

CITY OF BUCKEYE
Regular Planning & Zoning Commission
PLANNING ACTION REPORT

MEETING DATE: 09/09/25	AGENDA ITEM: 3.A. Jackson Place Manufactured Home Park - Conditional Use Permit with Site Plan - PLZU-25-0002
DATE PREPARED: 09/04/25	DISTRICT NO.: Council District 2
STAFF LIAISON: Jarek Dunn, Planner I, jdunn@buckeyeaz.gov, (480) 404-4025	
DEPARTMENT: Development Services	AGENDA ITEM TYPE: Public Hearing and Non Consent - New Business Items

ACTION/MOTION: (This language identifies the formal motion to be made by the Voting Members) Jackson Place Manufactured Home Park - Conditional Use Permit with Site Plan (PLZU-25-0002) - Conduct a public hearing and approve a Conditional Use Permit with Site Plan for a boutique-style eight-unit manufactured home park, featuring eight park models, located on the northwest corner of Jackson Avenue and 2nd Street, subject to conditions and a) through i).

SUMMARY

PROJECT DESCRIPTION:

Mike Prefling, P.E., and Sara Gilbride from Prefling Engineering LLC, on behalf of Hickman's Egg Ranch Incorporated, is requesting approval of a Conditional Use Permit with Site Plan of a boutique-style eight-unit manufactured home park, featuring eight park models, located on the northwest corner of Jackson Avenue and 2nd Street.

BENEFITS:

The subject manufactured home park Site Plan will provide additional affordable housing opportunities and options for the residents of Buckeye

Items related to a project or facility location must include an attached vicinity map for Council Review.

ATTACHMENTS:

[PLZU-25-0002_-JACKSON_PLACE_CUP_WITH_SITE_PLAN_-_Staff_Report_PZ20250909 FINAL.docx](#)

[PLZU-25-0002 Vicinity Map \(Exhibit A\).pdf](#)

[PLZU-25-0002 Zoning Map \(Exhibit B\).pdf](#)

[PLZU-25-0002 Narrative \(Exhibit C\).pdf](#)

[PLZU-25-0002 Site Plan \(Exhibit D\).pdf](#)

[PLZU-25-0002 Citizen Participation Report \(Exhibit E\).pdf](#)