

NOTICE OF RESULTS DEER VALLEY VILLAGE PLANNING COMMITTEE

Pursuant to A.R.S. Section 38-431.02, notice is hereby given to the members of the **DEER VALLEY VILLAGE PLANNING COMMITTEE** and to the general public, that the **DEER VALLEY VILLAGE PLANNING COMMITTEE** held a meeting open to the public on **Tuesday, October 21, 2025, at 6:00 p.m.** located at the **Goelet A. Beuf Community Center, Multi-Purpose Room, 3435 West Pinnacle Peak Road, 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>
- **Staff Reports** for Planned Unit Developments:
<https://www.phoenix.gov/administration/departments/pdd/planning-zoning/zoning-rezoning/pud-cases>

The results for the meeting are as follows:

RESULTS

- | | |
|------------------------|--|
| Called to order | 1. Call to order, introductions and announcements by Chair. |
| Approved | 2. Review and approval of the September 16, 2025 meeting minutes. |
| Approved | 3. <u>Z-47-25-1</u> : Presentation, discussion, and possible recommendation regarding a request to rezone 6.00 acres located approximately 210 feet east of northeast corner of 43rd Avenue and Bell Road from PSC (Approved PSCOD) (Planned Shopping Center District, Approved Planned Shopping Center Overlay District) to PUD (Planned Unit Development) for the Howard's Ace Hardware PUD to allow retail and commercial uses.
<i>Presentation by representative Nick Wood with Snell & Wilmer, LLP.</i>
<i>The Planning Commission will consider this request on November 6, 2025.</i> |

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.*

Approved

4. **Z-107-25-3**: Presentation, discussion, and possible recommendation regarding a request to rezone 5.13 acres located at the northwest corner of 7th Avenue and Bell Road **from** C-O/G-O (Commercial Office District, General Office Option) **to** C-2 (Intermediate Commercial) to allow a gas station, convenience store, and drive through restaurant/coffee shop. *Presentation by representative Adam Baugh with Withey Morris Baugh, PLC.*
The Planning Commission will consider this request on November 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.*

Approved

5. Discussion and possible recommendation regarding 2026 meeting schedule for the Deer Valley Village Planning Committee.

None

6. Public comments concerning items not on the agenda.
Not for Committee discussion or action.

**Update
provided**

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

None

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

***The next Deer Valley Village Planning Committee meeting
is scheduled for November 18, 2025.***

Adjourned

9. Adjournment.

For further information, please call **Robert Kuhfuss, Village Planner**, in the Planning Department at **602-534-1608** or visit our website for public meeting notices and agendas at: <https://www.phoenix.gov/administration/departments/cityclerk/programs-services/other-public-meetings/notices>.

Deer Valley Village information:

<https://www.phoenix.gov/administration/departments/pdd/planning-zoning/villages/deer-valley.html>

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