

Apache Trail Superstition Event Center

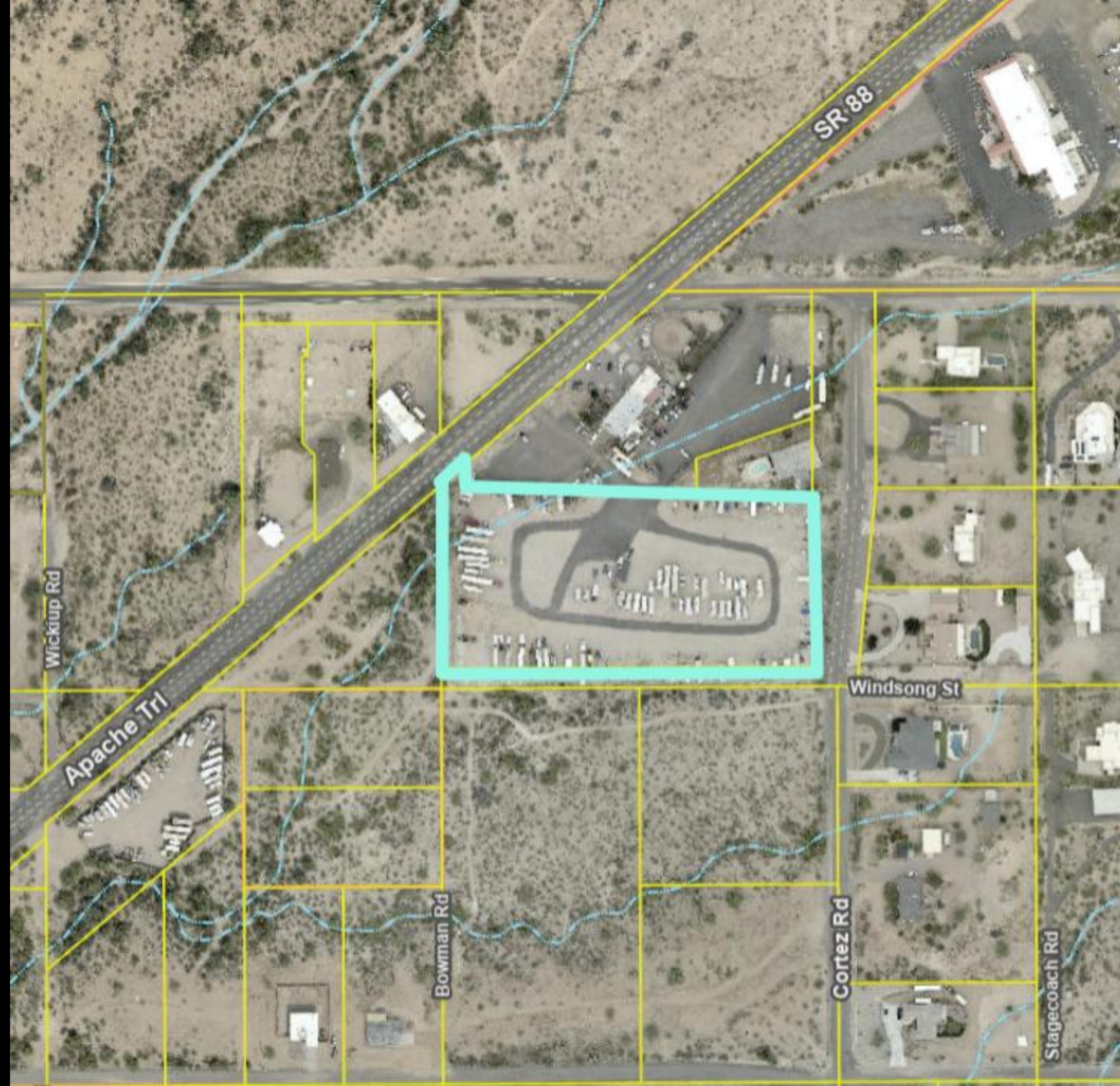
P-25-28-CUP

City of Apache Junction
City Council
August 5, 2025



Case Summary:

P-25-28-CUP: Request for a Conditional Use Permit for the operation of an Event Center & Venue at APN 100-25-043E (2341 N. Apache Trail).



