

Planning and Zoning Commission Meeting Minutes
October 27, 2025

A regular meeting of the City of Yuma Planning and Zoning Commission was held on Monday, October 27, 2025, at City of Yuma Council Chambers, One City Plaza, Yuma, Arizona.

PLANNING AND ZONING COMMISSION MEMBERS present were Chairman Chris Hamel, Vice Chairman John Mahon, and Commissioners Lorraine Arney, Ashlie Pendleton and Jorge Gonzalez. Commissioner Chelsea Malouff-Craig was absent. One Vacancy.

STAFF MEMBERS present included Alyssa Linville, Director of Community Development; Jennifer Albers, Assistant Director of Planning; Jerry Anaya, Engineering Manager; Amelia Domby, Principal Planner; Zenia Fiveash, Assistant Planner; John Lesueur, Assistant City Attorney and Alejandro Marquez, Administrative Specialist.

Chairman Chris Hamel called the meeting to order at 4:30p.m. and noted there was a quorum present

CONSENT CALENDAR

MINUTES – October 13, 2025

WITHDRAWALS BY APPLICANT – None

CONTINUANCES – None

APPROVALS – None

Motion by Commissioner Lorraine Arney second by Commissioner Jorge Gonzalez to APPROVE the Consent Calendar as presented. Motion carried unanimously, (5-0) with one absent and one vacancy.

Action Items- None

Public Hearings-

ZONE-44496-2025: *This is a request by the City of Yuma for a Subdivision and Zoning Code Text Amendment to authorize administrative personnel to review and approve preliminary plats, final plats and plat amendments without a public hearing by amending Title 15, Chapter 153 and Chapter 154.*

Amelia Domby, Principal Planner summarized the staff report and recommended **APPROVAL**.

QUESTIONS FOR STAFF

Vice-Chairman John Mahon asked if an applicant does not agree to a requirement would the public have an opportunity to attend a public hearing. **Domby** replied that there will be an appeal process available if an applicant does not agree with certain requirements and then stated that staff will be seeking direction from City Council regarding whether some form of neighborhood notification will be required.

Chairman Chris Hamel commented that while he understands the intent of the state's actions, he partially disagrees with the approach. **Chairman Chris Hamel** then asked for clarification, noting that the proposed changes would eliminate the Planning and Zoning Commission and City Council review of preliminary and final plat decisions at this level, and that the state has mandated compliance by the end of December. **Domby** answered, that is correct.

APPLICANT/APPLICANT'S REPRESENTATIVE

None

PUBLIC COMMENT

None

Motion by Commissioner Jorge Gonzalez, second by Commissioner Ashlie Pendleton to APPROVE ZONE-44496-2025 as presented. Motion carried unanimously, (5-0) with one absent and one vacancy.

ZONE-44497-2025: *This is a request by the City of Yuma for a Zoning Code Text Amendment to amend Title 15, Chapter 154 to authorize administrative personnel to review and approve design review, and to add rules and regulations regarding the voice or video appearance by a Design and Historic Review Commissioner.*

Jennifer Albers, Assistant Director of Planning summarized the staff report and recommended **APPROVAL.**

QUESTIONS FOR STAFF

None

APPLICANT/APPLICANT'S REPRESENTATIVE

None

PUBLIC COMMENT

None

Motion by Commissioner Lorraine Arney, second by Vice Chairman John Mahon to APPROVE ZONE-44497-2025 as presented. Motion carried unanimously, (5-0) with one absent and one vacancy.

INFORMATION ITEMS

Staff

Jennifer Albers, Assistant Director of Planning stated that there will be no cases on November 10th, so that hearing will be cancelled, however there are cases scheduled for November 24th, December 8th, and December 22nd. **Albers** also commented that if there are any issues with attendance, please inform staff as soon as possible.

Commission

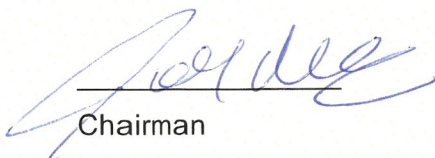
None

Public

None

Chairman Chris Hamel adjourned the meeting at 4:41 PM.

Minutes approved this 8 day of December, 2025.


Chairman