



Site Plan Review Citizen Participation Plan Final Report

Date: June 1, 2016
To: City of Mesa, Arizona
Re: Taco Bell, N of NEC Southern/Stapley, Mesa, AZ
1131 S. Stapley Dr., Mesa, AZ 85204
Review Num: Z16-028 (PLN2016-00221)

Looker & Cappello Architects has submitted a Site Plan Application package for review by the City of Mesa Planning and Zoning Board for a Taco Bell project located North of the Northeast corner of Southern/Stapley. The current address is 1232 E. Southern Ave., Mesa, AZ 85204 and the Planning Dept. has assigned a new address of 1131 S. Stapley Dr. for the Taco Bell parcel.

Purpose

As part of the Site Plan Review process with the City of Mesa, AZ, a Citizen Participation Plan (CPP) is required. The CPP will inform citizens, property owners, neighborhood associations, agencies, schools, and businesses in the vicinity of the project site for Taco Bell.

Taco Bell Contact

Westaco, Inc. - Arlen Korner
7155 E. Thomas Rd., Suite 105
Scottsdale, AZ 85251
(480) 949-7677
arlen@aztacos.com

Design Team/Architect Contact

Looker & Cappello Architects, Inc.- JD Berryman
2070 E. Southern Ave.
Tempe, AZ 85282
(480) 730-1776 x104

Pre-Submittal Conference

A Pre-Submittal Conference was held with the City of Mesa Planning and Engineering staff, on Monday, February 22, 2016, at 10:30 AM, in the Sagebrush Conference Room on the 2nd Floor of the City of Mesa Municipal Building, 55 N. Center St., Mesa, AZ 85201. During the Pre-Submittal Conference, Lesley Davis stated that notification letters would only be required, and a Neighborhood Meeting would only be needed if neighbors request one. A list of Registered Neighborhoods to notify was supplied to the design team at the conference.

Action Plan

The following actions were taken to provide opportunities for citizens to understand, and address, any real, or perceived, impacts the proposed Taco Bell project will have in their community.

1. A contact list was developed of adjacent landowners within 500 feet, and Registered Neighborhoods within 1,000 feet of the proposed Taco Bell project site.
2. Notification Letters were mailed to all contacts on the notification list. Notification Letters will be mailed by City of Mesa Planning staff after the initial Formal Submittal package has been received by City of Mesa.
3. Upon request, a Neighborhood Meeting will be set up in order to allow concerned citizens to view the proposed Taco Bell design plans, and to discuss any comments, concerns, or questions with the Taco Bell owner or design team. If a Neighborhood Meeting is held, then all materials such as sign-in lists and comments received will be included in a report addressed to the City of Mesa Planning staff.

Activities

A meeting was held with Wahid Alam at City of Mesa on April 26, 2016 at 9 AM to discuss the initial Planning & Zoning Site Plan comments. As part of that meeting the notification area was updated to all adjacent landowners within 1,000 feet, all Registered Neighborhoods within 1 mile, and all Home Owner Associations within ½ mile of the project site. Lindsey Balinkie, Neighborhood Outreach Coordinator for the City of Mesa Community Services, provided us with a list of all the Registered Neighborhoods within 1 mile of our project site. Lindsey Balinkie notified us that there were no Registered Home Owner Associations within ½ mile of our project site.

An updated notification list was generated based on the above information and "Citizen Participation Plan- Notice of Project" letters were mailed out on Thursday, May 5, and Friday, May 6, 2016.

As of the date of this final report letter, neither the Taco Bell contact, Arlen Korner of Westaco, nor I as the Design Team/Architect contact, have received any phone calls, letters, or emails regarding this project. Also, as of the date of this progress report letter, no one has requested a neighborhood meeting to discuss the project. We will continue to be available if one of the neighbors wishes to discuss the project.

Proposed Schedule

Pre-Submittal Conference	February 22, 2016, PS16-011 (PLN2016-00097) (Completed)
Site Plan Review Submittal	March 28, 2016 (Completed)
Design Review Submittal	March 28, 2016 (Completed)
CPP Notifications Mailed	May 5 and May 6, 2016 (Completed)
Design Review Work Session	May 10, 2016 (Completed)
Site Plan 2 nd Submittal	May 17, 2016 (Completed)
Site Sign Posting	June 1, 2016 (Completed)
Final CPP Report	June 1, 2016 (This submittal)
Site Plan P&Z Board	June 15, 2016

Returned Letters

We did receive a number of returned letters from our notification mailing. As of May 17, 2016 (the date of the Citizen Participation Plan Progress Report letter), the following APN and contact letters were returned (listed in no particular order):

13915116	John Campion
13905525	L&L Enterprises
13907356	Aida Fatouhi/ Salwan Ebrahim
13905108	Lake-Flossmor I LLC
13907335	Wilbur Schultz
13905016	THPI Acquisition Holdings LLC
13907339	JMBAZIN LLC
13905324	Richard Fleury
13907178	Tyler/Emily Rowley
13905519	Peter/Kristine Thorley
13915077	Chad/Ida Carpenter
13915005C	SRPAI & PD
13907360	David/Michelle Hinkle Revocable Trust
13915061	Classique Star Investments LLC
13915096	A.R.I. & C. Inc.
13915129	Stapley #1 Inc.
13915072	Chun/Xiaoling Hui
13907194	James/Janet Jensen

The following letters were returned after the Citizen Participation Plan Progress Report was submitted on May 17, 2016 and the date of this letter June 1, 2016 (listed in no particular order):

13914006T	Clayton Companies Daycare, LLC
13915075	Somaz 5, LLC
13915120	Somaz 5, LLC
13915104	Robin Campbell
13915074	Paragon Place, LLC

