

WHEN RECORDED MAIL TO:

**CITY OF SAN LUIS
ATTN: SONIA CORNELIO, CITY CLERK
P.O. BOX 1170
SAN LUIS, ARIZONA 85349**

The above area is to be reserved for recording information

CAPTION HEADING:

Ordinance No. 334:

Amending the Official Zoning Map of the City of San Luis by changing the zoning classification of 1.77 acres located on 3676 East County 24th Street from Neighborhood Commercial (C-1) to Community Commercial (C-2) Zoning District



Ordinance

ORDINANCE NO. 334

OFFICE OF THE
MAYOR
CITY OF SAN LUIS

AN ORDINANCE OF THE MAYOR AND COUNCIL OF THE CITY OF SAN LUIS, ARIZONA, AMENDING THE OFFICIAL ZONING MAP OF THE CITY OF SAN LUIS BY CHANGING THE ZONING CLASSIFICATION OF 1.77 ACRES LOCATED ON 3676 EAST COUNTY 24TH STREET FROM NEIGHBORHOOD COMMERCIAL (C-1) TO COMMUNITY COMMERCIAL (C-2) ZONING DISTRICT; REPEALING ANY CONFLICTING PROVISIONS; AND PROVIDING FOR SEVERABILITY

Whereas, the Mayor and City Council of the City of San Luis desire to amend the City of San Luis Official Zoning District Map (the "Zoning Map") pursuant to A.R.S. §9-462.04 to change the zoning classification for 1.77 acres of real property located on the east mesa of the City of San Luis on the northwest corner of County 24th Street and Avenue "F", San Luis, Arizona (the "Property") from C-1 (Neighborhood Commercial) to C-2 (Community Commercial) on the condition that the C-2 uses be limited to the use of a convenience market, including sale of spirituous liquors only in the original unbroken package to be taken away from the premises of the retailer and to be consumed off the premises as permitted by law and/or service station with the sale or dispensing of gasoline and that all C-1 permitted uses are allowed; and

Whereas, the aforementioned change in zoning classification is consistent with the General Plan of the City of San Luis; and

Whereas, all due and proper notices of public hearings on the Zoning Map Amendment have been given and proper public hearings have been held, and a recommendation has been given regarding the Zoning Map Amendment by the Planning and Zoning Commission of the City of San Luis recommending approval of the change in zoning classification; as attached hereto as "Exhibit A"

BE IT ORDAINED by the Mayor and Council of the City of San Luis, Arizona, as follows:

Section 1: That the above recitals are hereby incorporated as though fully set forth herein.

Section 2: That the Official Zoning Map of the City of San Luis is hereby amended in by changing the zoning classification of the Property more fully described as Bienestar Estates 9B, Tract C, Yuma County, Arizona, from C-1 to C-2 subject to the condition that the only allowed uses are uses permitted in C-1 and the uses of a convenience store, package liquor sales, and/or gasoline or similar fuel sales.

PASSED AND ADOPTED by the Mayor and Council of the City of San Luis, Arizona,
this 25th day of February, 2015.



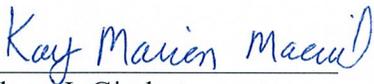
Gerardo Sanchez, Mayor

ATTEST:

