



City of Phoenix

PLANNING AND DEVELOPMENT DEPARTMENT

March 12, 2026

Nick Wood, Esq.
Snell & Wilmer, LLP
1 E. Washington Street, 27th Floor
Phoenix, AZ 85004

RE: 2400 BILTMORE RESIDENTIAL PUD (Z-44-25-6) FINAL NARRATIVE

Dear Applicant,

Thank you for the revised development narrative for the 2400 Biltmore Residential PUD (Z-44-25-6) rezoning application. The development narrative date stamped March 4, 2026 is consistent with the public hearing draft date stamped October 10, 2025 and incorporates the required changes from stipulations of the City Council approved action.

This final narrative provides the zoning requirements for development of the subject site and is part of the case file available as public record. This narrative will be used as the basis for future amendments should they be requested by the current or future owners.

If you have any further questions, please contact Anthony Grande at anthony.grande@phoenix.gov or (602) 256-5648.

Sincerely,

Tricia Gomes
Planning and Development Deputy Director

c: Z-44-25-6