Zoning Map

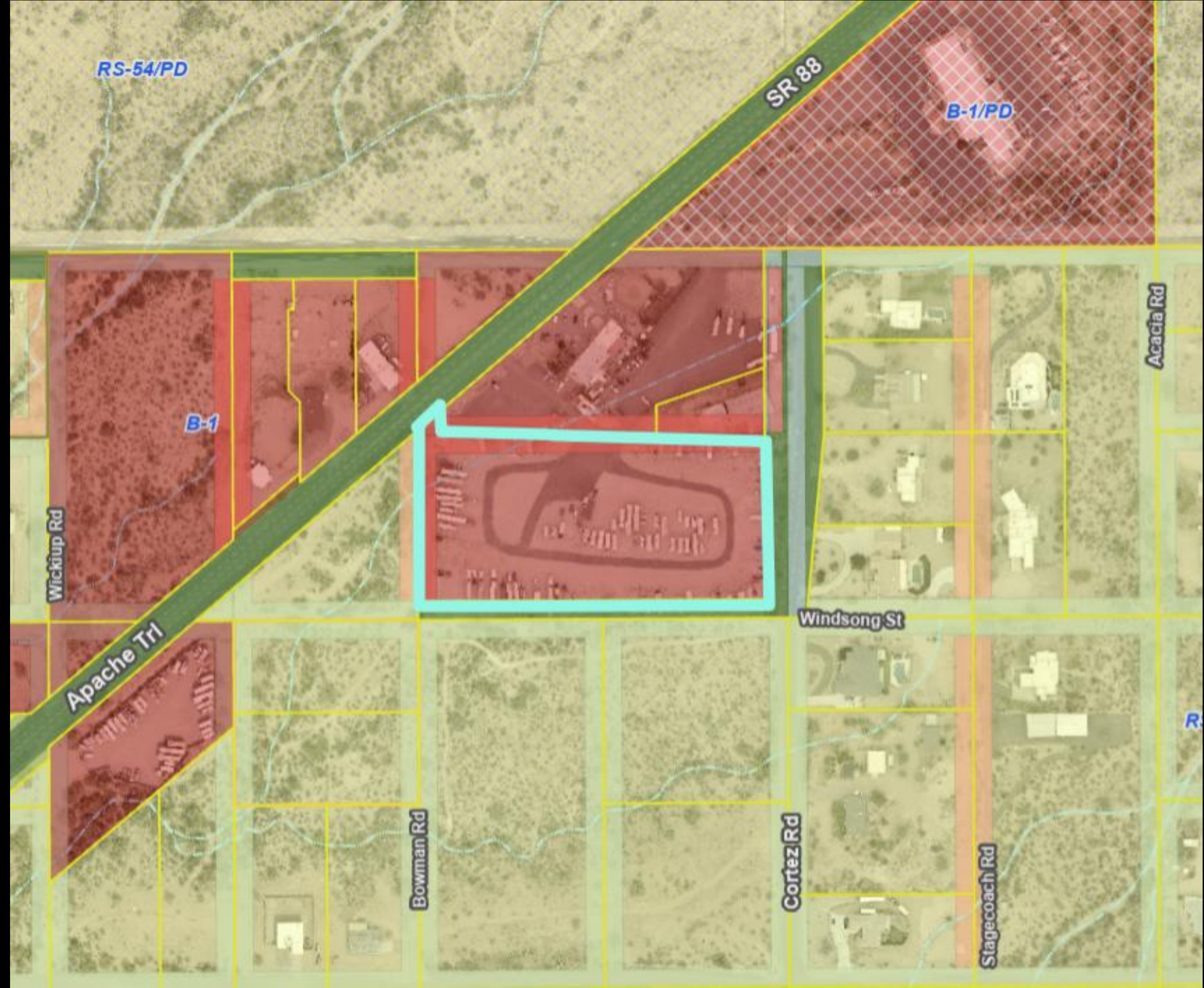
Current Zoning:
General Commercial “B-1”

