

## NOTICE OF PUBLIC HEARINGS

### CITY OF TOLLESON PLANNING & ZONING COMMISSION

### CITY OF TOLLESON CITY COUNCIL

**NOTICE IS HEREBY GIVEN** that the City of Tolleson Planning and Zoning Commission will conduct a **PUBLIC HEARING** on **TUESDAY, DECEMBER 8, 2015** at **5:30 P.M.**, and that the City of Tolleson City Council will conduct a **PUBLIC HEARING** during a Regular City Council Meeting scheduled on **TUESDAY, DECEMBER 8, 2015 at 7:00 P.M.**, both at City of Tolleson, City Hall Complex, 9555 West Van Buren Street, Tolleson, Arizona 85353.

1. Soliciting comments from interested parties in reference to amending the City of Tolleson Zoning Ordinance, Chapter 12, Land Usage, Article 12-4, Section 12-4-20 Single-Family Residential Districts; and Section 12-4-21 Multi-Family Residential, Mobile Home Park, and Recreational Vehicle Park Districts.

The proposed text amendment revises Section 12-4-20 of the City Code by adding Section (G): Encroachment into pre-1987 R1-7 minimum front yard-building setback. For existing legal nonconforming single-family site-built, detached dwelling structures which encroach into the minimum front yard-building setback, any building addition which further encroaches into the front yard-building setback is only allowed if permitted by the City Council through the approval of a use permit application. (Ordinance No. 561 N.S.)

The proposed text amendment revises Section 12-4-21 of the City Code by adding Section (G): Encroachment into pre-1987 R-2 minimum front yard-building setback. For existing legal nonconforming dwelling structures which encroach into the minimum front yard-building setback, any building addition which further encroaches into the front yard-building setback is only allowed if permitted by the City Council through the approval of a use permit application. (Ordinance No. 561 N.S.)

Notice Given by Crystal Zamora  
Tolleson City Clerk  
Wednesday, November 18, 2015

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Friday, November 20, 2015