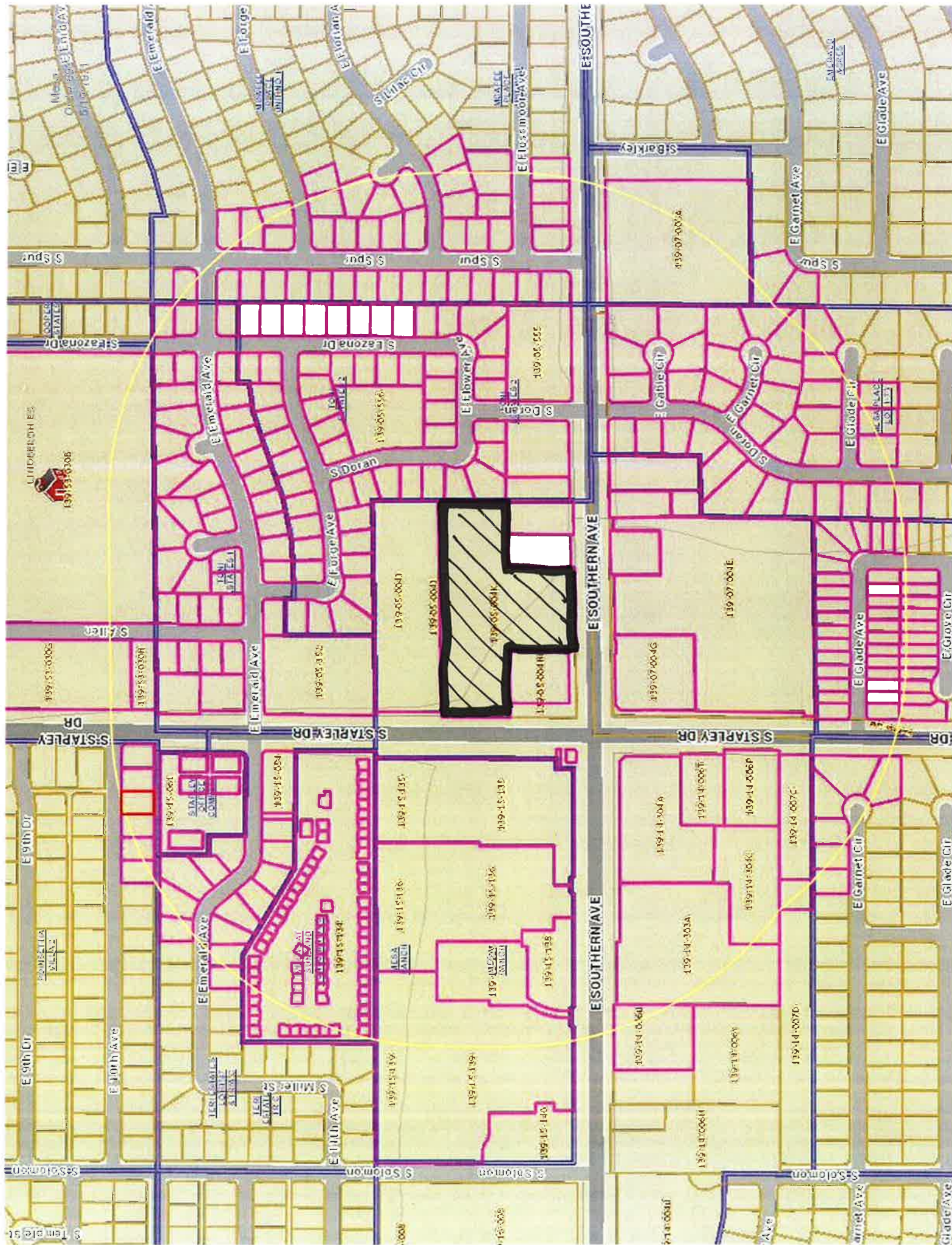
Attachments

Maricopa Assessor's Map notification boundary of 1,000 feet from the project site (1 page)
Mailing list of all Registered Neighborhoods within 1 mile of the project site (1 page)
Mailing list of all adjacent landowners within 1,000 feet of the project site (5 pages)
"Citizen Participation Plan- Notice of Project" notification letter (4 pages including attachments)

Please feel free to contact me if you have any questions or need any additional information.

Sincerely,
JD Berryman
Looker & Cappello Architects, Inc.





ID	Registered Neighborhoods	CDNUM	NameofNe	CFirstNam	ClasName	StreetNum	StreetDir	StreetNam	StreetType	UnitNum	City	State	Zip	ZipPlusFou	POZip	Neighbo	Primary	Secondary
	68 Watertown Improvement (WIN)	4	Bev	Tittle-Bake	460	S		Bellview			Mesa	Az						
	450 Sunset Mesa	4	Sunset Me: Felecia	Zahn	615	E		Glade			Mesa	AZ	85204			450	1	0
	171 Speedway	4	Speedway Ines	Shultz	1252	S		Doran	St		Mesa	AZ	85204			171	0	1
	278 Solomon Square (frmlly Community Fi	4	Solomon St Anne	Spaulding	918	E		7th	Dr		Mesa	AZ	85204			278	1	0
	278 Solomon Square (frmlly Community Fi	4	Solomon St Gary	Graham	923	E		7th	Ave		Mesa	AZ	85204			278	0	1
	391 Reed Park Neighborhood Alliance II	4	Reed Park Vicki	Halmstad	511	S		Ridge			Mesa	AZ	85204			391	1	0
	391 Reed Park Neighborhood Alliance II	4	Reed Park Duane	Johnson	558	S		Kachina			Mesa	AZ	85204			391	0	1
	391 Reed Park Neighborhood Alliance II	4	Reed Park Matt	Stodghill	635	S		Sierra			Mesa	AZ	85204			391	0	1
	391 Reed Park Neighborhood Alliance II	4	Reed Park Brenda	Quezada	636	S		Williams			Mesa	AZ	85204			391	0	1
	391 Reed Park Neighborhood Alliance II	4	Reed Park Jeannie	Schmidt	1955	E		7th	Ave		Mesa	AZ	85204			391	0	1
	78 Poinsettia	4	Poinsettia Hannah	Meek	1119	E		10th	Ave		Mesa	AZ	85204			78	1	0
	332 Neighborgood	4	Neighborgo: Julian	Ramirez	843	E		Garnet	Ave		Mesa	AZ	85204			332	0	1
	28 Kay Circle	4	Kay Circle Deanna	Villanueva-Coki	1513	S		Kay	Cir		Mesa	AZ	85204			28	1	0
	447 Holmes Addition	4	Holmes Ad Teresa		923	S		Hobson			Mesa	AZ	85204			447	1	0
	28 Casa Mesa	4	Kay Circle Deanna		1513	S		Kay	Cir		Mesa	AZ	85204			28	1	0
	412 Casa Mesa	4	Casa Mesa Jean	Decker	553	E		Glade	Ave		Mesa	AZ	85204			412	1	0
	412 Casa Mesa	4	Casa Mesa Delma	Dickerman	1238	S		Lesueur			Mesa	AZ	85204			412	1	0
	451 Lindbergh		Shelley Tiffany	1030 S	Spur			Mesa	Az		Mesa	AZ	85204			412	1	0

