



# City Council Meeting

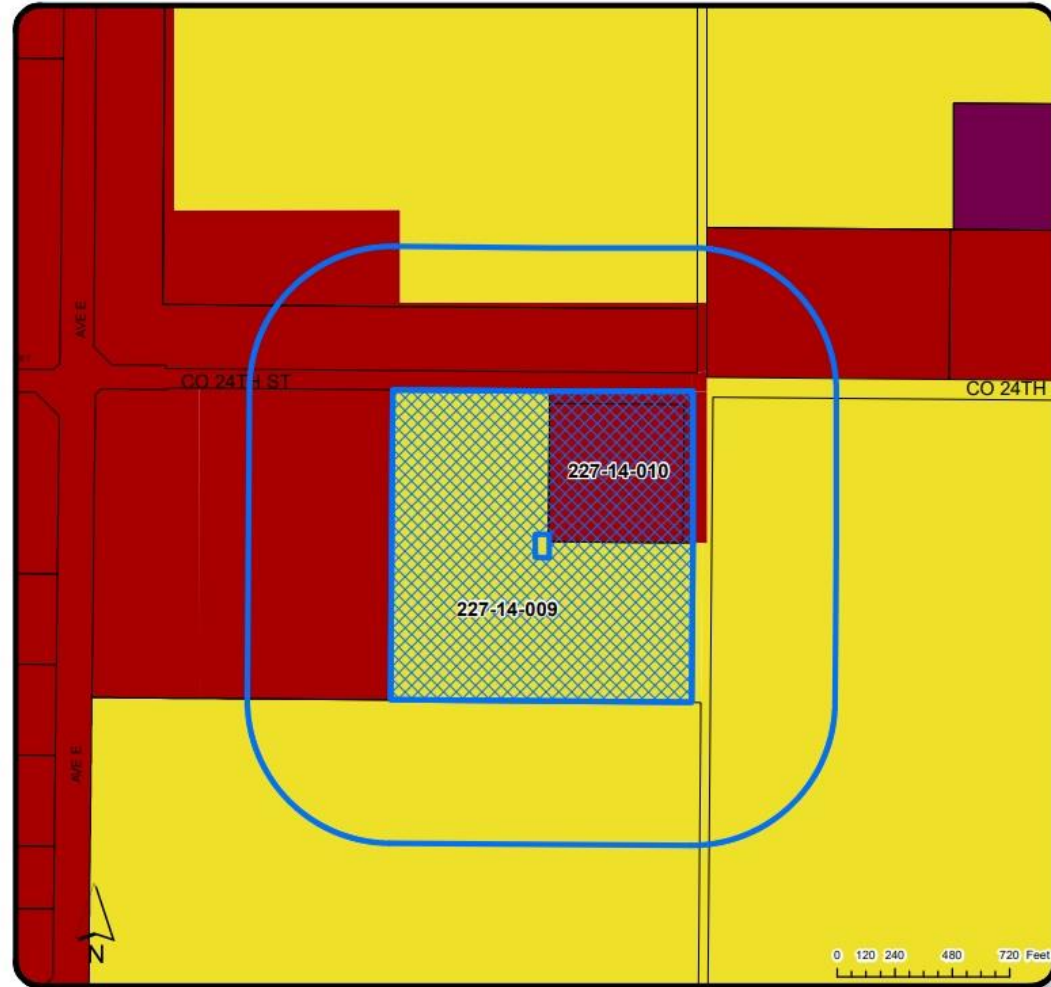
September 14, 2022

# Minor Amendment Case No. 2022-0335

**Request:** To change the land use designation of approximately 32 acres from Commercial (C) and Medium Density Residential (MDR) to High Density Residential (HDR). Assessor's Parcel 227-14-010 and the east half of parcel 227-14-009, located on the southwest corner of County 24<sup>th</sup> Street and the alignment of 24<sup>th</sup> Avenue in San Luis, Arizona.

- ◉ The applicant is requesting the land use change to allow the rezoning to R-3 for the construction of a multifamily project and a new school site.

