FINAL

TUSAYAN PLANNING & ZONING COMMISSION MEETING

PURSUANT TO A.R.S. § 38-431.02 & §38-431.03

MAY 9, 2012 @ 5:00 P.M.

TUSAYAN TOWN HALL BLDG

845 Mustang Drive, Tusayan Arizona

TUSAYAN TOWN PLANNING & ZONING COMMISSION MINUTES

1. **CALL TO ORDER AND PLEDGE OF ALLEGIANCE**
   The Chairman called the meeting to order at 5:00pm and the Pledge of Allegiance was recited.

2. **ROLL CALL**
   Upon roll call, the following were present:

   CHAIRMAN G. BRYAN
   COMMISSIONER C. SANDERSON
   COMMISSIONER B. FITZGERALD
   COMMISSIONER A. MONTOYA
   COMMISSIONER J. RUETER

   Also Present: Interim Town Manager Jim Wine
   Assistant Town Clerk Garver
   Town Planner Turner – via phone

3. **CALL TO THE PUBLIC FOR ITEMS NOT ON THE AGENDA**
   No public comments were made

4. **APPROVAL OF MINUTES**

5. **Consideration and possible action on two requests by Signs Plus for Plaza Bonita Family Mexican Restaurant located at 300 Highway 64 in Tusayan, Arizona as follows:**
   Town Planner Turner stated that the roof sign that is currently on the Plaza Bonita from the previous business remain as the Town codes allow roof signs when there is no building set back.

   Bill Mayo, representative for Plaza Bonita, said that he had looked at additional places for placing the sign, but that the signs would go over into the Town's right away.

   A. **Application for 120 square foot roof sign**
   Commissioner Sanderson moved to approve the application for the 120 square foot roof sign.
   Commissioner Fitzgerald seconded the motion.

Commissioner Rueter stated that this is an example of a sign that had not been active for a considerable period of time and if the new Zoning Codes had been in place, the new tenant would have had to go through additional hardship to obtain back the roof signage that was already there as it would have surpassed the 180 day limit. He recommended that the Planning and Zoning Commission revisit the amount of days that a sign can be on a business that no longer exsists.

All were in favor. Motion passed.

B. Application for two signs in the Design Review Overlay District, DRO2012-01

Town Planner suggested that the white background on the proposed sign be changed to a softer white, darker red and a more subtle green to conform to the Town's DRO guidelines. The illumination of the sign is interior lit and will need to conform to the guidelines as well.

Commissioner Sanderson moved to approve the application of the two signs after the revision of colors and approved by the interim community developer director (the interim Town Manager).
Commissioner Rueter seconded the motion. All were in favor. Motion passed.

6. AGENDA ITEMS FOR FUTURE MEETINGS

No agenda items were given

7. MOTION TO ADJOURN

Commissioner Montoya moved to adjourn the meeting at 5:27pm
Commissioner Fitzgerald seconded the motion. All were in favor. Motion passed.

ATTEST: On this date, May 16th, 2012.

Greg Bryan, Town Mayor

Town Clerk