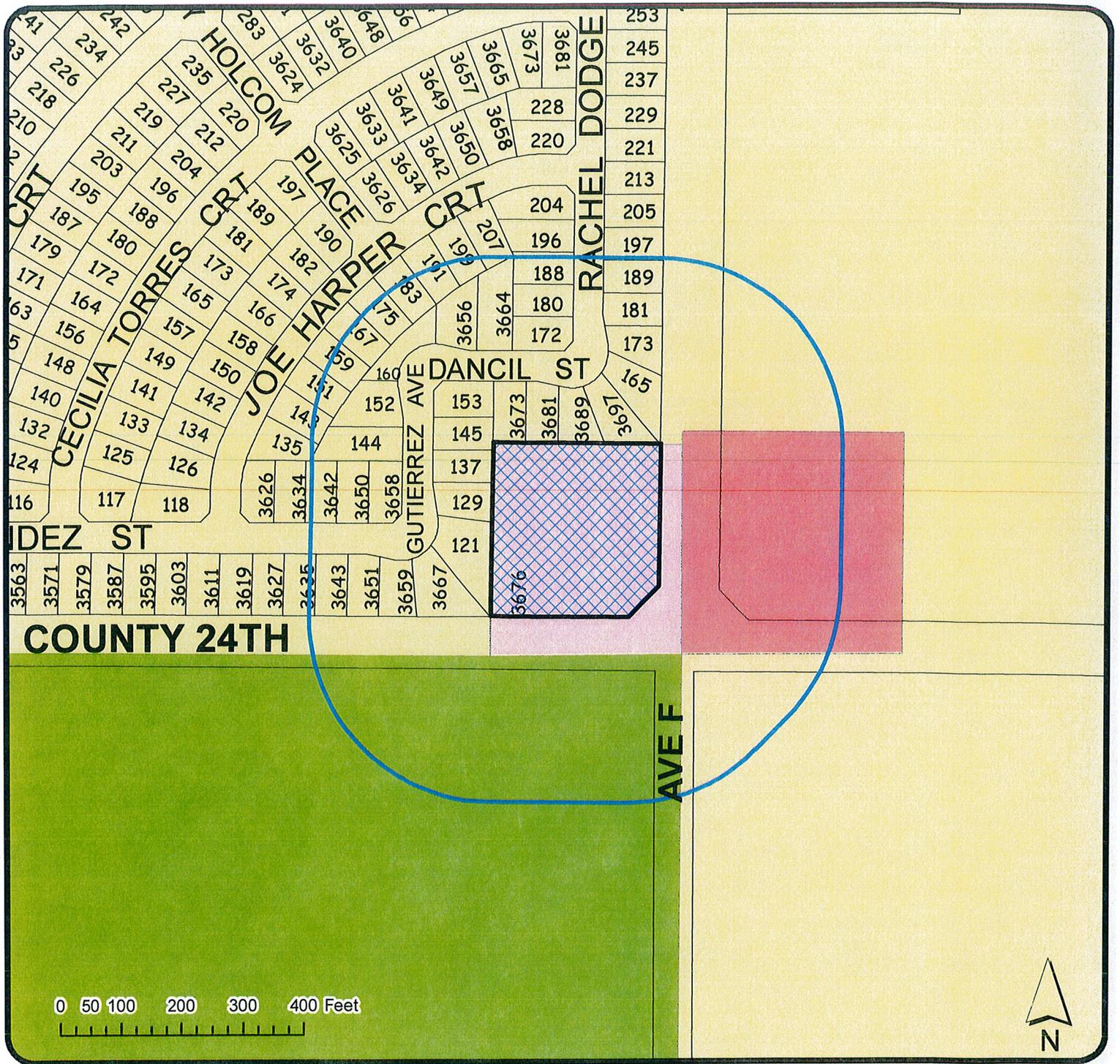


Sonia Cornelio, City Clerk

APPROVED AS TO FORM:

for  asst. city attorney

Glenn J. Gimbut
City Attorney



Location Map

REZONING



Location of Subject Property to be Rezoned
From C-1 to C-2 -3676 E COUNTY 24TH ST



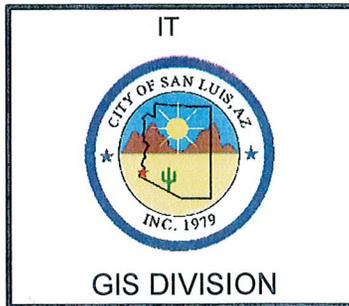
300 FT NOTIFICATION BUFFER

Legend

- SINGLE RESIDENCE ZONING DISTRICTS
 - RA-10
- MULTIPLE RESIDENCE ZONING DISTRICTS
 - R-2
- COMMERCIAL ZONING DISTRICTS
 - C-2
 - C-1
- INDUSTRIAL ZONING DISTRICTS
 - U

Date:
11/26/2014

Checked By:
[Signature]



Prepared By:
IG

APPROVED BY:
[Signature]

Case No.
2014-0424