



## PLANNING COMMISSION REPORT

**CASE:** ZTA21-02 Board of Adjustment Text Amendment  
**CASE #:** ZTA21-02  
**MEETING DATE:** 09/22/2022  
**FROM:** Edward Vigil, Senior Planners, Planning, EVigil@glendaleaz.com, 623-930-3071

### **SUBJECT**

ZTA21-02 - A request to amendment to the Glendale Zoning Ordinance for Board of Adjustment, Sections 3.701 through 3.707 and renumbering 3.708, 3.709, 3.711 through 3.714. Staff Contact: Edward Vigil, Senior Planner (623)930-3071.

### **REQUEST**

Amend Sections 3.701 through 3.707 and renumbering 3.708, 3.709, 3.711 through 3.714.

### **APPLICANT/OWNER**

City of Glendale Planning Commission.

### **REQUIRED ACTION**

The Planning Commission must conduct a public hearing and determine if this request is consistent with the General Plan and Zoning Ordinance.

### **SUMMARY**

A Zoning Text Amendment to amend the zoning ordinance to reinstate the regulations and renumber the sections regarding the Variance process and requirements as set forth in Section 3.700 Variances and Appeals.

### **BACKGROUND INFORMATION**

In 2006, Section 3.700 Variance and Appeals, sections 3.701- 3.707 were inadvertently omitted and sections 3.708, 3.709, 3.711 through 3.714 were numbered incorrectly. This request is to replace the required information that was inadvertently omitted and renumbered and to make minor changes to be in compliance with current state statute. In the text amendment, information being added is underlined and information being removed is stricken.

### **CITIZEN PARTICIPATION TO DATE:**

#### **Applicant's Citizen Participation Process:**

On August 9, 2022, the applicant mailed notification letters to adjacent property owners and interested parties regarding the proposal. No responses have been received since the letters were mailed out. The Citizen Participation Final Report is attached.

#### **Planning Commission Public Hearing:**

A Notice of Public Hearing was published in *The Arizona Republic* on August 31, 2022. Notification postcards of the public hearing were mailed to adjacent property owners and interested parties on August 26, 2022.

### **STAFF FINDINGS AND ANALYSIS**

Staff finds that the proposed code amendment addresses the concerns to the items that were inadvertently omitted.

**RECOMMENDATION**

Staff recommends approval of ZTA21-02 as presented.

**PROPOSED MOTION**

Move to recommend approval of ZTA21-02 as presented.

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**Attachments**

Text Amendment  
Presentation  
CPP Final Report