

ATTACHMENT A

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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 (CAVE CREEK AND DYNAMITE BOULEVARD ANNEXATION, NO. 508) FROM COUNTY RU-43 TO CITY'S S-1 (RANCH OR FARM RESIDENCE).

WHEREAS, on October 27, 2021, via Ordinance S-48051, the City of Phoenix annexed an approximately 1.1-acre property located at 4328 E. Dynamite Boulevard, in a portion of Section 30, Township 5 North, Range 4 East, as described more specifically in "Exhibit 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 RU-43 zoning district;

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

SECTION 1. The approximately 1.1-acre property located at 4328 E. Dynamite Boulevard, in a portion of Section 30, Township 5 North, Range 4 East, 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 RU-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 "Exhibit 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 "Exhibit 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 26th day of January, 2022.

MAYOR

ATTEST:

Denise Archibald, City Clerk

APPROVED AS TO FORM:
Cris Meyer, City Attorney

By:

REVIEWED BY:

Jeffrey Barton, City Manager

Exhibits:

A – Legal Description (1 Page)

B – Ordinance Location Map (1 Page)

CAVE CREEK ROAD AND DYNAMITE BOULEVARD ANNEXATION

Legal Description

Appendix A

The West half of the Southeast quarter of the Southeast quarter of the Southeast quarter of the Southwest quarter of Section 30, Township 5 North, Range 4 East, G&SRB&M, Maricopa County, Arizona, described as follows:

BEGINNING at the Northwest corner of said West half, said corner also a common corner to the city limits line of the City of Phoenix as established in Ordinance No. G-4199, recorded at Document No. 1999-0867759, official records of Maricopa County, Arizona, and a common corner to the city limits line established in City of Phoenix Ordinance No. S-43269, recorded at Document No. 2017-0161233 official records of Maricopa County, Arizona;

thence Easterly along the South line of said Ordinance No. G-4199, to the Northeast corner of said West half;

thence Southerly along the East line of said West half to a point in the North line of the South 40 feet of said Section 30;

thence Westerly, along said Northerly line to the West line of said West half, said line also being the East line of said Ordinance No. S-43269;

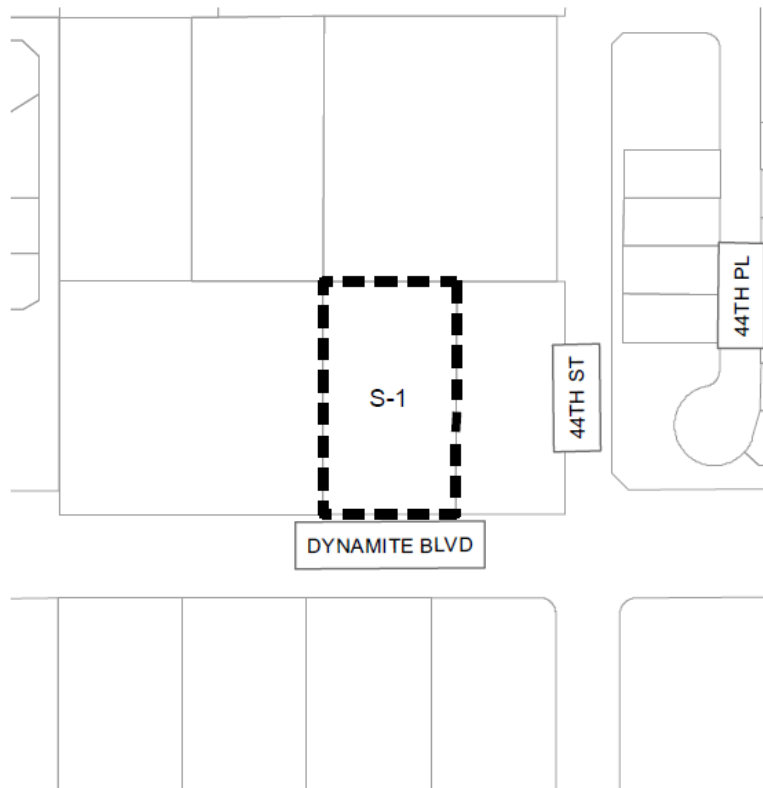
thence Northerly along the East line of said Ordinance No. S-43269 to the POINT OF BEGINNING.

ORDINANCE LOCATION MAP

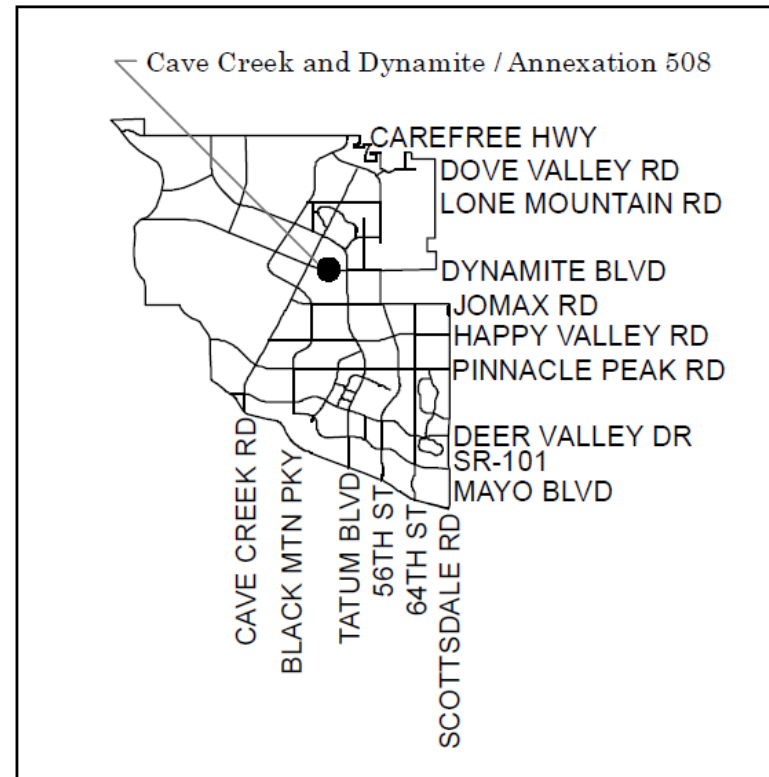
EXHIBIT B

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

Annexation Case: Cave Creek and Dynamite / Annexation 508
Zoning Overlay: N/A
Planning Village: Desert View



0 95 190 380 Feet



NOT TO SCALE



Drawn Date: 12/10/2021