

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

**MANAGEMENT TEAM REVIEW:** Xenia Gonzalez, Neighborhood Services Director, Luis Pedroza, Deputy City Manager

**FOCUS AREA:** Strengthen Trade and Commerce

**ORGANIZATIONAL IMPROVEMENTS:** Provides opportunity for job creation on long-vacant property

**SUBJECT:** **SECOND READING OF ORDINANCE NO. 22-1150**, an Ordinance of the Mayor and Council of the City of Douglas, Cochise County, Arizona, **REZONING ONE PARCEL of LAND within the NORTHWEST CORNER OF THE INTERSECTION OF N. WASHINGTON AVE AND E. HIGHWAY 80** located in Douglas, Arizona, from **SINGLE-FAMILY RESIDENTIAL to GENERAL COMMERCIAL** and AMENDING the OFFICIAL ZONING DISTRICT MAP, established by Ordinance 691 and amended by Ordinances 858 and 22-1145; establishing severability of components of Ordinance; and establishing an effective date thereof.

**EXECUTIVE SUMMARY:**

The Planning and Zoning Commission met on May 17, 2022, and recommended to the City Council to approve the proposed rezoning of the one (1) parcel (numbered as Cochise County parcel number 41010008) situated within the Southeast ¼ of the Northeast ¼ Section 6, Township 24 South, Range 28 East at the northwest corner of the intersection of N. Washington Avenue and E. Highway 80.

**BACKGROUND:**

By Amending the Zoning Districts Map from Single-Family Residential 32 (SFR32) to General Commercial (GC) for one (1) parcel situated within the Southeast ¼ of the Northeast ¼ Section 6, Township 24 South, Range 28 East at the northwest corner of the intersection of N. Washington Avenue and E. Highway 80, totaling approximately 3.72 acres is consistent with General Plan policies.

**DISCUSSION & RECOMMENDATION:**

The proposed Zoning Districts Map amendment is consistent with General Plan goals, objectives and policies. Staff recommends approval of Ordinance 22-1150.

**FISCAL IMPACT:**

N/A

**Fiscal Year:** 2021/2022

**Amount Requested:** \$

**Budgeted:** Y / N

**Account (s):**

**“...I move that the Mayor and Council approve the second reading of Ordinance No. 22-1150 and to place it on third reading by number and title only.”**