

**SUBMITTED BY:** William D. Osborne, AICP, City Planner

**MANAGEMENT TEAM REVIEW:** Ana Urquijo, City Manager

**FOCUS AREA:** Strengthen Trade and Commerce

**ORGANIZATIONAL IMPROVEMENTS:** Support General Plan and Correct Nonconformity

**SUBJECT:** **FIRST READING OF ORDINANCE NO. 22-1144**, an Ordinance of the Mayor and Council of the City of Douglas, Cochise County, Arizona, REZONING FIVE PARCELS of LAND COMPRISING LOTS 14 through 26, THE NORTH-HALF of BLOCK 30 of the FOOTHILLS ADDITION to the CITY of DOUGLAS, NUMBERED 41032119B, 41032120B, 41032120C, 41032120D, 41032121, located to in DOUGLAS, ARIZONA, from SINGLE-FAMILY RESIDENTIAL 8000 (SFR8) to SINGLE-FAMILY RESIDENTIAL 6000 (SFR6) and AMENDING the OFFICIAL ZONING DISTRICT MAP, established by Ordinance 691 and AMENDED by Ordinance 858,; establishing severability of components of Ordinance; and establishing an effective date thereof.

**EXECUTIVE SUMMARY:**

The Planning and Zoning Commission will meet on March 8, 2022, to recommend to the City Council approval of the proposed rezoning of the north half of block 30 of the Foothills Addition from Single Family Residential 8,000 (SFR8) to Single Family Residential 6,000 (SFR6).

**BACKGROUND:**

By Amending the Zoning District Map designations for Lots 14 through 26, Block 30 of the Foothills Addition as amended in 1947, known currently as APNs 41032119B, 41032120B, 41032120C, 41032120D, 41032121 from SFR8 to SFR6 would allow all developed parcels to be consistent with the Zoning Code while providing opportunities for homeownership that are quickly becoming rare in Douglas.

**DISCUSSION:**

Non-conforming residential properties may have difficulty acquiring home improvement loans. The proposed code amendments are consistent with General Plan goals, objectives and policies. Staff recommends approval of ordinance 22-1144.

**FISCAL IMPACT:**

None

**Fiscal Year:** 2021/2022

**Amount Requested:** \$

**Budgeted:** Y / N

**Account (s):**

**“...I MOVE THAT THE MAYOR AND COUNCIL APPROVE THE PLACEMENT OF ORDINANCE NO. 22-1144 ON ITS FIRST READING BY NUMBER AND TITLE ONLY.”**

**“...I MOVE THAT THE MAYOR AND COUNCIL APPROVE THE FIRST READING OF ORDINANCE NO. 22-1144 AND PLACE IT ON SECOND READING BY NUMBER AND TITLE ONLY.”**