PLEASE SILENCE ALL ELECTRONIC COMMUNICATION DEVICES. THANK YOU.

NOTICE OF POSSIBLE QUORUM OF THE BUCKEYE CITY COUNCIL
A MAJORITY OF THE CITY COUNCIL MAY ATTEND THE REGULAR MEETING OF THE BUCKEYE PLANNING AND ZONING COMMISSION BUT NO LEGAL ACTION CAN OR WILL BE TAKEN BY THE CITY COUNCIL.

CITY OF BUCKEYE
PLANNING AND ZONING COMMISSION
FEBRUARY 10, 2026
AGENDA

City Council Chambers
530 East Monroe Avenue
Buckeye, AZ 85326
6:00 p.m.
****Live streaming will be available via YouTube****
The doors will be open to the public at least 15 minutes prior to the start time of the meeting.

Accessibility for all persons with disabilities will be provided upon request. Please telephone your accommodation request (623) 349-6911, 72 hours in advance if you need a sign language interpreter or alternate materials for a visual or hearing impairment.

Voting Members will either attend in person or by telephone conference call or video presentation. Items listed may be considered in any order.

1. CALL TO ORDER/PLEDGE OF ALLEGIANCE/ROLL CALL

2. MINUTES

2.A Approval of minutes from the January 27, 2026 Planning and Zoning Commission regular meeting.
Staff Liaison: Keri Hernandez, Management Assistant, khernandez@buckyeaz.gov (623) 349.6211

3. CONTINUANCE AGENDA

3.A Grand View Arizona - Rezoning to Community Master Plan (CMP) - PLZZ-23-00016: Conduct a public hearing and recommend approval to City Council of the rezoning of approximately 2,271 acres generally bounded by Broadway Road to the north, Jackrabbit Trail to the east, MC85 to the south, and Dean Road to the west from Single-Family 43 (R1-43), Light Industrial (I-1), and Rural Residential (RR) to Community Master Plan (CMP), establishing permitted land uses and development standards to facilitate development of the site with a rail-served regional industrial hub with opportunities for complementary commercial, single-family residential, and multi-family residential uses. This item was continued to this agenda by the Commission on November 20,

2025.
Staff Liaison: Ken Galica, Planning Manager, kgalica@buckeyeaz.gov, (623) 349-6214

4. REGULAR AGENDA

4.A Project H20 Rezone Modification of Stipulations - Modification of Stipulations (PLZM25-0107) - Conduct a public hearing and recommend approval to the Mayor and City Council to modify stipulations of Ordinance No. 18-23 of approximately 157 acres generally located about 450' west of the northwest corner of 283rd Avenue and Patterson Road, subject to conditions "a" through "l".
Staff Liaison: Joseph Mueller, Senior Planner, jmueller@buckeyeaz.gov, (623) 204-5505

5. COMMENTS FROM THE PUBLIC

Any members of the audience may comment on non-agenda items. However, State Open Meeting Law does not permit the Commission to discuss items not specifically on the agenda. The Commission may direct inquiries to City staff.
Action Required: *None*

6. PLANNING MANAGER REPORT AND SUMMARY OF CURRENT EVENTS

7. PLANNING AND ZONING COMMISSION SUMMARY OF CURRENT EVENTS

Any regular or alternate Commissioner or Council Liaison may present a brief summary on current events
Action Required: *None; there will be no discussion, deliberation, proposals, or legal action.*

8. ADJOURNMENT