

ATTACHMENT F

CITY OF PHOENIX PLANNING AND DEVELOPMENT DEPARTMENT

FORM TO REQUEST PC to CC I HEREBY REQUEST THAT THE CC HOLD A PUBLIC HEARING ON:			
APPLICATION NO/ LOCATION	Z-58-25-6 Southeast corner of 17th Street and Griswold Road	(SIGNATURE ON ORIGINAL IN FILE)	
		opposition	X
APPEALED FROM:	PC 8/7/2025	1741 E. Griswold Road Phoenix, AZ 85018	
	PC DATE	STREET/ADDRESS/CITY/STATE/ZIP	
TO PC/CC HEARING	CC 9/3/2025	James Feldhan 602-692-1216 jimfphx@gmail.com Joanne Itow 602-692-1230 joitow@gmail.com	
	CC DATE	NAME / PHONE / EMAIL	
REASON FOR REQUEST: Impact of this case related to adjoining property also under rezoning for September hearing. Other issues related to traffic on Northern Avenue, 17th Street, Griswold, Las Palmaritas.			
RECEIVED BY:	8/11/2025	RECEIVED ON:	Camryn Thompson

Joshua Bednarek
Tricia Gomes
Racelle Escobar
Sarah Stockham
Adam Stranieri
Heather Klotz
Stephanie Vasquez

Dalia Adams
Camryn Thompson/Teresa Garcia
Micah Alexander
GIS
Byron Easton (for PHO appeals only)
Village Planner - Robert Kuhfuss
Applicant



CITY OF PHOENIX

AUG 11 2025

Planning & Development
Department

The **PLANNING COMMISSION** agenda for **August 7, 2025** is attached.

The **CITY COUNCIL** may approve the recommendation of the Planning Commission without further hearing **unless**:

1. A **REQUEST FOR A HEARING** by the **CITY COUNCIL** is filed within seven (7) days.

There is a \$630.00 appeal fee for hearings requested by the applicant, due by 5:00 p.m. **August 14, 2025**.

Any member of the public may, within seven (7) days after the Planning Commission's action, request a hearing by the City Council on any application. If you wish to request a hearing, fill out and sign the form below and return it to the Planning and Development Department by 5:00 p.m., **August 14, 2025**.

2. A **WRITTEN PROTEST** is filed, no later than seven (7) days after the Planning Commission's action, which requires a three-fourths vote. A written protest will require a three-fourths vote of the City Council to approve a zoning change when the owners of at least 20 percent of the property by area and number of lots, tracts, and condominium units within the zoning petition area have signed the petition. The zoning petition area includes both the area of the proposed amendment, and the area within 150 feet of the proposed amendment, including all rights-of-way. For condominium, townhouse and other types of ownership with common lands, authorized property owner signatures are required. Please see Planning and Development Department Staff for additional information prior to gathering signatures.

To require a three-fourths vote of the City Council for approval, a written protest for applications on this agenda must be filed with the Planning and Development Department by 5:00 p.m. **August 14, 2025**.

The Planning and Development Department will verify ownership by protestors to determine whether or not a three-fourths vote will be required.

3. A **CONTINUANCE** is granted at the **PLANNING COMMISSION**. In the event of a continuance, there is an \$830.00 fee due from the applicant within fourteen (14) days, by 5:00 p.m. **August 21, 2025**.

FORM TO REQUEST CITY COUNCIL HEARING

I HEARBY REQUEST THAT THE CITY COUNCIL HOLD A PUBLIC HEARING:

Z-58-25-6

APPLICATION NO.

August 7, 2025

DATE APPEALED FROM

☒ OPPOSITION
☐ APPLICANT

17th Street & Griswold Rd

LOCATION OF APPLICATION SITE

Carmyn Thompson

PLANNER

(PLANNER TAKING THE APPEAL)

BY MY SIGNATURE BELOW, I ACKNOWLEDGE CITY COUNCIL APPEAL:

James Feldhan * Joanne Itow

PRINTED NAME OF PERSON APPEALING

[Signature]

SIGNATURE

1741 E. Griswold Rd

STREET ADDRESS

8/11/25

DATE OF SIGNATURE

Phoenix, AZ 85018

CITY, STATE & ZIP CODE

602-692-1216

TELEPHONE NO.

jimfphx@gmail.com

EMAIL ADDRESS

joitow@gmail.com

REASON FOR REQUEST

Impact of this case related to adjoining property also under rezoning for Sept hearing. Other issues related to traffic on North Ave, 17th St, Griswold, Los Palmaritas

APPEALS MUST BE FILED IN PERSON AT 200 WEST WASHINGTON, 2ND FLOOR, ZONING COUNTER



City of Phoenix

PLANNING & DEVELOPMENT DEPARTMENT

APPLICATION TO AMEND ZONING ORDINANCE APPLICATION NO: Z-58-25-6

PROPERTY LOCATION: Southeast corner of 17th Street and Griswold Road

PROPOSED USE: Professional Office

LEGAL DESCRIPTION:

TO BE CHANGED:

FROM: R1-6

TO: R-O

Ordinance #:

CASE TYPE: Rezoning

Ordinance Date:

DSD #:
2/3/2025

CASE STATUS: Under Appeal

GROSS ACREAGE: 1.12

VILLAGE: North Mountain

COUNCIL DISTRICT: 6

DATE FILED: 05/06/2025

ZONING MAP:

J9

Q.S. MAP:

Q25-31

APN

165-21-005A

Contact Information


Name		Address	Phone	Fax	Email
Evan Boxwell, Boxwell Homes	Applicant	1730 East Northern Avenue Suite 118 Phoenix AZ 85014	4803909994		evan@boxwellhomes.com
William Allison, Withey Morris Baugh, PLC	Representative	2525 East Arizona Biltmore Circle, Suite A-212 Phoenix AZ 85016	(602) 346-4615		bill@wmbattorneys.com
Evan Boxwell, Sawyer Grace, LLC	Owner	102 West Cypress Street, Phoenix AZ 85003	4803909994		evan@boxwellhomes.com
James Feldhan and Joanne Itow	Appellant	1741 East Griswold Road Phoenix AZ 85020	602-692-1216		jimfphx@gmail.com

200 W. Washington St., 2nd floor, Phoenix, AZ 85003 • 602-626-7131

For more information or for a copy of this publication in an alternate format, contact Planning & Development at 602-262-7811 voice or TTY use 7-1-1.

An applicant may receive a clarification from the city of its interpretation or application of a statute, ordinance, code or authorized substantive policy statement. To request clarification or to obtain further information on the application process and applicable review time frames, please call 602-262-7131 (option 6), email zoning@phoenix.gov or visit our website at <https://www.phoenix.gov/pdd/licensing-time-frames>

I declare that all information submitted is true and correct to the best of my knowledge and belief. I acknowledge that any error in my application may be cause for changing its normal scheduling.

SIGNATURE:  DATE: 8/11/2025

POST APPLICATION 06/09/2025 3:00 PM
MEETING DATE:

Fee Information

Fee	Fee Waived	Fee Date	Purpose
4,250.00	\$0.0	05/06/2025	