

AFFIDAVIT OF MAILING NOTIFICATION

STATE OF ARIZONA)

) ss:

County of Maricopa)

In accordance with the requirements of the Town of Paradise Valley, the undersigned hereby certifies that the mailing list for the proposed project is a complete list of property owners within 1500 feet of the subject property, as obtained from the Maricopa County Assessor's Office on the following date February 19, 2026, and such notification has been mailed on the following date February 20, 2026.


Signature

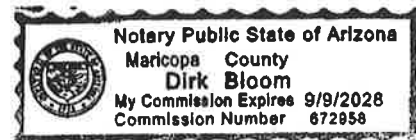
The foregoing instrument was acknowledged by me this 20 day of February, 2026, by FlOREnA AGUIRRE.
Name



NOTARY PUBLIC

My commission expires:

09/09/2028



Hillside Formal Plan Review Notification

February 19, 2026

Subject: Formal Plan Review for a new custom home

Dear Property Owner,

An application has been submitted to the Town of Paradise Valley for a new custom home located at 5212 E Arroyo Rd., Paradise Valley, AZ 85253. In compliance with Town requirements, this letter is being sent to you as a courtesy to inform you of the pending application. The Hillside Building Committee will be reviewing this application on March 11, 2026 at 8:00 AM at the Paradise Valley Town Hall located at 6401 East Lincoln Drive.

The purpose of the Formal Plan Review meeting is for the Hillside Building Committee to review the submittal for compliance with the goals, purposes, and specific criteria of the Town of Paradise Valley Hillside Development Regulations.

The Hillside Building Committee will approve, approve with stipulations, continue, or deny the submittal. This meeting is open to the public and you may feel free to attend.

If you have any questions, please call me at 480-388-0824.

Sincerely,



Lance Yates
Project Manager

O: 602.953.3232 | C:480-388-0824

[5203 E Lincoln Dr. Paradise Valley, AZ 85253](https://www.townofparadisevalley.com/5203-E-Lincoln-Dr-Paradise-Valley-AZ-85253)

lance@bedbrock.com | www.BedBrock.com | ROC #195543 #244423



AFFIDAVIT OF POSTING

STATE OF ARIZONA)

) ss:

County of Maricopa)

I, Lance Yates, depose and state that the attached notice, of proposed application PA-25-56 located at 5212 E Arroyo Rd., PV 85253 for the (Planning Commission/Town Council/Board of Adjustment/Hillside Committee) meeting date of March 11, 2026 is a true and correct copy of a notice which I cause to be posted by the following day of the week Friday, and on the following date February 20, 2026 in the following location(s):

5212 E Arroyo Rd., Paradise Valley, AZ 85253

All in the Town of Paradise Valley, Arizona and County and State aforesaid, the same being public places in said County and in the following locations:

All to the Town of Paradise Valley, Arizona and County and State aforesaid.

DATED this 20TH day of February, 2026



Signature

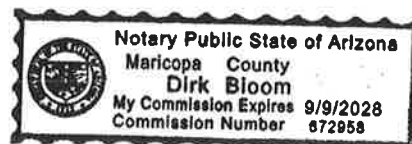
This affidavit was SUBSCRIBED AND SWORN to before me this 20th day of FEBRUARY, 2026



NOTARY PUBLIC

My commission expires:

9/9/2028





NOTICE OF HEARING

**TOWN OF PARADISE VALLEY
6401 E LINCOLN DRIVE
PARADISE VALLEY, AZ 85253**

SUBJECT PROPERTY:

5212 E ARROYO ROAD

AGENDA IS SUBJECT TO CHANGE

PUBLIC NOTICE

**HILLSIDE BUILDING COMMITTEE - TOWN HALL BOARD ROOM ON
Wednesday, February 11, 2026 AT 8:00 AM**

1. Call to Order.
2. Combined Review for a Remodel at 4030 E Desert Crest Drive (APN 169-52-017).
3. Combined Review for a gym addition wrap around deck at 8229 N. 54TH Street (APN 168-65-030).
4. Concept Review for a New Single Family Residence at 5212 E. Arroyo Road (APN 169-29-037A).
5. Solar Combined Review for new rooftop solar panels at 7017 N. Invergordon Road (APN 169-36-036).
6. Formal Review for a New Single Family Residence at 5712 E. Glen Drive (APN 169-55-026A).
7. Staff Reports.
8. Committee Reports.
9. Next Hillside Building Committee meeting dates are tentatively scheduled for Wednesday, March 11, 2026 at 8:00 am and Wednesday, April 15, 2026 at 8:00 am.
10. Adjournment.

