

## ATTACHMENT A

**THIS IS A DRAFT COPY ONLY AND IS NOT AN OFFICIAL COPY OF THE FINAL,  
ADOPTED ORDINANCE**

### ORDINANCE G-

AN ORDINANCE AMENDING THE ZONING DISTRICT MAP ADOPTED PURSUANT TO SECTION 601 OF THE CITY OF PHOENIX ZONING ORDINANCE BY CHANGING THE ZONING DISTRICT CLASSIFICATION FOR THE PARCEL DESCRIBED HEREIN (CASE Z-85-25-4) FROM R1-6 (SINGLE-FAMILY RESIDENCE DISTRICT) TO WU CODE T3:2 (WALKABLE URBAN CODE, TRANSECT 3:2 DISTRICT), WU CODE T4:3 (WALKABLE URBAN CODE, TRANSECT 4:3 DISTRICT), WU CODE T5:3 (WALKABLE URBAN CODE, TRANSECT 5:3 DISTRICT).

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BE IT ORDAINED BY THE COUNCIL OF THE CITY OF PHOENIX, as follows:

SECTION 1. The zoning of 7.60 acres generally located between 31st Avenue to 35th Avenue, and Holly Street to the I-10 Freeway in a portion of Section 2, Township 1 North, Range 2 East and Section 35, Township 2 North, Range 2 East, as described more specifically in Exhibit "A," is hereby changed from "R1-6" (Single-Family Residence District) to 1.41 acres of "WU Code T3:2" (Walkable Urban Code, Transect 3:2 District), 3.52 acres of "WU Code T4:3" (Walkable Urban Code, Transect T4:3 District), and 2.67 acres of "WU Code T5:3" (Walkable Urban Code, Transect T5:3 District).

SECTION 2. The Planning and Development Director is instructed to modify the Zoning Map of the City of Phoenix to reflect this use district classification change as shown in Exhibit "B."

SECTION 3. Due to the site's specific physical conditions and the use district applied for by the applicant, this rezoning is subject to the following stipulations, violation of which shall be treated in the same manner as a violation of the City of Phoenix Zoning Ordinance:

FOR ALL DEVELOPMENTS

1. All existing electrical utilities within the public right-of-way shall be undergrounded, adjacent to the development, or as otherwise approved by the Street Transportation Department and the Planning and Development Department. The developer shall coordinate with the affected utility companies for their review and permitting.
2. Replace unused driveways with sidewalk, curb, and gutter. Also, replace any broken or out-of-grade curb, gutter, sidewalk, and curb ramps on all streets and upgrade all off-site improvements to comply current ADA guidelines.
3. All streets within and adjacent to the development shall be constructed with paving, curb, gutter, sidewalk, curb ramps, streetlights, median islands, landscaping and other incidentals, as per plans approved by the Planning and Development Department. All improvements shall comply with all ADA accessibility standards.
4. The property owner shall record documents that disclose the existence, and operational characteristics of Phoenix Sky Harbor Airport to future owners or tenants of the property. The form and content of such documents shall be according to the templates and instructions provided which have been reviewed and approved by the City Attorney.
5. In the event archaeological materials are encountered during construction, the developer shall immediately cease all ground-disturbing activities within a 33-foot radius of the discovery, notify the City Archaeologist, and allow time for the Archaeology Office to properly assess the materials.
6. If determined necessary by the Phoenix Archaeology Office, the applicant shall conduct Phase I data testing and submit an archaeological survey report of the development area for review and approval by the City Archaeologist prior to clearing and grubbing, landscape salvage, and/or grading approval.
7. If Phase I data testing is required, and if, upon review of the results from the Phase I data testing, the City Archaeologist, in consultation with a qualified archaeologist, determines such data recovery excavations are necessary, the applicant shall conduct Phase II archaeological data recovery excavations.
8. Prior to final site plan approval, the landowner shall execute a Proposition 207 waiver of claims form. The waiver shall be recorded with the Maricopa County

Recorder's Office and delivered to the City to be included in the rezoning application file for record. This stipulation shall not be applicable if the property is owned by the City of Phoenix.