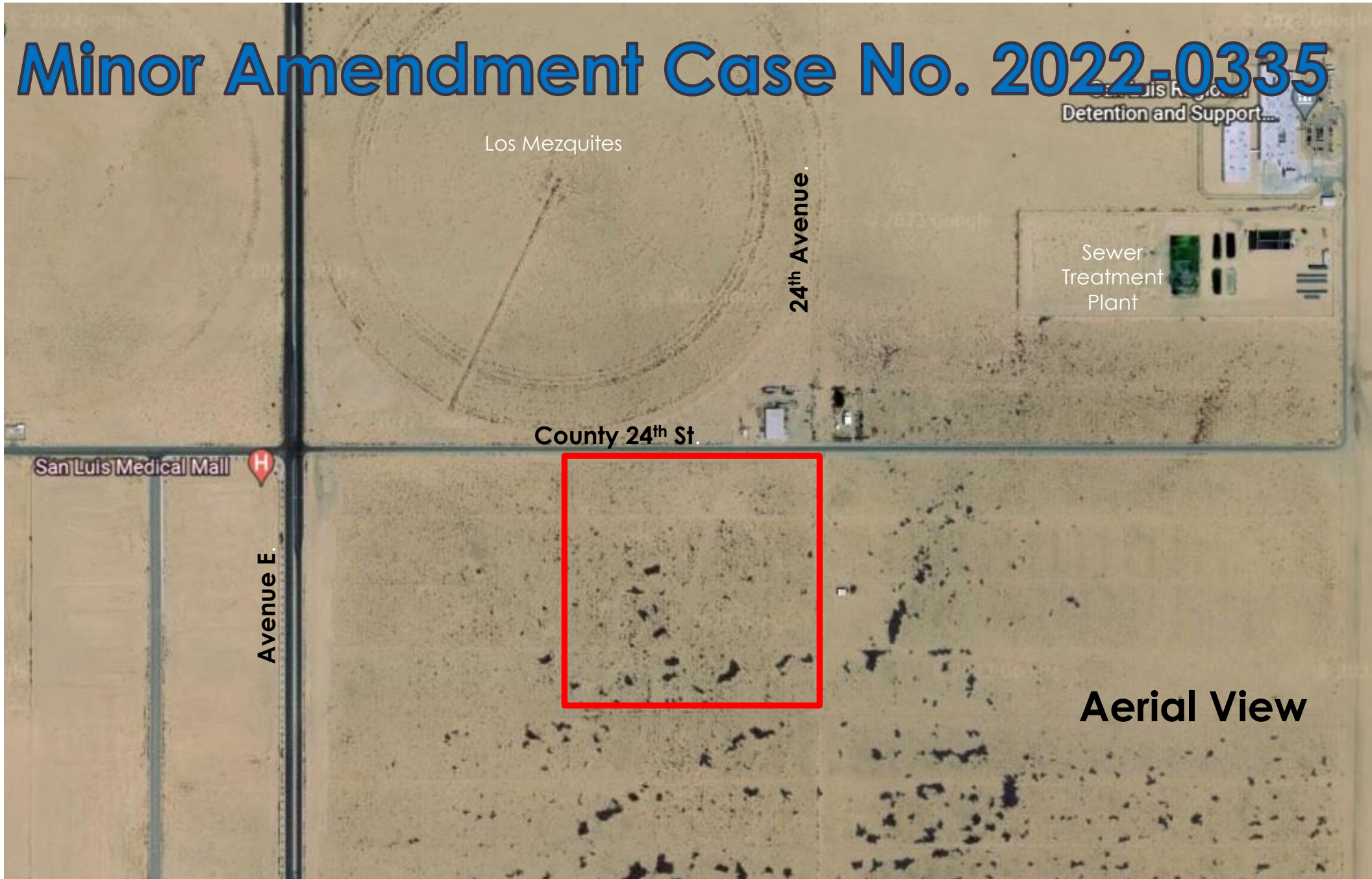
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Land Use Map

<p><b>LOCATION OF SUBJECT PROPERTY</b></p>	<p><b>LOCATION MAP</b></p>	<p><b>MINOR AMENDMENT</b></p>
<p> PARCELS: East 1/2 of Parcel 22714009 &amp; 22714010 LAND USE FROM MEDIUM DENSITY RESIDENTIAL (MDR) &amp; COMMERCIAL (C) TO HIGH DENSITY RESIDENTIAL (HDR)</p>	<p><b>2040 General Plan Future Land Use</b></p> <ul style="list-style-type: none"> <li> Agricultural</li> <li> Low Density Residential</li> <li> Medium Density Residential</li> <li> High Density Residential</li> <li> Commercial</li> <li> Mixed Use Activity Center</li> <li> Employment</li> <li> Conservation</li> <li> Buffer Buffer</li> </ul>	<p><b>CASE #</b> <b>2022-0335</b></p>
<p> 600ft Notification Area</p>		

# Minor Amendment Case No. 2022-0335



Aerial View

# Minor Amendment Case No. 2022-0335

## Orquídea Park Conceptual Landscape Plan & Amenities



Site Plan

# Minor Amendment Case No. 2022-0335

## **Planning Commission Recommendation:**

The Planning Commission recommends approval of Minor Amendment Case No. 2022-0335.

## **Recommended Motion:**

- ⦿ **I MOVE TO APPROVE RESOLUTION NO. 2232**