



12/11/19

applicant withdrew  
application

sl

# Resolution

## RESOLUTION NO. 2111

OFFICE OF THE  
MAYOR  
CITY OF SAN LUIS

**A RESOLUTION OF THE MAYOR AND CITY COUNCIL OF THE CITY OF SAN LUIS AMENDING THE 2020 GENERAL PLAN TO CHANGE THE LAND USE DESIGNATION OF APPROXIMATELY 493 ACRES TOTAL OF LAND LOCATED ON THE SOUTHEAST CORNER OF COUNTY 24<sup>TH</sup> STREET AND AVENUE D, BY CHANGING 447.8 ACRES FROM BUSINESS AND INDUSTRIAL TO NEIGHBORHOOD; 35.2 ACRES FROM BUSINESS TO INDUSTRIAL AND 10 ACRES FROM INDUSTRIAL TO BUSINESS REPEALING ANY CONFLICT PROVISIONS; AND PROVIDING FOR SEVERABILITY**

**WHEREAS**, the City of San Luis pursuant to Resolution No. 452 adopted the General Plan of the City of San Luis on or about the 27<sup>th</sup> day of December, 2001;

**WHEREAS**, David Loo, Eddie Loo and Elizabeth Carpenter, applied for a Major Plan Amendment to change the Land Use Designation on 493 acres of land located on the Southeast corner of County 24<sup>th</sup> Street and Avenue D, by changing 447.8 acres from Business and Industrial to Neighborhood; 35.2 acres from Business to Industrial and 10 acres from Industrial to Business as attached hereto as "Exhibit A"

**WHEREAS**, the Planning and Zoning Commission held public hearings on this proposed amendment on October 8, 2019 and October 15, 2019 and made a recommendation of Denial to the City Council; and

**WHEREAS**, the City Council of the City of San Luis, Arizona held a public hearing on this proposed amendment on November 13, 2019 and adopted a motion to approve the amendment;

**NOW, THEREFORE, BE IT RESOLVED** by the Mayor and Council of the City of San Luis, Arizona, that the City of San Luis 2020 General Plan is hereby amended to change the Land Use Designation from Business to Neighborhood for 18.44 acres located at:

**Parcel 1**

**Legal Description:** Northeast (NE1/4) of the Northwest Quarter (NW1/4) of Section 14, Township 11 South, Range 24 West of the Gila and Salt River Base and Meridian, Yuma County, Arizona.

**APN:** 227-14-001

**Acres:** 40 Acres

**Parcel 2**

**Legal Description:** The Northeast Quarter (NE1/4) of the Northeast Quarter (NE1/4) of the Northeast Quarter (NE1/4) of Section 14, Township 11 South, Range 14 West of the Gila and Salt River Base and meridian, Yuma, Arizona.

**APN:** 227-14-002

**Acreage:** 10 Acres

**Parcel 3**

**Legal Description:** The East half (E1/2) of the Northwest (NW1/4) of the Southwest Quarter (SW1/4) of Section 14, Township 11 South, Range 24 West of the Gila and Salt River Base and Meridian, Yuma, Arizona.

**APN:** 227-14-007

**Acreage:** 20 Acres

**Parcel 4**

**Legal Description:** The North 545' of the Southeast Quarter (SE1/4) of the Southwest Quarter (SW1/4) of Section 14, Township 11 South, Range 24 West of the Gila and Salt River Base and Meridian, Yuma, Arizona.

**APN:** 227-14-004

**Acreage:** 16.5 Acres

**Legal Description:** The South 775' of the Southeast Quarter (SE1/4) of the Southwest Quarter (SW1/4) of Section 14, Township 11 South, Range 24 West of the Gila and Salt River Base and Meridian, Yuma, Arizona.

**APN:** 227-14-004

**Acreage:** 23.5 Acres

**Legal Description:** The Southeast Quarter (SE1/4) of Section 14, Township 11 South, Range 24 West of the Gila and Salt River Base and Meridian, Yuma, Arizona. Except the South 775' Thereof.