FOR EACH DEVELOPMENT ZONED T3:2

9. Swimming pools on individual single-family lots shall be limited to 600 square feet in size.

FOR EACH DEVELOPMENT ZONED T4:3 AND T5:3

10. The site plan and elevations shall be presented for review and comment to the Maryvale Village Planning Committee prior to preliminary site plan approval.
11. The following bicycle infrastructure shall be provided, and as approved by the Planning and Development Department.
  - a. All required bicycle parking for multifamily use, per Section 1307.H.6.d of the Phoenix Zoning Ordinance, shall be secured parking.
  - b. Guest bicycle parking for multifamily residential use shall be provided at a minimum of 0.05 spaces per unit spaces near entrances of buildings and installed per the requirements of Section 1307.H of the Phoenix Zoning Ordinance.
  - c. A bicycle repair station ("fix it station") shall be provided along the western edge of the site(s) and separated from vehicular maneuvering areas, where applicable. The repair station shall include, but not be limited to:
    - i. Standard repair tools affixed to the station;
    - ii. A tire gauge and pump affixed to the base of the station or the ground;
    - iii. A bicycle repair stand which allows pedals and wheels to spin freely while making adjustments to the bike.
  - d. Standard electrical receptacles shall be installed for a minimum of 10 percent of the required bicycle parking spaces for electric bicycle charging capabilities.
12. The sidewalks along 32nd Avenue and 33rd Avenue shall be detached with a minimum 5-foot-wide sidewalk and a minimum 5-foot-wide landscape area between back of curb and sidewalk and shaded to a minimum of 75% tree shade coverage. Where utility conflicts arise, the developer shall work with the Planning and Development Department on an alternative design solution consistent with a pedestrian environment.
13. A minimum of 5% of the required vehicle parking spaces shall include EV

Capable infrastructure.

14. Natural turf shall only be utilized for required retention areas (at the bottom of the basin, and only allowed on slopes if required for slope stabilization), and functional turf areas, as approved by the Planning and Development Department.
15. A minimum of 25% of any surface parking areas shall be shaded, as approved by the Planning and Development Department. Shade may be achieved by structures or by minimum two-inch caliper, drought tolerant, shade trees, or a combination thereof.
16. A minimum of two green stormwater infrastructure (GSI) elements for stormwater management shall be implemented, as approved or modified by the Planning and Development and/or Street Transportation departments. This includes but is not limited to stormwater harvesting basins, bioswales, permeable pavement, etc., per the Greater Phoenix Metro Green Infrastructure and Low Impact Development Details for Alternative Stormwater Management.
17. Prior to final site plan approval, documentation shall be provided that demonstrates a commitment to participate in the Phoenix Water Efficiency Checkup Program for a minimum of 10 years, or as approved by the Planning and Development Department.

SECTION 4. If any section, subsection, sentence, clause, phrase or portion of this ordinance is for any reason held to be invalid or unconstitutional by the decision of any court of competent jurisdiction, such decision shall not affect the validity of the remaining portions hereof.

PASSED by the Council of the City of Phoenix this 15th day of October, 2025.

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MAYOR

ATTEST:

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Denise Archibald, City Clerk

APPROVED AS TO FORM:  
Julie M. Kriegh, City Attorney

By:

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REVIEWED BY:

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Jeffrey Barton, City Manager

Exhibits:

A – Legal Description (9 Pages)

B – Ordinance Location Map (1 Page)

