

APPROVED by Planning & Zoning Commission

Date: October 10, 2017

P&Z Office: /s/ Roman Pacheco

MINUTES

REGULAR MEETING
PLANNING AND ZONING COMMISSION
SAN LUIS COUNCIL CHAMBERS
1090 E. UNION STREET
SEPTEMBER 12, 2017
7:00 PM

1. CALL TO THE ORDER /ROL CALL: The meeting was called to order at approximately 7:02 PM., by Vice Chairman Javier Barraza.

2. PLEDGE OF ALLEGIANCE: Pledge of Allegiance was led by Commissioner Marco A. Pinzon.

PRESENT:

Vice Chairman Javier Barraza
Commission Member Daniel Bazua
Commission Member Hugo Garcia
Commission Member Marco A. Pinzon
Commission Member Jose A. Ponce

ABSENT:

Chairman Bill Cordova
Commission Member Guillermina Fuentes

OTHER PRESENT: Jose A. Guzman, Acting Planning and Zoning Director
Roman Pacheco, Planning Technician
Kay Macuil, City Attorney
Ray Urias, Attorney
Rich Bauermann, Fire Department
Tadeo A. De La Hoya, City Manager
John Starkey, Edais Engineering, Inc.
Jorge Sanchez, Edais Engineering, Inc.

CONSENT AGENDA:

3. A. MINUTES OF

- Regular Planning & Zoning Commission Meeting held August 8, 2017

MOTION: **Jose A. Ponce / Hugo Garcia** to APPROVE the Consent Agenda as presented. Motion passed unanimously (5-0).

4. PUBLIC HEARINGS

4. A. Public hearing followed by discussion and possible action on any and all matters regarding Rezoning Case No. 2017-0546. A request by Riedel Holdings LLC, on behalf of Border Ranches, LLC, owner, to rezone approximately 33 acres from Medium-High Density Residential (R-2) to Medium Density Residential (R1-6). The property is located on the northwest corner of County 24th Street and 20th Avenue in San Luis, Arizona.

A. Open Public Hearing

Acting Chairman Barraza opened the public hearing.

Jose A. Guzman, Acting Planning and Zoning Director, summarized staff report recommending approval of Rezoning Case No. 2017-0546.

Commissioner Daniel Bazua, asked the reason why they want to go from R-2 to R1-6. **Guzman** responded that the reason is because City Council approved an ordinance which sets the minimum lot size to 6,000 square feet. And the R-2 no longer allows single family house so they have to use the R1-6 that is the minimum allow size for the lot. They can no longer do a subdivision R-2 for single family homes.

Jorge Sanchez, Edais Engineering, Inc., stated he was representing Riedel Holdings LLC., and was present to answer any questions.

Acting Chairman Barraza asked if there was anybody else from the public that wished to speak on this request at this is the time. **Barraza** then stated, “being none, I bring it back to the Commission for either further discussion or motion”.

MOTION: Marco A. Pinzon / Jose A. Ponce seconded on staff recommendation for approval on Rezoning Case No. 2017-0546. Motion passed unanimously (5-0).

Acting Chairman Barraza, congratulates applicant. The commissioners were silent.

Legal Counsel Ray Urias advised the board that they had the option with four votes to force a motion to open or close public hearing and that the public hearing should be closed and the action on the rezoning should be done again.

B. Close Public Hearing

Acting Chairman calls for a motion to close public hearing.

MOTION: Marco A. Pinzon / Hugo Garcia to close public hearing. Motion passed unanimously (5-0).

C. Action

Acting Chairman brings back to the Planning and Zoning Commission for further discussion or action on Rezoning Case No. 2017-0546.

MOTION: Marco A. Pinzon / Daniel Bazua seconded on staff recommendation for approval on Rezoning Case No. 2017-0546. Motion passed unanimously (5-0).

6. CALL TO THE PUBLIC

There were no public comments

7. ADJOURNMENT

MOTION: Jose A. Ponce / Hugo Garcia to adjourn the Regular Planning & Zoning Meeting at approximately 7:12 p.m. Motion passed unanimously.