

ATTACHMENT A

**THIS IS A DRAFT COPY ONLY AND IS NOT AN OFFICIAL COPY OF THE FINAL,
ADOPTED RESOLUTION**

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-4-18-8) FROM R-3 RI SP HP (MULTIFAMILY RESIDENCE DISTRICT, RESIDENTIAL INFILL, SPECIAL PERMIT, HISTORIC PRESERVATION DISTRICT) TO R-3 RI HP (MULTIFAMILY RESIDENCE DISTRICT, RESIDENTIAL INFILL, HISTORIC PRESERVATION DISTRICT).

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

SECTION 1. The zoning of an approximately 0.41-acre property approximately 50 feet west of the southwest corner of 12th Street and Fillmore Street in a portion of Section 4, Township 1 North, Range 3 East, as described more specifically in Exhibit "A", is hereby changed from "R-3 RI SP HP" (Multifamily Residence District, Residential Infill, Special Permit, Historic Preservation District), to "R-3 RI HP" (Multifamily Residence District, Residential Infill, Historic Preservation 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. PRIOR TO PRELIMINARY SITE PLAN APPROVAL, THE LANDOWNER SHALL EXECUTE A PROPOSITION 207 WAIVER OF CLAIMS IN A FORM APPROVED BY THE CITY ATTORNEY'S OFFICE. 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 6th day of June, 2018.

MAYOR

ATTEST:

City Clerk

APPROVED AS TO FORM:

City Attorney

REVIEWED BY:

City Manager

Exhibits:

A – Legal Description (1 Page)

B – Ordinance Location Map (1 Page)

EXHIBIT A

LEGAL DESCRIPTION FOR Z-4-18-8

Located in a portion of Section 4, Township 1 North, Range 3 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona being more particularly described as follows:

LOTS 16 and 17, BLOCK 4, MOUNT PLEASANT TRACT, ACCORDING TO BOOK 2 OF MAPS, PAGE 9, RECORDS OF MARICOPA COUNTY, ARIZONA

ORDINANCE LOCATION MAP

EXHIBIT B

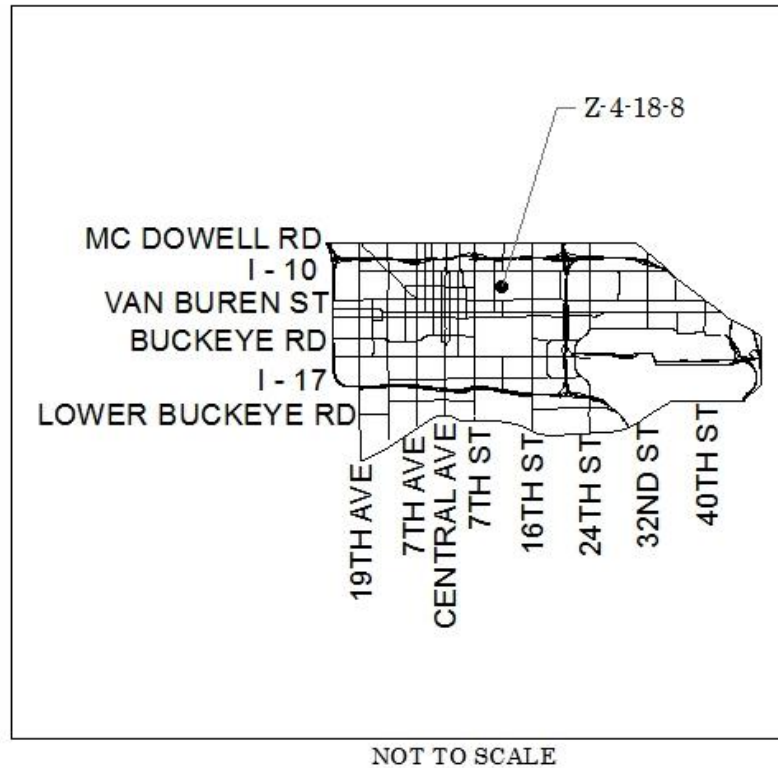
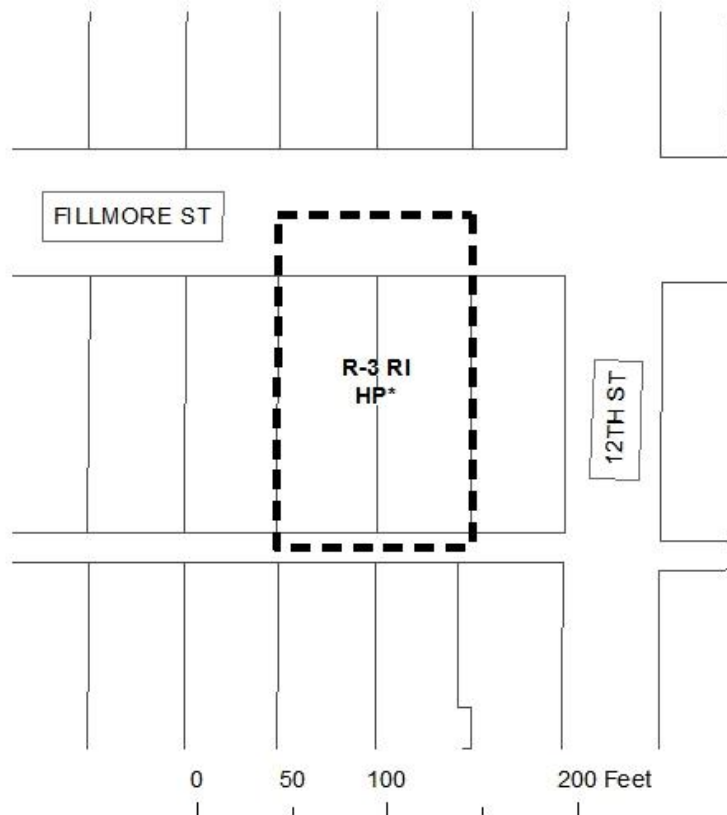
ZONING SUBJECT TO STIPULATIONS: *

SUBJECT AREA: ■ ■ ■ ■ ■

Zoning Case Number: Z-4-18-8

Zoning Overlay: N/A

Planning Village: Central City



Drawn Date: 5/3/2018