



TOWN OF JEROME

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MINUTES

REGULAR MEETING OF THE PLANNING AND ZONING COMMISSION OF THE TOWN OF JEROME JEROME CIVIC CENTER 600 CLARK STREET, JEROME, ARIZONA

TUESDAY, DECEMBER 16, 2025, AT 6:00 PM

Due to the length of this meeting, Council may recess and reconvene at the time and date announced.

6:03PM (0:36) 1. CALL TO ORDER/ROLL CALL

Present were Chair Lance Schall, Vice Chair Jeanie Ready and Commissioner Jera Peterson. Let the record show that Commissioner Rebecca Miller gave prior notice of her absence from this meeting.

Staff present included Zoning Administrator Will Blodgett and Accounting Clerk/Administrative Specialist Michele Sharif.

6:04PM (1:00) 2. APPROVAL OF MINUTES

A. The board will vote on approval of the minutes from the regular meeting of 10/21/25

Prior to introducing the minutes Chair Schall stated that the record should show that 3 out of 4 members were present, constituting a quorum to conduct business. There were no corrections necessary for those minutes. Commissioner Peterson entered the motion to approve the meeting minutes from the regular P&Z meeting of October 21, 2025, with a second from Vice Chair Ready. Chair Schall called the question and the motion carried with 3 aye votes.

Motion to approve minutes of the Regular P&Z Meeting of October 21, 2025.

| BOARD MEMBER | MOTION | SECOND | AYE | NAY | ABSENT | ABSTAIN |
|--------------|--------|--------|-----|-----|--------|---------|
| MILLER | | | | | X | |
| PETERSON | X | | X | | | |
| READY | | X | X | | | |
| SCHALL | | | X | | | |

6:04PM (1:54) 3. NEW BUSINESS

A. No new Business

There was no new business. Mr. Blodgett informed the commission that this item was left on the agenda in error.

6:05PM (2:00) 4. MEETING UPDATES

This item was combined with item 5 on the agenda.

6:05PM (2:29) 5. NEXT MEETING ITEMS

A. The ZA will update the board as to known, and possible future agenda items.

Chair Schall introduced the item and deferred the conversation to Mr. Blodgett for further update. Mr. Blodgett shared that the Town is preparing to begin a comprehensive zoning ordinance revision in the spring, in coordination with the Planning Center in Tucson. He said the initial phase will focus on evaluating the ordinance's overall framework, formatting, organization, and usability, rather than substantive policy changes. While Jerome's current zoning ordinance is noted to be relatively strong for a community of its size, and historic nature, opportunities exist to improve its organization, clarify provisions, provide clearer and proper definitions, and enhance the overall usability of the ordinance.

Commissioners were asked to review zoning ordinances from other incorporated communities, with preference to those located in Arizona, but including comparable historic mining towns elsewhere. They should demonstrate effective organization, formatting, or approaches to historic preservation and nonconforming uses. Commissioners were advised to identify one or two ordinances to share at the next meeting during a planned study session. Historic preservation will remain a primary priority, and future workshops will address specific problem areas and policy considerations as the revision process moves forward.

6:17PM (14:14) 6. ADJOURNMENT

Chair Schall introduced adjournment.

Vice Chair Ready entered the motion to adjourn the meeting, with a second from Commissioner Peterson.

Chair Schall called the question and the meeting adjourned at 6:17p.m.

Motion to adjourn at 6:17p.m.

| BOARD MEMBER | MOTION | SECOND | AYE | NAY | ABSENT | ABSTAIN |
|--------------|--------|--------|-----|-----|--------|---------|
| MILLER | | | | | X | |
| PETERSON | | X | X | | | |
| READY | X | | X | | | |
| SCHALL | | | X | | | |

Approved: _____ Date: _____

Chair Lance Schall, Planning & Zoning Commission Chair

Attest: _____ Date: _____

Kristen Muenz, Deputy Clerk