



Durham Queen Creek P21-0071

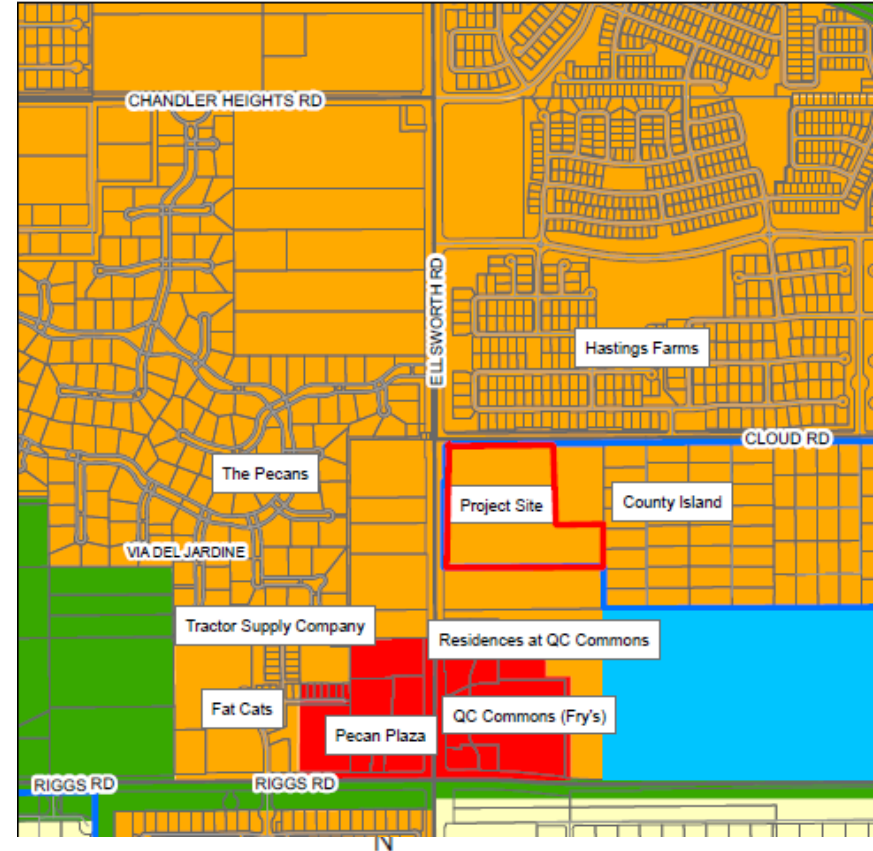
Council Briefing



General Site Info.: 20 acres, SEC Ellsworth & Cloud rds.



General Plan: Neighborhood



Request

- Rezone from R1-43 (upon annexation) to C-2
- Anticipated Auto Dealerships, and pads
- Conceptual plan is for reference only



ELEVATION ROAD

CONCRETE DRIVE

CONCRETE DRIVE

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CONCRETE DRIVE

CONCRETE DRIVE

CLOUD ROAD

UNRECORDED



PAD A

PAD B



DEALERSHIP 1

DEALERSHIP 2

APN 884910080
MKG FAMILY TRUST



CHURCH OF JESUS CHRIST OF LATTER-DAY SAINTS
APN - 334-01-005C
DOC. 2018 0609744, M.C.R.
RS-48 ZONE
UNINCORPORATED

24406 S

H
24426 S

Z
24514 S

KAT
24520 S

RIC
24612 S

24624 S

UNRECORDED



- Ngh. Mtg. June 29, 2021 – appx. 20 residents
 - Concerns with increased traffic
 - Safety in the area
 - Cloud Road traffic
 - Property Values
 - Building Users/Height

- PZ, 6-1 (Smith dissented, Concerned w/compatibility to surrounding area)