



**SOMERTON PLANNING & ZONING COMMISSION
PUBLIC NOTICE AND AGENDA
REGULAR MEETING**

DATE: MONDAY, APRIL 16, 2007
TIME: 6:30 P.M.
PLACE: SOMERTON BRANCH LIBRARY ANNEX, 240 W. CANAL STREET, SOMERTON, AZ.

COMMISSIONERS:

ARMANDO LEÓN
GEMA ANAYA
RENEE VUKSAN
JOSÉ YÉPEZ

JUAN VILLAFANA
CARLOS GONZÁLEZ
JOSÉ TREVIÑO

STAFF:

MIKE SHORES, COMMUNITY DEVELOPMENT DIRECTOR
JIM DONAHUE, PLANNER II
CARMEN JUAREZ, PLANNER I
KARINA PLAZA, SECRETARY

1. CALL TO ORDER AND ROLL CALL.
2. PLEDGE OF ALLEGIANCE.
3. APPROVAL OF MINUTES.
 - a) Special Meeting on March 12, 2007.
4. CALL TO THE PUBLIC.

NEW BUSINESS:

ALL ITEMS ARE FOR DISCUSSION AND POSSIBLE ACTION.

PUBLIC HEARING:

5. **REZONING CASE #Z02-07 (SOMERTON PALMS TOWNHOMES):**
Penn Holdings LLC of Escondido, CA is requesting the rezoning of seven (7) fifty-foot (50') lots (the south 91 feet of lots 25-31 and the south 91 feet of the west 20 feet of lot 32, all in Block 3 of the Company Addition to Somerton Townsite) located at the northeast corner of Cano Street and Musgrove Avenue from C-1 Limited Commercial to R-3 High Density Residential to allow for the construction of 10 townhomes.
6. **REZONING CASE #Z03-07:**
Fernando Villegas on behalf of Nomar Developments Inc. is requesting the rezoning of Tracts A and B, Veranda Estates located at the southwest corner of Somerton Avenue and Madison Street (formerly County 15th Street) from R-1-6 Low Density Residential to C-2 General Commercial.

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7. REZONING CASE #Z04-07:

Fernando Villegas on behalf of Nomar Developments Inc. is requesting the rezoning of Tract C, Veranda Estates located at the southwest corner of Somerton Avenue and Monroe Place from R-1-6 Low Density Residential to R-3 High Density Residential.

8. SUMMARY OF CURRENT EVENTS

BY CITY STAFF AND OR COMMISSION MEMBERS PURSUANT TO A.R.S. § 38 – 431.02(K)
Provided that the public body does not propose, discuss, deliberate, or take legal action on any matter in the summary.

9. ADJOURNMENT.

In accordance with the Americans with Disabilities Act (ADA) and Section 504 of the Rehabilitation Act, the City of Somerton does not discriminate on the basis of disability in the admission of or access to, or treatment or employment in, its programs, activities, or services. For information regarding rights and provisions of the ADA or Section 504, or to request reasonable accommodations for participation in City programs, activities, or services contact: City of Somerton Human Resources Division, 110 N. State Avenue, P.O. Box 638, Somerton, AZ 85350; (928) 627-8866 or TTY (928) 627-8866. Handicapped individuals with special accessibility needs should contact the City at the number above at least 2 working days prior to the hearing with special need requirements.

H:\Comm Dev Shared folder\P&Z Commission\Agendas\2007\Agenda April 16, 2007