

ATTACHMENT D

REPORT OF PLANNING COMMISSION ACTION MARCH 5, 2026

ITEM NO: 4	
	DISTRICT NO.: 2
SUBJECT:	
Application #:	GPA-DSTV-1-25-2 (Companion Case Z-87-E-03-2)
Location:	Southeast corner of 64th Street and Mayo Boulevard
From:	Residential 5 to 10 dwelling units per acre and Commercial / Commerce/Business Park
To:	Residential 15+ dwelling units per acre and Commercial
Acreage:	219.22
Proposal:	Minor General Plan Amendment to facilitate a hotel development and higher density attached townhouses, condos, or apartments
Applicant:	Jonathan Stelzer, The Plaza Companies
Owner:	Jonathan Stelzer, The Plaza Companies, et al.
Representative:	Nick Wood, Snell & Wilmer LLP

ACTIONS:

Staff Recommendation: Approval.

Village Planning Committee (VPC) Recommendation:

Desert View 12/2/2025 Information only.

Desert View 2/3/2026 Approval, per the staff recommendation. Vote 9-0.

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

Motion Discussion: N/A

Motion details: Commissioner Matthews made a MOTION to approve GPA-DSTV-1-25-2, per the Desert View Village Planning Committee recommendation.

Maker: Matthews

Second: James

Vote: 7-0

Absent: Busching, Jaramillo

Opposition Present: No

Findings:

1. The proposal will facilitate a mix of residential and commercial uses, contributing to the land use mix in the area.
2. Existing zoning to the south and east of the companion rezoning case boundary is consistent with the proposed Residential 15+ dwelling units per acre designation.
3. The subject site is appropriate for commercial uses, as the site is at an intersection of two arterial streets and nearby a freeway interchange.

This publication can be made available in alternate format upon request. Please contact Saneeya Mir at 602-686-6461, saneeya.mir@phoenix.gov, TTY: Use 7-1-1.