

CONFORMED COPY  
2021-40159 RESOLUTION  
10/28/2021 10:39:21 AM Pages: 4 Fees: \$15.00  
Requested By: CITY OF SAN LUIS  
Recorded By: arios  
Robyn Stallworth Poudre County Recorder, YUMA County AZ



**WHEN RECORDED MAIL TO:**

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

The above area is to be reserved for recording information

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**CAPTION HEADING:**

**Resolution**

**Resolution No. 2199**

Amending the 2040 General Plan to change the land use designation of 20.00 acres of land located on the northeast corner of 20<sup>th</sup> Avenue and County 24-1/2 Street from Commercial the Medium Density Residential.

CORE Engineering group on behalf of Border Ranches II AZ L.L.C.



# Resolution

OFFICE OF THE  
MAYOR  
CITY OF SAN LUIS

NO. 2199

**A RESOLUTION OF THE MAYOR AND CITY COUNCIL OF THE CITY OF SAN LUIS, ARIZONA, AMENDING THE 2040 GENERAL PLAN TO CHANGE THE LAND USE DESIGNATION OF 20.00 ACRES OF LAND LOCATED ON THE NORTHEAST CORNER OF 20<sup>TH</sup> AVENUE AND COUNTY 24-1/2 STREET FROM COMMERCIAL TO MEDIUM DENSITY RESIDENTIAL; REPEALING ANY CONFLICTING PROVISIONS; AND PROVIDING FOR SEVERABILITY**

**WHEREAS**, City of San Luis pursuant to Resolution No. 2134 adopted the City of San Luis 2040 General Plan on the 10<sup>th</sup> day of June, 2020;

**WHEREAS**, Core Engineering Group PLLC on behalf of Boarder Ranches II AZ LLC to change the land use designation of a 20-acre parcel from Commercial (C) to Medium Density Residential (MDR). Assessor's parcel number 227-15-030, located on the northeast corner of 20th Avenue and County 24 1/2 Street in San Luis Arizona; as attached hereto as "Exhibit A"

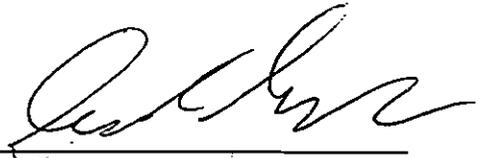
**WHEREAS**, the Planning and Zoning Commission held public hearings on this proposed amendment on September 14<sup>th</sup>, 2021, September 21<sup>st</sup>, 2021 and October 12, 2021 and made a recommendation of Approval to the City Council; and

**WHEREAS**, the City Council of the City of San Luis, Arizona held a public hearing on this proposed amendment on October 27, 2021 and adopted a motion to approve the amendment;

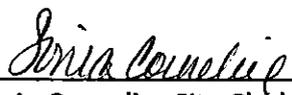
**NOW, THEREFORE, BE IT RESOLVED** by the Mayor and Council of the City of San Luis, Arizona, that the City of San Luis 2040 General Plan is hereby amended to change the Land Use Designation from Commercial to Medium Density Residential for a 20-acre parcel located at:

The S½ of the SW ¼ of the NE ¼ of Section 15, Township: 11 South, Range 24 West Yuma County, Arizona.

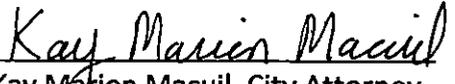
**PASSED AND ADOPTED** by the Mayor and City Council of the City of San Luis, Arizona, this 27<sup>th</sup> day of October, 2021.