Owner	MAIL_ADDR1	MAIL_ADDR2	MAIL_CITY	MAIL_STAT	MAIL_ZIP	MAIL_COU	APN
BURNS SEAN A/JESSICA D	1062 S DORAN ST		MESA	AZ	85204	USA	13905521
VASQUEZ STEVEN R	1435 E FORGE		MESA	AZ	85204	USA	13905053
SIZEMORE JILL A	1141 E EMERALD AVE		MESA	AZ	85204	USA	13915034
COLEMAN MICHAEL W/YVONNE M	8031 E PALM LN		SCOTTSDALE	AZ	85257	USA	13905325
HERNANDEZ FRANCISCO/ANDREW	1435 E FLORIAN AVE		MESA	AZ	85204	USA	13905080
FULLER G GLENN/V YOLANDA TR	1049 S LAZONA DR		MESA	AZ	85204	USA	13905503
LIGHTNER FRANCIS & MACDORMAN CLAUDIA F	3703 E ADOBE		MESA	AZ	852050000	USA	13905052
BM ENTERPRISES LLC	1877 W PINON CT		GILBERT	AZ	85233	USA	13905004N
DAVID AND MICHELE HINKLE FAMILY REVOCABLE TR	PO BOX 42224		MESA	AZ	85274	USA	13907360
VETTER JOHN J	23521 397TH AVE		WOONSOCKET	SD	57385	USA	13915115
WIEDMAIER ROBERT FRANCIS	1414 E GARNET AVE		MESA	AZ	85204	USA	13907101
TERROS INC	3003 N CENTRAL AVE STE 200		PHOENIX	AZ	85012	USA	13905004J
KAMBER VIC/NANCY E	1981 LEISURE WORLD		MESA	AZ	852065325	USA	13905532
BONILLA CHARLOTTE	273 W LOS ALAMOS ST		GILBERT	AZ	85233	USA	13915091
MILAN JOSEPH A	1050 S STAPLEY DR NO 38		MESA	AZ	85204	USA	13915099
REND INVESTMENTS	7639 E 3RD ST		SCOTTSDALE	AZ	85251	USA	13907189
GANDARA FELIPA/ELIXSON CHRISTOPHER CAREY	450 E SAN REMO AVE		GILBERT	AZ	85234	USA	13915122
ROWLEY TYLER/EMILY	1939 E FAIRFIELD ST		MESA	AZ	85203	USA	13907178
RESTART HOLDINGS LLC	3163 W VIA CAMPANA DE COBRE		TUCSON	AZ	857458810	USA	13905079
HUI CHUN T/XIAOLING L	11259 E SHERIDAN AVE		MESA	AZ	85212	USA	13915072
BONILLA CHARLOTTE	1050 S STAPLEY DR NO 17		MESA	AZ	85204	USA	13915078
CRANDALL ERIC L/JENNIFER K	1348 E GABLE CIR		MESA	AZ	85204	USA	13907180
COLVIN REVOCABLE LIVING TRUST	1050 N RANCHO DEL JEFE LP		TUCSON	AZ	85748	USA	13918080B
CORDOVA DAGOBERTO J	1257 E GLADE AVE		MESA	AZ	85204	USA	13907364
SOUTHERN-STAPLEY DERITO-P RETAIL 1 LLC	3200 E CAMELBACK RD STE-175		PHOENIX	AZ	85018	USA	13907004E
KNAPP ROBERT WILLIAM/S JANINE	529 FENWICK WYND PORT MOODY		PORT MOODY	BC	V3H 1C3	CANADA	13915071
VETTER JOHN J	23521 397TH AVE		WOONSOCKET	SD	57385	USA	13915113
JNW CO HOLDINGS LLC	1012 S STAPLEY DR UNITS 109 112		MESA	AZ	85204	USA	13915058
REIMAN DONALD E/DONNA J	1249 E EMERALD		MESA	AZ	85204	USA	13905341
HARRISON MARTIN W	1050 S STAPLEY DR NO 24		MESA	AZ	85204	USA	13915085
DES MOINES LLC	PO BOX 20868		MESA	AZ	85277	USA	13905328
MALKOU AMIN A/SONIA E	1304 S DORAN		MESA	AZ	85204	USA	13907243
BRYNERS MESA CONDO LLC	244 N 500 WEST		LOGAN	UT	84321	USA	13915097
ALVARADO HECTOR/PERME ALEXANDER A	1237 E FORGE AVE		MESA	AZ	85204	USA	13905529
JONES TANYA	1228 E GROVE CIR		MESA	AZ	85201	USA	13907371
S R P A I & P D	PO BOX 52025		PHOENIX	AZ	85072	USA	13915002E
AVELAR MONICA T	1324 S DORAN		MESA	AZ	85204	USA	13907240
LAKE-FLOSSMOR I LLC	2023 E UNIVERSITY NO 3		TEMPE	AZ	85281	USA	13905108
CANEZ JESUS M/DEBRA A	1316 E EMERALD		MESA	AZ	85204	USA	13905332
BUSHA THOMAS C/MARYANN T	1051 S SPUR ST		MESA	AZ	85204	USA	13905050
STAPLEY EYE LLC	2610 E UNIVERSITY DR		MESA	AZ	85213	USA	13905352
THOMAS NOLAN J/SUSAN K TR	1327 E FORGE AVE		MESA	AZ	85204	USA	13905542
STICKLES MATTHEW KARL	1314 E GLADE CIR		MESA	AZ	85204	USA	13907193
BUNKER JAMES RUSSELL/COY-BUNKER ELAINE	1016 S ALLEN CIR		MESA	AZ	85204	USA	13905317
SCHROEDER CHARLES KERMIT TR	1011 LEISURE WORLD		MESA	AZ	85206	USA	13907003K
MEEK KENNETH S/HANNAH R	1119 E 10TH AVE		MESA	AZ	85204	USA	13918079B
A R I & C INC	1006 W ADAMS ST		PHOENIX	AZ	85007	USA	13915096
EVANS JEREMY	1129 S LAZONA DR		MESA	AZ	85204	USA	13905510
RDEV MESA RANCH LLC	16850 BEAR VALLEY RD		VICTORVILLE	CA	92395	USA	13915136
ROJO GILBERTO/MORENO ERICA GARCIA	1105 S SPUR AVE		MESA	AZ	85204	USA	13905076
DUKE C ROBERT & DARLENE M	1113 S LAZONA DR		MESA	AZ	85204	USA	13905507
PITZEN LESLIE M	1116 S DORAN		MESA	AZ	85204	USA	13905518
MESA CITY OF	20 E MAIN ST STE 650	PO BOX 1466	MESA	AZ	85211	USA	13905556
PARAGON 5657 LLC	1050 S STAPLEY DR UNIT 56		MESA	AZ	85204	USA	13915117
RIVERS PATRICIA A	1156 S SPUR ST		MESA	AZ	85206	USA	13905010
UDDIN MOHAMMAD M	1310 S DORAN		MESA	AZ	85204	USA	13907242
HALABY EYELDIN/MARISCAL ROSA	1023 S ALLEN		MESA	AZ	852044304	USA	13905322
VILLAFANA YICELA KATERIN MARQUEZ	1455 CALLE DE ORO		THOUSAND OAKS	CA	91360	USA	13915069
EVANS HAYLEY R/HANSEN BROCK	1063 S LAZONA DR		MESA	AZ	85204	USA	13905505
ORR ROBERT J	850 S PASADENA		MESA	AZ	85210	USA	13907239
SOMAZ S LLC	TRELAWNE CIR		ST CATHERINE	ON	L2M 2H6	CANADA	13915075
JONES DONNA MARIE	1050 S STAPLEY DR UNIT 32		MESA	AZ	85204	USA	13915093
RDEV MESA RANCH LLC	16850 BEAR VALLEY RD		VICTORVILLE	CA	92395	USA	13915139
WEBBER DUANE L	1335 E FORGE AVE		MESA	AZ	85204	USA	13905543
PALO VERDE DOS LLC	343 W 400 SOUTH		SALT LAKE CITY	UT	84101	USA	13907366
CARRANZA ARIZONA PROPERTIES LLC	2032 BATES CIR		EL DORADO HILLS	CA	95762	USA	13915057
SCHOOL DIST 4	549 N STAPLEY DR		MESA	AZ	852030000	USA	13953030B
HOLTSDI ERIC S	1330 E FLOWER AVE		MESA	AZ	85204	USA	13905552
FREEMAN KELLY	16235 E OCOTILLO		GILBERT	AZ	85297	USA	13953030H
RDEV MESA RANCH LLC	16850 BEAR VALLEY RD		VICTORVILLE	CA	92395	USA	13915135
CARPENTER DON REVELLE & MARY SUZANNE	1263 E EMERALD AVE		MESA	AZ	85204	USA	13905343
GOMEZ DAVID J	1241 E FORGE AVE		MESA	AZ	85204	USA	13905527
SALUD NETWORK PROPERTIES LLC	1012 S STAPLEY DR STE 113		MESA	AZ	85204	USA	13915059
HARBLEE LLP	455 W 17TH AVE		VANCOUVER	BC	V5Y 2A1	CANADA	13915127
OELSCHLAGER JILL DIANE	4810 N TAYLOR RD		ELOY	AZ	85231	USA	13907336
HARPER JIMMIE F	1337 E EMERALD		MESA	AZ	85204	USA	13905349
ROCHIN ALFRED M	1050 S STAPLEY DR 60		MESA	AZ	85204	USA	13915121
VILLAS AT SUNLAND CONDOMINIUM ASSOCIATION	4645 E COTTON GIN LP		PHOENIX	AZ	85040	USA	13915133
EVANS CLAYTON A/TYNA L	1110 E EMERALD AVE		MESA	AZ	85204	USA	13915027
MORALES JUAN CARLOS	1023 S SPUR AVE		MESA	AZ	85204	USA	13905025
FLORES ALTAGRACIA M	1002 S ALLEN		MESA	AZ	85204	USA	13905315
CARRILLO MARCOS	1041 S LAZONA DR		MESA	AZ	85204	USA	13905502
NAUMANN JARED F/ANA M	1012 S STAPLEY DR NO 113		MESA	AZ	85204	USA	13907196
ESCALANTE DIANE	6517 S HAZELTON LN		TEMPE	AZ	85283	USA	13915064

