



# City of Maricopa

## Legislation Details (With Text)

**File #:** PAD 22-13    **Version:** 1    **Name:** Apartments at Honeycutt  
**Type:** Planned Area Development    **Status:** Regular Agenda  
**File created:** 11/22/2022    **In control:** Planning & Zoning Commission  
**On agenda:** 12/12/2022    **Final action:** 12/12/2022

**Title:** PUBLIC HEARING: The Planning and Zoning Commission shall discuss and take action on a request for a Zoning Map Amendment on approximately 20.17 acres effectively rezoning the site from Light Industry and Warehouse (CI-1) to Planned Area Development (PAD) to create the Apartments at Honeycutt Planned Area Development (PAD), including the creation of the development land use plan, permitted uses, and development standards for a proposed multi-family development. The property is generally located southeast of the southeast corner of John Wayne Parkway and Maricopa Casa-Grande Highway. **DISCUSSION AND ACTION.**

**Sponsors:** Rodolfo Lopez

**Indexes:** Safe and Livable Community, Well Planned Quality Growth and Development

**Code sections:**

**Attachments:** 1. GPA22-09\_PAD22-13 - Apartments at Honeycutt Staff Report, 2. Exhibit A - PAD Narrative and Booklet, 3. Exhibit B - GPA Narrative and Booklet, 4. Exhibit C - Citizen Participation Report, 5. Exhibit D - Zoning Maps, 6. Exhibit E - General Plan Land Use Maps, 7. Exhibit F - Development and Parking Standards Tables

Date	Ver.	Action By	Action	Result
12/12/2022	1	Planning & Zoning Commission	Approved	Pass

**PUBLIC HEARING:** The Planning and Zoning Commission shall discuss and take action on a request for a Zoning Map Amendment on approximately 20.17 acres effectively rezoning the site from Light Industry and Warehouse (CI-1) to Planned Area Development (PAD) to create the Apartments at Honeycutt Planned Area Development (PAD), including the creation of the development land use plan, permitted uses, and development standards for a proposed multi-family development. The property is generally located southeast of the southeast corner of John Wayne Parkway and Maricopa Casa-Grande Highway. **DISCUSSION AND ACTION.**

**PUBLIC HEARING:** The Planning and Zoning Commission shall discuss and take action on a request by Alan Beaudoin and Rachael Smith of Norris Design, on behalf of property owner Shaun Ridge, LLC, for a Zoning Map Amendment on approximately 20.17 acres effectively rezoning the site from Light Industry and Warehouse (CI-1) to Planned Area Development (PAD). The property is generally located southeast of the southeast corner of John Wayne Parkway and Maricopa Casa-Grande Highway. **DISCUSSION AND ACTION.**

Refer to staff analysis and exhibits for further information.

The item will be presented by Derek Scheerer, Planner II.

Staff recommends approval of case # PAD22-13, subject to the conditions of approval stated in the staff report, and as amended by the Planning and Zoning Commission.