

ORDINANCE NO. 10-742

AN ORDINANCE OF THE MAYOR AND COMMON COUNCIL OF THE TOWN OF CHINO VALLEY, COUNTY OF YAVAPAI, ARIZONA, ADOPTING “UNIFIED DEVELOPMENT ORDINANCE (“UDO”) – AMENDMENTS NO. 2 DATED NOVEMBER 9, 2010,” RELATING TO THE CHINO VALLEY UNIFIED DEVELOPMENT ORDINANCE, AND ADDING THE “PL” PUBLIC LAND ZONING DISTRICT BACK INTO THE UDO; AMENDING SUBSECTION 1.9.4: PLANNED AREA DEVELOPMENT OVERLAY DISTRICT: (“PAD”), AND AMENDING SUBSECTION 4.19: CAMPGROUNDS

WHEREAS, on November 9, 2006, the Town Council of Chino Valley adopted Ordinance No. 06-678 adopting the Unified Development Ordinance (“UDO”); and

WHEREAS, when the UDO was adopted, the “PL” zoning designation was inadvertently left out; and

WHEREAS, currently approximately 45 parcels in the Town of Chino Valley carry the “PL” zoning designation; and

WHEREAS, by adding the “PL” zoning section back into the UDO, the Town of Chino Valley will be better able to assist with future development as well as expansion of “PL” zoned properties; and

WHEREAS, the existing Subsection 1.9.4: PAD section has proven to be inadequate due to many existing vague and unspecified provisions; and

WHEREAS, the amendments to Subsection 1.9.4: PAD provide more specifics on the process, clarify the requirements, and provide more detailed information on the quid-quo-pro (something for something) policy; and

WHEREAS, the amendment to Subsection 4.19: Campgrounds will resolve existing conflicting language in the UDO; and

WHEREAS, on October 7, 2010, the Planning and Zoning Commission (“Commission”) conducted a Public Hearing to discuss the amendments in this Ordinance, during which testimony was presented by Town staff, and the public was given an opportunity to ask questions or make comment; and

WHEREAS, subsequent to the Public Hearing and discussion, the Commission elected by a 4-0 vote (Commissioner Skousen, Schmidt and Owen absent) to forward the amendments to the Town Council with a recommendation for approval; and

WHEREAS, at their regular meeting of November 9, 2010, the Town Council confirmed the recommendation of the Commission by electing to adopt this Ordinance and thereby approve the Unified Development Ordinance amendments;

NOW, THEREFORE, BE IT ORDAINED BY THE MAYOR AND COMMON COUNCIL OF THE TOWN OF CHINO VALLEY, COUNTY OF YAVAPAI, ARIZONA:

Section 1. That certain document known as the “Unified Development Ordinance – Amendments No. 2 Dated November 9, 2010” of the Town of Chino Valley, three (3) copies of which are on file in the office of the Town Clerk of the Town of Chino Valley, Arizona, which document was made a Public Record by Resolution No. 10-947 of the Town of Chino Valley, Arizona, is hereby referred to, adopted, and made a part hereof, as if fully set out in this Ordinance.

Section 2. That this Ordinance repeals any prior enactment by the Town of Chino Valley that is inconsistent herewith.

Section 3. If any section, subsection, sentence, clause, phrase or portion of this ordinance or any part of the code adopted herein by reference 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 thereof.

PASSED AND ADOPTED by the Mayor and Common Council of the Town of Chino Valley, Arizona this 9th day of November, 2010.

Jim Bunker, Mayor

ATTEST:

APPROVED AS TO FORM:

Jami C. Lewis, Town Clerk

Musgrove Drutz & Kack, P.C.
Town Attorney