SOMAZ 5 LLC	TRELAWNE CIR	ST CATHERINE	ON	L2M 2H6	CANADA	13915120
ARIZONA 3 SFR LLC	P O BOX 2129	MESA	AZ		85124 USA	13905553
ESTRADA MEGAN/LOPEZ BRANDON	1221 E GLADE AVE	MESA	AZ		85204 USA	13907357
KEELER SHARON J	1257 E FORGE AVE	MESA	AZ		85204 USA	13905524
KSL LLC	461 W HOLMES AVE 130	MESA	AZ		85210 USA	13915109
ELR LLC/1350 LLC	2477 E MOUNTAIN DR	GILBERT	AZ		85297 USA	13905555
BAIRD WALHEIDE	1246 S DORAN	MESA	AZ		85204 USA	13907248
QUADE JASON	1352 E GLADE CIR	MESA	AZ		85204 USA	13907197
LARIOS REYES MORALES/BENITES ELIODORA NAVARRO	1318 E FORGE AVE	MESA	AZ		85204 USA	13905535
VALENCIA ANTELMO/NELIDA	4465 S ROCK ST	GILBERT	AZ		85297 USA	13905026
PRONSCHINSKE JAMIE LEE	1444 E FLOSSMOOR AVE	MESA	AZ		85204 USA	13905106
CARCAMO ANTHONY S	1436 E FLOSSMOOR AVE	MESA	AZ		85204 USA	13905107
CRAWFORD ERIC M/KARIN L	1441 E FLORIAN AVE	MESA	AZ		85204 USA	13905081
MURRIETTA RAY R & MERLINDA M	1135 E EMERALD	MESA	AZ		85203 USA	13915035
SOLOMON ERICA N/CHARLENE E	1050 S STAPLEY DR UNIT 5	MESA	AZ		85204 USA	13915066
COMMUNITY BRIDGES INC	1855 W BASELINE RD STE 101	MESA	AZ		85202 USA	13915060
JOHNSON GUY L	1339 E GABLE	MESA	AZ		85204 USA	13907182
GOETZ MONICA L/THOMAS T	1261 S DORAN ST	MESA	AZ		85204 USA	13907192
THORLEY PETER S/KRISTINE J	1110 S DORAN ST	MESA	AZ		85204 USA	13905519
MARQUEZ CARMEN	1323 E GARNET CIR	MESA	AZ		85204 USA	13907191
LOPEZ RUBEN GARCIA	1159 E 10TH AVE	MESA	AZ		85204 USA	13918076
M AND K REALTY VENTURES LLC	1019 S STAPLEY DR	MESA	AZ		85204 USA	13905354
PROPERTY REGULATORS LLC	2238 E PLUM CT	GILBERT	AZ		85298 USA	13907361
PEREZ DAMICO BRANDI	1222 E GLADE AVE	MESA	AZ		85204 USA	13907348
SHERIDAN ANDREW C/TIFFANY K	1421 E FLOSSMOOR AVE	MESA	AZ		85204 USA	13905009
SWANEY EDITH H TR/GEORGE C	517 N ARCO CIR	MESA	AZ		852137803 USA	13905513
ARRINGTON MARY ANN	1345 E FLOWER AVE	MESA	AZ		852040000 USA	13905512
RANDALL DAY AND ARLENE JOY DAY LIVING TRUST	2817 E HACKAMORE CIR	MESA	AZ		85203 USA	13905327
MIKOLAJCZYK GLEN	1328 E EMERALD AVE	MESA	AZ		85204 USA	13905334
CAZARES FRANCISCO A/ROSA A	1008 S ALLEN	MESA	AZ		85204 USA	13905316
CARROLL TIMOTHY J	1329 E GLADE CIR	MESA	AZ		85204 USA	13907201
S R P A I & P D	PO BOX 1980	PHOENIX	AZ		85001 USA	13914006P
COLLINS STEPHEN C/JOANNE R	1050 S STAPLEY DR #34	MESA	AZ		85204 USA	13915095
NGUYEN MUOP/THAN THI	1631 S ALBA CIR	MESA	AZ		85204 USA	13905015
VALLEJO VERONICA	1206 E GROVE CIRCLE	MESA	AZ		85204 USA	13907376
GRACIELA EDWARDS LIVING TRUST	1456 E FLOSSMOOR AVE	MESA	AZ		85204 USA	13905011
VETTER JOHN J	23521 397TH AVE	WOONSOCKET	SD		57385 USA	13915126
KAZDA KURT/MCKNIGHT COLLEEN	2310 E PARKWAY	MT VERNON	WA		98273 USA	13915130
MILLS DANNY E/MELANIE S	1022 S ALLEN	MESA	AZ		85204 USA	13905318
TIEU CHAN/QUYEN	4051 E NOLAN PL	CHANDLER	AZ		85249 USA	13915132
TAYLOR WILFORD L/SHARLA K TR	1406 S LOS ALAMOS	MESA	AZ		85204 USA	13905544
DOSDALL THERESE M TR	1444 E FLORIAN AVE	MESA	AZ		85204 USA	13905072
CORCORAN THERESA/ROYALL GARY RAY	1141 S SPUR	MESA	AZ		85204 USA	13905110