North – “B-1” properties

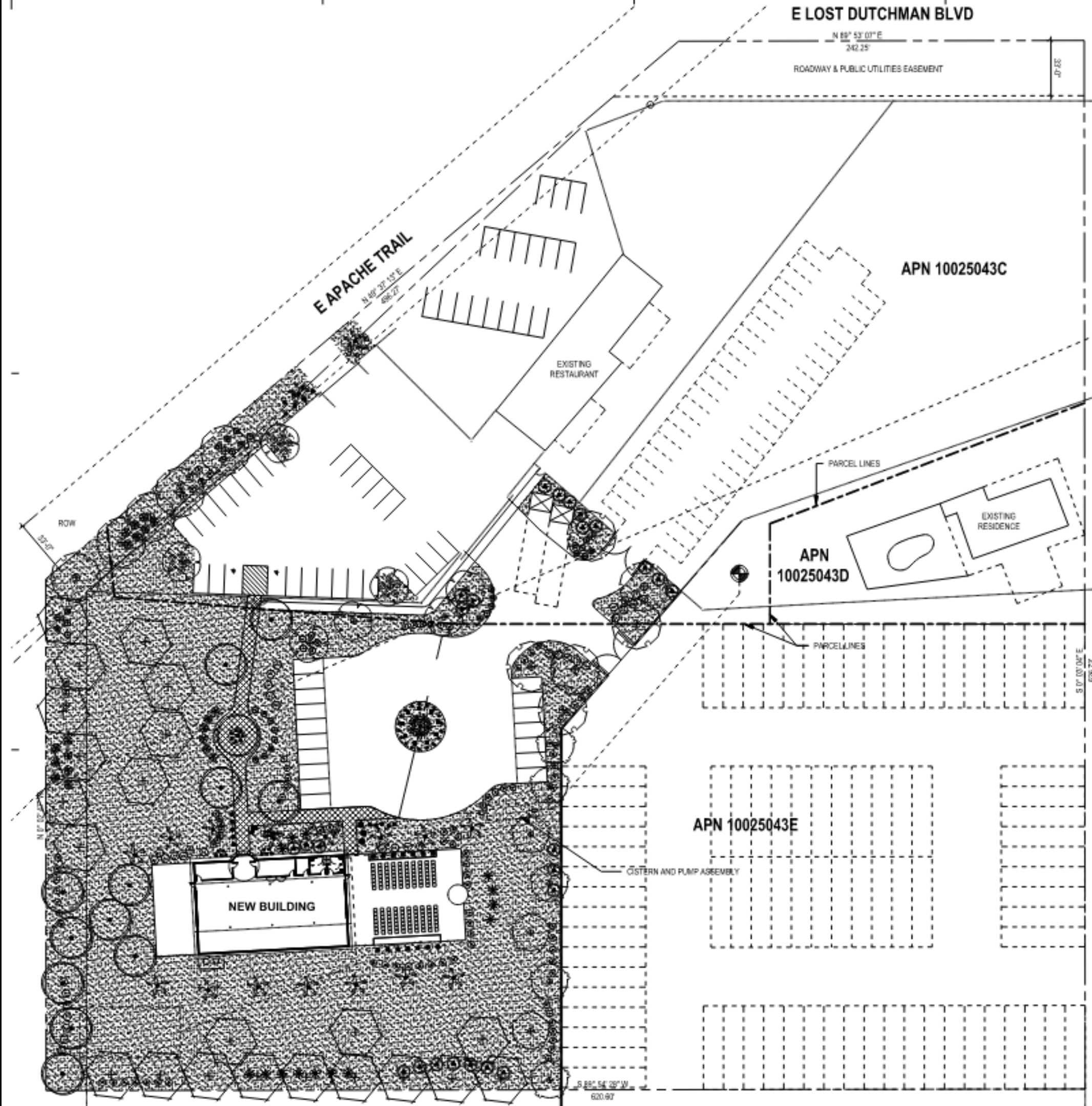
South – Low Density
Single-Family Detached
Residential “RS-54”
properties

East – “RS-54” properties

West – “RS-54” properties



Site Plan



Elevations



EXTERIOR ELEVATION_SOUTH

8'-0" x 1'-0"



EXTERIOR ELEVATION_WEST

8'-0" x 1'-0"