DRAFT

## EXHIBIT A

LEGAL DESCRIPTION FOR Z-85-25-4**WU Code T3:2**

| <b>Property Address</b>                                                                                                                                                                                                                                                                                                         | <b>APN</b> | <b>Zip Code</b> |
|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------|-----------------|
| 3208 W Palm Ln                                                                                                                                                                                                                                                                                                                  | 108-17-064 | 85009           |
| <b>Within a portion of Section 35, Township 2 North, Range 2 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, being more particularly described as follows:</b><br><br><b>Lot 4, Block 12, NORTHWEST HOMESITES, according to Book 37 of Maps, page 43, records of Maricopa County, Arizona.</b>     |            |                 |
| <b>Property Address</b>                                                                                                                                                                                                                                                                                                         | <b>APN</b> | <b>Zip Code</b> |
| 3430 W Palm Ln                                                                                                                                                                                                                                                                                                                  | 108-18-138 | 85009           |
| <b>Within a portion of Section 35, Township 2 North, Range 2 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, being more particularly described as follows:</b><br><br><b>Lot 14, Block 10, of NORTHWEST HOMESITES, according to Book 37 of Maps, Page 43, records of Maricopa County, Arizona.</b> |            |                 |
| <b>Property Address</b>                                                                                                                                                                                                                                                                                                         | <b>APN</b> | <b>Zip Code</b> |
| 3437 W Willetta St                                                                                                                                                                                                                                                                                                              | 109-11-045 | 85009           |
| <b>Within a portion of Section 2, Township 1 North, Range 2 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, being more particularly described as follows:</b><br><br><b>Lot 5, Block 3, of WESTCROFT PLACE, according to Book 31 of Maps, Page 13, records of Maricopa County, Arizona.</b>        |            |                 |
| <b>Property Address</b>                                                                                                                                                                                                                                                                                                         | <b>APN</b> | <b>Zip Code</b> |
| 3306 W Willetta St                                                                                                                                                                                                                                                                                                              | 109-10-051 | 85009           |

**Within a portion of Section 2, Township 1 North, Range 2 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, being more particularly described as follows:**

**Lot 25, Block 6, WESTCROFT PLACE PLAT 2, according to the plat of record in the office of the County Recorder of Maricopa County, Arizona, recorded in Book 34 of Maps, Page 11.**

| <b>Property Address</b> | <b>APN</b> | <b>Zip Code</b> |
|-------------------------|------------|-----------------|
| 3348 W Lynwood St       | 109-10-018 | 85009           |

**Within a portion of Section 2, Township 1 North, Range 2 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, being more particularly described as follows:**

**Lot 18, Block 5, WESTCROFT PLAT 2, according to Book 34 of Maps, Page 11, records of Maricopa County, Arizona.**

| <b>Property Address</b> | <b>APN</b> | <b>Zip Code</b> |
|-------------------------|------------|-----------------|
| 3135 W Holly St         | 108-17-164 | 85009           |

**Within a portion of Section 35, Township 2 North, Range 2 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, being more particularly described as follows:**

**Lot 6, Block 19, Northwest Homesites No. 2, according to the plat of record in the office of the County Recorder of Maricopa County, Arizona, recorded in Book 41 of Maps, Page 45.**

