



CITY OF ELOY

COMMUNITY DEVELOPMENT DEPARTMENT
PLANNING & ZONING ° BUILDING & SAFETY ° CODE ENFORCEMENT

THE CITY OF ELOY PLANNING AND ZONING COMMISSION MEETING

Wednesday, July 21, 2010 at 7:00 PM

At

The Eloy City Council Chambers-City Hall
628 N. Main Street
Eloy, Arizona 85131

AGENDA

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- I. Call to Order
 - II. Roll Call*
 - III. Invocation
 - IV. Pledge of Allegiance
 - V. Motion to approve the May 19, 2010 and the June 16, 2010 meeting minutes of the Planning and Zoning Commission
 - VI. Communications
 - VII. Old Business: Possible discussion and/or action on the following:
 - A. Public Hearing to allow comment from the public and interested parties on **Case No.: TA10-25A** (Zoning Text Amendment): The Community Development Department is proposing an amendment to the text of the Eloy Zoning Ordinance that clarifies, updates, specifies changes and/or eliminates information in Chapter 21:
 - (1) CHAPTER 21, ARTICLE XII GENERAL PROVISIONS, Section 21-165: FENCES AND WALLS: Materials; Standards: Amend Section 21-165.B to read as follows: Every fence or wall shall be constructed in a workmanlike manner and be of a conventional fencing material such as masonry, preformed concrete sections, treated wood, wrought iron, or chain link (with option of slats or mesh affixed to the chain link fence). For the purpose of “view obscuring” as required elsewhere within this chapter, mesh affixed to a chain link fence shall not be an acceptable material. Furthermore, chain link fencing material shall only be used in residential and industrial districts and shall be prohibited in all commercial districts.

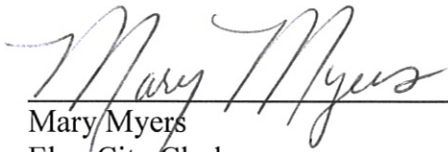
- B. Consideration, discussion, and recommendation to the Eloy City Council for approval, disapproval or other action on **Case No.: Case No.: TA10-25A** (Project Name: ZONING TEXT AMENDMENT).

VIII. New Business: Possible discussion and/or action on the following:

- A. Public Hearing to allow comment from the public and interested parties on **Case No.: RZ10-34**: Application by Rose Law Group pc on behalf of Walton Toltec, LLC, ETAL is requesting to rezone approximately 8 acres of R-4 (High Density Residential), 63 acres of C-2 (Community Commercial), and 208 acres of I-1 (Light Industrial) to 279 acres of I-2 (General Industrial). The subject property is situated between Houser Road and the Union Pacific Rail Line, just east of Toltec Highway in Section 27, T8S, R8E of the G&SRB&M, Pinal County, Arizona (Project Name: TOLTEC BUSINESS PARK).
- B. Consideration, discussion, and recommendation to the Eloy City Council for approval, disapproval or other action on **Case No.: RZ10-34** (Project Name: TOLTEC BUSINESS PARK).
- C. Public Hearing to allow comment from the public and interested parties on **Case No.: GPA10-35**: Application by City of Eloy c/o Community Development Department for a Minor General Plan Amendment on approximately 81.052 acres of land from Public/Institutional to Light Industrial. Subject property is located at the northwest corner of Houser Road and Eleven Mile Corner Road. (Assessor's Parcel Number: 404-27-015) in a portion of SE ¼ of Section 25, T8S, R8E of the G&SRB&M, Pinal County, Arizona (Project Name: CITY OF ELOY 81.052 ACRES).
- D. Consideration, discussion, and recommendation to the Eloy City Council for approval, disapproval or other action on **Case No.: GPA10-35** (Project Name: CITY OF ELOY 81.052 ACRES).
- E. Public Hearing to allow comment from the public and interested parties on **Case No.: RZ10-36**: Application by City of Eloy c/o Community Development Department to Rezone approximately 81.052 acres of land from R1-12 (Low Density Residential) to I-1 (Light Industrial) upon annexation. Subject property is located at the northwest corner of Houser Road and Eleven Mile Corner Road. (Assessor's Parcel Number: 404-27-015) in a portion of SE ¼ of Section 25, T8S, R8E of the G&SRB&M, Pinal County, Arizona (Project Name: CITY OF ELOY 81.052 ACRES)
- F. Consideration, discussion, and recommendation to the Eloy City Council for approval, disapproval or other action on **Case No.: RZ10-36** (Project Name: CITY OF ELOY 81.052 ACRES).

I. Motion to Adjourn.

POSTED ON WEDNESDAY, JULY 14, 2010 BY 5:00 PM AT ELOY CITY HALL, ELOY POST OFFICE, TROY THOMAS CENTER, TOLTEC COMMUNITY CENTER AND THE ELOY WEBSITE:
www.elayaz.org



Mary Myers
Eloy City Clerk

* ONE OR MORE MEMBERS OF THE PLANNING AND ZONING COMMISSION MAY ATTEND BY TELEPHONIC MEANS.

PERSONS WITH DISABILITIES NEEDING ACCOMMODATION OR ALTERNATIVE FORMATS SHOULD CONTACT LORENA LaSALDE, ADA COORDINATOR FOR THE CITY OF ELOY, AT 466-9201 OR 466-7455 (TDD). IF POSSIBLE, SUCH REQUEST SHOULD BE MADE SEVENTY-TWO (72) HOURS IN ADVANCE.

1137 West Houser Road, Eloy, Arizona 85131 • 520/466-2578 • FAX 520/464-1438
"Right in the Heart of Arizona's Future"