



*City of Apache Junction*  
*Development Services Department*



**CITY COUNCIL  
WORK SESSION STAFF MEMO**

**DATE:** October 14, 2024

**TO:** Honorable Mayor and City Council Members

**THROUGH:** Bryant Powell, City Manager  
Rudy Esquivias, Development Services Director  
Sidney Urias, Planning Manager

**FROM:** Erika Hernandez, Associate Planner

**CASE NUMBER:** P-24-23-PZ

**SUBJECT:** Proposed rezoning of approximately 1.43 acres, that is currently split zoned General Commercial ("B-1") and Medium Density Single-Family Detached Residential ("RS-20M") to General Commercial ("B-1")

**SUMMARY**

CGP Maintenance and Construction proposes a rezoning of approximately 1.43 acres, that is currently split zoned General Commercial ("B-1") and Medium Density Single-Family Detached Residential ("RS-20M") to General Commercial ("B-1") to facilitate the construction of a 4,000 square foot construction office and a 9,600 square foot warehouse.

**PLANNING AND ZONING COMMISSION RECOMMENDATION**

The Planning and Zoning Commission held a public hearing for P-24-23-PZ on October 8, 2024. Please see attached Staff Report and exhibits presented to the Planning and Zoning Commission.

Attachments:

- Exhibit #1: Planning and Zoning Commission Staff Report 10-8-2024
- Exhibit #2: Ordinance Number 1054
- Exhibit #3: P-24-23-PZ Application Materials
- Exhibit #4: P-24-56-DR Application Materials
- Exhibit #5: P-24-23-PZ Vicinity Map
- Exhibit #6: P-24-23-PZ Final Public Participation Report
- Exhibit #7: P-24-56-DR Approval Letter