BRIGGS H JOE/GUY ROBBIE A	1420 E FORGE AVE	MESA	AZ		85204 USA	13905049
ELARTON DENNIS E & VALREE	1336 E FLOWER	MESA	AZ		85204 USA	13905551
TOPPING BERNARD R	PO BOX 172	SCOTTVILLE	MI		49454 USA	13905546
FLEURY RICHARD J	1252 E EMERALD AVE	MESA	AZ		85204 USA	13905324
GALVEZ TRACEE	1050 S STAPLEY DR NO 58	MESA	AZ		85204 USA	13915119
PATEL MITAL	1031 N CHERRY ST	MESA	AZ		85201 USA	13915131
CHIA GLENN M/GLORIA J	1128 E EMERALD	MESA	AZ		852040000 USA	13915030
CLAYTON COMPANIES DAYCARE L L C	4332 N WELLS FARGO STE 200	SCOTTSDALE	AZ		85251 USA	13914006T
PILCHER BRADLEY K/STEPHANIE A	1130 S DORAN	MESA	AZ		85204 USA	13905516
TROTTER ROGER L	2335 W BEVERLY RD	PHOENIX	AZ		85041 USA	13905338
HIGBEE SUSAN E	1050 SOUTH STAPLEY DRIVE NO19	MESA	AZ		85204 USA	13915080
BANQO PEGGY L	180 COLLEGE PARK DRIVE APT Q4	ELYRIA	OH		440351559 USA	13915124
CHO WO/SHANNON	1919 E BECK LN	PHOENIX	AZ		85022 USA	13907346
MILLER GREGORY F	1962 W CARDIANAL CT	CHANDLER	AZ		85248 USA	13907188
HUBER DENNIS A & ALYCE J	1114 S LAZONA	MESA	AZ		85204 USA	13905549
JPMORGAN CHASE BANK NATIONAL ASSOCIATION	POBOX 1919	WICHITA FALLS	TX		76307 USA	13915138
CHECK HAROLD/KATHY	3370 LAUREL ST	VANCOUVER	BC	V5Z3V1	CANADA	13915108
QUAN GREGORY/SUYUN	5151 BUXTON ST	BURNABY	BC	V5H117	CANADA	13915111
BRODIE TERESA A	1310 E FORGE AVE	MESA	AZ		85204 USA	13905534
HARVEY TIMOTHY DANIEL/ISAAC M	1050 S STAPLEY DR UNIT 1	MESA	AZ		85204 USA	13915062
KAM ALEXANDER Y Y JR/GAYLEEN L	244 CROYDEN DRIVE	PLEASANT HILL	CA		94523 USA	13905075
CHRETIEN SUZANNE/JEFF	1127 E EMERALD AVE	MESA	AZ		85204 USA	13915036
MINNEHAN JOSEPH E JR/REBECCA B	1208 E GROVE CIR	MESA	AZ		85204 USA	13907375
CARRANZA JOANNA/JOSE	1303 E EMERALD AVE	MESA	AZ		85204 USA	13905344
CEDILLO TANIA O	1256 E FORGE AVE	MESA	AZ		85204 USA	13905531
FONES SONIA/STEDMAN RONALD	NO 13 6805 ARLINGTON ST	VANCOUVER	BC	V5S 3P1	CANADA	13915098
FETTIG ANETTE M	1250 E GROVE CIR	MESA	AZ		852045947 USA	13907367
GAVRYSH NIKOLAI/WIMBERLEY SVITLANA	1252 S DORAN	MESA	AZ		85204 USA	13907245
FULLER G GLENN/V YOLANDA TR	1049 S LAZONA DR	MESA	AZ		85204 USA	13905506
MECHAM WESTON L/MURIEL E	1064 S LAZONA	MESA	AZ		85202 USA	13905547
CLARK DONALD D	4342 E EDGEWOOD AVE	MESA	AZ		85206 USA	13907003G
RODRIZ IRMA	21128 E AVENIDA DEL VALLE	QUEEN CREEK	AZ		85242 USA	13905509
WALKER DOROTHY P/CHARBONNEAU KENNETH/DAN R	1050 S STAPLEY DR UNIT 33	MESA	AZ		85204 USA	13915094
HOOTON ANTHONY E/LINDSAY ANN	1117 E EMERALD AVE	MESA	AZ		85204 USA	13915037
LOPEZ LETICIA	1245 E GLADE AVE	MESA	AZ		85204 USA	13907362
SHURTZ KEN L/CORA L	1138 E EMERALD AVE	MESA	AZ		852030000 USA	13915031
REGAN MARC/TERRENCE T/TRAINOR VIRGINIA A	1300 S SPUR	MESA	AZ		85204 USA	13907100
BRADLEY BRYCE T/GAYLE B	6103 W STATE ST OFC15	BOISE	ID		83703 USA	13907370
JUDD R DANIEL/JORI L TR	1509 N DIANE ST	MESA	AZ		85203 USA	13905112
MCGREGOR JENNIFER J	1338 E FORGE AVE	MESA	AZ		85204 USA	13905538
REVOCABLE LIVING TRUST OF STEVEN F SORENSEN A	1052 S SPUR	MESA	AZ		85204 USA	13905020
CARRILLO PATRICIA K	1050 S STAPLEY DR UNIT 2	MESA	AZ		85204 USA	13915063

