

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: \_\_\_\_\_

**AGENDA & NOTICE OF HEARING  
MOHAVE COUNTY PLANNING AND ZONING COMMISSION  
JANUARY 14, 2026  
700 WEST BEALE STREET  
KINGMAN, ARIZONA  
10:00 AM**

**MEMBERS**

<b><u>District 1</u></b>	<b><u>District 2</u></b>	<b><u>District 3</u></b>	<b><u>District 4</u></b>	<b><u>District 5</u></b>
Eugene Kirkham	Bo Hellams	Bruce Hubbard	Cullin Pattillo	Larry Morse
Michael Bradshaw	John Hassett - Chair	Melanie Martin	Rex Ruge	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**

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 Assessor's Parcel No. 402-24-132 from an A-R (Agricultural Residential) zone to an R-E (Residential-Recreation) zone, to allow for a minor land division, in the Scenic vicinity (south of Rainbow Road, west of Valley Palm Avenue), Mohave County, Arizona. **Jamie Marquez & Maria Cervantes. JN**

### **LAKE HAVASU AREA**

02. Evaluation of a request for a **PETITION OF EXCEPTION** for North Pointe Subdivision, Tract 3703, to not require sidewalks or streetlights to match the existing platted lots within the subdivision, for Assessor's Parcel Nos. 120-32-846P and -603, in the Lake Havasu City vicinity (south of North View Drive, west of Melody Drive), Mohave County, Arizona. **Iris Development Services**

### **SOUTH MOHAVE VALLEY AREA**

03. Evaluation of a request for a **REZONE** of Assessor's Parcel No. 229-22-029D from a C-2H (Highway Commercial) zone to a C-MO (Commercial Manufacturing-Open Lot Storage) zone, to allow for open lot storage, in the Fort Mohave vicinity (south of Valencia Road, west of State Highway 95), Mohave County, Arizona. **Michael Simms and Bertha Loza. VB**
04. Evaluation of a request for a **SPECIAL USE PERMIT** for Assessor's Parcel No. 229-22-038J to allow for a digital billboard in a C-2H (Highway Commercial) zone, in the Fort Mohave vicinity (west of Highway 95, north of Camp Mohave Road), Mohave County, Arizona. **Donald Plunkett for Camp Mohave 95, LLC MS**

### **GOLDEN VALLEY AREA**

05. Evaluation of a request for an **AMENDMENT TO THE MOHAVE COUNTY GENERAL PLAN** from a Rural Development Area land use designation, to a Suburban Development Area land use designation, and for a **REZONE** of Assessor's Parcel No. 217-03-011 from an A-R/2A (Agricultural Residential/Two Acre minimum lot size) zone to an A-R (Agricultural Residential) zone, to allow for minor land division, in the Golden Valley vicinity (south Shinarump Drive, east of Havasupai Road), Mohave County, Arizona. **Gerald and Pamela Enders CB**

### **MOHAVE COUNTY GENERAL AREA**

06. Evaluation of a request for an **AMENDMENT TO THE MOHAVE COUNTY GENERAL PLAN** from a SE (Suburban Estates) land use designation, to a GC (General Commercial) land use designation, and for a **REZONE** of Assessor's Parcel Nos. 207-20-002A through -002H from a C-2 (General Commercial) zone to a C-MO (Commercial Manufacturing-Open Lot Storage) zone, to allow for general commercial and light industrial use, in the Yucca vicinity (south of I 40 Frontage Road, west of Kickapoo Dr), Mohave County, Arizona. **Kirk Daniels and Katie Campbell VB**
07. Evaluation of a request for a **REZONE** of Assessor's Parcel No. 335-03-040 from an A-R/36 A (Agricultural Residential/ Thirty-Six Acre minimum lot size) zone to an A-R/10A and A-R/5A (Agricultural Residential/ Ten Acre and Five Acre minimum lot size) zone, to allow for a minor land division, in the Red Lake vicinity (northeast of Dambro Ranch Road, east of Stockton Hill Road), Mohave County, Arizona. **Adrien Muya MS**

