

**MEETING MINUTES
OF THE
CITY OF ELOY
BOARD OF ADJUSTMENT
REGULAR MEETING
THURSDAY, MAY 15, 2008
6:00 PM**

I. CALL TO ORDER

Chairperson Manuel Salas called the meeting to order at 6:03 p.m.

II. ROLL CALL

Members Present: Chairperson Manuel Salas
Board Member Richard Horton
Board Member Ezequiel Cazarez
Ex-officio Frank Acuña

Members Absent: Vice Chairperson Stephanie Blanco
Board Member Rudy Escalante

Staff Present: Joe Blanton, Interim City Manager/Community Dev't Dir.
Belinda Cota, Planner

III. INVOCATION

The Invocation was given by Ex-officio Frank Acuña.

IV. PLEDGE OF ALLEGIANCE

Chairperson Manuel Salas led the Pledge of Allegiance.

V. MOTION TO APPROVE THE JANUARY 17, 2008 MEETING MINUTES OF THE CITY OF ELOY BOARD OF ADJUSTMENT

Board Member Horton made a motion to approve the January 17, 2008 meeting minutes. Board Member Cazarez seconded the motion. Motion was approved unanimously. The vote was 3-0.

VI. COMMUNICATIONS

Mr. Blanton mentioned he spoke to Mr. Court Rich, attorney for representatives of Decades Theme Park, earlier this week. Mr. Rich thought that the legislation was going to be heard by the Senate again sometime this week; to date it's not been scheduled on the calendar. However, by all indications, if it reaches the Governor's desk she will sign it.

Mr. Blanton also mentioned that he heard that there were questions regarding Eagle West Communication. Mr. Blanton said that he went by the property today and noticed that the block fence was complete and the gates had been installed. Mr. Blanton said that he would review the conditions issued to Eagle West Communication's Variance and report back to the Board at the next meeting.

Mr. Blanton stated that this concludes staff's communications.

VII NEW BUSINESS: POSSIBLE DISCUSSION AND/OR ACTION ON THE FOLLOWING:

- A. PUBLIC HEARING TO ALLOW COMMENT FROM THE PUBLIC AND INTERESTED PARTIES ON THE PROPOSED CASE NO.: VA08-27: VARIANCE REQUEST BY DEWITT KELLY WEDDLE TO DECREASE THE MINIMUM STREET SIDE YARD SETBACK FROM TWENTY (20) FEET TO FIFTEEN (15) FEET FOR THE PURPOSE OF CONSTRUCTING A COVERED CARPORT. SUBJECT PROPERTY IS LOCATED AT 3950 N. DEL MONTE DRIVE, ELOY, ARIZONA (SOUTHWEST CORNER OF SHEDD ROAD AND DEL MONTE DRIVE) ON ASSESSOR'S PARCEL NUMBER: 404-18-144 IN THE R1-12, LOW DENSITY RESIDENTIAL ZONING DISTRICT. (PROJECT NAME: WEDDLE PROPERTY)**

Chairperson Salas opened the public hearing.

Mr. Blanton gave a brief description of the request indicating that the subdivision plat was recorded prior to the new setback requirements and that other structures along Shedd Road appear to be closer than twenty (20) feet to the street. Mr. Blanton stated that the applicant was present to answer any questions the Board might have regarding the request.

Board Member Horton asked whether or not any comments have been received by any of the neighbors surrounding the subject property. Mr. Blanton stated that there have not been any comments received.

Hearing no other comments, Chairperson Salas closed the Public Hearing.

- B. MOTION FOR APPROVAL, DISAPPROVAL OR OTHER ACTION ON THE REQUEST FOR A VARIANCE CASE NO.: VA08-27.**

Board Member Cazarez made a motion to approve the request for Variance Case No.: VA08-27 with stipulations recommended by Staff. Board Member Horton seconded the motion. The motion was passed 3-0 subject to the following stipulations:

1. That the rights and privileges established by the granting of this variance shall be exercised within twelve (12) months or said variance shall become null and void;

2. That the carport shall be in compliance with the Design Guidelines and Standards of the Zoning Ordinance and the Building Codes;
3. That a building permit shall be obtained for the new construction; and
4. That the maximum variance from the required 20-foot side yard setback shall be 5 feet.

VIII. MOTION TO ADJOURN

The motion to Adjourn was brought forth by Board Member Horton. The motion was seconded by Board Member Cazarez. The motion was carried unanimously; the meeting was adjourned at 6:15 PM.