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ADOPTED ORDINANCE**

ORDINANCE G-

AN ORDINANCE AMENDING THE CODE OF THE CITY OF PHOENIX, ARIZONA, PART II, CHAPTER 41, THE ZONING ORDINANCE OF THE CITY OF PHOENIX, BY AMENDING SECTION 601, THE ZONING MAP OF THE CITY OF PHOENIX, BY CHANGING THE ZONING DISTRICT CLASSIFICATION FOR THE ANNEXED PARCEL DESCRIBED HEREIN (13TH AVENUE AND JOMAX ROAD ANNEXATION NO. 480) FROM COUNTY RU-43 TO CITY'S S-1 (RANCH OR FARM RESIDENCE).

WHEREAS, on November 30, 2016, via Ordinance S-43007, the City of Phoenix annexed an approximately 1.058 acre property located east of 13th Avenue and south of Jomax Road, in a portion of Section 6, Township 4 North, Range 3 East, as described more specifically in Attachment "A" and incorporated herein by this reference; and,

WHEREAS, as required by A.R.S. § 9-471.L, the city of Phoenix is required to adopt zoning districts on the subject parcel to permit uses and densities no greater than those allowed by the prior County zoning district; and,

WHEREAS, immediately prior to annexation the zoning applicable to this territory was Maricopa County's RU-43 zoning district; and

WHEREAS, the City's S-1 (Ranch or Farm Residence) zoning district is equivalent to Maricopa County's Rural-43 zoning district;

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

SECTION 1. The approximately 1.058 acre property located east of 13th Avenue and south of Jomax Road, in that portion of Section 6, Township 4 North, Range 3 East of the Gila and Salt River Base and Meridian of Maricopa County, Arizona, which is described in Exhibit A and depicted in Exhibit B has been annexed to the City of Phoenix, and the present corporate limits of the City have been extended and increased to include such property.

SECTION 2. Pursuant to A.R.S. §9-471(L), the property depicted in Exhibit B is hereby removed from Maricopa County's Rural-43 zoning district and placed into the City's S-1 (Ranch or Farm Residence) zoning district. This zoning designation shall take effect thirty days after this Ordinance is adopted, without further action by the City Council, and

SECTION 3. The City Clerk shall cause a copy of this Ordinance, together with Exhibits A and B to be filed and recorded in the Records of the Office of the Maricopa County Recorder, and

SECTION 4. 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 Attachment "B".

SECTION 5. 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 11th day of January,

2017.

MAYOR

ATTEST:

City Clerk

APPROVED AS TO FORM:

City Attorney

REVIEWED BY:

City Manager

Attachments:

A – Legal Description (1 Page)

B – Ordinance Location Map (1 Page)

ATTACHMENT A

LEGAL DESCRIPTION FOR
ANNEXATION 480

13TH AVENUE AND JOMAX ROAD ANNEXATION
Appendix A

That part of G.L.O. Lot 13, lying within the Northeast quarter of Section 6, Township 4 North, Range 3 East, G&SRB&M, described as follows:

BEGINNING at a point in the city limits line of the City of Phoenix as established in Ordinance No. G-5190, recorded in Document No. 2008-0597695, records of Maricopa County, Arizona, said point being the intersection of the South line of the North 178.20 feet of said G.L.O. Lot 13 and the East line of said G.L.O. Lot 13;

thence South $01^{\circ} 49' 39''$ East along said East line of G.L.O. Lot 13, a distance of 104.31 feet;

thence South $89^{\circ} 57' 53''$ West a distance of 171.45 feet;

thence South $52^{\circ} 43' 28''$ West a distance of 50.24 feet;

thence South $86^{\circ} 23' 05''$ West a distance of 118.57 feet to a point in the West line of said G.L.O. Lot 13;

thence North $01^{\circ} 50' 41''$ West along said West line of G.L.O. Lot 13, a distance of 187.00 feet;

thence South $88^{\circ} 13' 02''$ East a distance of 151.67 feet;

thence South $31^{\circ} 07' 03''$ East a distance of 46.40 feet;

