

BOARD OF SUPERVISORS



PINAL COUNTY
WIDE OPEN OPPORTUNITY

PZ-033-23, & PZ-PD-006-23
GOLD N ACRES

8/7/24

Community Development Department

PZ-033-23 & PZ-PD-006-23

□ Proposal:

- Rezone from Manufactured Home Park (MHP) on 9.69± net acres (10.1 gross) to Park Model and Recreational Vehicle Park (PM/RVP-435) zoning district to allow for continued use of a park model and RV park.
- Approval of a Planned Area Development (PAD) Overlay District on 9.69± acres, to allow for continued use of a park model and RV park under 10 acres.

□ Size:

- 9.69 ± acres

□ Location:

- Northeast of Ironwood and Ranch Road
- Supervisor District 2 - Goodman

□ Owner/Applicant:

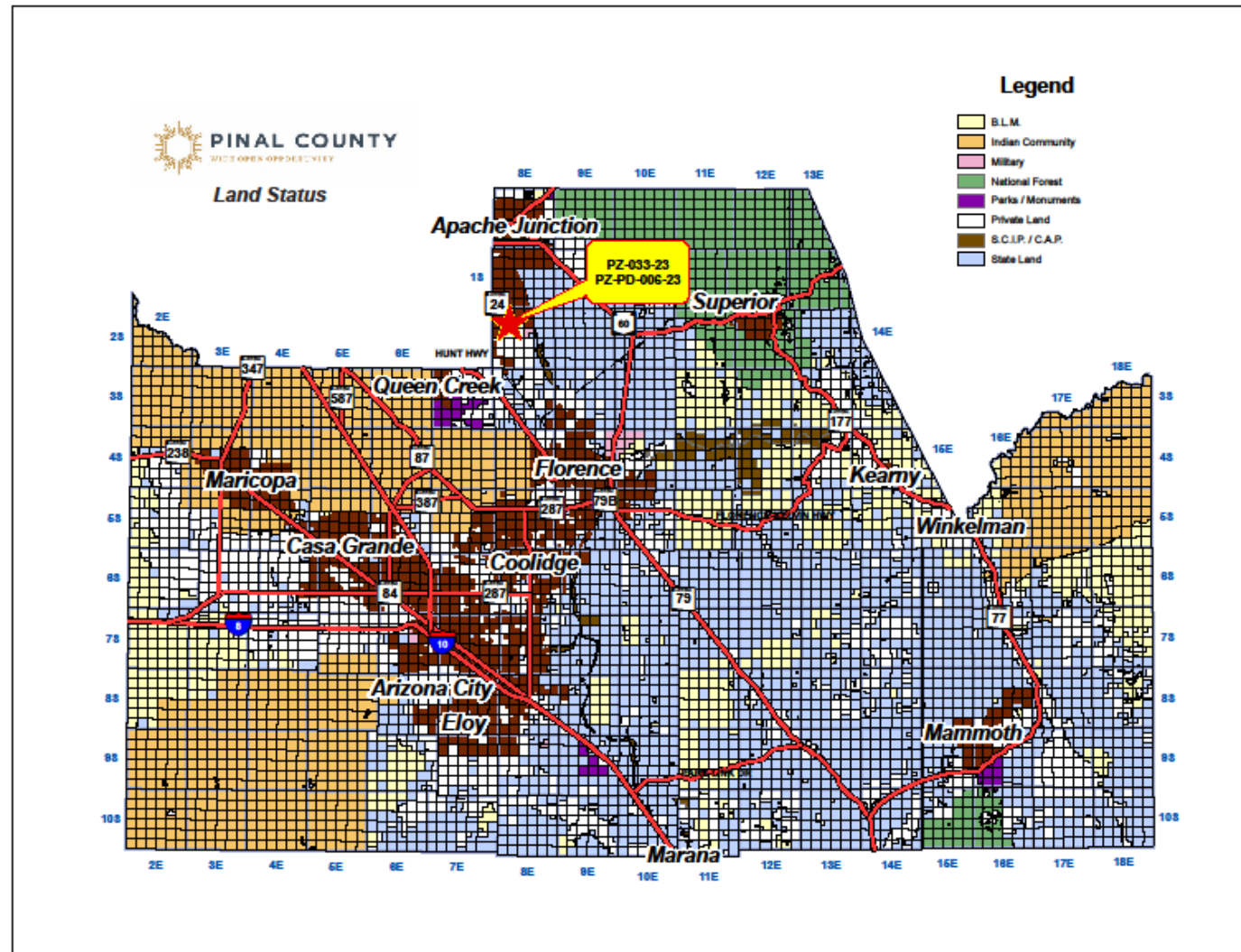
- Gold N Acres, LLC/Jon Gillespie c/o Rose Law Group.

