NOTICE OF PUBLIC HEARING
ZONING ADJUSTMENT HEARING

Pursuant to A.R.S. Section 38-431.02, notice is hereby given the **ZONING ADJUSTMENT HEARING OFFICER** and to the general public, that the **CITY OF PHOENIX ZONING ADJUSTMENT HEARING OFFICER** will hold a meeting open to the public on **February 21, 2013, at 9:00 a.m. located in Assembly Room C, Phoenix City Hall, 200 West Washington Street, First Floor, Phoenix, Arizona.**

The agenda for the meeting is as follows:

9:00 AM

1.	Application #:	ZA-10-13-2 (Sign)
	Existing Zoning:	PSC
	Location:	13802 North Scottsdale Road
	Quarter Section:	33-44(L12)
	Proposal:	**1)** Use permit for a major amendment to the East Thunderbird Square Comprehensive Sign Plan. Use permit required. **2)** Use permit for an electronic message display as part of a sign. Use permit required.
	Ordinance Sections:	705.E.2. 705. C.13.
	Applicant:	Jim Bacher, Epic Sign Group
	Representative:	Stanton Shafer, Holualoa Scottsdale Retail, LLC
	Owner:	Stanton Shafer, Holualoa Scottsdale Retail, LLC
2.	Application #:	ZA-12-13-5 (Sign)
	Existing Zoning:	C-2
	Location:	7801 North 43rd Avenue
	Quarter Section:	24-19(J6)
	Proposal:	Use permit for an electronic message display as part of a sign. Use permit required.
	Ordinance Sections:	705. C.13.
	Applicant:	Scott Mehlhoff, Identity Sign Group, Inc.
	Representative:	Scott Mehlhoff, Identity Sign Group, Inc.
	Owner:	Wash Masters Inc, Wash Up Car Wash
3.	Application #:	ZA-26-13-4 (Sign)
	Existing Zoning:	C-2 HRI TOD-1
	Location:	1636 North Central Avenue
	Quarter Section:	13-27(G8)
	Proposal:	Variance to increase the height of the letters on a 30 to 60 foot tall building to 22 inches. Maximum letter height on a 30 to 60-foot tall

		building is 18 inches.
	Ordinance Sections:	662.K.1.b.
	Applicant:	Bryan Billeter, Mountain States Specialties, Inc.
	Representative:	Bryan Billeter, Mountain States Specialties, Inc.
	Owner:	City of Phoenix
4.	Application #:	ZA-13-13-2
	Existing Zoning:	C-2
	Location:	21043 North Cave Creek Road
	Quarter Section:	42-33(N9)
	Proposal:	**1)** Variance to allow a medical marijuana dispensary within 1,320 feet of a public park. A medical marijuana dispensary shall not be located within 1,320 feet of a public park. **2)** Variance to allow a medical marijuana dispensary within 5,280 feet of another approved medical marijuana facility. A medical marijuana dispensary shall not be located within 5,280 feet of another medical marijuana facility. **3)** Use permit to allow a medical marijuana dispensary. Use permit required.
	Ordinance Sections:	623. D.122.g. 623.D.122.e. 623. D.122.a.
	Applicant:	The Holistic Center, Inc
	Representative:	Adam Baugh, Withey Morris PLC
	Owner:	Fletcher Heights Plaza, LLC
5.	Application #:	ZA-17-13-6
	Existing Zoning:	C-2
	Location:	1616 East Bethany Home Road
	Quarter Section:	21-31(I9)
	Proposal:	Use permit to allow a tattoo shop. Use permit required.
	Ordinance Sections:	623. D.186.
	Applicant:	Oliver Awshana, Oliver Tattoo
	Representative:	Soshya Kirma and Oliver Awshana
	Owner:	David Moses, Palm Court Investment
6.	Application #:	ZA-18-13-6
	Existing Zoning:	RE-35 Arcadia Camelback SPD
	Location:	5177 East Calle Del Norte
	Quarter Section:	17-39(H11) 17-40(H11)
	Proposal:	Variance to increase the allowable building height in the required side yard to 14 feet for a detached accessory structure. Maximum height in the required side yard is 8 feet.

	Ordinance Sections:	706.C.
	Applicant:	Damon Wake, Candelaria Design Associates
	Representative:	Damon Wake, Candelaria Design Associates
	Owner:	Casey and Kyle Christensen, Arcadia Haus, LLC
7.	Application #:	ZA-20-13-6
	Existing Zoning:	R1-6
	Location:	4011 East Clarendon Avenue
	Quarter Section:	16-37(H10)
	Proposal:	Variance to reduce lot widths ranging from 35 feet to 50 feet for 4 lots. Minimum lot width required is 55 feet.
	Ordinance Sections:	613.B.Table A.
	Applicant:	Sam Robinson, Geneva Holdings, LLC
	Representative:	Dennis Knudsen, K-Tech Engineering
	Owner:	Taylor Robinson, Geneva Holdings, LLC
8.	Application #:	ZA-21-13-1
	Existing Zoning:	A-1 DVAO
	Location:	24125 North 7th Avenue
	Quarter Section:	45-27(O8)
	Proposal:	Use Permit to allow for a temporary use, mulching, for 3 years. Use Permit required.
	Ordinance Sections:	708.D.1
	Applicant:	Mike Green, Earth Recycling
	Representative:	Mike Ciosek, Voit Real Estate Services
	Owner:	John Augustine, Augustine Family Trust

For further information, please call Ed Keyser, Planner II, Planning and Development Department at 602-495-0382, or contact via electronic mail at zoning@phoenix.gov. This electronic mail address will not accommodate zoning enforcement/violation complaints.

For reasonable accommodations, call Nici Browe at Voice/602-495-0256 or the City TTY/602-534-5500 as early as possible to coordinate needed arrangements.

January 29, 2013