

THE PLANNING AND ZONING COMMISSION
MEETS REGULARLY ON THE SECOND
WEDNESDAY OF EACH MONTH

Posting Information:
DS Building 3250 E. Kino Ave
Posted: _____
Time: _____
By: _____

ACTION AGENDA
MOHAVE COUNTY PLANNING AND ZONING COMMISSION
MAY 13, 2026
700 WEST BEALE STREET
KINGMAN, ARIZONA
10:00 AM

MEMBERS

<u>District 1</u>	<u>District 2</u>	<u>District 3</u>	<u>District 4</u>	<u>District 5</u>
Eugene Kirkham Michael Bradshaw	Robert Arp John Hassett - Chair	Bruce Hubbard Melanie Martin	Cullin Pattillo Rex Ruge	Larry Morse LaJuana Gillette – Vice Chair

Pursuant to A.R.S. §38-431.02(H), the public will have physical access to the meeting place fifteen (15) minutes prior to the meeting.

Mohave County Planning and Zoning Commission members will attend in person or via telephone conference calls.

Pledge of Allegiance

Roll Call

Announcements

Approval of Minutes -[APPROVED](#)

Planning and Zoning Commission meetings are located in the Mohave County Administration Building. We ask persons attending the meetings to remember that the Administrative Building Campus is a tobacco-free area. Only bottled water, no food or soda, is allowed in the Auditorium where the meetings are held.

THE PLANNING & ZONING COMMISSION MAY, BY MOTION, RECESS INTO EXECUTIVE SESSION TO RECEIVE LEGAL ADVICE FROM THE BOARD’S ATTORNEY(S) ON ANY ITEM CONTAINED IN THIS AGENDA PURSUANT TO ARS 38-431.03 (A) (3).

REGULAR AGENDA

ARIZONA STRIP AREA

01. Evaluation of a request for a **REZONE** of a portion of Assessor’s Parcel No. 402-19-004 from a CRE/36A (Commercial Recreation/Thirty-Six Acre minimum lot size) zone to an A-R (Agricultural Residential) zone, to allow for a minor land division in the Scenic vicinity (southwest of Peppermill Palms Boulevard, southeast of County Highway 91), Mohave County, Arizona. **Victor R. Cambell on behalf of Oasis Recreational Properties, Inc. [COMMISSION RECOMMENDED APPROVAL | BOS RESOLUTION 2026-095](#)**

02. Evaluation of a request for a **SPECIAL USE PERMIT** for Assessor's Parcel No. 404-19-170 to allow for a 125-foot wireless communication facility in an A-R (Agricultural Residential) zone, in the Centennial Park vicinity (north of Cane Beds Road, southwest of State Highway 389), Mohave County, Arizona. **BMF Development LLC on behalf of A and A Property Consultants LLC.** [COMMISSION VOTED TO CONTINUE THE ITEM TO JUNE 10, 2026 MEETING](#)
03. Evaluation of a request for an **EXTENSION OF TIME FOR A SPECIAL USE PERMIT** for Assessor's Parcel No. 402-32-184, to allow for the completion of the conditions of B.O.S. Resolution 2021-145, allowing for a Recreational Vehicle Park in an A-R (Agricultural Residential) zone in southeast of North Street), Mohave County, Arizona. **Vanessa Giebink and Kennedy Alexander II.** [COMMISSION RECOMMENDED APPROVAL | BOS RESOLUTION 2026-102](#)
04. Evaluation of a request for a **REZONE** of Assessor's Parcel No. 402-77-007T from an A-R/10A (Agricultural Residential/Ten Acre minimum lot size) zone to an A-R (Agricultural Residential) zone, to allow for a minor land division, in the Scenic vicinity (north of Shirley Drive, west of Franhi Road), Mohave County, Arizona. **Brown Consulting Engineers on behalf of 2222 Scenic LLC . JN** [COMMISSION RECOMMENDED APPROVAL | BOS RESOLUTION 2026-096](#)
05. Evaluation of a request for a **REZONE** of Assessor's Parcel Nos. 402-20-005 and 402-20-187 from an R-E/10A (Residential-Recreation/Ten Acre minimum lot size) zone to an A-R (Agricultural Residential) zone, to bring Parcel 402-20-187 into compliance and for a minor land division of Parcel 402-20-005 in the Scenic vicinity (east of Grand Wash Ave, southeast of Toni Drive), Mohave County, Arizona. **Brown Consulting Engineers on behalf of Lee Crew 5 Trust, Yazoo Holdings LLC.** [COMMISSION RECOMMENDED APPROVAL | BOS RESOLUTION 2026-097](#)

