

ORDINANCE NO. 25-1226

1 AN ORDINANCE OF THE MAYOR AND COUNCIL OF THE
2 CITY OF DOUGLAS, COCHISE COUNTY, ARIZONA,
3 ADOPTING THE DOCUMENT FILED WITH THE CITY
4 CLERK ENTITLED "2025 AMENDMENTS TO THE
5 SUBDIVISION ORDINANCE" BY REFERENCE TO AMEND
6 CERTAIN PROVISIONS OF THE CITY OF DOUGLAS
ZONING CODE RELATING TO REVIEW AND APPROVAL
OF PRELIMINARY AND FINAL PLATS ESTABLISHING
SEVERABILITY OF COMPONENTS OF ORDINANCE; AND
ESTABLISHING AN EFFECTIVE DATE THEREOF.

7 **WHEREAS**, the State of Arizona adopted A.R.S. § 9-500.49 which requires that cities and towns adopt
8 an ordinance that i) authorizes administrative personnel to review and approve site plans, development
9 plans, land divisions, lot line adjustments, lot ties, preliminary plats, final plats and plat amendments
10 without a public hearing; ii) authorizes administrative personnel to review and approve design review
11 plans based on objective standards without a public hearing; iii) allows at-risk submittals for certain on-
12 site preliminary grading and drainage work or infrastructure; and iv) allows applicants with a history of
13 compliance with building codes and regulations to be eligible for expedited permit; and

14 **WHEREAS**, administrative approval of plats and amended plats can help shorten the overall time it takes
15 to complete a project; and

16 **WHEREAS**, A.R.S. §9-802 allows a city to adopt a public record by Ordinance as a means to reduce
17 publication costs while ensuring that the public gets fair notice and opportunity to review its operative
18 provisions; and

19 **WHEREAS**, the changes to the text of the City of Douglas Subdivisions Ordinance are attached to this
20 Ordinance as Exhibit A.

21 **NOW, THEREFORE, BE IT ORDAINED** by the Mayor and Council of the City of Douglas, Arizona,
22 as follows:

23 **SECTION 1.** That certain document filed with the City Clerk and entitled "2025 Amendments to the
24 Subdivision Ordinance" amending Title 16 of the Douglas Zoning Code as set forth in Exhibit A, attached
25 hereto and incorporated herein by reference, is hereby declared a public record. One paper copy and one
electronic copy of Exhibit A shall be maintained in compliance with A.R.S. § 44-7041 and available for
public inspection during normal business hours in the Office of the City Clerk and shall be available on
the city's website at: www.douglasaz.gov.

SECTION 2. To the extent of any conflict between other city Ordinances and this Ordinance, this
Ordinance shall be deemed to be controlling; provided, however, that this Ordinance is not intended to
amend or repeal any existing city Ordinance, Resolution or regulation except as expressly set forth herein.

SECTION 3. Effective date: This Ordinance shall become effective on December 31, 2025 in accordance
with A.R.S. § 9-500.49.

SECTION 4. Severability: If any chapter, section, subsection, sentence, clause or phrase of this
Ordinance is for any reason held to be invalid or unconstitutional by the decision of any court of competent
jurisdiction, such decision shall not affect the validity of the remaining portions of this Ordinance and this
Ordinance shall continue in full force and effect after the deletion of the illegal or unconstitutional
provision.

PASSED AND ADOPTED by the Mayor and Council of the City of Douglas, Arizona, this 10th day of December 2025.

1
2
3
4
5
6
7
8
9
10
11
12
13
14
15
16
17
18
19
20
21
22
23
24
25

Jose Grijalva, Mayor

Attest:

Approved as to form:

Alma Andrade, City Clerk

Denis Fitzgibbons, City Attorney

Prepared by:
Nick Cook, City Attorney