

**NOTICE OF RESULTS
CENTRAL CITY VILLAGE PLANNING COMMITTEE**

Pursuant to A.R.S. Section 38-431.02, notice is hereby given to the members of the **CENTRAL CITY VILLAGE PLANNING COMMITTEE** and to the general public, that the **CENTRAL CITY VILLAGE PLANNING COMMITTEE** held a meeting open to the public on **Monday, January 13, 2025**, at **6:00 p.m.** located in the **Emerson Court, Phoenix Elementary School District**, at **1817 North 7th Street** (southeast corner of 7th Street and Palm Lane) Phoenix, Arizona.

Note:

- Agenda items may be taken out of order.
- Any individual wishing to address an agenda item must complete a Speaker Card, mark the appropriate boxes, and submit the card to the Chair.
- In the event a large number of public comments are anticipated, consolidation of public comments by topic and reported by key representatives is encouraged.
- **Staff Reports** for conventional rezoning cases:
<https://www.phoenix.gov/pdd/planning-zoning/pzservices/pzstaff-reports>
- **Staff Reports** for Planned Unit Developments:
<https://www.phoenix.gov/pdd/planning-zoning/pzservices/pud-cases>

The results of the meeting were as follows:

RESULTS

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| Called to order | 1. Call to order, introductions, and announcements by the Chair. |
| Approved | 2. Review and approval of the December 9, 2024 meeting minutes. |
| None | 3. Public comments concerning items not on the agenda. <i>Not for Committee discussion or action.</i> |
| Presented and discussed | 4. <u>INFORMATION ONLY</u> : Presentation and discussion regarding the RIO PHX Initiative. <i>Presentation by Enrique Bojórquez-Gaxiola with the Planning and Development Department.</i> |
| Presented and discussed | 5. <u>INFORMATION ONLY</u> : Presentation and discussion regarding the 3rd Street Rio Salado Bike/Pedestrian Bridge & Pathway. <i>Presentation by Tariq Momika with the Street Transportation Department.</i> |

Presented and discussed

6. **INFORMATION ONLY:** Presentation and discussion regarding the Downtown Redevelopment Area Plan Update.
Presentation by Eric Prochnow with the Community and Economic Development Department.

Approved

7. **GPA-CC-2-24-7 (Companion Case Z-TA-6-24-7):**
Presentation, discussion, and possible recommendation regarding a request to amend the General Plan to update the Place Type in the ReinventPHX Transit Oriented Development Strategic Policy Framework (and the PlanPHX 2025 General Plan) for the 7th Avenue / Washington and 7th Avenue / Jefferson station location from Medium Urban Center to Downtown Core.
Presentation by Jeff Stapleton with the Community and Economic Development Department.
The Planning Commission will consider this request on February 6, 2025.

Item will be heard in the following sequence:

- *Staff Presentation;*
- *Questions from Committee;*
- *Public Comments;*
- *Staff Response;*
- *Floor/Public Discussion Closed: Motion, Discussion, and Vote.*

Approved

8. **Z-TA-6-24-7 (Companion Case GPA-CC-2-24-7):**
Presentation, discussion, and possible recommendation regarding a request to amend Section 1202.B. (Regulating Maps, Height Map) of the Phoenix Zoning Ordinance to amend the Downtown Code Height Map from a maximum height of 30 feet to a maximum height of 250 feet and amend Section 1202.C. (Downtown Code, Regulating Maps, Density Map) of the Phoenix Zoning Ordinance to amend the Downtown Code Density Map from 14.5 maximum dwelling units per acre to 218 maximum dwelling units per acre, for an area bounded by Adams Street to the north, 7th Avenue to the east, Jefferson Street to the south, and 8th Avenue to the west.
Presentation by Jeff Stapleton with the Community and Economic Development Department.
The Planning Commission will consider this request on February 6, 2025.

Item will be heard in the following sequence:

- Staff Presentation;
- Questions from Committee;
- Public Comments;
- Staff Response;
- Floor/Public Discussion Closed: Motion, Discussion, and Vote.

Denied

9. **Z-158-24-7**: Presentation, discussion, and possible recommendation regarding a request to rezone 0.17 acres located approximately 560 feet north of the northeast corner of 20th Avenue and Van Buren Street **from** R-3 (Multifamily Residence District) **to** R-5 (Multifamily Residence District–Restricted Commercial) to allow an office for professional use - counseling services.

Presentation by representative Peter Furlow with Quarles & Brady, LLP.

The Planning Commission will consider this request on February 6, 2025.

Item will be heard in the following sequence:

- Staff Presentation;
- Applicant Presentation;
- Questions from Committee;
- Public Comments;
- Applicant Response;
- Floor/Public Discussion Closed: Motion, Discussion, and Vote.

Presented and discussed

10. **INFORMATION ONLY – Z-TA-7-24-8**: Presentation and discussion regarding a request to amend Section 1203.C and 1203.D (Downtown Code, Land Use Matrix) of the Phoenix Zoning Ordinance to amend the Land Use Matrix to permit “Tobacco Oriented Retailer” as an accessory use to a restaurant within the Evans Churchill East Character Area, subject to conditions.

Presentation by representative Michael Maerowitz with Snell and Willmer, LLP.

Item will be heard in the following sequence:

- Applicant Presentation;
- Questions from Committee;
- Public Comments;
- Applicant Response;

- *Floor/Public Discussion Closed: Committee Discussion.*

Announcements and requests made 11. Committee member announcements, requests for information, follow up or future agenda items.
Not for Committee discussion or action.

Update provided 12. Staff update on cases recently reviewed by the Committee.
Not for Committee discussion or action.
The next Central City Village Planning Committee meeting is scheduled for February 10, 2025.

Adjourned 13. Adjournment.

For further information, please call **Samuel Rogers**, Village Planner, in the Planning & Development Department at **602-534-4010**, or visit our website for public meeting notices and agendas at: <https://phoenix.gov/cityclerk/publicmeetings/notices>.

Central City Village information: <https://www.phoenix.gov/villages/Central-City>.

To request a reasonable accommodation, please contact **Teleia Galaviz** at **602-291-2559**. TTY: Use 7-1-1.