



**PUBLIC NOTICE  
PLANNING & ZONING COMMISSION**

**Meets**

**Wednesday, May 21, 2025**

**6:00 PM**

**ELOY CITY COUNCIL CHAMBERS**

**595 NORTH C STREET**

**ELOY, ARIZONA 85131**

---

**AGENDA**

---

**I. Call to Order**

**II. Roll Call**

**III. Invocation**

**IV. Public Appearances**

Those wishing to **ADDRESS THE PLANNING & ZONING COMMISSION** may do so by signing in on a form provided by the Community Development Director, identifying the topic(s) or agenda item(s). **ACTION** taken as a result of public comment regarding non agenda items will be limited to directing staff to study the matter or rescheduling the matter for further consideration and decision at a later date. **SPEAKERS SHALL BE LIMITED TO THREE (3) MINUTES.**

**V. Motion to approve the January 15, 2025, meeting minutes of the Planning and Zoning Commission**

A. January 15, 2025, Regular Meeting Minutes of the Planning and Zoning Commission.

**VI. New Business: Possible discussion and/or action on the following:**

A. Request by staff to continue Case No. CUP2025-003: Arizona Trailers. This application is a request for a Conditional Use Permit to allow retail, as a general use on the property located at 1450 W Chambers Street, Eloy, Arizona, and zoned General Industrial (I-2).

B. Conduct a public hearing and make a recommendation to the Eloy City Council on Case No. CSP2024-001: Exceptional Healthcare. The proposal is for a Master Sign Program and Comprehensive Sign Package to allow modifications to Section 21-4-3: Signage of the Zoning Ordinance to allow a freeway pylon sign on a parcel that is less than 20 acres, and increase the size, height, allowable sign area and the number of signs. The property is at 340 E Milligan Road, Eloy, Arizona.

**VII. Non-action: Presentation and Possible Discussion and Comments on the following:**

A. Presentation, discussion, input, and comments for the General Plan update

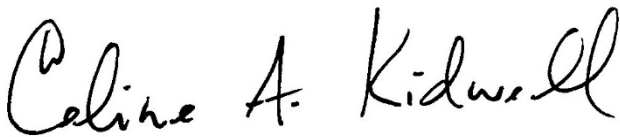
**VIII. Informational Item:**

- A. Planning and Zoning Commission members and staff will update the public on relevant events and activities they have attended since the last meeting and any future events, activities, and potential agenda items. These items are for information only—no action will be taken.

**IX. Motion to Adjourn**

**POSTED BY MAY 15, 2025, AT ELOY CITY HALL, ELOY POST OFFICE, AND CITY WEBSITE:**  
[www.loyaz.gov](http://www.loyaz.gov)

**THE FACILITY WILL BE OPEN TO THE PUBLIC 30 MINUTES PRIOR TO THE START OF THE MEETING AND SEATING WILL BE AVAILABLE FOR “REASONABLY ANTICIPATED ATTENDANCE.”**



---

Celine A. Kidwell, CMC, FCRM  
City Clerk

INDIVIDUALS WITH SPECIAL ACCESSIBILITY NEEDS MAY CONTACT MICHELLE HALL, ADA COORDINATOR FOR THE CITY OF ELOY AT 520-466-9201 OR 520-466-7455 (TDD). IF POSSIBLE, SUCH REQUESTS SHOULD BE MADE 72 HOURS IN ADVANCE. ONE OR MORE MEMBERS OF THE COMMISSION AND/OR STAFF MAY PARTICIPATE BY TELEPHONIC OR VIDEO MEANS.