Location Map



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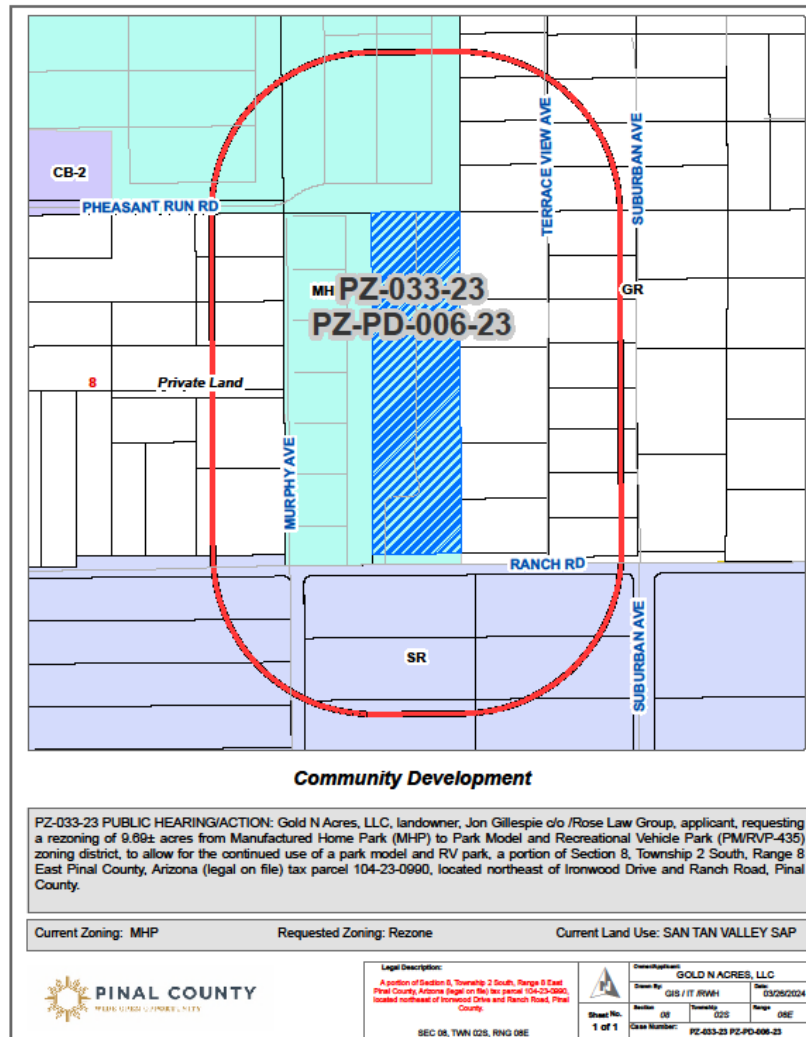


Case Map



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Aerial Map



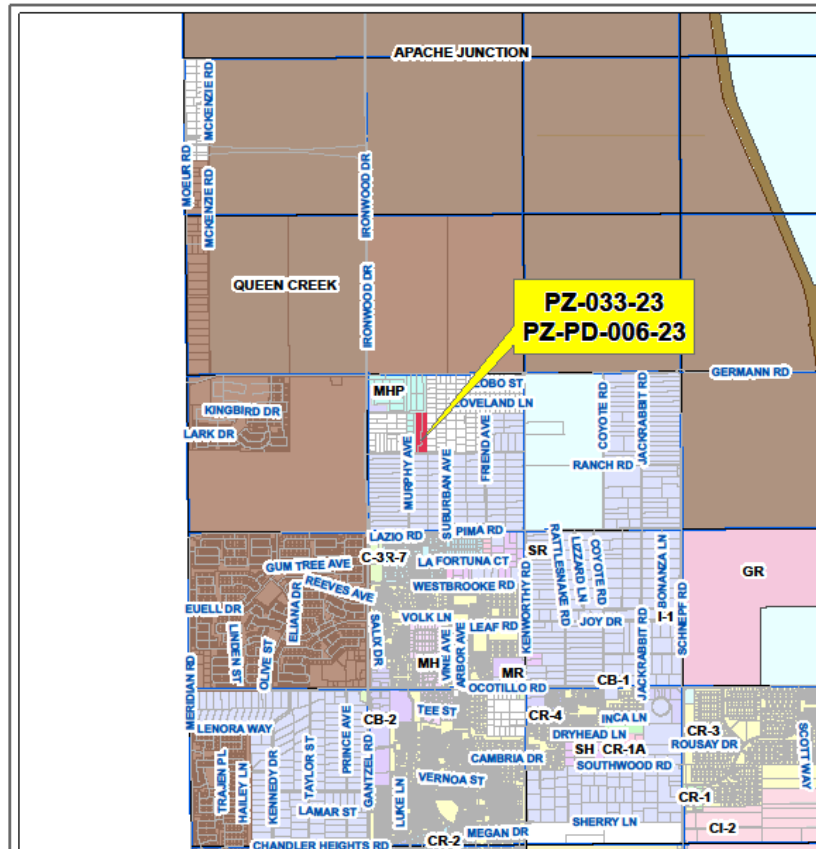
Community Development

Vicinity Map



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Community Development



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Legal Description:

