

ORDINANCE NO. O20-72

AN ORDINANCE OF THE COUNCIL OF THE CITY OF GLENDALE, MARICOPA COUNTY, ARIZONA, REZONING 42.8 ACRES LOCATED AT 5450 WEST NORTHERN AVENUE FROM A-1 (AGRICULTURAL) TO R1-6 PRD (PLANNED RESIDENTIAL DEVELOPMENT) FOR A DEVELOPMENT PLAN ENTITLED "TREVINO AT GLEN LAKES"; AMENDING THE ZONING MAP; PROVIDING FOR AN EFFECTIVE DATE; AND DIRECTING THE CITY CLERK TO RECORD A CERTIFIED COPY OF THIS ORDINANCE.

WHEREAS, the City of Glendale Planning Commission held a public hearing on August 20, 2020, in zoning case ZON19-17 in the manner prescribed by law for the purpose of rezoning property located at 5450 West Northern Avenue from A-1 (Agricultural) to R1-6 PRD (Planned Residential Development);

WHEREAS, due and proper notice of such public hearing was given in the time, form, substance and manner provided by law, including publication of such notice in *The Glendale Star* on June 25, 2020; and

WHEREAS, the City of Glendale has considered the individual property rights and personal liberties of the residents of the city before adopting this zoning ordinance; and

WHEREAS, the mayor and the council desire to approve such request to rezone the property described on Exhibit A to PRD (Planned Residential Development) in accordance with the development plan currently on file with the planning division as of the date of this ordinance.

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF GLENDALE as follows:

SECTION 1. That a parcel of land in Glendale, Maricopa County, Arizona, located at 5450 West Northern Avenue and more accurately described in Exhibit A to this ordinance, is conditionally rezoned from A-1 (Agricultural) to PRD (Planned Residential Development).

SECTION 2. That the rezoning provided for is conditioned and subject to the following:

1. Conformance with the Trevino at Glen Lakes General Plan Major Map Amendment MGPA 20-01 and R1-7 Planned Residential Development Booklet dated June 15, 2020.

SECTION 3. The City of Glendale Zoning Map is amended by this ordinance to reflect the change in districts referred to and the property described in Section 1 above.

SECTION 4. This Ordinance becomes effective at the time and in the manner prescribed by law.

SECTION 5. The City Clerk is instructed and authorized to forward a certified copy of this ordinance for recording to the Maricopa County Recorder's Office.

PASSED, ADOPTED AND APPROVED by the Mayor and Council of the City of Glendale, Maricopa County, Arizona, this 13<sup>th</sup> day of October, 2020.

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Mayor Jerry P. Weiers

ATTEST:

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Julie K. Bower, City Clerk (SEAL)

APPROVED AS TO FORM:

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Michael D. Bailey, City Attorney

REVIEWED BY:

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Kevin R. Phelps, City Manager

# EXHIBIT A

## **LEGAL DESCRIPTION**

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE CITY OF GLENDALE, IN THE COUNTY OF MARICOPA, STATE OF ARIZONA, AND IS DESCRIBED AS FOLLOWS:

PARCEL NO. 1:

THE WEST HALF OF THE SOUTHEAST QUARTER OF SECTION 32, TOWNSHIP 3 NORTH, RANGE 2 EAST, GILA & SALT RIVER BASE AND MERIDIAN, MARICOPA COUNTY, ARIZONA; EXCEPT THE NORTH 800 FEET; AND EXCEPT THE SOUTH 370 FEET; AND EXCEPT THE WEST 40 FEET.

