



June 16, 2020

REZONING CASE NUMBER: 2020-0277

CASE SUMMARY: A request by Edais Engineering, on behalf of Riedel Holdings, LLC, owner, to rezone 15.1 acres from Rural Area Residential (RA-10) to Medium Density Residential (R1-6) zoning district. The property is located west of 8th Avenue between Bienestar Estates No. 5 Subdivision and the East Main Canal, PID #776-09-003 (parcel B as recorded in Barkley Lot Split No. 3), San Luis, Arizona. The purpose of the zone change is to allow for the building of La Esperanza Estates.

A Citizen Review Meeting has been scheduled to enable interested parties the opportunity to meet with the applicant to ask and answer questions and address concerns. This review meeting is prior to any public hearing.

This Citizen Review Meeting will be held:
7th day of July 2020 at 6:00 p.m. at the San Luis City Hall Council Chambers, 1090 E. Union Street, San Luis, Arizona.

PUBLIC HEARING: July 14, 2020

COMMENTS DUE: June 22, 2020

Your comments on this case will help us prepare an accurate and timely staff report. Your comments on this case will be inserted “as is” into the staff report with your name, department, and telephone number, should the applicant have any questions. Your comments are a public record and will be available to the public, media, and the applicant, in addition to the Commission hearing this case. Please complete the section below and return via e-mail. For additional information, please contact the Planning and Zoning Department at (928) 341-8563 or at P&Z@sanluisaz.gov.

Thank you,

Jose A. Guzman
Director of Planning & Zoning
Attachment: Location Map

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 COMMENTS NO COMMENTS

Enter Comments below:

We need a traffic study pursuant to our ordinance that requires a traffic study for every subdivision, and a commitment to build such improvements that might be required. Further at 8th Ave we need to be sure one can get up the hill and cross over the canal. Lastly 6th can be crowded with a lot of traffic. Signalization like a light at 6th and 22nd? Widening of 6th? Signalization at 6th and Cesar Chavez? The traffic study needs to consider impacts at 6th and 22nd as well as impacts at 6th and Cesar Chavez. Also secondary access for public safety and do we really want canal banks to support access by fire trucks? Finally since on a slope we

need to duplicate the conditions we placed on Los Quintas 2 including the required CCRs and required Engineer.s Opinions from Najeh or someone like him.

Date:

June 17, 2020

Agency:

City Attorney's Office

Phone:

341-8520

Return to: P&Z@sanluisaz.gov