The Town of Paradise Valley endeavors to make all public meetings accessible to persons with disabilities. With 72 hours advance notice, special assistance can also be provided for disabled persons at public meetings. Please call 948-7411 (voice) or 483-1811 (TDD) to request accommodation.

PENALTY FOR DEFACING POSTER PRIOR TO DATE OF HEARING



COMING SOON
A MODERN SANCTUARY ABOVE PARADISE VALLEY
9,000 SF | 5 BEDROOM | 6 CAR GARAGE

BEDBROCK
EXTRAORDINARY LUXURY HOMES
DEVELOPERS

DESIGNED by BedBrock Architecture
REFINED by BedBrock Landscaping
BUILT by BedBrock Developers
REPRESENTED by BedBrock Real Estate

Sally Gerner 602-617-1129
Mikaela Magallan 602-266-1464

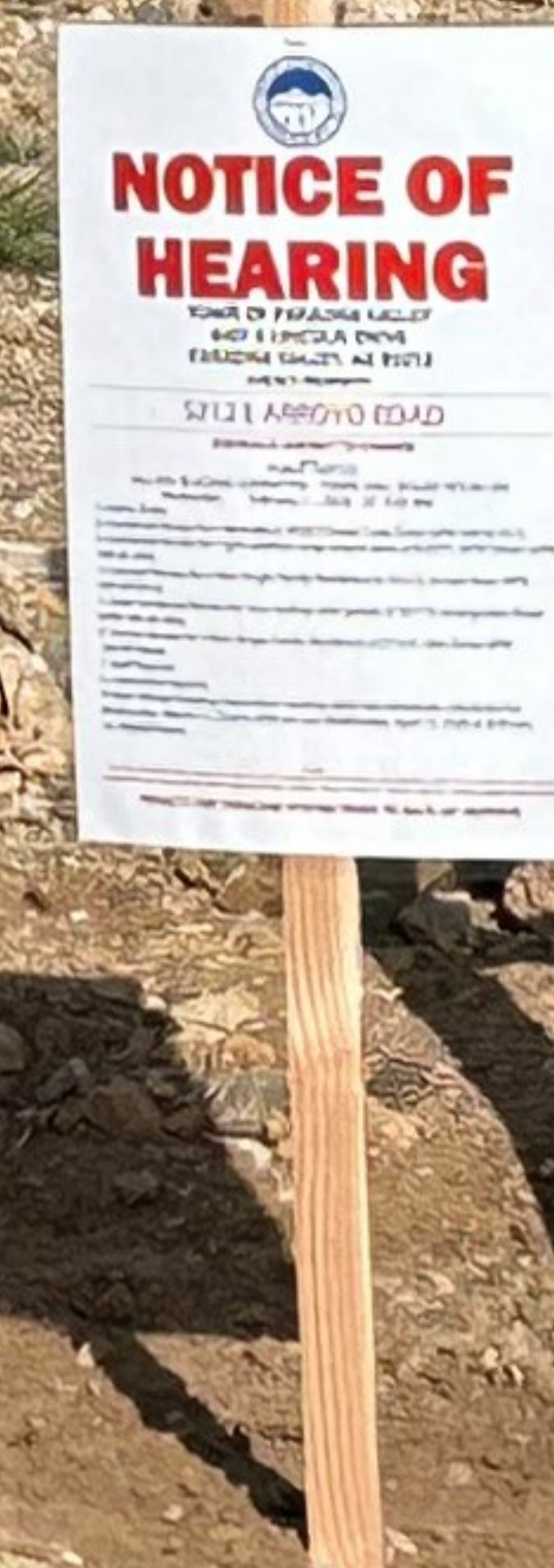
Sally@bedbrock.com
Mikaela@bedbrock.com

QR CODE



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DEVELOPERS

www.BedBrock.com | 602.953.3232



NOTICE OF HEARING

STATE OF ARIZONA
COUNTY OF MARICOPA
CITY OF PHOENIX
PLANNING DEPARTMENT

NOTICE OF HEARING
FOR THE CITY OF PHOENIX
PLANNING DEPARTMENT
REGARDING THE PROPOSED
REZONING OF A PORTION OF
THE CITY OF PHOENIX
FROM R-1 TO R-2



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ARCHITECTURE

BEDBROCKARCHITECTURE.COM

DEAN CIOFANI AIA, NCARB
PRINCIPAL ARCHITECT

602.953.3232

QR CODE