**APN:** 227-14-004

**Acreage:** 113 Acres

**Parcel 5**

**Legal Description:** The North 545' of the East Half (E1/2) of the Southwest Quarter (SW1/4) of the Southwest Quarter (SW1/4) of Section 14, Township 11 South, Range 24 West of the Gila and Salt River Base and Meridian, Yuma, Arizona.

**APN:** 227-14-005

**Acreage:** 8.3 Acres

**Legal Description:** The South 775' of the East Half (E1/2) of the Southwest Quarter (SW1/4) of the Southwest Quarter (SW1/4) of Section 14, Township 11 South, Range 24 West of the Gila and Salt River Base and Meridian, Yuma, Arizona.

**APN:** 227-14-005

**Acreage:** 11.73 Acres

**Parcel 6**

**Legal Description:** The East Half (E1/2) of the Southwest (SW1/4) of the Northwest Quarter (NW1/4) and Southeast (SE1/4) of the Northwest Quarter (NW1/4) of Section 14, Township 11 South, Range 24 West of the Gila and Salt River Base and Meridian, Yuma, Arizona.

**APN:** 227-14-008

**Acreage:** 60 Acres

**Parcel 7**

**Legal Description:** Northeast (NE1/4) of the Southwest Quarter (SW1/4) of Section 14, Township 11 South, Range 24 West of the Gila and Salt River Base and Meridian, Yuma, Arizona.

**APN:** 227-14-006

**Acreage:** 40 Acres

**PASSED AND ADOPTED** by the Mayor and City Council of the City of San Luis, Arizona, this \_\_\_\_\_ day of \_\_\_\_\_, 2019.

