

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 ORDINANCE BY CHANGING THE ZONING DISTRICT CLASSIFICATION FOR THE PARCEL DESCRIBED HEREIN (CASE Z-31-20-7) FROM A-2 (INDUSTRIAL DISTRICT) TO A-2 HP (INDUSTRIAL DISTRICT, HISTORIC PRESERVATION).

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

SECTION 1. The zoning of a 0.86 acre property located at the northwest corner of 22nd Avenue and McDowell Road, in a portion of Section 36, Township 2 North, Range 2 East, as described more specifically in Exhibit "A," is hereby changed from "A-2" (Industrial District) to "A-2 HP" (Industrial District, Historic Preservation).

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. 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 7th day of October
2020.

MAYOR

ATTEST:

Denise Archibald, City Clerk

APPROVED AS TO FORM:
Cris Meyer, City Attorney

By: _____
Julie Kriegh, Chief Assistant City Attorney

Pml

REVIEWED BY:

Ed Zuercher, City Manager

Exhibits:
A – Legal Description (2 Pages)
B – Ordinance Location Map (1 Page)

PL:tml:LF20-2399:10-7-2020:2211624v1

EXHIBIT A

LEGAL DESCRIPTION FOR Z-31-20-7

A PARCEL OF LAND SITUATED IN TRACT NO. 18, ACCORDING TO STATE PLAT NO. 3, A SUBDIVISION OF SECTION 36, TOWNSHIP 2 NORTH, RANGE 2 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE MARICOPA COUNTY RECORDER IN BOOK 8 OF MAPS, PAGE 31 AND ALSO KNOWN AS BLANTON ACRES, A SUBDIVISION OF PART OF SAID TRACT NO. 18, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE MARICOPA COUNTY RECORDER IN BOOK 17 OF MAPS, PAGE 39, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT 33 FEET NORTH AND 638.27 FEET EAST OF THE SOUTH QUARTER CORNER OF SECTION 36, TOWNSHIP 2 NORTH, RANGE 2 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, SAID POINT BEING ON THE NORTH RIGHT OF WAY LINE OF WEST MCDOWELL ROAD;

THENCE NORTH $0^{\circ} 02'$ WEST (ASSUMED BEARING) A DISTANCE OF 300 FEET;

THENCE WEST PARALLEL TO SAID NORTH RIGHT OF WAY LINE A DISTANCE OF 75 FEET;

THENCE SOUTH $0^{\circ} 02'$ EAST A DISTANCE OF 300 FEET TO A POINT ON SAID NORTH RIGHT OF WAY LINE OF WEST MCDOWELL ROAD;

THENCE EAST ALONG SAID RIGHT OF WAY LINE A DISTANCE OF 75 FEET TO THE POINT OF BEGINNING;

EXCEPT THAT PORTION DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT 33 FEET NORTH AND 638.27 FEET EAST OF THE SOUTH QUARTER CORNER OF SECTION 36, TOWNSHIP 2 NORTH, RANGE 2 EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN;

THENCE WEST A DISTANCE OF 75 FEET;

THENCE NORTH $0^{\circ} 02'$ WEST TO THE NORTH LINE OF THE SOUTH 40 FEET OF SAID SECTION 36;

THENCE EAST TO A POINT WHICH IS 15 FEET WEST OF (AS MEASURED ALONG SAID NORTH LINE) A LINE WHICH BEARS NORTH $0^{\circ} 02'$ WEST FROM THE POINT OF BEGINNING;

THENCE NORTHEASTERLY TO A POINT FROM WHICH SAID POINT OF
BEGINNING BEARS SOUTH 0° 02' EAST A DISTANCE OF 20 FEET;

THENCE TO THE POINT OF BEGINNING.

DRAFT

ORDINANCE LOCATION MAP

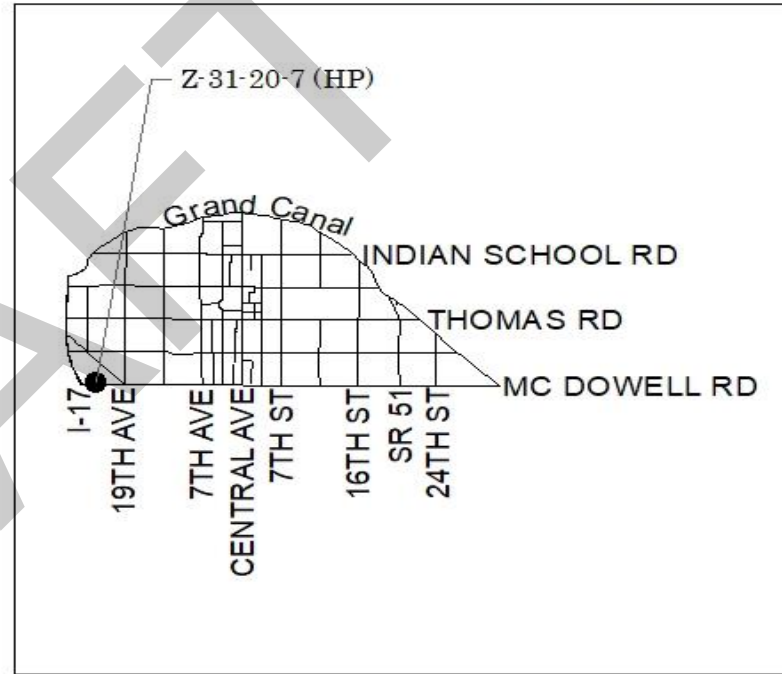
EXHIBIT B

ZONING SUBJECT TO STIPULATIONS: *
SUBJECT AREA: - - - - -

Zoning Case Number: Z-31-20-7 (HP)
Zoning Overlay: N/A
Planning Village: Encanto



0 50 100 200 Feet



NOT TO SCALE



Drawn Date: 9/4/2020

\\one\pdd\Shared\Department Share\Information Systems\PL GIS\IS_Team\Core_Functions\Zoning\SuppMaps_Ord Maps\2020_Ord\10-7-20\Z-31-20-7 (HP).mxd