



Cochise County Community Development

Highway and Floodplain Division

Public Programs...Personal Service
www.cochise.az.gov

INTEROFFICE MEMO

Date: June 9, 2015
To: Jesse Drake, Planner II
From: Pam Hudgins, Right-of-Way Agent II
Subject: Rezoning Permit for Bowie Power Station (Z-02-13B)

Background:

Bowie Power Station requested a time extension to December 31, 2020, for approximately 260 acres rezoned from RU-4 to HI (Heavy Industrial) for the Bowie Power Station and approximately 443 acres rezoned from RU-4 (one dwelling per 4 acres) to RU-36 (one dwelling per 36,000 sq.ft.) that was rezoned in September 2002. Modifications of Conditions of Approved Rezonings are found in Section 2209 of the Zoning Regulations. The applicant is SouthWestern Power Group, II. Right-of-Way staff was contacted by Planning and Zoning to review the permit and provide comments regarding right-of-way dedication needs for county maintained roads.

Analysis:

Access for the subject parcel is as follows: North Central Avenue currently located north of the Business Loop in Bowie, AZ. The secondary access is Rosewood Road traversing on the north side of APN 301-04-033H. Adjoining the subject parcel, North Central Avenue in this location is not a county maintained road. That portion of Rosewood Road adjoining the subject parcel is also not a county maintained road. The maintained portion of Central Avenue is from Anderson Street North to Fan Road for approximately 2.30 miles.

Recommendation:

No further right-of-way dedication is required at this time.

Highway and Floodplain

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