

Planning and Zoning Commission

Special Meeting Minutes

June 25, 2007

Call to Order

Chairman Armando León called the meeting to order at 6:36 pm at the Library Annex, 240 W. Canal Street.

Roll Call

Present: Armando León, Chairman; Renee Vuksan, Vice-Chairwoman; Juan Villafañá, Commissioner; Jose Yepez, Commissioner; Jose Treviño, Commissioner.

Absent: Gema Anaya, Commissioner, Carlos Gonzalez, Commissioner

Pledge of Allegiance

COMMISSIONER YEPEZ PROCEEDED TO MOVE FROM THE DAIS TO THE PUBLIC AREA.

Approval of Minutes – Regular Meeting – May 21, 2007. Vice-Chairwoman Vuksan motioned to approve the minutes. Commissioner Treviño seconded the motion.
Motion passed 4-0.

Call to the Public

No public comments.

Public Hearings

1) Preliminary Plat Case #P03-07 Las Estrellas South Unit 5:

Mike Shores, Community Development, Director, presented this case. Selvan Paul on behalf of Las Estrellas Development LLC submitted a preliminary plat application for property located north of County 17th Street, between Cesar Chavez and Somerton Avenue. This application is to subdivide 29.09 acres of land into 145 low-density single-family homes.

Open Public Hearing

Selvan Paul from 3064 S. Avenue B in Yuma, Engineer of record for this project, stated that they are in compliance with all City requirements as they were with Unit 4 of the same subdivision.

No other comments or questions were made.

Staff recommendation:

Staff recommends that the Planning and Zoning Commission approve the Preliminary Plat of Las Estrellas South Unit 5, subject to the conditions outlined in the staff report.

Close Public Hearing

Motion: Vice-Chairwoman Vuksan recommends **APPROVAL SUBJECT TO THE CONDITIONS IN THE STAFF REPORT** for Case #P03-07. Commissioner Villafaña seconded the motion. **Motion passed 4-0.**

2) Final Plat Case #P04-07 YEPCO Industrial Park Subdivision:

Mike Shores, Community Development, Director, presented this case. Yuma Territorial Engineering on behalf of YEPCO, LLC is requesting approval of a twenty (20) lot Light-Industrial subdivision generally located north of Garvin Street, south of West Main Street and west of Cesar Chavez Avenue.

Open Public Hearing

Agustin Tumbaga of 235 W. Main Street in Somerton and project applicant presented their project. Mr. Tumbaga also emphasized their commitment to work well along with the surrounding property owners, especially if a new high school or elementary school is built on the adjacent property to the east.

No other comments or questions were made.

Staff recommendation:

Staff recommends that the Planning and Zoning Commission recommend to the City Council approval of the Final Plat, Case #P04-07, for the YEPCO Industrial Park with the conditions outlined in the staff report.

Close Public Hearing

Motion: Commissioner Villafaña recommends **APPROVAL SUBJECT TO THE CONDITIONS IN THE STAFF REPORT** for Case #P04-07. Commissioner Treviño seconded the motion. **Motion passed 4-0.**

3) Summary of Current Events:

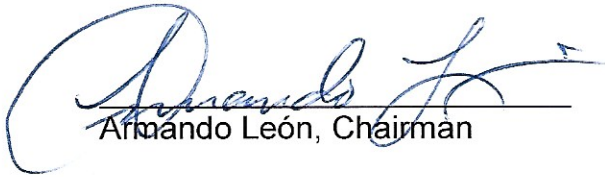
Community Development Director Mike Shores informed the Commission of the possibility of having the new Commission member appointed at the next Council meeting on 7/03/07. Mike also asked if they knew a person interested in being part of the Commission to forward name and phone number to him.

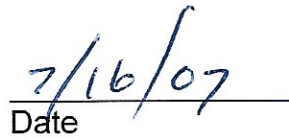
Mike stated that there are three cases on the agenda for the next P&Z Commission meeting on 7/16/07.

Adjournment

Vice-Chairwoman Vuksan moved to adjourn. Commissioner Treviño seconded.

Motion passed 4-0. Meeting adjourned at 7:08 PM


Armando León, Chairman


Date