

**REGULAR MEETING – PLANNING & ZONING COMMISSION**

**April 4, 2024**

**7:00 PM**

Pursuant to ARS 38-431.01, notice is hereby given to members of the Fredonia Planning and Zoning and the Public that a Regular Meeting will be held on April 4, 2024 at 7:00 PM. If indicated in the agenda, the Board may vote to go into Executive Session, which will not be open to the public, to discuss certain matters.

Called to Order – Committee Member Lathim called the meeting to order at 6:58 pm.

Roll Call

*Committee Member Derick Johnson*  
*Committee Member Brandon Tait*  
*Committee Member Jimmy Lathim*

Public Comment (*The board shall not discuss or take legal action on matters unless the matters are properly noticed.*)

None.

The following items may be approved by a single motion unless a member of the Planning and Zoning request that any items be considered separately and acted upon accordingly. Each item considered separately may be approved by motion of the council as though originally listed as an action item.

A. Consent Items:

1. Agenda – April 4, 2024
2. Minutes from regular meeting February 8, 2024

Motion to approve all consent items by Committee Member Lathim as presented and seconded by Committee Member Tait. All in Favor.

B. Report:

1. Planning and Zoning Clerk - none

C. Discussion and Possible Action Items:

1. Discussion and Possible Action– Don & Shawna Cox - 720 Riddle Drive – add manufactured home  
Discussion revolved around the set back at the back property. When Mr. Cox presents at the City Council meeting, the plans should show all setbacks are to code.

Committee Member Tait made a motion to approve as long as all of the setbacks are met. This was seconded by Committee Member Johnson. All in Favor.

2. Discussion and Possible Action – Michael & Dolores Warino - 60 South 200 W – addition of new garage

Mr. Warino had called earlier in the day to let us know that he would not be attending the meeting and would call us when he was ready to be placed back on the agenda.

3. Discussion and Possible Action – Stuart Van De Wiele with Rupe Companies - Parcels 60001009A, 60001009B and 60001008A - lot combo/split and rezoning

Mr. Van De Wiele was advised that the next approval needed would be City Council.

Committee Member Johnson made a motion to approve the lot combo split and rezoning. Committee Member Lathim seconds the motion. All in Favor.

D. Board member comments and future agenda items - none

E. Adjournment – Committee Member Lathim adjourned the meeting at 7:14 pm.

Review and sign demand(s)

\_\_\_\_\_  
Attending Board Member

\_\_\_\_\_  
Approve

\_\_\_\_\_  
P&Z Clerk

\_\_\_\_\_  
Attest

Certification – I, hereby, certify that the above is a true and correct copy of the minutes of the meeting; I further certify that the meeting was duly called and held.

\_\_\_\_\_  
Council Member or Mayor    Attest