

**NOTICE OF PUBLIC HEARING  
TOWN OF PARADISE VALLEY**

Doug Jorden, on behalf of Town Triangle, L.L.C., has filed various applications to develop a 9.6-acre property located at the northwest corner of the Northern Avenue alignment and Scottsdale Road (Parcel No. 174-36-002X and part of 174-36-188A). The proposed development of “The Villas at Cheney Estates” is for up to eight single-family lots. Notice is hereby given of two upcoming public meeting dates:

The Town of Paradise Valley Town Council will be holding **Public Meetings/Hearings at 6:00 p.m. on Thursday, November 16, 2017** on the application requests as noted below:

- Ord 2016-13: A text amendment to Article IX, Cluster Plan District, of the Town’s Zoning Ordinance, to allow for modifications to the cluster plan provisions for this proposed development such as lot size, height measurement, and setbacks. The gross density will comply with the minimum one home per acre.
- Ord 2016-14: A rezoning to change the zoning district from “R-43 Single Family Residential District” (minimum 43,560 square-foot lots) and “Special Use Permit – Country Club and Golf Course” to the “R-43 Single Family Residential District Cluster Plan” (minimum 12,000 square-foot lots).
- A Preliminary Plat for eight lots at approximately 16,813 square feet to 38,665 square feet.
- Ord 2016-15: A Special Use Permit (SUP) for private roadway gates off Scottsdale Road onto the main access road of the proposed subdivision.
- A request for two entry subdivision wall signs.

The above public meetings/hearings will be held at Town Hall, 6401 East Lincoln Drive, Paradise Valley, Arizona, 85253. The Planning Commission approved the Conditional Use Permit to make the road(s) within the proposed subdivision private at their meeting of October 3, 2017. If you have questions about these applications, please call the Community Development Department at (480) 348-3574.

The Town of Paradise Valley endeavors to make all public meetings accessible to persons with disabilities. With 72 hours advance notice, special assistance can be provided for disabled persons at public meetings. Please call 480-948-7411 (voice) or 480-483-1811 (TDD) to request accommodation. For further information about any of these matters please contact the Planning Department, 6401 E. Lincoln Drive, Paradise Valley, Arizona, 480-348-3692.

All agendas are subject to change.