

RESOLUTION NO. R2017-023

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF YUMA, ARIZONA,
AMENDING RESOLUTION R2012-29, THE CITY OF YUMA 2012 GENERAL PLAN, TO
CHANGE THE LAND USE DESIGNATION FROM MEDIUM DENSITY RESIDENTIAL TO
MIXED USE FOR PROPERTY LOCATED AT 1401 AND 1411 S. AVENUE B**

WHEREAS, the General Plan of the City of Yuma was adopted in 2012 by Resolution R2012-29 for the orderly and balanced development of lands through efficient and systematic land use planning; and,

WHEREAS, the General Plan provides a vision of development into the future based on the existing development, the needs of the community, and the desires of property owners; and,

WHEREAS, the City of Yuma Planning and Zoning Commission held public hearings on July 10, 2017 and August 14, 2017 for General Plan Amendment Case No. GP-17253-2017, regarding the request to amend the General Plan; and,

WHEREAS, due and proper notice of the public hearings were given in the time, form, substance and manner as provided by law, including publication of such notice in The Sun on June 24, 2017 and August 12, 2017 and,

WHEREAS, as the community grows and prospers, it may be necessary to amend the General Plan to reflect development trends and opportunities; and,

WHEREAS, the proposed General Plan Amendment meets the goals and objectives of the General Plan, and retains an adequate mixture and balances of land uses.

NOW THEREFORE, BE IT RESOLVED by the City Council of the City of Yuma as follows: that Resolution R2012-29, the City of Yuma 2012 General Plan, is amended to change the land use designation of the real property depicted with crosshatching in Exhibit A, attached and by this reference made a part of this Resolution, from Medium Density Residential to Mixed Use.

Adopted this _____ day of _____, 2017.

APPROVED:

Douglas J. Nicholls
Mayor

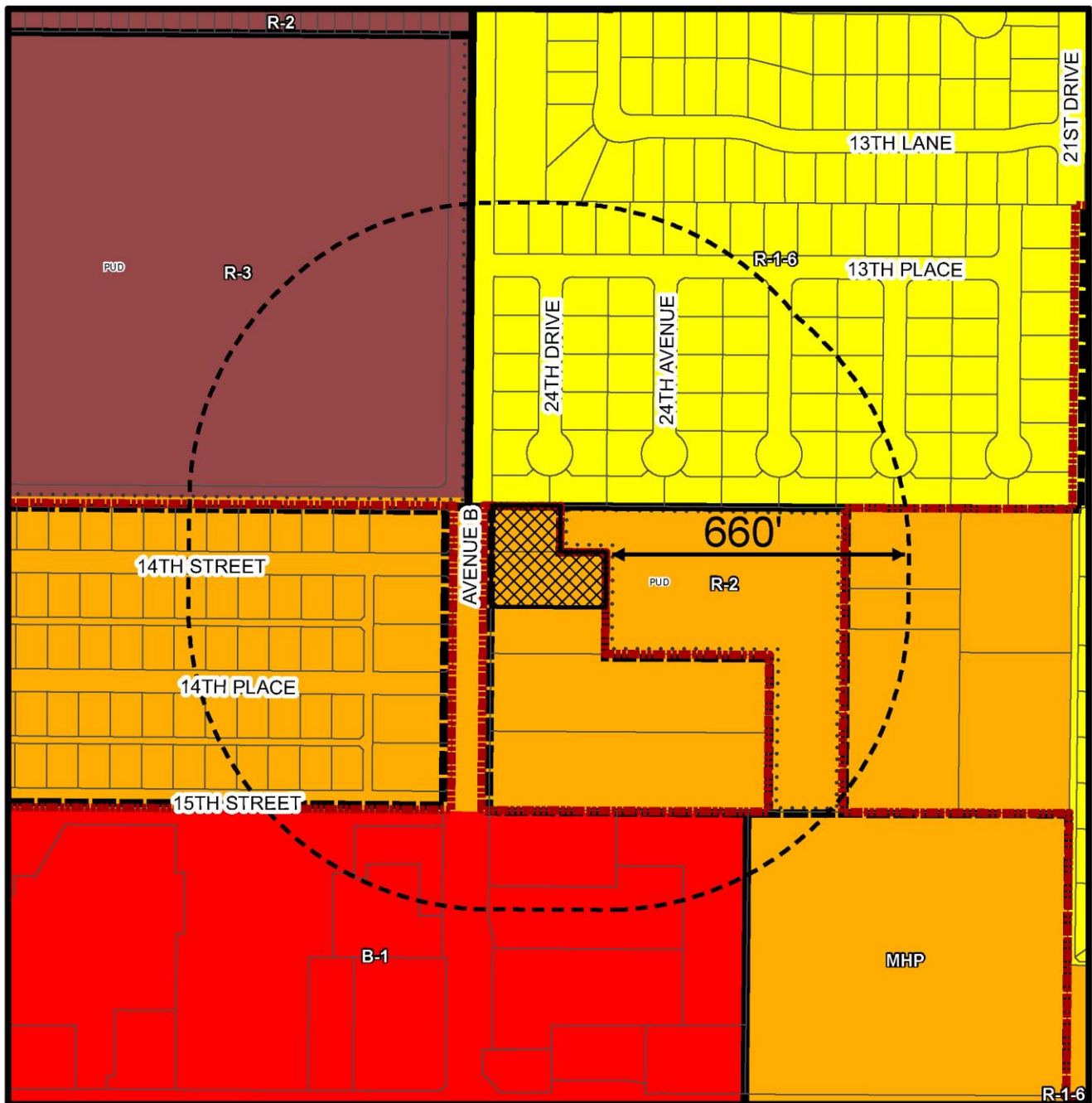
ATTESTED:

Lynda L. Bushong
City Clerk

APPROVED AS TO FORM:

Richard W. Files
City Attorney

Exhibit A



GENERAL PLAN - LAND USE

- Low Density Residential
- Medium Density Residential
- High Density Residential
- Commercial

LOCATION MAP



LOCATION OF SUBJECT PROPERTY

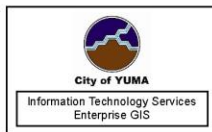
ZONING DISTRICTS

- B-1 - Limited Commercial
- MHP - Manufactured Housing Park
- R-1-6 Low Density Residential (6,000 sq ft min)
- R-2 - Medium Density Residential
- R-3 - High Density Residential



Prepared by: KB

Checked by:



Date: 03-02-17

Revised:

Revised:

Case #:

GP-017253-2017