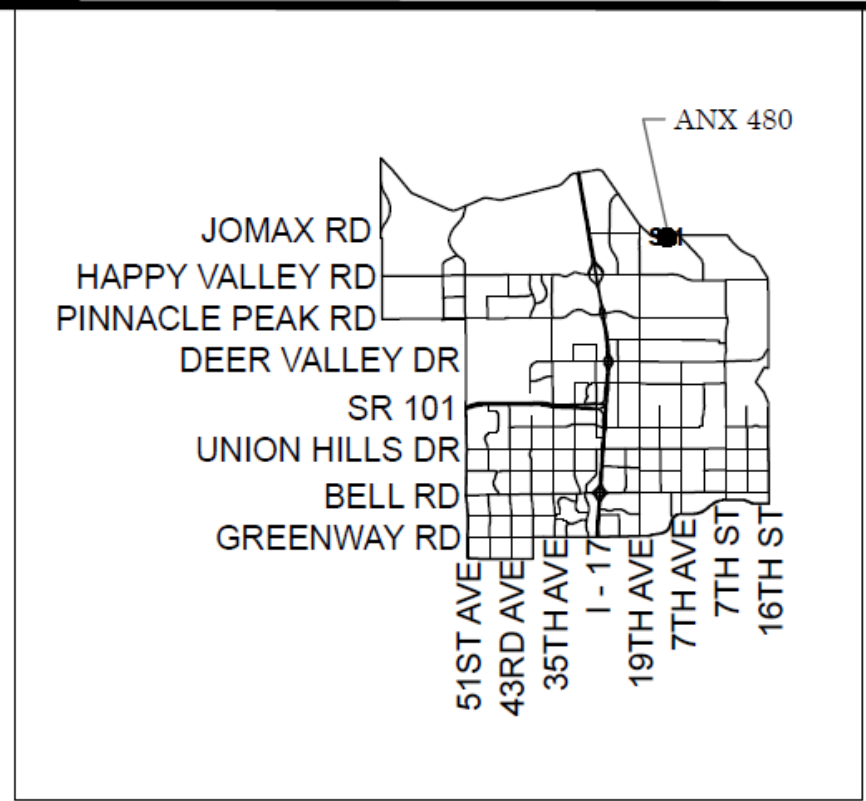
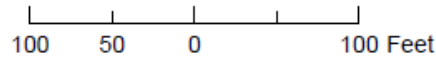
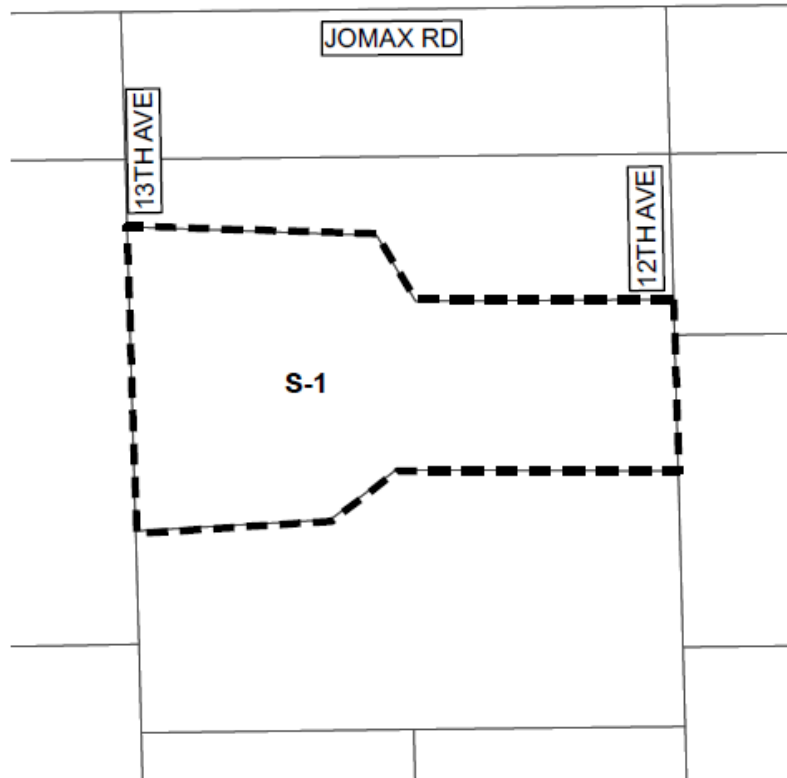
thence Easterly along said South line of the North 178.20 feet of G.L.O. Lot 13, a distance of 156.88 feet to the POINT OF BEGINNING.

ORDINANCE LOCATION MAP

ATTACHMENT B

ZONING SUBJECT TO STIPULATIONS:
SUBJECT AREA: ■■■■

Zoning Case Number: ANX 480
Zoning Overlay: N/A
Planning Village: Deer Valley



NOT TO SCALE



Drawn Date: 12/1/2016