


Notice of Public Hearing of the Planning & Zoning Commission of the City of Yuma

Pursuant to A.R.S. § 38-431.02, notice is hereby given to the members of the Planning & Zoning Commission of the City of Yuma and to the general public that the Planning & Zoning Commission will hold a hearing open to the public on January 12, 2009 at 4:30 p.m. at the City Hall Council Chambers, One City Plaza, Yuma, AZ.

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|  <p>City of YUMA</p> | <p style="text-align: center;">SUMMARY</p> <p style="text-align: center;">Planning and Zoning Commission Meeting <i>City Hall Council Chambers</i> <i>One City Plaza</i></p> <p style="text-align: center;">Monday, January 12, 2008, 4:30 p.m.</p> |
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CALL TO ORDER AT 4:31

CONSENT CALENDAR – All items listed under the consent calendar will be approved by one motion. There will be no separate discussion of these items unless the Commission or a member of the audience wishes to speak about an item.

APPROVAL OF MINUTES

Approved NOVEMBER 24, 2008
DECEMBER 8, 2008

WITHDRAWALS BY APPLICANT – NONE; TIME EXTENSIONS – NONE; APPROVALS – NONE

CONTINUANCES – M2008-002: This is a request by Juan Leal Rubio and Carlos F. Flores for abandonment of 500 square feet of right-of-way located in the alley behind 535 S. 1st Avenue, Yuma, AZ. *(Continued from the Meeting of November 24, 2008)(Continued to the meeting of March 9, 2009);*

PUBLIC HEARINGS – The Planning & Zoning Commission will be considering a vote or action on the following cases. Any vote or action will be considered separately for each case.

- GP2008-008:** This is a General Plan Amendment request by the City of Yuma, to change the land use designation from Medium Density Residential to Mixed Use for 26 properties with a total area of 2.7 acres. The properties are located at 1002-110 West 34th Place, Yuma, AZ. *(1st of 2 Public Hearings)*
Approved
- GP2008-009:** This is a General Plan Amendment request by Dahl, Robins and Associates, on behalf of Cholla Desert Land, Inc. to amend the City of Yuma General Plan Land Use Element and the City of Yuma/Yuma County Joint Land Use Element by amending the allowable densities within the Low Density and Medium Density Land Use Designation. The request would apply city-wide. *(1st of 2 Public Hearings)*
Approved
- GP2008-010:** This is a General Plan Amendment request by Dahl, Robins and Associates, on behalf of Cholla Desert Land, Inc. to amend the City of Yuma General Plan Transportation Element and the Major Roadways Plan by removing the designated roadway alignment. This major roadway is located from 40th Street to 44th Street. The requested change would remove the designated eighty foot wide Collector roadway from the Major Roadways Plan. *(1st of 2 Public Hearings)*
Approved
- GP2008-011:** This is a General Plan Amendment request by the City of Yuma, to change the land use designation from Medium Density Residential and Mixed Use to Public/Quasi-Public and Resort Recreation and Open Space for 3 properties with a total area of 120 acres. The properties are located at the northeast and the southeast corner of Avenue 6E and 36th Street, Yuma, AZ. *(1st of 2 Public Hearings)*
Approved
- GP2008-012:** This is a General Plan Amendment request by the City of Yuma, to change the land use designation from Medium Density Residential to Low Density Residential for a 3.4 acre property. The property is located at the southeast corner of Palmer Avenue and Canal Roadway, Yuma, AZ. *(1st of 2 Public Hearings)*
Approved
- Z2008-02:** This is a request by Christina Perricone, on behalf of LGJ Yuma Inc., Sam and Mary Perricone, to rezone approximately 79.07 acres from the Low Density Residential (R-1-6) District to the Low Density Residential (R-1-8) District. The properties consist of existing and future phases of the Terra Bella Subdivision. The properties are located at the northeast corner of 40th Street and Avenue 5 ½ E, Yuma, AZ.
Approved

POLICY DIRECTION – The Planning & Zoning Commission will discuss and may vote or take action on the following items. Each item is considered separately and will have separate action by the Planning & Zoning Commission.

INFORMATION AND DISCUSSION ITEMS

1. COUNCIL ACTIONS ON P & Z COMMISSION RECOMMENDATIONS
2. COMMISSION – **RESIGNATION AND RECOGNITION OF JERILYN WOOD**
3. STAFF

4. PUBLIC – Members of the public may address the Planning and Zoning Commission on matters that are not listed on the Commission agenda. The Planning & Zoning Commission cannot discuss or take legal action on any matter raised unless it is properly noticed for discussion and legal action. At the conclusion of the call to the public, individual members of the Commission may respond to criticism made by those who have addressed the Commission, may ask staff to review a matter or may ask that a matter be placed on a future agenda. All Planning & Zoning Commission meetings are recorded.

ADJOURN AT 5:27 – As a part of the public hearing process, the City Planning & Zoning Commission is authorized to consider appropriate alternate Zoning Districts, which are no more intensive in development activity than the requested Zoning District. Additionally, the Commission is authorized to supplement requested rezoning actions with the Aesthetic Overlay (AO) District and/or the Public Designation (P) District as may be deemed appropriate. In accordance with the Americans with Disabilities Act (ADA) and Section 504 of the Rehabilitation Act of 1973, the City of Yuma does not discriminate on the basis of disability in the admission of or access to, or treatment or employment in, its programs, activities, or services. For information regarding rights and provisions of the ADA or Section 504, or to request reasonable accommodations for participation in City programs, activities, or services contact: ADA/Section 504 Coordinator, City of Yuma Human Resources Division, One City Plaza, PO Box 13012, Yuma, AZ 85366-3012; (928) 373-5125 or TTY (928) 373-5149.