Paradise Valley Village is known for its open space character created by the surrounding mountains, Indian Bend Wash greenbelt and trail systems. The surrounding Phoenix Mountains, part of the city of Phoenix Mountain Preserve system, provide the area residents with biking, equestrian and hiking, trails, and other recreational opportunities within a natural Sonoran Desert environment. With a number of assets, the Village remains a desirable place to live, shop, and play within the City of Phoenix.
Zoning is the principal tool by which the city of Phoenix implements the goals and future development plans expressed in the General Plan. Zoning regulations are intended to protect existing land uses and assure that uses are compatible with each other and with available public facilities and services. Through the rezoning process, land use and other factors are evaluated to determine the appropriateness of a specific rezoning proposal.

Zoning Adjustments include Variance and Use Permit requests. A variance is a request to allow a deviation from a development standard required by the Zoning Ordinance. A Use Permit is a request to allow a use which is permitted by the Zoning Ordinance provided that the use will not cause an adverse impact on adjacent property or properties in the area.
Press Coffee located at the southeast corner of 32nd Street and Shea Boulevard received final site plan approval in 2018. The popular coffee roaster is a one-story building that offers a variety of coffee beans and roast levels.

This development was constructed along the 32nd Street Corridor, an area identified by the community for revitalization and redevelopment.
## PARADISE VALLEY VILLAGE
### BY THE NUMBERS

<table>
<thead>
<tr>
<th>REZONING ACTIVITY</th>
<th>TEXT AMENDMENTS</th>
</tr>
</thead>
<tbody>
<tr>
<td>12 rezoning cases</td>
<td>1 text amendment cases</td>
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<table>
<thead>
<tr>
<th>PHO ACTIVITY</th>
<th>GENERAL PLAN AMENDMENTS</th>
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<tbody>
<tr>
<td>7 planning hearing officer cases</td>
<td>0 general plan amendments</td>
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<table>
<thead>
<tr>
<th>ESTIMATED PERMIT VALUE</th>
<th>BUILDING PERMITS</th>
</tr>
</thead>
<tbody>
<tr>
<td>TBD million dollars</td>
<td>TBD building permits</td>
</tr>
</tbody>
</table>

| $$ $$ | $$ $$ |
## TO DO LIST

<table>
<thead>
<tr>
<th>Tools</th>
<th>#</th>
<th>Paradise Valley Village Priorities</th>
<th>Completed</th>
</tr>
</thead>
<tbody>
<tr>
<td>Partnerships</td>
<td>1</td>
<td>Collaborate with city staff and adjoining jurisdictions to discuss alternatives to advance the construction of a more completed street network.</td>
<td>[ ]</td>
</tr>
<tr>
<td>Plans</td>
<td>2</td>
<td>Invite Valley Metro and city staff to provide information and presentation on planned transit investments in the village as a result of the passage of the T2050 plan.</td>
<td>[ ]</td>
</tr>
<tr>
<td>Knowledge</td>
<td>3</td>
<td>Collaborate with city staff and the development community regarding occupancy of underutilized commercial space and support for small businesses.</td>
<td>[ ]</td>
</tr>
<tr>
<td>Partnerships</td>
<td>4</td>
<td>Initiate discussion with the Community and Economic Development Department and other relevant agencies regarding the potential to target employment growth in village centers.</td>
<td>[ ]</td>
</tr>
<tr>
<td>Operations</td>
<td>5</td>
<td>Initiate discussion and collaborate with the Parks and Recreation Department regarding preserve and park management.</td>
<td>[ ]</td>
</tr>
<tr>
<td>Plans</td>
<td>6</td>
<td>Discuss the Tree and Shade Master Plan and how it is implemented within the City.</td>
<td>[ ]</td>
</tr>
<tr>
<td>Knowledge</td>
<td>7</td>
<td>Research and discuss guidelines for green infrastructure for new and old development.</td>
<td>[ ]</td>
</tr>
<tr>
<td>Knowledge</td>
<td>8</td>
<td>Research and discuss guidelines for solar energy and green building in all scales of development.</td>
<td>[ ]</td>
</tr>
</tbody>
</table>
Newest member: Kevin Kepner

Paradise Valley Village Members

Mr. Mathew Avrhami, Chair
Ms. Jennifer Hall Vice Chair
Mr. Roger Baele
Ms. Kathryn Belous
Ms. Allison Barnett
Mr. Jay Cantor
Mr. Eric Cashman*
Mr. Bob Enright*
Ms. Toby Gerst
Mr. Robert Goodhue
Mr. George Grombacher

Mr. Robert Gubser
Mr. Kevin Kepner*
Mr. Tim Knobbe
Mr. Joe Lesher*
Mr. Aaron Lloyd
Mr. Dennis Matrunola
Mr. Daniel Mazza
Mr. Richard Pennock
Mr. Alan Sparks
Mr. David Ulibarri
Mr. Roy Wise*

* New Members

Village Planners: David Simmons and Maja Brkovic

PARADISE VALLEY VILLAGE

YEAR TO DATE

19+
HOURS OF ACTIVITIES

227
RESIDENTS WHO ATTENDED THE MEETINGS

13
INFORMATIONAL PRESENTATIONS

11
Meetings

37
RECOMMENDATIONS
Paradise Valley Village

For more information, or to view the electronic version of this document please visit [https://www.phoenix.gov/villages](https://www.phoenix.gov/villages)

The Paradise Valley Village Planning Committee generally meets the 1st Monday of each month at 6:00 p.m. at the Paradise Valley Community Center, Multi-purpose Room, 17402 N. 40th St. Please consult the public meeting notices page for an agenda to confirm that the meeting will occur. [https://www.phoenix.gov/cityclerk/publicmeetings/notices](https://www.phoenix.gov/cityclerk/publicmeetings/notices)

This publication can be made available in alternate format upon request. Contact Angie Holdsworth at the Planning and Development Department at 602-495-5622. TTY: Use 7-1-1