SHEVLIN WILLIAM A/JUDY M TR	1321 E GLADE CIR	MESA	AZ	85204 USA	13907202
VETTER JOHN J	23521 397TH AVE	WOONSOCKET	SD	57385 USA	13915114
PARAGON 5657 LLC	1050 S STAPLEY DR UNIT 56	MESA	AZ	85204 USA	13915118
GANN ANGELA	1201 E GLADE AVE	MESA	AZ	85204 USA	13907353
PALMER DANNY/KERSTIN	1103 E EMERALD AVE	MESA	AZ	85204 USA	13915039
ASHLEY ROBERT E/DANIEL	1324 E FORGE AVE	MESA	AZ	85204 USA	13905536
ANAYA PAUL	1354 E GARNET CIR	MESA	AZ	85204 USA	13907187
TOWNSEND JULIE A	1128 E GARNET CIR	MESA	AZ	85204 USA	13914262
GROSSINGER JASON HOWARD/ARACELI	1035 S LAZONA DR	MESA	AZ	85204 USA	13905501
CLARK DONALD D/MARY J TR	4342 E EDGEWOOD	MESA	AZ	85206 USA	13907003L
RUSSELL SCOTT D	1315 E EMERALD AVE	MESA	AZ	85204 USA	13905346
WANG JEANNETTE E/MOLINA ELIAS E	1255 E EMERALD AVE	MESA	AZ	85202 USA	13905342
FRAGOSO MARIA	1128 S SPUR ST	MESA	AZ	85204 USA	13905014
CAVANAUGH SHERRY	1216 E GLADE AVE	MESA	AZ	85204 USA	13907349
SCIANGHETTI MARK D/LISA B	PO BOX 2917	MESA	AZ	85214 USA	13905537
S R P A I & P D	PO BOX 52025	PHOENIX	AZ	85072 USA	13914007E
ACEVEDO CHRISTIAN	1226 E GROVE CIRCLE	MESA	AZ	85204 USA	13907372
STAPLEY & SOUTHERN PARTNERS LLC	25820 S ARIZONA AVE	CHANDLER	AZ	85248 USA	13905004K
SMITH JAMES D TR/SMITH MARY ALICE	1125 E 10TH AVE	MESA	AZ	85204 USA	13918081
CASON FAMILY HOLDINGS LP	141 NEWTON DR	BURLINGAME	CA	94010 USA	13914304A
DAVID K WOOLF FAMILY TRUST	1106 S LAZONA	MESA	AZ	85204 USA	13905548
RM IRREVOCABLE TRUST	327 S ORCHARD DR	BURBANK	CA	91506 USA	13907344
HOLLAND JOSHUA TODD	1113 S SPUR	MESA	AZ	85204 USA	13905077
HINTON BRYSON/CYNTHIA	1144 E GARNET CIR	MESA	AZ	85204 USA	13914264
VETTER JOHN J	23521 397TH AVE	WOONSOCKET	SD	57385 USA	13915110
VETTER JOHN J	23521 397TH AVE	WOONSOCKET	SD	57385 USA	13915125
BECKER CHERYL ANN	1220 E GROVE CIR	MESA	AZ	85204 USA	13907373
FARMER MARSHALL J	1315 S ALLEN	MESA	AZ	85204 USA	13907340
YANEZ RAMONA	1321 E EMERALD AVE	MESA	AZ	85204 USA	13905347
LEWIS ERIC ROBERT/PRISCILLA MARIE	1317 E FLOWER	MESA	AZ	85204 USA	13905515
BARALES APARTMENTS LLC	691 E KAPASI LN	SAN TAN VALLEY	AZ	85140 USA	13905319
HARBLEE LLLP	455 W 17TH AVE	VANCOUVER	BC	V5Y 2A1 CANADA	13915087
PATRICIA MARY BROSS LIVING TRUST	1223 E GLADE AVE	MESA	AZ	85204 USA	13907358
EAST WEST TRADING LLC	2306 N AVOCA	MESA	AZ	85207 USA	13907351
S R P A I & P D	PO BOX 1980	PHOENIX	AZ	85001 USA	13915005C
CRAWFORD KENNETH J/BIERMAN VICKY C	1055 S LAZONA DR	MESA	AZ	85204 USA	13905504
BYCRAFT JEFF/SUZANNE	11551 LAPWING CRES	RICHMOND	BC	V7E 4E8 CANADA	13915128
SORENSEN JACK E TR	1044 S SPUR ST	MESA	AZ	85204 USA	13905021
PEDROZA LUIS AGUILAR	1236 E GROVE CIR	MESA	AZ	85204 USA	13907369
BAKER DIANE M	1050 S STAPLEY DR UNIT 12	MESA	AZ	85204 USA	13915073
MARQUEZ MARCELINO	1256 E EMERALD AVE	MESA	AZ	85204 USA	13905326
JEFFREY DAVID MILKEY/DELIA FLO TR	1339 N FAITH	MESA	AZ	85207 USA	13915090
TSE MANDY C & LINDA L	1433 E FLOSSMOOR AVE	MESA	AZ	85204 USA	13905111
RUSSELL GARY D/MARY C	2552 W TAMARISK ST	CHANDLER	AZ	85224 USA	13907247