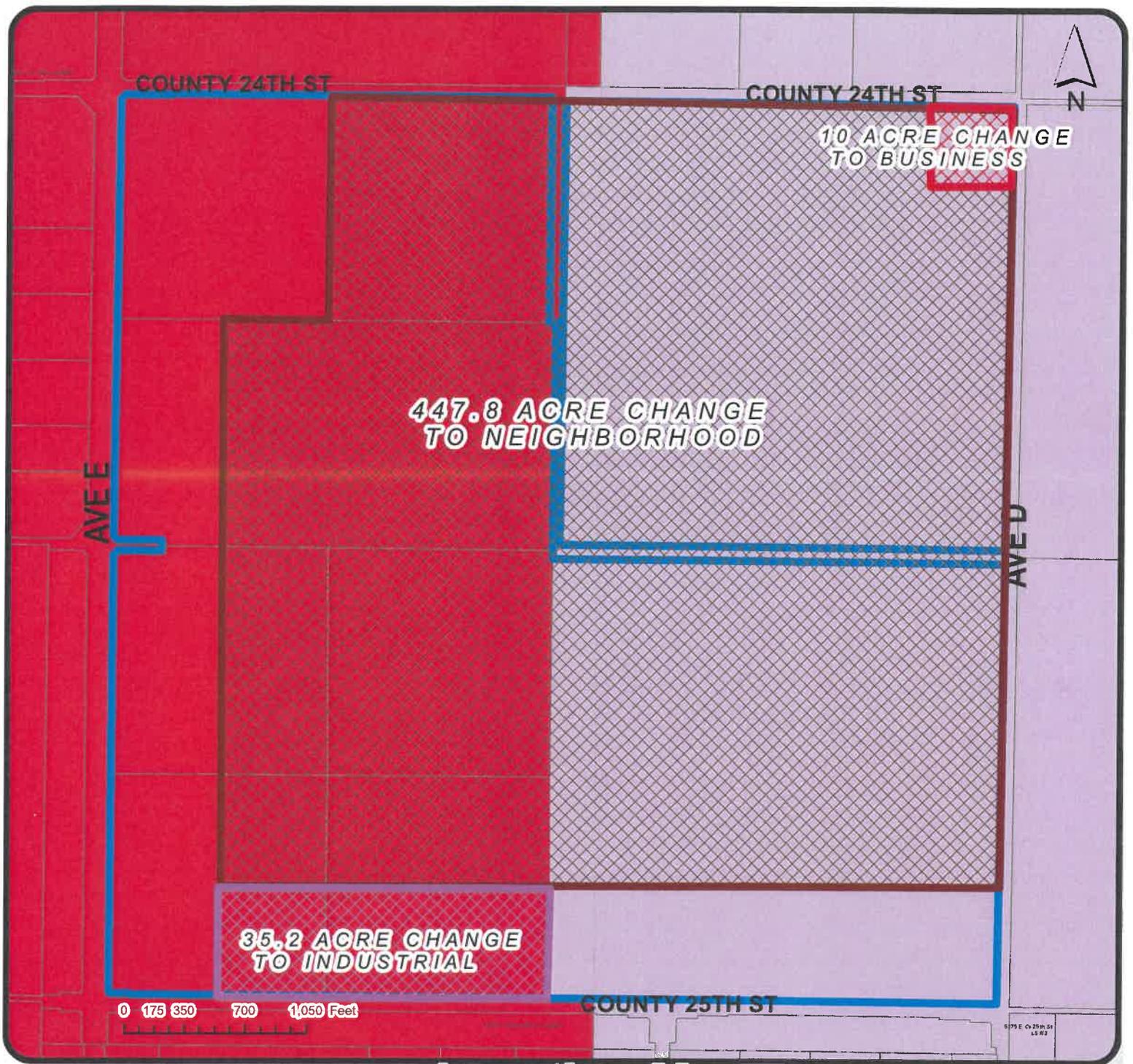
\_\_\_\_\_  
Gerardo Sanchez, Mayor

**ATTEST:**

**APPROVED AS TO FORM:**

\_\_\_\_\_  
Sonia Cornelio, City Clerk

\_\_\_\_\_  
Kay Macuil, City Attorney



**LOCATION OF SUBJECT PROPERTIES**

Assessor's Parcel No. 227-14-001,227-14-002, 227-14-004,227-14-005,227-14-005,227-14-006, 227-14-007,227-14-008.

