

OCT 22 2007

ORDINANCE NO. 3971

AN ORDINANCE OF THE CITY OF CHANDLER, ARIZONA, AMENDING THE ZONING CODE AND MAP ATTACHED THERETO, BY ESTABLISHING INITIAL CITY ZONING OF AGRICULTURAL DISTRICT (AG-1) (DVR07-0035 EAST OF THE SOUTHEAST CORNER OF PECOS & MCQUEEN ROADS) 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 Property:

See Attachment 'A'

Said parcel is hereby zoned Agricultural District (AG-1).

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.

INTRODUCED AND TENTATIVELY APPROVED by the City Council of the City of Chandler, Arizona, this 20th day of September, 2007.

ATTEST:

CITY CLERK

MAYOR

PASSED AND ADOPTED by the Mayor and City Council of the City of Chandler, Arizona, this 22nd day of October 2007.

ATTEST:

CITY CLERK

MAYOR

CERTIFICATION

I HEREBY CERTIFY that the above and foregoing Ordinance No. 3971 was duly passed and adopted by the City Council of the City of Chandler, Arizona, at a regular meeting held on the 22nd day of October 2007, and that a quorum was present thereat.

CITY CLERK

APPROVED AS TO FORM:

CITY ATTORNEY

PUBLISHED in the Arizona Republic on October 31 and November 7, 2007.

Exhibit a

Parcel No. 1

The North 470 feet of the West 470 feet of lot 3, Section 2, Township 2 South, Range 5 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona:

EXCEPT that portion conveyed to the City of Chandler in document No.97-585470, Records of Maricopa County, Arizona, and being described as follows:

That portion lying West, Northwest and North of the following described line:

COMMENCING at the Northwest corner of said lot 3:

THENCE South 00 25' 18" East, 470.00 feet;

THENCE North 89 31' 20" East, 32.00 feet to the point of beginning of said line;

THENCE North 00 25' 18" West, 385.00 feet;

THENCE North 44 33' 01" East, 28.30 feet;

THENCE North 89 31' 20" East, 418.00 feet to a point on the East line of said West 47.00 feet of said lot 3 and the terminus of said line.

Parcel No.2

That portion of Senate Street South of Pecos Road as abandoned by the City of Chandler by ordinance Recorded in document No. 02-664371, Records of Maricopa County, Arizona and being more particularly described as follows:

That portion of Lot 3, Section 2, Township 2 South, Range 5 East, of Gila and Salt River Base and meridian, Maricopa county, Arizona, described as follows:

COMMENCING at the Northwest corner of said lot 3:

THENCE South 00 25'18" East (assumed bearing) a distance of 65.00 feet to a point on the South right-of-way line of Pecos road and the point of beginning;

THENCE continuing South 00 25' 18" East (assumed bearing) a distance of 405.00 feet;

THENCE North 89 31' 20" East (assumed bearing) a distance of 32.00 feet;

THENCE North 00 25' 18" West (assumed bearing) a distance of 385.00 feet;

THENCE North 44 33' 01"East (assumed bearing) a distance of 28.30 feet to a point on the South right-of-way line of Pecos road;

THENCE North 89 31' 20"west (assumed bearing) a distance of 52.00 feet to the point of beginning.