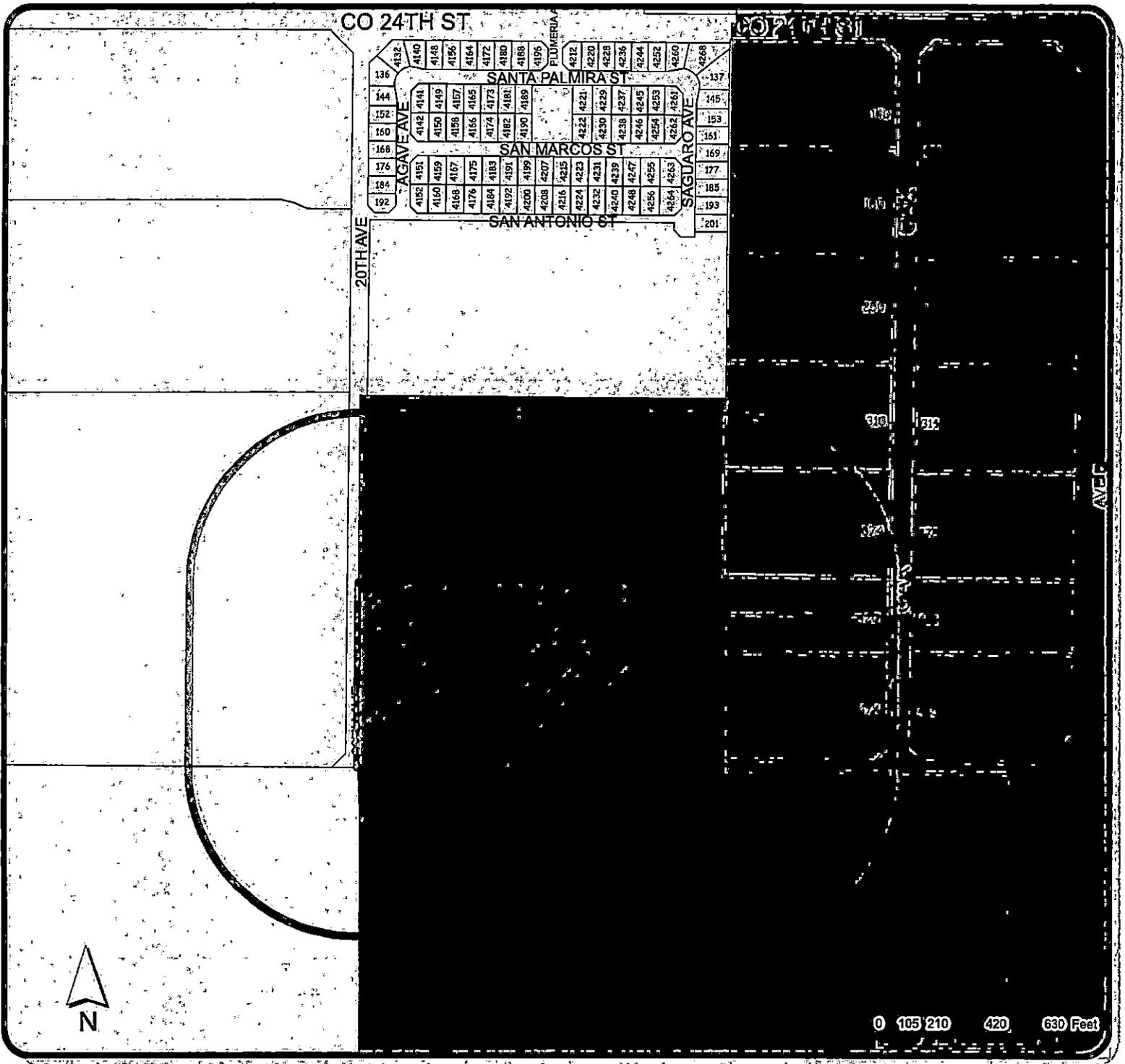
  
\_\_\_\_\_  
Gerardo Sanchez, Mayor

**ATTEST:**

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

**APPROVED AS TO FORM:**

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



**LOCATION OF SUBJECT PROPERTY**

PARCEL 227-15-003

600ft Notification Area

**LOCATION MAP**

**Legend**

**LAND USE**

- Medium Density Residential
- High Density Residential
- Commercial

**MAJOR AMENDMENT**

**CASE #**  
**2021-0337**

**DATE:**  
5/5/2021

**PLANNING & ZONING**



**GIS**

**CREATED BY:**  
ISAAC GUTIERREZ

**CHECKED BY:**  
ROMAN PACHECO

**APPROVED BY:**  
JOSE A. GUZMAN