

**LEGAL NOTICE  
CITY OF BULLHEAD CITY  
PLANNING AND ZONING COMMISSION**

**NOTICE IS HEREBY GIVEN** that the **PLANNING AND ZONING COMMISSION** of the City of Bullhead City will hold a public hearing at the City Council Chambers, 1255 Marina Blvd., Bullhead City, Arizona, on June 6, 2024 at 5:30 pm to consider the items listed below.

**PUBLIC HEARING – MINOR GENERAL PLAN AMENDMENT P24-002-** Request for an amendment to the Land Use Plan of the Bullhead City General Plan to change the land use designation from Park/Open Space to High Density Residential for a 1.19 acre parcel of land located at 490 Riverview Drive and described as a portion of Government Lot 1, Section 25, T20N, R23W, Bullhead City, AZ.


**PUBLIC HEARING – ZONING MAP CHANGE Z24-003 -** Request for approval of a zoning map change from C2 (General Commercial) to R2MF-D2 (Residential: Multiple-Family with a density of 2,000 sq. ft. of land per unit) for a 1.19 acre parcel of land located at 490 Riverview Drive and described as a portion of Government Lot 1, Section 25, T20N, R23W, Bullhead City, AZ.

**PUBLIC HEARING – ZONING MAP CHANGE Z24-005/SUBDIVISION S24-001 –** Request for approval of a zoning map change from R2MF (Residential: Multiple-Family District) to R1L-PAD (Residential: Single-Family Limited – Planned Area Development) and approval of the preliminary plat for a project known as Sunbeam Drive Townhouses and described as First Revised Plat of Sun Ridge Estates Tract, 4042A, Block 10, Lots 1 through 5, Section 21, T21N, R21W, Bullhead City, AZ.

**PUBLIC HEARING – ZONING MAP CHANGE Z24-006 –** Request for a zoning map change from C2 (General Commercial) to R1L (Residential: Single-Family Limited) for a 2.43 acre parcel of land located at 1674 Havasupai Road and described as Colorado River Estates Re-Amended, Lot 150, Section 26, T20N, R22W, Bullhead City, AZ.

**PUBLIC HEARING – CONDITIONAL USE PERMIT U99-007 AMENDMENT #3 –** Request for a conditional use permit to allow the continued use of a parcel of land for a mining operation that is located in an M1 (General Limited Industrial) zoning district at 3000 Pass Canyon Road and described as a portion of Section 7, T20N, R21W.

All interested parties are invited and encouraged to attend said hearings and express their opinions for or against the foregoing. Further information may be obtained at the Planning and Zoning Division, 2355 Trane Road, Telephone (928) 763-0123.

  
Debie Ogden, City Clerk

**Publish: May 22, 2024**

**\*\*Pursuant to the Americans with Disabilities Act (ADA), the City of Bullhead City endeavors to ensure the accessibility of all of its programs, facilities and services to all persons with disabilities. If you need an accommodation for this meeting, please contact Human Resources at (928) 763-0153 or (928) 763-0143 (TTY) at least 24 hours prior to the meeting so that an accommodation may be arranged.**