

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-150-25-6) FROM RE-43 SP (ONE-FAMILY RESIDENCE, SPECIAL PERMIT) TO R1-10 (SINGLE-FAMILY RESIDENCE DISTRICT).

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

SECTION 1. The zoning of a 0.14 acre site located approximately 460 feet west and 280 feet south of the southwest corner of 60th Street and Indian School Road in a portion of Section 28, Township 2 North, Range 4 East, as described more specifically in Exhibit "A," is hereby changed from "RE-43 SP" (One-Family Residence, Special Permit) to "R1-10" (Single-Family Residence 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:

1. 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.
2. 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.

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 4th day of March, 2026.

MAYOR

ATTEST:

Denise Archibald, City Clerk

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

By:

REVIEWED BY:

Ed Zuercher, City Manager

Exhibits:

A – Legal Description (1 Page)

B – Ordinance Location Map (1 Page)

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EXHIBIT A

LEGAL DESCRIPTION FOR Z-150-25-6

BEING A PORTION OF PARCELS APN # 128-34-020M, 128-34-020N, AND 128-32-014A.

WITHIN A PORTION OF SECTION 28, TOWNSHIP 2 NORTH, RANGE 4 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE MOST SOUTHERLY SOUTHEAST CORNER OF LOT 72 OF INGLESIDE CLUB TRACT, ACCORDING TO BOOK 16 OF MAPS, PAGE 29, RECORDS OF MARICOPA COUNTY, ARIZONA;

THENCE NORTH 00°25'30" WEST ALONG THE EAST LINE OF SAID LOT 72 A DISTANCE OF 113.29 FEET;

THENCE NORTH 89°49'55" EAST, A DISTANCE OF 10.00 FEET; TO THE POINT OF BEGINNING;

THENCE NORTH 00°25'30" WEST, A DISTANCE OF 53.55 FEET;

THENCE NORTH 89°49'55" EAST, A DISTANCE OF 129.92 FEET;

THENCE SOUTH 00°9'36" EAST, A DISTANCE OF 38.55 FEET;

THENCE SOUTH 81°8'10" WEST, A DISTANCE OF 101.14 FEET;

THENCE SOUTH 89°49'55" WEST, A DISTANCE OF 29.76 FEET; TO THE POINT OF BEGINNING.

CONTAINING 6,204 S.F. (0.142 AC.); MORE OR LESS.

