



TOWN OF CAREFREE
NOTICE of a WORK SESSION of the PLANNING AND ZONING COMMISSION

WHEN: MONDAY, MARCH 28, 2022

WHERE: CAREFREE TOWN COUNCIL CHAMBERS
33 EASY STREET, CAREFREE, AZ 85377

LIVESTREAM: [HTTPS://ZOOM.US/](https://zoom.us/j/3229729660)
MEETING ID 322 972 9660
PASSCODE 12345

TIME: 5:00 P.M.

Pursuant to A.R.S. 38-431.02, notice is hereby given to the members of the Planning and Zoning Commission of the Town of Carefree, Arizona and to the general public that the members of the Planning and Zoning Commission will hold a work session open to the public.

The agenda for the meeting is as follows:

CALL TO ORDER

ROLL CALL

Members of the Planning and Zoning Commission may participate by technological means or methods pursuant to A.R.S. §38-431(4).

PLEDGE OF ALLEGIANCE

ITEM #1 A PRESENTATION AND DISCUSSION WITH STEVE PROKOPEK, ECONOMIC DEVELOPMENT DIRECTOR, REGARDING UPDATING THE VILLAGE CENTER MASTER PLAN TO INCLUDE THE ELEMENTS REQUIRED FOR A REDEVELOPMENT PLAN AS REQUIRED BY ARIZONA REVISED STATUTE 36-1479. *NO ACTION WILL BE TAKEN AT THIS TIME.*

ITEM #2 ANNOUNCEMENTS

ITEM #3 ADJOURNMENT

DATED this 24th day of March, 2022.

TOWN OF CAREFREE

BY: *Samantha J. Gasell*
Planning Clerk

This work session will be broadcast via our Town of Carefree Zoom channel:

LIVESTREAM: [HTTPS://ZOOM.US/](https://zoom.us/)
MEETING ID 322 972 9660
PASSCODE 12345

For telephone audio
1.669.900.6833 or 1.253.215.8782



FOR SPECIAL ACCOMMODATIONS

Please contact the Planning Clerk, 8 Sundial Circle (PO Box 740), Carefree, AZ 85377; (480) 488-3686, at least two working days prior to the meeting if you require special accommodations due to a disability.

STAFF REPORT – PLANNING & ZONING COMMISSION



MEETING DATE: March 28, 2022

Agenda Item #: 1

SUBJECT:

Updating the Village Center Master Plan to include the elements required for a Redevelopment Plan as required by Arizona Revised Statute 36-1479 (Preparation and approval of redevelopment plans)

SUMMARY:

The purpose of this Workshop is to Present the next steps for completing a Redevelopment Plan to the Planning and Zoning Commission and allow the Planning and Zoning Commission the opportunity to provide initial input on the process and plan.

Background

In 2015, the Town approved the Village Center Master Plan. This plan included an assessment, as well as goals strategies, which were summarized in the attached implementation schedule. In 2022, it was determined that to have better success in implementing the Village Center Master Plan, the Town established a redevelopment area. This establishment then triggered the Redevelopment Plan process. The goal of the process, and contractor scope, is not to recreate an entire new plan, but to update the current Village Center Master plan with the statutory requirements to make it a Redevelopment Plan. Once approved, the plan will be the guiding principal document for revitalization and redevelopment. It will unlock the benefits of a redevelopment area, which primarily will allow for public/private partnerships, enhanced financial resources and access to grant funding.

Topics for Discussion

- Michael Baker International will provide a presentation summarizing the effort of the 2015 Village Center Master Plan and the statutory requirements necessary to update this document into a Redevelopment Plan.
- Steve Prokopek, Economic Development Director to discuss status of Village Center Master Plan Implementation
- Open conversation with Planning and Zoning to discuss:
 - Next steps for the plan process
 - Public engagement
 - Policies, goals and initiatives Planning and Zoning members would like addressed in the planning process

PUBLIC PROCESS:

The above items are for Commission discussion only, and no action is required at this time.