08. — Evaluation of a request for a **REZONE** of Assessor's Parcel No. 351-09-024 from an A-R/36 Acre (Agricultural Residential/ Thirty Six Acre minimum lot size) zone to an A-R/10A & A-R/5A (Agricultural Residential/ Ten Acre and Five Acre minimum lot size) zone, to allow for a minor land division, in the Dolan Springs vicinity (north of Monterey Avenue, east of Eldon Road), Mohave County, Arizona. **Adrien Muya JN** — **(POSTPONED TO FEBRUARY MEETING)**

### **KINGMAN AREA**

09. Evaluation of a request for a **REZONE** of Assessor's Parcel No. 344-17-009 from an A-R/36A (Agricultural Residential/ Thirty- Six Acre minimum lot size) zone to an A-R/10A (Agricultural Residential/ Ten Acre minimum lot size) zone, to allow for a minor land division, in the Valle Vista vicinity (south Calle Glen, east Avenida Hafley), Mohave County, Arizona. **Michael Surabian and Terry Richards CB**
10. Evaluation of a request for a **REZONE** of Assessor's Parcel Nos. 310-25-013A through -013E from an A-R/5A (Agricultural Residential/Five Acre minimum lot size) and A-R/10A (Agricultural Residential/Ten Acre minimum lot size) zone to an A-R (Agricultural Residential) zone, to allow for an agricultural residential subdivision, in the Kingman vicinity (north of Calle Blanca, east of Illinois Drive), Mohave County, Arizona. **KTH Consulting for Heritage Enterprises, LLC VB**
11. Evaluation of a request for a **REZONE** of Assessor's Parcel No. 313-76-003 from an A-R/36A (Agricultural Residential/Thirty-Six Acre minimum lot size) zone to an A-R/30A and AR/6A (Agricultural Residential/Thirty Acre and Six Acre minimum lot size zone) zone, to allow for a minor land division, in the Hackberry vicinity (north of Elk Run Road, west of Frerichs Ranch Road), Mohave County, Arizona. **Troy and Margaret Grimes JN**
12. Evaluation of a request for a **REZONE** of Assessor's Parcel No. 204-16-017 from an A-R/36A (Agricultural Residential/Thirty-Six Acre minimum lot size) zone to an A-R/5A (Agricultural Residential/Five Acre minimum lot size zone) zone, to bring property into compliance and allow for a minor land division, in the Kingman vicinity (south of Mountain Shadow Road, east of Singer Road), Mohave County, Arizona. **Connie Kuehn for Greg and Teresa Bean MS**

### **OTHER**

13. Evaluation of a request for a **REZONE** of Assessor's Parcel No. 306-24-056B from an A-R/4A (Agricultural Residential/Four Acre minimum lot size zone) zone to a C-RE (Commercial Recreation) zone, to allow for an RV park, in the Golden Valley vicinity (north of Bolsa Drive, east of Teddy Roosevelt Road), Mohave County, Arizona. **CB (CONTINUED FROM DECEMBER 10, 2025 PLANNING AND ZONING MEETING)**
14. Evaluation of a request for an **AMENDMENT TO THE MOHAVE COUNTY BUILDING ORDINANCE 2021-03, SECTION R105.5**, to allow for a one-time special inspection fee of \$65.00 in lieu of the full permit fee to reinstate a permit and complete final inspection.

15. Evaluation of a request for an **AMENDMENT TO THE MOHAVE COUNTY BUILDING ORDINANCE 2021-03, SECTION M1307.3.1**, to define approved vehicle impact barriers.
16. Commissioners' comments – limited to announcements, availability/attendance at conferences and seminars, request for agenda items for future meetings, and reports from staff.
17. Call to the Public

*According to the Americans with Disabilities Act (ADA), Mohave County endeavors to ensure the accessibility of all its programs, facilities, and services to all persons with disabilities. If you need accommodation for this meeting, please contact the Development Services Department at (928) 757-0903, ext. 5816.*

Supporting documentation for agenda items may be reviewed by [CLICKING HERE](#) (*PDF Reader required*) or by visiting our office at 3250 E. Kino Avenue, Kingman, AZ 86409.