

ORDINANCE NO. 4319

AN ORDINANCE OF THE CITY OF CHANDLER, ARIZONA, AMENDING THE ZONING CODE AND MAP ATTACHED THERETO, BY AMENDING A PORTION OF A PARCEL ZONED PLANNED AREA DEVELOPMENT (PAD) TO ELIMINATE ZONING CONDITION NO. 14 OF ORDINANCE NO. 3170 REQUIRING COPPER PLUMBING AS APPROVED IN CASE PDP00-0011 OCOTILLO PHASE TWO, LOCATED WITHIN THE CORPORATE LIMITS OF THE CITY OF CHANDLER, ARIZONA.

WHEREAS, application for rezoning involving certain property within the corporate limits of Chandler, Arizona, has been filed in accordance with Article XXVI of the Chandler Zoning Code; and

WHEREAS, the application has been published in a local newspaper with general circulation in the City of Chandler, giving fifteen (15) days notice of time, place and date of public hearing; and

WHEREAS, a notice of such hearing was posted on the property at least seven (7) days prior to said public hearing; and

WHEREAS, a public hearing was held by the Planning and Zoning Commission as required by the Zoning Code

NOW, THEREFORE, BE IT ORDAINED by the City Council of the City of Chandler, Arizona, as follows:

SECTION I. Legal Description of Properties:

See Attachment 'A'.

Said parcel is hereby rezoned to delete Condition No. 14 of Ordinance No. 3170 requiring copper plumbing in case PDP00-0011 Ocotillo Phase Two.

SECTION II. Except where provided, nothing contained herein shall be construed to be an abridgment of any other ordinance of the City of Chandler.

SECTION III. The Planning & Development Department of the City of Chandler is hereby directed to enter such changes and amendments as may be necessary upon the Zoning Map of said Zoning Code in compliance with this ordinance.

Exhibit "A"

Legal Description

Units 3 through 5, inclusive, 8 through 12, inclusive, 14, 24 through 29, inclusive, 35 through 48, inclusive, THE VILLAS AT OCOTILLO CONDOMINIUM, according to Declaration of Condominium recorded February 25, 2005 as 2005-0231061, and plat recorded in Book 731 of Maps, Page 29, records of Maricopa County, Arizona.