

Attachment D

REPORT OF PLANNING COMMISSION ACTION November 4, 2021

ITEM NO: 8	
	DISTRICT NO.: 4
SUBJECT:	
Application #:	GPA-EN-1-20-4 (Companion Case Z-25-20-4)
Location:	Approximately 960 feet west of the southwest corner of the SR-51 Freeway and Thomas Road
From:	Residential 10 to 15 dwelling units per acre and Commercial
To:	Public/Quasi Public
Acreage:	21.60
Proposal:	Minor General Plan Amendment for Public/Quasi-Public on the Phoenix Children's Hospital campus.
Applicant:	Phoenix Children's Hospital
Owner:	Phoenix Children's Hospital, et al.
Representative:	Taylor Earl, Earl & Curley, P.C.

ACTIONS:

Staff Recommendation: Approval.

Village Planning Committee (VPC) Recommendation:

Encanto 11/1/2021 Approval, per the staff recommendation. Vote: 12-0.

Planning Commission Recommendation: Approval, per the Encanto Village Planning Committee recommendation.

Motion Discussion: N/A

Motion details: Commissioner Howard made a MOTION to approve GPA-EN-1-20-4, per the Encanto Village Planning Committee recommendation.

Maker: Howard
Second: Johnson
Vote: 7-0
Absent: Gorraiz and McCabe
Opposition Present: No

Findings:

1. The companion rezoning case (Z-25-20-4) proposes a Planned Unit Development to expand and consolidate zoning across the Phoenix Children's Hospital Campus. Because the proposal exceeds 10 acres and is not entirely consistent with the existing General Plan Land Use Map designations a General Plan Amendment is required to amend the Land Use Map designation.
2. The proposed General Plan Land Use Map designation of Public/Quasi-Public is compatible with the Land Use Map designation to the north and east and is consistent with the existing and planned uses for the subject site.

3. The proposed General Plan Land Use Map designation of Public/Quasi-Public is appropriate at this location due to the proximity to an arterial street and State Route 51.

This publication can be made available in alternate format upon request. Please contact Angie Holdsworth at (602) 495-5622, TTY use 7-1-1.