ARIZONA FEDERAL CREDIT UNION	PO BOX 60070	PHOENIX	AZ	85082 USA	13914006U
MCLAUGHLIN MICHAEL D	536 N GRAND	MESA	AZ	85201 USA	13918077
KANDARIS TODD B/GARCIA ANDREA	PO BOX 33833	PHOENIX	AZ	85067 USA	13907337
CRISPIN CARMEN GEORGINA IBARRA	1246 E EMERALD AVE	MESA	AZ	85204 USA	13905323
GARNER NANCY N TR	933 E MILET AVE	MESA	AZ	85204 USA	13915112
ROMERO CARLOS E	1028 S LAZONA DR	MESA	AZ	85204 USA	13905539
URENA ANA LUCIA	15422 S 230TH PL	MESA	AZ	85212 USA	13914261
GUTHRIE RUTH C	1030 S SPUR	MESA	AZ	85204 USA	13905023
BARRERA ADOLFO JR/CRISTINA	1124 S DORAN ST	MESA	AZ	85204 USA	13905517
MONTOYA MARIO	1430 E ENID AVE	MESA	AZ	85204 USA	13905337
MARSHBANKS LARRY R/THANH THI TR	15550 E THISTLE	FOUNTAIN HILLS	AZ	85268 USA	13905018
ACOSTA GREGORIO/NUNEZ NORMA	1009 S ALLEN ST	MESA	AZ	85204 USA	13905320
SBY 2014 1 BORROWER LLC	3300 FERNBROOK LANE N NORTH SUITE 210	PLYMOUTH	MN	55447 USA	13905169
CHANLEY JESSE J JR	4027 BLUE MOUNTAIN AVE	SHOW LOW	AZ	85901 USA	13905109
MELENDEZ RITA	1347 E FORGE AVE	MESA	AZ	85204 USA	13905545
KEMPLIN MICHAEL E/LISA	1327 E GABLE CIR	MESA	AZ	85204 USA	13907183
JANET E CAMPBELL FAMILY LIVING TRUST	1254 E GLADE AVE	MESA	AZ	85204 USA	13907342
WHITE JOHN H/JACKIE L	505 OLD DUBUQUE RD	ANAMOSA	IA	52205 USA	13915086
CARDENAS MELISSA	136 E YVONNE LN	TEMPE	AZ	85284 USA	13915105
SPRINGER ERNEST ALBERT/MARCIA SUE	1057 S SPUR CIR	MESA	AZ	85204 USA	13905051
FONES SONIA	NO 13 6805 ARLINGTON ST	VANCOUVER	BC	V5S 3P1 CANADA	13915079
CALDERON LIVING TRUST	19907 E ELAINE CIR	QUEEN CREEK	AZ	85142 USA	13915106
BORREGO KARYN R/SUTTON AMBERS C	1050 S STAPLEY DR NO 7	MESA	AZ	85204 USA	13915068
PEREZ JULIO RIOS/RIOS MARTHA MORALES	1142 S SPUR	MESA	AZ	852045133 USA	13905012
BRADSHAW MARK/KA TR/MACKINLAY JAMES K/DEBO TR	4054 E GROVE CIR	MESA	AZ	85206 USA	13905353
S R P A I & P D	600 E CURRY RD	TEMPE	AZ	85281 USA	13914007C
FANSLER HEATHER K	1344 E FLOWER AVE	MESA	AZ	85204 USA	13905550
STRAIGHT RUN LLC	4365 E PECOS RD NO 136	QUEEN CREEK	AZ	85296 USA	13907368
CARPENTER CHAD A/IDA K	83332 BEAR MEADOW DR	SHOWLOW	AZ	85901 USA	13915077
JOHNSON ROBERT G	1436 E FLORIAN AVE	MESA	AZ	85204 USA	13905074
MORAVEK RAYMOND I/CAROL J TR	11681 ALLENDALE DR	PEYTON	CO	80831 USA	13907338
JOHNSTON MUIRL R/MARGARET JOYCE	3706 EFFINGHAM PL	LOS ANGELES	CA	90027 USA	13915033
BLG PROPERTIES 1 LLC	PO BOX 25200	TEMPE	AZ	85285 USA	13915123
CLASSIQUE DEVELOPMENT INC	3813 E KENWOOD ST	MESA	AZ	85215 USA	13915054
COLFIN AI-AZ 1 LLC	9305 E VIA DE VENTURA STE 201	SCOTTSDALE	AZ	85258 USA	13905329
PANDA EXPRESS INC (LEASE)	1683 WALNUT GROVE AVE	ROSEMEAD	CA	91770 USA	13905004P
JUAREZ MYRNA CECILIA S/SERRANO JULIO DANIEL R	1029 S LAZONA DR	MESA	AZ	85204 USA	13905500
PELZER VAUGHN E	1256 E GROVE CIR	MESA	AZ	852040000 USA	13907365
GULICK DANIEL P/ZUB BULICK DOROTHY T TR	627 E RUNAWAY BAY PL	CHANDLER	AZ	85249 USA	13905013
SARTIAGUIN MARIO/RODRIQUEZ MARIA	1004 S LAZONA DR	MESA	AZ	852040000 USA	13905336
FATOUHI AIDA N/EBRAHIM SALWAN S	1215 E GLADE AVE	MESA	AZ	85204 USA	13907356

