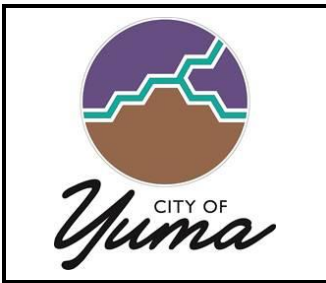


## Notice of Public Hearing of the Planning & Zoning Commission of the City of Yuma

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 February 12, 2018, at 4:30 p.m. at the Public Works Training Room, 155 W. 14<sup>th</sup> Street, Yuma, AZ.



### Agenda Planning and Zoning Commission Meeting Public Works Training Room 155 W. 14<sup>th</sup> Street

Monday, February 12, 2018, 4:30 p.m.

#### CALL TO ORDER

#### ELECTION OF OFFICERS – CHAIR & VICE-CHAIR

Meeting cancelled due to lack of quorum.

**CONSENT CALENDAR** — All items listed under the consent calendar will be approved by one motion. There is no opportunity for public comment unless a member of the audience wishes to speak about an item.

#### APPROVAL OF MINUTES

January 22, 2018 (3 of 4 required: Hamel, Dammeyer, Jones, Ott)

#### WITHDRAWALS BY APPLICANT

None

#### TIME EXTENSIONS

None

#### CONTINUANCES

None

#### APPROVALS

None

**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. 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.

1. **GP-196-2017**: This is a General Plan Amendment request by Barry Olsen on behalf of South Avenue B LLC to change the land use designation from Medium Density Residential to High Density Residential for approximately 5.9 acres, located at 1421 S. Avenue B. (*This is the second of two public hearings.*)  
**CONTINUED TO MARCH 12, 2018**

2. **CUP-19778-2017**: This is a request by Westar Plumbing Services, LLC for a Conditional Use Permit to allow commercial uses in the Light Industrial (L-I) District. The property is located at 780 E. 39<sup>th</sup> Place, Yuma, AZ.  
**CONTINUED TO FEBRUARY 26, 2018**

3. **ZONE-20534-2017**: This is a request by Vega and Vega Engineering, on behalf of TNNA Investments, LLC, to change the zoning from Light Industrial / Infill Overlay (L-I/O) District to the Low Density Residential (R-1-6/I-O) District, located at 978 S. 1st Avenue, Yuma, AZ.  
**CONTINUED TO FEBRUARY 26, 2018**

4. **SUBD-20465-2017**: This is a request by Colvin Engineering, Inc., on behalf of Terraces Business Park AZ, LLC for approval of the final plat for the Terraces West Subdivision, proposed to be divided into 15 residential lots with a minimum lot size from 10,242 square feet to 40,586 square feet. The property is located north of Interstate 8, west of the Terraces Two at the View Subdivision, Yuma, AZ.  
**CONTINUED TO FEBRUARY 26, 2018**

#### INFORMATION ITEMS

1. STAFF

2. COMMISSION

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

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, Yuma, AZ 85364; (928) 373-5125 or TTY (928) 373-5149.