**Location Map MAJOR AMENDMENT**

**LAND USE**  
 Business  
 Industrial

**Date:**  
7/7/2019

**Checked By:**  
ROMAN PACHECO

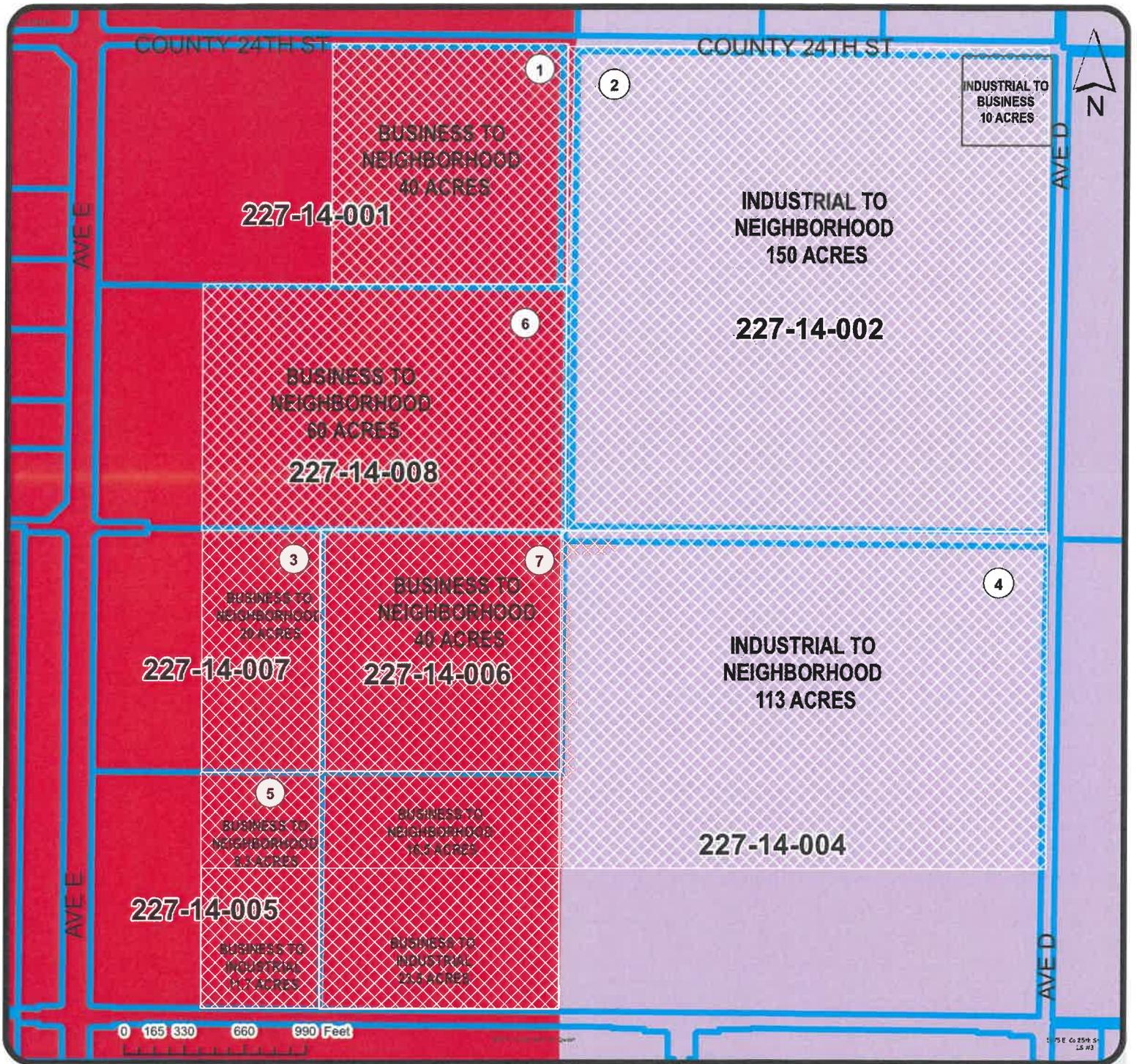
**PLANNING & ZONING**



**Prepared By:**  
ISAAC GUTIERREZ

**APPROVED BY:**  
JOSE A. GUZMAN

**Case No.**  
2019-0396



**LOCATION OF SUBJECT PROPERTIES**

**Location Map**

**MAJOR AMENDMENT**

 Assessor's Parcel No. 227-14-001, 227-14-002, 227-14-004, 227-14-005, 227-14-006, 227-14-007, 227-14-008.  
 PARCEL

