding that the proposed Zoning District Map Amendment is consistent and conforms with the adopted General Plan. Second by Commissioner Joyner, the motion passed unanimously by a vote of seven (7) to zero (0) by Chair Scarbrough, Vice Chair Young, Commissioner Gonzales, Commissioner Kaminski, Commissioner Ertel, Commissioner Joyner, and Commissioner Higgs.

5. [596-PA-2024-2 \(Adaptive Reuse Text Amendment Initiation\)](#)

Request by City of Scottsdale to amend the City of Scottsdale Zoning Ordinance (Ordinance No. 455) Article III., Section 3.100. (Definitions), Article VII. Sections 7.1300. through 7.1304. (Multifamily Conversion developments.), and any associated sections for the purpose of addressing recent State of Arizona legislation of HB2110 intended to allow for the adaptive reuse or redevelopment of existing commercial, office, or mixed-use parcels for multifamily residential use. Staff contact person is Brad Carr, AICP, LEED-AP, 480-312-7713.

Item No. 5; Commissioner Gonzales made a motion to initiate project 596-PA-2024#2 for the Text Amendment. Second by Commissioner Ertel, the motion passed unanimously by a vote of seven (7) to zero (0) by Chair Scarbrough, Vice Chair Young, Commissioner Gonzales, Commissioner Kaminski, Commissioner Ertel, Commissioner Joyner, and Commissioner Higgs.

Non-ACTION ITEMS

6. [Status Update: Noise Regulations](#)

Presentation and possible discussion regarding the status of amending noise regulations. Staff contact person is Tim Curtis, 480-312-4210.

ADJOURNMENT

With no further business to discuss, the regular session of the Planning Commission adjourned at 6:51 p.m.