



City of Apache Junction
Development Services Department



Date: January 24, 2018

To: Honorable Mayor and City Council Members

Through: Bryant Powell, City Manager

JK Larry Kirch, Development Services Director
Rudy Esquivias, Senior Planner/Zoning Admin.

From: Danielle Jordan, Planning Intern *DJ*

Subject: February 6, 2018, City Council Public Hearing Item:
PZ-5-17 (Ordinance #1458), a rezoning request by
Superstition Mountains Community Facilities District
No. 1 ("SMCFD"), for 5661 S. Ironwood Drive.

Background

SMCFD is requesting a rezoning of three parcels from B-5 (Industrial) and RS-GR (General Rural Low Density Single-Family Detached Residential) to PI/PD (Public and Institutional by Planned Development). The facility is located at 5661 S. Ironwood Drive southeast of S. Ironwood Drive and W. Guadalupe Avenue. The purpose of this rezoning is to uniformly zone the existing SMCFD properties and to expand the wastewater related services including the recharge of treated water through recharge basins, by combining the three parcels, a total of 97.18 acres.

Planning and Zoning Commission Recommendation

On January 9, 2018 the Planning and Zoning Commission held a public hearing regarding this request (P&Z staff report and exhibits attached). The Commission voted to recommend approval of the proposed rezoning request by a vote of 7 to 0. No residents spoke at the public hearing.

Staff Recommendation

Planning Staff recommends approval of the proposed rezoning request as submitted.

Attachments:

- Draft Ordinance No. 1458
- PZ Staff Report from January 9, 2018, with all attachments.