

1
2
3
4
5
6
7
8
9
10
11
12
13
14
15
16
17
18
19
20
21
22
23
24
25
ORDINANCE NO. 17-1077

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

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

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

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

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

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

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

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

Legal Description

Cochise County parcel numbers 408-31-026.

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

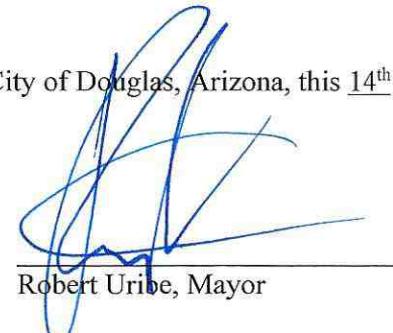
Section 3. Amending Section 510.5 of the Planning and Zoning Code by adding "Store and Repair Residential LPG Liquid Gas tanks" to the HI list of conditional uses.

Section 4. Severability: If any chapter, section, subsection, sentence, clause or phrase of this Ordinance 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.

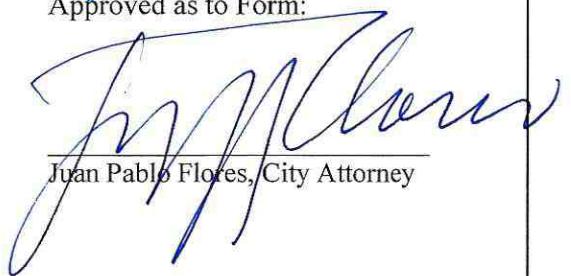
3 Section 5. Effective date. The provisions in this Ordinance shall be effective thirty (30) days after final
4 approval and adoption by the Mayor and Council.

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



Robert Uribe, Mayor

Approved as to Form:



Juan Pablo Flores, City Attorney

9 Attest:
10
11
12
13
14
15
16
17
18
19
20
21
22
23
24
25



Brenda Aguilar, City Clerk