

NOTICE OF RESULTS SOUTH MOUNTAIN VILLAGE PLANNING COMMITTEE

Pursuant to A.R.S. Section 38-431.02, notice is hereby given to the members of the **SOUTH MOUNTAIN VILLAGE PLANNING COMMITTEE** and to the general public, that the **SOUTH MOUNTAIN VILLAGE PLANNING COMMITTEE** held a meeting open to the public on **Tuesday, August 12, 2025**, at **6:00 p.m.** located at the **South Mountain Community College Library, Rooms L162 & 163, 7050 S. 24th Street**, 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/administration/departments/pdd/about-us/reports-data/staff-reports.html>
- **Staff Reports** for Planned Unit Developments:
<https://www.phoenix.gov/administration/departments/pdd/planning-zoning/zoning-rezoning/pud-cases.html>

The results of the meeting were as follows:

RESULTS

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| Called to order | 1. Call to order, introductions and announcements by Chair. |
| Approved | 2. Review and approval of the July 8, 2025 meeting minutes. |
| Comments made | 3. Public comments concerning items not on the agenda.
<i>Not for Committee discussion or action.</i> |
| Approved | 4. <u>Z-75-25-8</u> : Presentation, discussion, and possible recommendation regarding a request to rezone 0.28 acres located at the southwest corner of 10th Street and Southern Avenue from C-2 BAOD (Intermediate Commercial, Baseline Area Overlay District) to C-2 HP BAOD (Intermediate Commercial, Historic Preservation Overlay, Baseline Area Overlay District) to allow for a Historic Preservation Overlay for Roosevelt Park Grocery.
<i>Presentation by Kevin Weight with the Historic Preservation Office.</i>
<i>The Planning Commission will consider this request on September 4, 2025.</i> |

The Historic Preservation Commission will consider this request on August 18, 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 with a
modified
stipulation**

5. **Z-53-25-7:** Presentation, discussion, and possible recommendation regarding a request to rezone 5.53 acres located at the southeast corner of Central Avenue and Broadway Road **from** R-5 SPVTABDO (Multifamily Residence District—Restricted Commercial, South Phoenix Village and Target Area B Design Overlay), C-1 SPVTABDO (Neighborhood Retail, South Phoenix Village and Target Area B Design Overlay), C-3 SPVTABDO (General Commercial, South Phoenix Village and Target Area B Design Overlay), and P-1 SPVTABDO (Passenger Automobile Parking, Limited, South Phoenix Village and Target Area B Design Overlay) **to** WU Code T5:6 SPVTABDO (Walkable Urban Code, Transect 5:6 District, South Phoenix Village and Target Area B Design Overlay) to allow mixed-use, multifamily residential.
Presentation by Eric Prochnow with the Community and Economic Development Department.
The Planning Commission will consider this request on September 4, 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.*

**Denied with
direction**

6. **PHO-1-25--Z-58-24-8:** Presentation, discussion, and possible recommendation regarding a request to modify stipulations of entitlement for the property located approximately 710 feet north and 305 feet west of the northwest corner of 20th Avenue and South Mountain Avenue. Request for review and approval of the conceptual

site plan, landscape plan, and elevations, per Stipulation Nos. 1 and 2.

*Presentation by applicant/representative John Fox.
The Planning Hearing Officer will consider this request on August 20, 2025.*

Item will be heard in the following sequence:

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

Update provided 7. Staff update on cases recently reviewed by the Committee.
Not for Committee discussion or action.

Announcements made 8. Committee member announcements, requests for information, follow up, or future agenda items.
Not for Committee discussion or action.

The next South Mountain Village Planning Committee meeting is scheduled for September 9, 2025.

Adjourned 9. Adjournment.

For further information, please call **Samuel Rogers**, City of Phoenix Planning & Development Department, at **602-534-4010** or visit our website for public meeting notices and agendas at: <https://www.phoenix.gov/administration/departments/cityclerk/programs-services/other-public-meetings/notices.html>.

South Mountain Village Information:
<https://www.phoenix.gov/administration/departments/pdd/planning-zoning/villages/south-mountain>.

To request a reasonable accommodation, please contact **Saneeya Mir** at **602-686-6461**. TTY: Use 7-1-1.