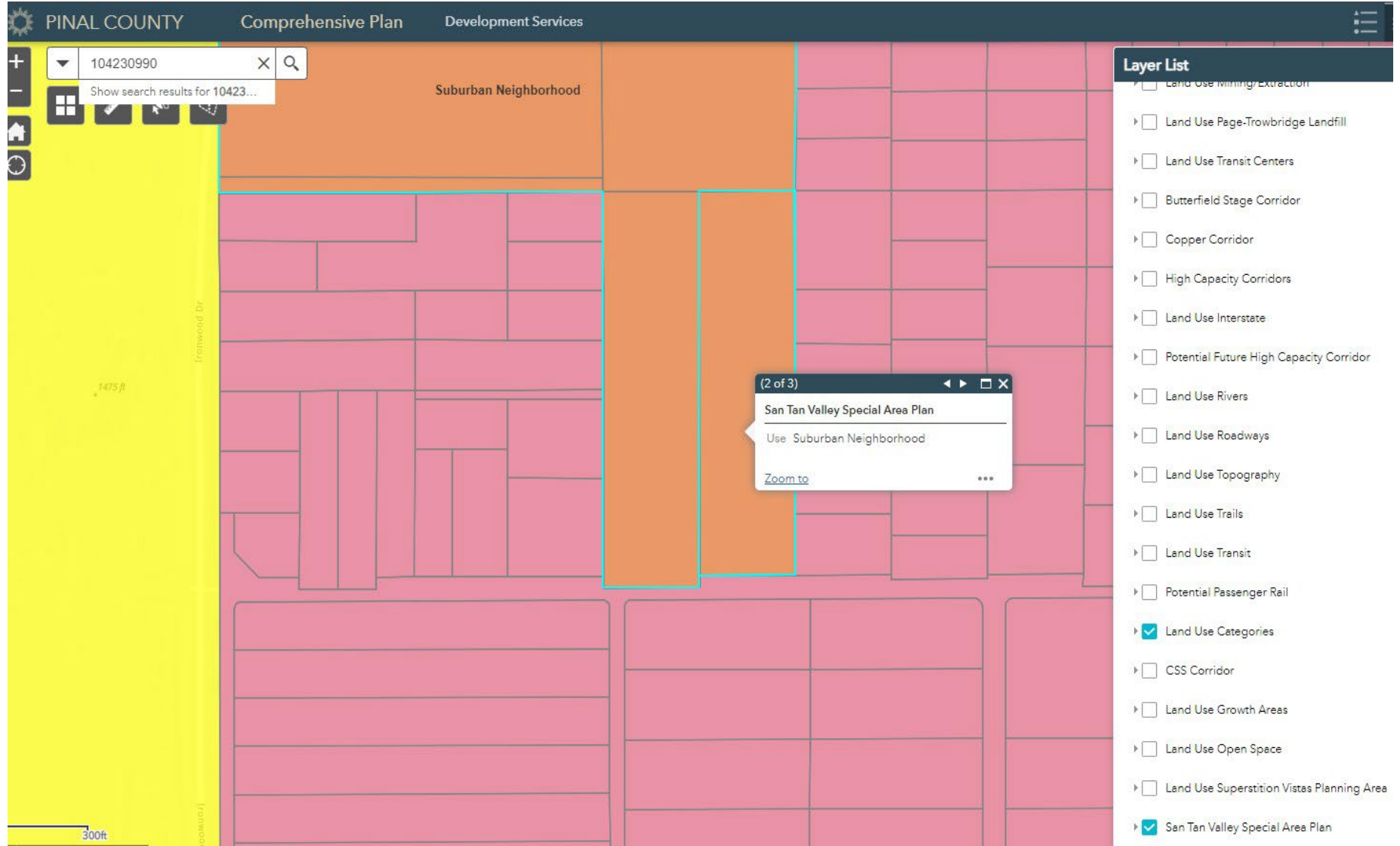
A portion of Section 9, Township 2 South, Range 9 East Pinal County, Arizona, Reg'd on R/L No. 00001, 10-24-2000, located northeast of Ironwood Drive and Ranch Road, Pinal County.



Sheet No. 1 of 1

Owner/Applicant: GOLD N ACRES, LLC
Drawn By: GIS / IT / RWH
Review: 08
Check Number: PZ-033-23 PZ-PD-006-23
Date: 03/26/2024
Range: 09E

San Tan Area Plan



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9

North



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South



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East



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West



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Items of Consideration

- ❑ The site was permitted as a Mobile/Manufactured Home Park in 1985 and has existed as such since.
- ❑ The rezoning is intended to upgrade and modernize the facility.
- ❑ The PAD is being requested due the park being just under 10 acres in net area.
- ❑ Staff has not received items of opposition at the time the staff report was written.
- ❑ Similar uses exist adjacent to the site.

PZ-033-23, & PZ-PD-006-23

□ Planning and Zoning Commission Recommendation for Approval PZ-033-23

▣ 1 Stipulation:

Approval of this zone change (PZ-033-23) will require, at the time of application for development, that the applicant/owner submit and secure from the applicable and appropriate Federal, State, County and Local regulatory agencies, all required applications, plans, permits, supporting documentation and approvals.

PZ-033-23 & PZ-PD-006-23

- Planning and Zoning Commission Recommendation for Approval PZ-PD-006-23
 - ▣ 9 Stipulations