

## 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 July 27, 2015, at 4:30 p.m. at the City of Yuma Council Chambers, One City Plaza, Yuma, AZ.



### Agenda Planning and Zoning Commission Meeting City Hall Council Chambers One City Plaza

Monday, July 27, 2015, 4:30 p.m.

#### CALL TO ORDER

**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

July 13, 2015 (4 of 6 required: Hamel, Conde, Koopmann, Miller, Pruitt, Sorenson)

#### 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.

1. **CUP-10154-2015**: This is a request by Arizona Valley Refrigeration for a Conditional Use Permit to allow an Air Conditioning Installation/Repair business in the Heavy Industrial (H-I) District within 600 feet of a residential zoning district. This request includes exceptions to allow for the existing 8' front setback and the accompanying reduced front setback landscaping in order to preserve site ingress/egress along with no buffer landscaping between this use and the residential neighbors to the east. The property is located at 1250 W. 9<sup>th</sup> Street, Yuma, AZ.

#### 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

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, Yuma, AZ 85366-3012, (928) 373-5125 or TTY (928) 373-5149.