

CITY OF GLENDALE

NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN THAT the City of Glendale Planning Commission will hold a public hearing on August 6, 2015, at 6:00 p.m. in the Glendale Council Chambers Building, 5850 West Glendale Avenue, Glendale, Arizona, to hear the following:

GPA15-01: A request by Raymond Poe, representing CAPCO Investment Company, for a General Plan Amendment on approximately 4.19 acres from LDR (Low Density Residential 1 – 2.5 dwelling units per acre) to HDR (High Density Residential 12 – 20 dwelling units per acre). The site is located north of the northwest corner of 51st Avenue and Union Hills Drive (18800 North 51st Avenue) and is in the Cholla District. Staff Contact: Thomas Ritz, AICP, Senior Planner.

ZON15-04: A request by Raymond Poe, representing CAPCO Investment Company, to rezone approximate 4.19 acres from A-1 (Agriculture) to R-4 (Multiple Residence). The site is located north of the northwest corner of 51st Avenue and Union Hills Drive (18800 North 51st Avenue) and is in the Cholla District. Staff Contact: Thomas Ritz, AICP, Senior Planner.

ZON15-06: A request by Coe & Van Loo Consultants, LLC, on behalf of Del Pueblo Communities, LLC to rezone 36 acres of vacant land. The rezoning request is to rezone from R-2 PRD (Mixed Residence, Planned Residential Development) to R1-4 PRD (Single Residence, Planned Residential Development). The site is located between 61st Avenue and 63rd Avenue at Butler Drive (8348 North 61st Avenue) and is located in the Barrel District. Staff Contact: Jon Froke, AICP, Planning Director.

PP15-01: A request by Coe & Van Loo Consultants, LLC, on behalf of Del Pueblo Communities, LLC for preliminary plat approval for a subdivision titled “Glendale 36”. The preliminary plat proposes 222 lots at a density of 5.85 DU/AC. The site is located between 61st Avenue and 63rd Avenue at Butler Drive (8348 North 61st Avenue) and is located in the Barrel District. Staff Contact: Jon Froke, AICP, Planning Director.

ZON15-05: A request by Jim West representing MD Specialty Properties, LLC to rezone an existing office complex from R-4 (Multiple Residence) to C-O (Commercial Office). The site is located on the north side of Northern Avenue approximately 1/8 of a mile east of 55th Avenue (5400 West Northern Avenue) and is located in the Barrel District. Staff Contact: Jon Froke, AICP, Planning Director.

CUP14-06: A request by Steve Ciolek, representing Verizon Wireless Communications and Anthony Mormino, property owner, to allow a 45-foot tall (50 feet to top of fronds) faux palm tree monopole communication structure in the C-3 zoning district. The site is located on the north side of Maryland Avenue and

approximately 240 feet east of 65th Avenue (6446 West Maryland Avenue) and is located in the Ocotillo District. Staff Contact: Thomas Ritz, AICP, Senior Planner.

Copies of all applications, exhibits, and documents are available for public review at the Development Services Department, 5850 West Glendale Avenue, Second Floor, Glendale, Arizona, between the hours of 8:00am and 5:00pm weekdays or will be available online at <http://www.glendaleaz.com/boardsandcommissions/PlanningCommission.cfm> by 5:00pm Monday prior to the public meeting. For further information, please call the case staff contact at (623) 930-2800. Interested parties are invited to attend and participate in the public meeting.

FOR SPECIAL ACCOMMODATIONS

Please contact Diana Figueroa at (623) 930-2808 or dfigueroa@glendaleaz.com at least three working days prior to the meeting if you require special accommodations due to a disability. Hearing impaired persons should call (623) 930-2197.

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Richard A. Bowers
Acting City Manager

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