**WU Code T4:3**

| <b>Property Address</b>                                                                                                                                                                                                                                                                                                                                                           | <b>APN</b> | <b>Zip Code</b> |
|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------|-----------------|
| 1411 N 32nd Ave                                                                                                                                                                                                                                                                                                                                                                   | 109-09-047 | 85009           |
| <b>Within a portion of Section 2, Township 1 North, Range 2 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, being more particularly described as follows:</b><br><br><b>Lot 1 of ROBERTA HENRY PHASE I, according to the plat of record in the office of the County Recorder of Maricopa County, Arizona, recorded in Book 992 of Maps, Page 16.</b> |            |                 |
| 1415 N 32nd Ave                                                                                                                                                                                                                                                                                                                                                                   | 109-09-048 | 85009           |
| <b>Within a portion of Section 2, Township 1 North, Range 2 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, being more particularly described as follows:</b><br><br><b>Lot 2 of ROBERTA HENRY PHASE I, according to the plat of record in the office of the County Recorder of Maricopa County, Arizona, recorded in Book 992 of Maps, Page 16.</b> |            |                 |
| 1419 N 32nd Ave                                                                                                                                                                                                                                                                                                                                                                   | 109-09-049 | 85009           |
| <b>Within a portion of Section 2, Township 1 North, Range 2 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, being more particularly described as follows:</b><br><br><b>Lot 3 of ROBERTA HENRY PHASE I, according to the plat of record in the office of the County Recorder of Maricopa County, Arizona, recorded in Book 992 of Maps, Page 16.</b> |            |                 |
| 1423 N 32nd Ave                                                                                                                                                                                                                                                                                                                                                                   | 109-09-050 | 85009           |
| <b>Within a portion of Section 2, Township 1 North, Range 2 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, being more particularly described as follows:</b><br><br><b>Lot 4 of ROBERTA HENRY PHASE I, according to the plat of record in the office of the County Recorder of Maricopa County, Arizona, recorded in Book 992 of Maps, Page 16.</b> |            |                 |



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| 3224 W Lynwood St                                                                                                                                                                                                                                                                                                                                                                           | 109-09-062 | 85009 |
| <p><b>Within a portion of Section 2, Township 1 North, Range 2 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, being more particularly described as follows:</b></p> <p><b>Lot 1 of ROBERTA HENRY PHASE III, according to the plat of record in the office of the County Recorder of Maricopa County, Arizona, recorded in Book 1015 of Maps, Page 14.</b></p> |            |       |
| 3220 W Lynwood St                                                                                                                                                                                                                                                                                                                                                                           | 109-09-063 | 85009 |
| <p><b>Within a portion of Section 2, Township 1 North, Range 2 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, being more particularly described as follows:</b></p> <p><b>Lot 2 of ROBERTA HENRY PHASE III, according to the plat of record in the office of the County Recorder of Maricopa County, Arizona, recorded in Book 1015 of Maps, Page 14.</b></p> |            |       |
| 3216 W Lynwood St                                                                                                                                                                                                                                                                                                                                                                           | 109-09-064 | 85009 |
| <p><b>Within a portion of Section 2, Township 1 North, Range 2 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, being more particularly described as follows:</b></p> <p><b>Lot 3 of ROBERTA HENRY PHASE III, according to the plat of record in the office of the County Recorder of Maricopa County, Arizona, recorded in Book 1015 of Maps, Page 14.</b></p> |            |       |
| 3212 W Lynwood St                                                                                                                                                                                                                                                                                                                                                                           | 109-09-065 | 85009 |
| <p><b>Within a portion of Section 2, Township 1 North, Range 2 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, being more particularly described as follows:</b></p> <p><b>Lot 4 of ROBERTA HENRY PHASE III, according to the plat of record in the office of the County Recorder of Maricopa County, Arizona, recorded in Book 1015 of Maps, Page 14.</b></p> |            |       |

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| 3208 W Lynwood St                                                                                                                                                                                                                                                                                                                                                                           | 109-09-066 | 85009 |
| <p><b>Within a portion of Section 2, Township 1 North, Range 2 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, being more particularly described as follows:</b></p> <p><b>Lot 5 of ROBERTA HENRY PHASE III, according to the plat of record in the office of the County Recorder of Maricopa County, Arizona, recorded in Book 1015 of Maps, Page 14.</b></p> |            |       |
| 3204 W Lynwood St                                                                                                                                                                                                                                                                                                                                                                           | 109-09-067 | 85009 |
| <p><b>Within a portion of Section 2, Township 1 North, Range 2 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, being more particularly described as follows:</b></p> <p><b>Lot 6 of ROBERTA HENRY PHASE III, according to the plat of record in the office of the County Recorder of Maricopa County, Arizona, recorded in Book 1015 of Maps, Page 14.</b></p> |            |       |
| 3205 W Lynwood St                                                                                                                                                                                                                                                                                                                                                                           | 109-09-068 | 85009 |
| <p><b>Within a portion of Section 2, Township 1 North, Range 2 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, being more particularly described as follows:</b></p> <p><b>Lot 7 of ROBERTA HENRY PHASE III, according to the plat of record in the office of the County Recorder of Maricopa County, Arizona, recorded in Book 1015 of Maps, Page 14.</b></p> |            |       |
| 3209 W Lynwood St                                                                                                                                                                                                                                                                                                                                                                           | 109-09-069 | 85009 |
| <p><b>Within a portion of Section 2, Township 1 North, Range 2 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, being more particularly described as follows:</b></p> <p><b>Lot 8 of ROBERTA HENRY PHASE III, according to the plat of record in the office of the County Recorder of Maricopa County, Arizona, recorded in Book 1015 of Maps, Page 14.</b></p> |            |       |