**LAND USE**  
 INDUSTRIAL  
 BUSINESS

**Date:**  
10/7/2019

**PLANNING & ZONING**

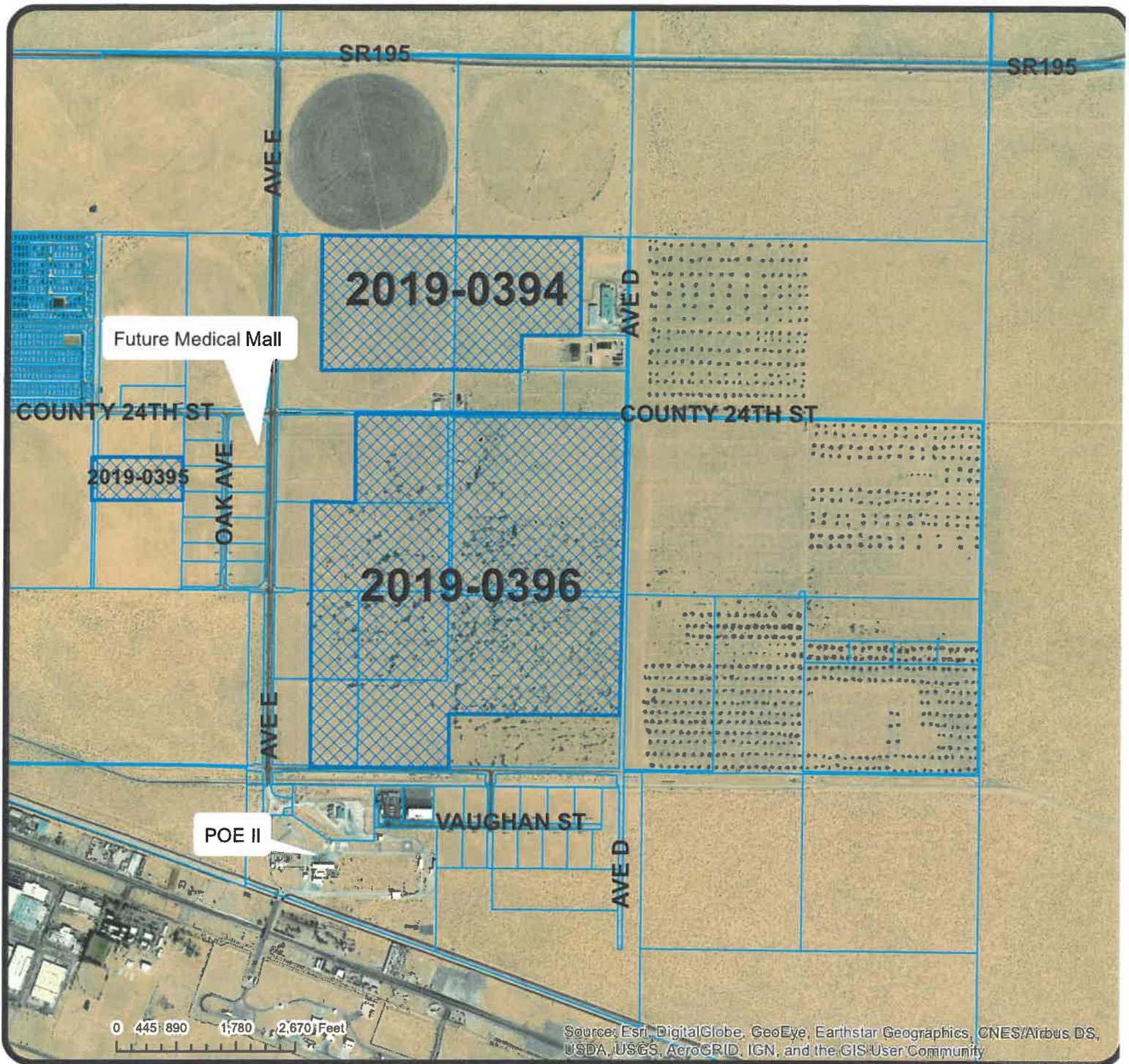


**Prepared By:**  
ISAAC GUTIERREZ

**Case No.**  
2019-0396

**Checked By:**  
ROMAN PACHECO

**APPROVED BY:**  
JOSE A. GUZMAN



LOCATION OF SUBJECT PROPERTY

Location Map

MAJOR AMENDMENT

 MAJOR AMENDMENT CASES

**Date:**

10/10/2019

**Checked By:**

ROMAN PACHECO

PLANNING & ZONING



GIS

**Prepared By:**

ISAAC GUTIERREZ

**APPROVED BY:**

JOSE A. GUZMAN

**Case No.**

2019-0394

2019-0395

2019-0396