

ORDINANCE NO. 17-1077

1
2 AN ORDINANCE OF THE MAYOR AND COUNCIL OF THE
3 CITY OF DOUGLAS, COCHISE COUNTY, ARIZONA,
4 REZONING A PARCEL OF LAND NUMBERED 408-31-026
5 LOCATED AT 200 W. 9TH STREET IN DOUGLAS, ARIZONA,
6 FROM LIGHT INDUSTRY (LI) TO HEAVY INDUSTRY (HI)
7 AND AMENDING SECTION 510.5 OF THE PLANNING AND
8 ZONING CODE ADDING ADDITIONAL CONDITIONAL USES
9 AND AMENDING THE OFFICIAL ZONING DISTRICT MAP,
10 ESTABLISHED BY ORDINANCE 691 AND AMENDED BY
11 ORDINANCE 858, ESTABLISHING SEVERABILITY OF
12 COMPONENTS OF ORDINANCE; AND ESTABLISHING AN
13 EFFECTIVE DATE THEREOF.

8 **WHEREAS**, Loren and Maria Calhoun, a local businessman, has petitioned to change the zoning of a
9 parcel of land numbered 408-31-026 located at 200 W. 9th Street in Douglas, Arizona, from Light
10 Industry (LI) to Heavy Industry (HI), and amending the zoning map accordingly; and

10 **WHEREAS**, after due notice and public hearing on October 17, 2017, the City of Douglas Planning
11 and Zoning Commission affirmatively recommended the rezoning petition; and

11 **WHEREAS**, after due notice and a hearing as required by law, the Mayor and Council finds that the
12 interests of the City are served by the proposed rezoning petition; and

13 **WHEREAS**, the proposed rezoning is reasonably designed to prevent the proposed use from negatively
14 effecting nearby industrially zoned properties; and

14 **WHEREAS**, the proposed use of the property is consistent with the intent of the General Plan and with
15 existing on-site uses and with adjacent uses;

16 **NOW, THEREFORE, BE IT ORDAINED** by the Mayor and Council of the City of Douglas,
17 Arizona, as follows:

17 Section 1. The property, which is more specifically described in the below legal description, is hereby
18 rezoned from Light Industry (LI) to Heavy Industry (HI), as shown on maps attached hereto as Exhibit
19 "A".

19 **Legal Description**

20 Cochise County parcel numbers 408-31-026.

21 Section 2. The official zoning district map established by Ordinance 691, and amended by Ordinance
22 858, is hereby amended accordingly.

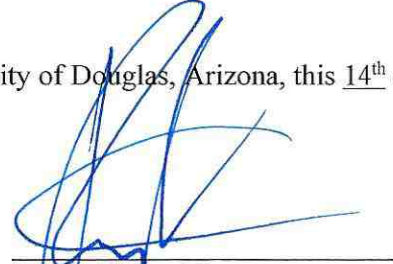
23 Section 3. Amending Section 510.5 of the Planning and Zoning Code by adding "Store and Repair
24 Residential LPG Liquid Gas tanks" to the HI list of conditional uses.

24 Section 4. Severability: If any chapter, section, subsection, sentence, clause or phrase of this Ordinance
25 is for any reason held to be invalid or unconstitutional by the decision of any court of competent
jurisdiction, such decision shall not affect the validity of the remaining portions of this Ordinance and

1 this Ordinance shall continue in full force and effect after the deletion of the illegal or unconstitutional
2 provision.

3 Section 5. Effective date. The provisions in this Ordinance shall be effective thirty (30) days after final
4 approval and adoption by the Mayor and Council.

5 **PASSED AND ADOPTED** by the Mayor and Council of the City of Douglas, Arizona, this 14th day of
6 February, 2018.



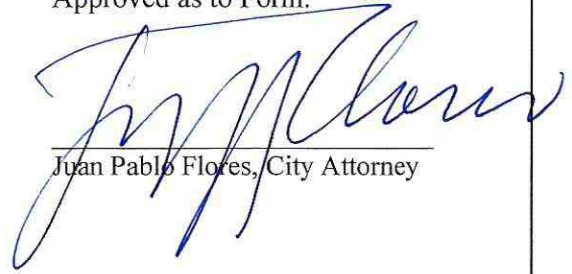
Robert Uribe, Mayor

7 Attest:

8 Approved as to Form:



9 Brenda Aguilar, City Clerk



10 Juan Pablo Flores, City Attorney

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