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|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------|-------|
| 3213 W Lynwood St                                                                                                                                                                                                                                                                                                                                                                            | 109-09-070 | 85009 |
| <p><b>Within a portion of Section 2, Township 1 North, Range 2 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, being more particularly described as follows:</b></p> <p><b>Lot 9 of ROBERTA HENRY PHASE III, according to the plat of record in the office of the County Recorder of Maricopa County, Arizona, recorded in Book 1015 of Maps, Page 14.</b></p>  |            |       |
| 3217 W Lynwood St                                                                                                                                                                                                                                                                                                                                                                            | 109-09-071 | 85009 |
| <p><b>Within a portion of Section 2, Township 1 North, Range 2 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, being more particularly described as follows:</b></p> <p><b>Lot 10 of ROBERTA HENRY PHASE III, according to the plat of record in the office of the County Recorder of Maricopa County, Arizona, recorded in Book 1015 of Maps, Page 14.</b></p> |            |       |
| 3221 W Lynwood St                                                                                                                                                                                                                                                                                                                                                                            | 109-09-072 | 85009 |
| <p><b>Within a portion of Section 2, Township 1 North, Range 2 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, being more particularly described as follows:</b></p> <p><b>Lot 11 of ROBERTA HENRY PHASE III, according to the plat of record in the office of the County Recorder of Maricopa County, Arizona, recorded in Book 1015 of Maps, Page 14.</b></p> |            |       |
| 3225 W Lynwood St                                                                                                                                                                                                                                                                                                                                                                            | 109-09-073 | 85009 |
| <p><b>Within a portion of Section 2, Township 1 North, Range 2 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, being more particularly described as follows:</b></p> <p><b>Lot 12 of ROBERTA HENRY PHASE III, according to the plat of record in the office of the County Recorder of Maricopa County, Arizona, recorded in Book 1015 of Maps, Page 14.</b></p> |            |       |

**WU Code T5:3**

| <b>Property Address</b>                                                                                                                                                                                                                                                                                                                                                            | <b>APN</b> | <b>Zip Code</b> |
|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------|-----------------|
| 1322 N 32nd Ave                                                                                                                                                                                                                                                                                                                                                                    | 109-09-051 | 85009           |
| <b>Within a portion of Section 2, Township 1 North, Range 2 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, being more particularly described as follows:</b><br><br><b>Lot 1 of ROBERTA HENRY PHASE II, according to the plat of record in the office of the County Recorder of Maricopa County, Arizona, recorded in Book 992 of Maps, Page 21.</b> |            |                 |
| 1318 N 32nd Ave                                                                                                                                                                                                                                                                                                                                                                    | 109-09-052 | 85009           |
| <b>Within a portion of Section 2, Township 1 North, Range 2 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, being more particularly described as follows:</b><br><br><b>Lot 2 of ROBERTA HENRY PHASE II, according to the plat of record in the office of the County Recorder of Maricopa County, Arizona, recorded in Book 992 of Maps, Page 21.</b> |            |                 |
| 1314 N 32nd Ave                                                                                                                                                                                                                                                                                                                                                                    | 109-09-053 | 85009           |
| <b>Within a portion of Section 2, Township 1 North, Range 2 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, being more particularly described as follows:</b><br><br><b>Lot 3 of ROBERTA HENRY PHASE II, according to the plat of record in the office of the County Recorder of Maricopa County, Arizona, recorded in Book 992 of Maps, Page 21.</b> |            |                 |
| 1310 N 32nd Ave                                                                                                                                                                                                                                                                                                                                                                    | 109-09-054 | 85009           |
| <b>Within a portion of Section 2, Township 1 North, Range 2 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, being more particularly described as follows:</b><br><br><b>Lot 4 of ROBERTA HENRY PHASE II, according to the plat of record in the office of the County Recorder of Maricopa County, Arizona, recorded in Book 992 of Maps, Page 21.</b> |            |                 |
| 1306 N 32nd Ave                                                                                                                                                                                                                                                                                                                                                                    | 109-09-055 | 85009           |