LAKE HAVASU AREA

06. Evaluation of a request for a **REZONE** of a portion of Assessor's Parcel No. 120-01-062 from an R-E/36A (Residential-Recreation/Thirty-Six Acre minimum lot size) zone to an M-2 (General Manufacturing) zone, to allow for a warehouse distribution center, in the Lake Havasu City vicinity (north of Fathom Drive, west of London Bridge Road) Mohave County, Arizona. **John Gall on behalf of LHC North LLC.** [VB COMMISSION RECOMMENDED APPROVAL | BOS RESOLUTION 2026-103](#)

GOLDEN VALLEY AREA

07. Evaluation of a request for a **REZONE** of Assessor's Parcel No. 306-23-200 from an A-R/2A (Agricultural Residential/Two Acre minimum lot size) zone to an A-R (Agricultural Residential) zone, to allow for a minor land division, in the Golden Valley vicinity (east of Concho Road, south of Tapeats Drive), Mohave County, Arizona. **Mohave Engineering Associates on behalf of James Swan and Patricia Niemela.** [COMMISSION RECOMMENDED APPROVAL | BOS RESOLUTION 2026-098](#)

MOHAVE COUNTY GENERAL AREA

08. Evaluation of a request for a **REZONE** of Assessor’s Parcel No. 227-17-016 from an R-1/1A (Single Family Residential/One Acre minimum lot size) zone to an R-E/40M (Residential-Recreation/Forty Thousand Square foot minimum lot size) zone, to allow for an accessory structure and an RV as a temporary residence, in the Fort Mohave vicinity (east of La Calzada Drive, north of Los Gauchos Road), Mohave County, Arizona. **Kyle Villamor and Vanessa Villamor.** [COMMISSION RECOMMENDED APPROVAL | BOS RESOLUTION 2026-099](#)

09. Evaluation of a request for a **REZONE** of Assessor’s Parcel No. 208-06-017 from a C-RE/36A (Commercial Recreation/ Thirty-Six Acre minimum lot size) zone to a C-MO (Commercial Manufacturing-Open Lot Storage) zone, to allow for an open lot storage facility, in the Yucca vicinity (north of Herridge Road, west of Mohave Center Boulevard), Mohave County, Arizona. **KTH Consulting on behalf of Frank and Amy Mesmer.** [COMMISSION RECOMMENDED APPROVAL | BOS RESOLUTION 2026-100](#)

KINGMAN AREA

10. Evaluation of a request for a **REZONE** of Assessor’s Parcel No. 204-45-052 from an A-R/15A (Agricultural Residential/Fifteen Acre minimum lot size) zone to an A-R/8A (Agricultural Residential/Eight Acre minimum lot size) zone, to allow for a minor land division, in the Kingman vicinity (east of Jolla Way, south of Peterson Road), Mohave County, Arizona. **Alberto Hernandez and Osvaldo Villegas.** [COMMISSION RECOMMENDED APPROVAL | BOS RESOLUTION 2026-101](#)

11. Evaluation of a request for a **REZONE** of Assessor’s Parcel No. 354-38-034 through -036 from an A-R/10A (Agricultural Residential/Ten Acre minimum lot size) zone to a C-RE (Commercial Recreation) zone, to allow for an RV park, in the Kingman vicinity (southwest of Interstate 40, east of Blake Ranch Road), Mohave County, Arizona. **Shannon R. Denmark and Andrew Taylor on behalf of Sam Speron.** [COMMISSION VOTED TO CONTINUE THE ITEM TO JULY 8, 2026 MEETING](#)

OTHER

12. **Annual Election of Chair and Vice-Chair –** [COMMISSION VOTED TO ELECT JOHN HASSETT AND LAJUANA GILLETTE TO CONTINUE TO SERVE AS THE COMMISSION’S CHAIR AND VICE-CHAIR FOR ANOTHER YEAR](#)

13. Commissioners’ comments – limited to announcements, availability/attendance at conferences and seminars, request for agenda items for future meetings, and reports from staff. [COMMISSIONERS’ COMMENTS HEARD](#)

14. Call to the Public [PUBLIC COMMENTS HEARD](#)