

# 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 25, 2010 at 4:30 p.m. at City Hall Council Chambers, One City Plaza, Yuma, AZ.



City of YUMA

## Summary

### Planning and Zoning Commission Meeting

City Hall Council Chambers  
One City Plaza

Monday, January 25, 2010, 4:30 p.m.

CALL TO ORDER AT 4:34

ELECTION OF OFFICERS

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.

Approved

APPROVAL OF MINUTES  
JANUARY 11, 2010  
WITHDRAWALS BY APPLICANT

NONE

TIME EXTENSIONS

NONE

CONTINUANCES

NONE

APPROVALS

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.

1. **CU2009-012:** This is a request by Desert Holdings of Yuma, LLC, for a Conditional Use Permit to allow offices, warehousing, and storage for construction, wholesaling, and distribution purposes in the Light Industrial (L-I) District. This request includes the following exceptions: reduce the setback from 20 feet to 0 feet along Avenue A, reduce the setback from 20 feet to 5 feet for 10<sup>th</sup> Street and Avenue, reduce the parking from 72 spaces to 47 spaces, and reduce the landscaping from 15% to 2.5%. The property is located at 1000 South Avenue A, Yuma, AZ.

Approved

Approved

2. **CU2009-013:** This is a request by Jonathon Matheus, on behalf of Ingold Family Investments, for a Conditional Use Permit to allow Immigration and Customs Enforcement Offices in the Heavy Industrial (H-I) District. The property is located at 7431 E. 30<sup>th</sup> Street, Yuma, AZ.

Decision Upheld

3. **HO2009-018A:** This is an appeal of the Hearing Officer's decision of November 19, 2009, where the applicants, Ken and Laura Stanhope, were denied a variance request to reduce the yard setback from 7 feet to 0 feet for a storage shed in the Low Density Residential (R-1) District. The property is located at 2172 E. 26<sup>th</sup> Way, Yuma, AZ.

POLICY DIRECTION

None

INFORMATION ITEMS

1. STAFF
  - CIP PROGRESS REPORT
  - 2012 GENERAL PLAN UPDATE – GROWTH AREAS, PUBLIC PARTICIPATION AND IMPLEMENTATION
  - PRESENTATION AND DISCUSSION ON TYPES OF BANNERS IN THE AUTO CENTER OVERLAY
2. COMMISSION
  - DISCUSSION AND POSSIBLE ACTION ON P&Z REQUEST FOR INVOLVEMENT WITH FUTURE ANNEXATIONS
3. 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 6:23

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.