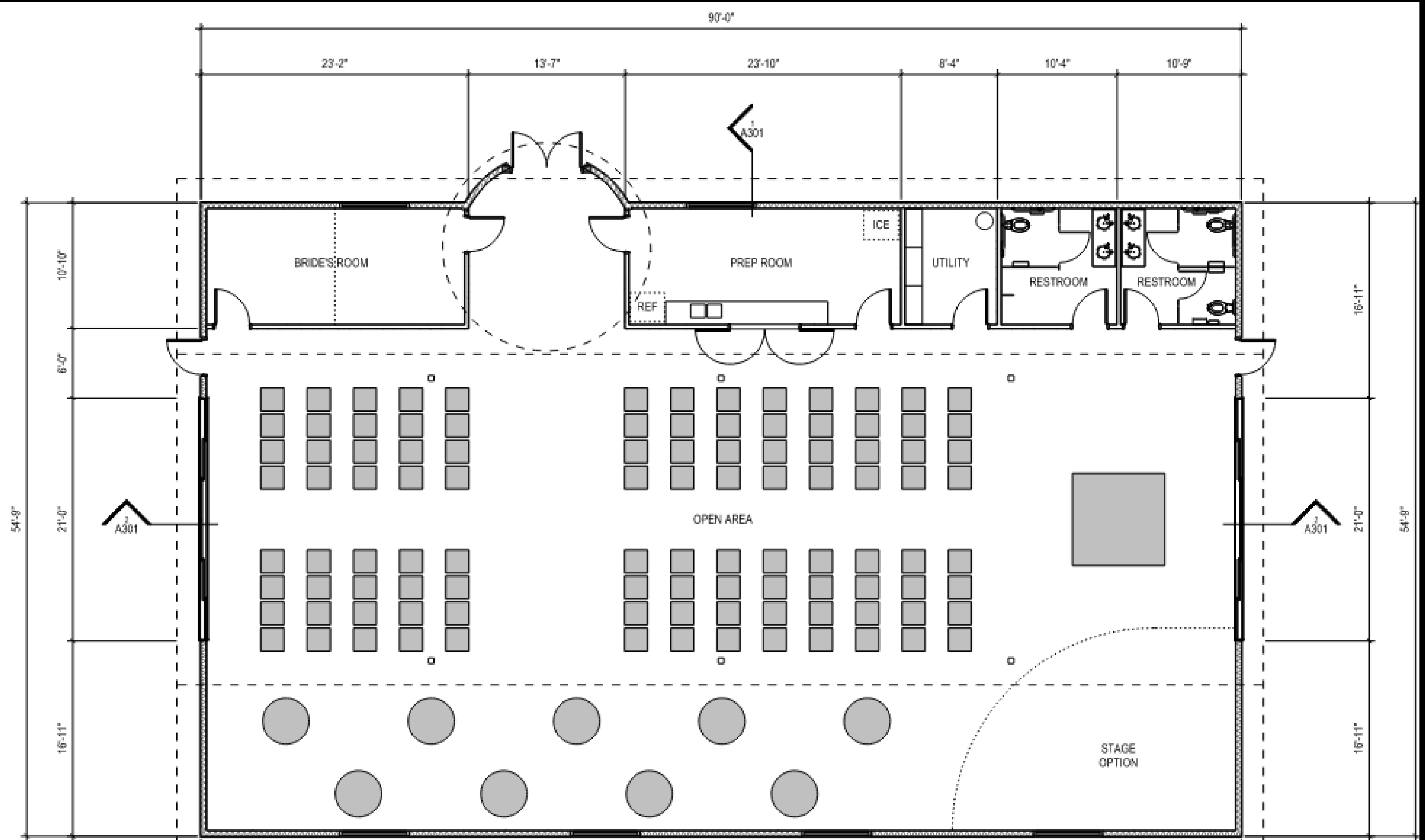


EXTERIOR ELEVATION_NORTH



EXTERIOR ELEVATION_EAST

Floor Plan



Public Input

- The applicant has complied with the public notification requirements, including a sign posting, mail notification, and a newspaper posting.
- A neighborhood meeting for the case was held at the Apache Junction Multi-Generational Center on Tuesday, June 10, 2025. One neighbor attended and expressed support for the development.
- Staff have received two e-mails expressing opposition out of concern for traffic and noise.

Planning & Zoning Commission Recommendation

- On June 24, 2025, the Planning and Zoning Commission voted 5-0 to recommend the approval of P-25-28-CUP subject to the conditions of approval found in the Staff Report.



Updated CUP Conditions of Approval

- Due to concerns expressed by the Council at the July 14 Work Session meeting, staff have updated the recommended conditions of approval as noted:
 3. To screen the event venue from future residential development, a 6-foot tall opaque fence shall be constructed along the south and western borders of the property and east of the event venue as depicted on the site plan.
 5. Outdoor music is not permitted at any time. The only exception is brief amplified sound during wedding ceremonies, which shall be strictly limited in duration and scope.



Thank You