**Within a portion of Section 2, Township 1 North, Range 2 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, being more particularly described as follows:**

**Lot 5 of ROBERTA HENRY PHASE II, according to the plat of record in the office of the County Recorder of Maricopa County, Arizona, recorded in Book 992 of Maps, Page 21.**

1302 N 32nd Ave

109-09-056

85009

**Within a portion of Section 2, Township 1 North, Range 2 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, being more particularly described as follows:**

**Lot 6 of ROBERTA HENRY PHASE II, according to the plat of record in the office of the County Recorder of Maricopa County, Arizona, recorded in Book 992 of Maps, Page 21.**

1303 N 33rd Ave

109-09-057

85009

**Within a portion of Section 2, Township 1 North, Range 2 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, being more particularly described as follows:**

**Lot 7 of ROBERTA HENRY PHASE II, according to the plat of record in the office of the County Recorder of Maricopa County, Arizona, recorded in Book 992 of Maps, Page 21.**

1307 N 33rd Ave

109-09-058

85009

**Within a portion of Section 2, Township 1 North, Range 2 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, being more particularly described as follows:**

**Lot 8 of ROBERTA HENRY PHASE II, according to the plat of record in the office of the County Recorder of Maricopa County, Arizona, recorded in Book 992 of Maps, Page 21.**

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|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------|-------|
| 1311 N 33rd Ave                                                                                                                                                                                                                                                                                                                                                                            | 109-09-059 | 85009 |
| <p><b>Within a portion of Section 2, Township 1 North, Range 2 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, being more particularly described as follows:</b></p> <p><b>Lot 9 of ROBERTA HENRY PHASE II, according to the plat of record in the office of the County Recorder of Maricopa County, Arizona, recorded in Book 992 of Maps, Page 21.</b></p>  |            |       |
| 1315 N 33rd Ave                                                                                                                                                                                                                                                                                                                                                                            | 109-09-060 | 85009 |
| <p><b>Within a portion of Section 2, Township 1 North, Range 2 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, being more particularly described as follows:</b></p> <p><b>Lot 10 of ROBERTA HENRY PHASE II, according to the plat of record in the office of the County Recorder of Maricopa County, Arizona, recorded in Book 992 of Maps, Page 21.</b></p> |            |       |
| 1319 N 33rd Ave                                                                                                                                                                                                                                                                                                                                                                            | 109-09-061 | 85009 |
| <p><b>Within a portion of Section 2, Township 1 North, Range 2 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, being more particularly described as follows:</b></p> <p><b>Lot 11 of ROBERTA HENRY PHASE II, according to the plat of record in the office of the County Recorder of Maricopa County, Arizona, recorded in Book 992 of Maps, Page 21.</b></p> |            |       |

## EXHIBIT B

Zoning Case Number: Z-85-254  
Zoning Overlay: N/A  
Planning Village: Maryvale

