

ZONING ORDINANCE 25-05

AMENDING CERTAIN ZONING DISTRICT BOUNDARIES FROM R-36 TO RU-4, PURSUANT TO THE APPLICATION OF PEDRO DE CASTRO

WHEREAS, Arizona Revised Statutes (“A.R.S.”) § 11-814 allows property owners, or their authorized agent, to request amendments to the Zoning District boundaries through the Board of Supervisors in a public hearing; and

WHEREAS, the Cochise County Board of Supervisors (“Board of Supervisors”) recognizes that zoning amendments can affect land use patterns and, therefore, warrant careful consideration of local and regional impacts at a public hearing; and

WHEREAS, Pedro De Castro (the “Applicant”) wishes to bring Tax Parcel 407-83-006, which is zoned R-36, into a more appropriate and less dense zoning category given the available services and infrastructure by amending the zoning to RU-4; and

WHEREAS, the property is near other parcels zoned RU-4; and

WHEREAS, the requested zoning district is a permitted zoning district within current Comprehensive Plan land use plan designations; and

WHEREAS, the Board of Supervisors promotes effective, early, and continuous public participation by citizens; and

WHEREAS, the Board of Supervisors held a duly noticed public hearing on the amendment to the Zoning District boundaries proposed by the Applicant; and

WHEREAS, the Board of Supervisors held a duly noticed public hearing on the amendment to the Zoning District boundaries proposed by the Applicant; and

WHEREAS, the Board of Supervisors approved the request for a change in the Zoning District boundaries.

NOW, THEREFORE, BE IT RESOLVED that the Cochise County Zoning District Boundaries shall be amended as follows:

The zoning classification for Tax Parcel 407-83-006 as shown on the map attached to this Ordinance as **Exhibit A**, is changed from R-36 to RU-4.

The Board of Supervisors approves Docket RZ24-26 without conditions of approval.

PASSED AND ADOPTED by the Board of Supervisors of Cochise County, Arizona, this 25th day of February 2025.

Frank Antenori, Chairman
Cochise County Board of Supervisors

ATTEST:

APPROVED AS TO FORM:

Lara Loewenheim
Clerk of the Board

Paul Correa 2/13/2025
Paul Correa
Chief Civil Deputy County Attorney

EXHIBIT A