MARTINEZ DANIEL/JOANNE	1325 E FLOWER AVE	MESA	AZ	85204 USA	13905514
HAFER STEPHANIE D	1253 E GLADE AVE	MESA	AZ	85204 USA	13907363
VETTER JOHN J	23521 397TH AVE	WOONSOCKET	SD	57385 USA	13915107
HALL CHELSEY/SILVAS PETER	1036 S LAZONA DR	MESA	AZ	85204 USA	13905540
YONTANZA RYAN T/MELISSA	1058 S DORAN ST	MESA	AZ	85204 USA	13905522
GODINEZ MARIA ROSA	1011 S LAZONA DR	MESA	AZ	85204 USA	13905339
THOMPSON FAMILY LIVING TRUST	845 S VINEYARD	MESA	AZ	85210 USA	13905019
ARRINGTON DEAN/KATHY J	1353 E FLOWER AVE	MESA	AZ	85204 USA	13905511
EAST WEST TRADING LLC	2306 N AVACO	MESA	AZ	85207 USA	13907352
JMBAZN LLC	PO BOX 3542	SCOTTSDALE	AZ	85271 USA	13907339
MONCAYO JORDYN	1224 E GLADE AVE	MESA	AZ	85204 USA	13907347
SS DRIVE THRU DERITO-P RETAIL 1 LLC	3200 E CAMELBACK RD STE 175	PHOENIX	AZ	85018 USA	13907004F
THPI ACQUISITION HOLDINGS LLC	601 CARLSON PARKWAY 250	MINNETONKA	MN	55305 USA	13905016
ERB ENTERPRISES INC	1149 E SOUTHERN AVE	MESA	AZ	85204 USA	13914303A
HARBLEE LLLP	455 W 17TH AVE	VANCOUVER	BC	V5Y 2A1 CANADA	13915089
DERRESE YENENESA P	1304 E EMERALD AVE	MESA	AZ	85204 USA	13905330
WHITE GREGORY C/CHEYENNE M	1102 S DORAN	MESA	AZ	85204 USA	13905520
MCFARLAND JUDITH E	1243 E FORGE AVE	MESA	AZ	85204 USA	13905526
REYES ERNESTO	1239 E FORGE AVE	MESA	AZ	85204 USA	13905528
MONCHIK J M & SUSAN O	151 SLATER AVE	PROVIDENCE	RI	2906 USA	13905022
CAMPBELL ROBIN	478 S MOUNTAIN AVE	SPRINGERVILLE	AZ	85938 USA	13915104
SMITH JERRY W/BARBARA J	29661 CTY RD 17	BLANCA	CO	81123 USA	13905351
CLASSIQUE STAR INVESTMENTS LLC	3049 E MCKELLIPS #13	MESA	AZ	85213 USA	13915061
REYES MARIE S	1022 S LAZONA DR	MESA	AZ	85239 USA	13905350
SMITH EDWINA LAUREL	1050 S STAPLEY DR NO 31	MESA	AZ	85204 USA	13915092
BISHOP BRADLEY T/KATHLEEN M TR	2608 E DESERT BROOM PL	CHANDLER	AZ	85286 USA	13914304C
SANCHEZ EMETERIO HERNANDEZ	1302 E FORGE AVE	MESA	AZ	85204 USA	13905533
JENSEN JAMES C/IANET I	AIR HAVEN RD	WATERTOWN	SD	57201 USA	13907194
CONNOLLY RICHARD L/LINDA	1340 E GARNETT CIR	MESA	AZ	85204 USA	13907185
BREWINGTON GENE E	1353 E GABLE	MESA	AZ	852040000 USA	13907181
B AND R LIEBERMAN LLC	1029 E JULIE DR	TEMPE	AZ	85283 USA	13907195
RILEY ALYSSA LIANE HADDON	712 N BANNING CIR	MESA	AZ	85205 USA	13905024
TRYON DAVID L	1331 E GARNET CIR	MESA	AZ	85204 USA	13907190
ANDERSON MICHAEL	1151 E GARNET CIR	MESA	AZ	852045812 USA	13914266
RM JRREVOCABLE TRUST	327 S ORCHARD DR	BURBANK	CA	91506 USA	13907355
STANDAGE DAVID	1250 E FORGE AVE	MESA	AZ	85204 USA	13905530
DOMINGUEZ MANUEL	1319 E FORGE AVE	MESA	AZ	85204 USA	13905541
BUTLER BRENT NOBLE/EMILSA RIOS TR	1246 S DORAN ST	MESA	AZ	85204 USA	13907246
GONZALEZ GLORIA S/JIMINEZ ISMAEL P	1336 E EMERALD AVE	MESA	AZ	85204 USA	13905335
VETTER JOHN J	23521 397TH AVE	WOONSOCKET	SD	57385 USA	13915088
SCHULTZ WILBUR C	1329 S ALLEN	MESA	AZ	85204 USA	13907335
SUNSHINE NEST LLLP	3037 W 27TH AVE	VANCOUVER	BC	V6L1W6 CANADA	13915070
TESSIN HOLDINGS LLC	2605 E INCA CIR	MESA	AZ	85213 USA	13907244
SUNLAND CONDOMINIUMS LLC	5949 SHERRY LN STE 1225	DALLAS	TX	75225 USA	13915134
PRUTHI PROPERTIES LLC	1714 E BETHANY HOME RD	PHOENIX	AZ	85016 USA	13905554C
WHITE STONEY/MAGEE NANCY	1147 E 10TH PL	MESA	AZ	85204 USA	13918078
RAMIREZ LEONEL SOLIS	1206 S DORAN	MESA	AZ	85204 USA	13907250
DUNSWORTH MARIANNE	1017 S ALLEN	MESA	AZ	85204 USA	13905321
CHURCH JESUS CHRIST LDS CORP PRES BISHOP	50 E NORTH TEMPLE RM 2225	SALT LAKE CITY	UT	84150 USA	13907005A
L & L ENTERPRISES	PO BOX 14012	MESA	AZ	85216 USA	13905525
EELLS THOMAS E/CAROLE J TR	2154 E FOUNTAIN ST	MESA	AZ	85213 USA	13907345
SIMBURGER LINDA D	1258 E GLADE	MESA	AZ	85204 USA	13907341
VESTAL RAYMOND L III/MOORE SARAH A	1320 E EMERALD AVE	MESA	AZ	85240 USA	13905333
STAPLEY HOUSE LLC	1221 NORTH PEBBLE BEACH DRIVE	GILBERT	AZ	85234 USA	13905340
PRUTHI PROPERTIES LLC	1714 E BETHANY HOME RD	PHOENIX	AZ	85016 USA	13905554D
EDWARDS GARY WILLIAM/PAMELA SUE	1342 E GARNET CIR	MESA	AZ	852040000 USA	13907186
LUNDGREEN FAMILY TRUST	4152 E MARLENE DR	GILBERT	AZ	85296 USA	13915038
RASSOOL TALA K	1214 E GLADE AVE	MESA	AZ	85204 USA	13907350
GOLDENSTEIN STEVEN J/THERESA	1152 E GARNET CIR	MESA	AZ	85204 USA	13914265
MELCHER CHARLOTTE/TRENT	1118 E EMERALD AVE	MESA	AZ	86204 USA	13915029
CAMPION JOHN C	1 MAIN RD	LENENA TAS		7275 AUSTRALIA	13915116
GAMEZ JORGE	1429 E FLOSSMOOR AVE	MESA	AZ	85204 USA	13905008
RILEY ALICE J/ROBERT R/MICHELLE R	1117 S LAZONA DR	MESA	AZ	85204 USA	13905508
SUNLAND CONDOMINIUMS LLC	5949 SHERRY LN STE 1225	DALLAS	TX	75225 USA	13915055A
FISHER JARED	1050 S STAPLEY DR NO 4	MESA	AZ	85204 USA	13915065
CARRON HOWARD B/MARIA MITRA/MANALO GERLIE TR	1313 E GLADE CIR	MESA	AZ	85204 USA	13907203
GRIEGER KRISTOPHER SCOTT	1329 E EMERALD AVE	MESA	AZ	85204 USA	13905348
CROCKETT GARY G/RHELEDA	1440 E FLORIAN AVE	MESA	AZ	85204 USA	13905073
THIRTY WEST FIRST STREET LLC	1012 S STAPLEY DR STE 101	MESA	AZ	85204 USA	13915056
LEON EDGAR	12681 LEWIS ST UNIT 5	GARDEN GROVE	CA	92840 USA	13905048
STEWART MICHAEL E	1203 E GLADE AVE	MESA	AZ	85204 USA	13907354
HOWDEN JANET V	1265 E FORGE AVE	MESA	AZ	85204 USA	13905523
PARANGAN EDWARD	1050 S STAPLEY DR UNIT 6	MESA	AZ	85204 USA	13915067
WOOD STEPHINE A	1050 S STAPLEY DR 15	MESA	AZ	85204 USA	13915076
PADILLA CHRISTOPHER A/L JEANNE	1316 S DORAN	MESA	AZ	85204 USA	13907241
RDJG INVESTMENTS LLC	10430 E JEROME AVE	MESA	AZ	85209 USA	13905078
CROSBY LIVING TRUST	1216 S DORAN	MESA	AZ	85204 USA	13907249
3 EL'S L L C	PO BOX 1427	QUEEN CREEK	AZ	852421427 USA	13905004M
THR PHOENIX LLC	21001 N TATUM BLVD 1630-630	PHOENIX	AZ	85050 USA	13905017
CIRCLE K STORES INC	7557 RAMBLER RD NO 1200	DALLAS	TX	75231 USA	13907004G
SHARON L KOZLO TRUST	1136 E GARNET CIR	MESA	AZ	85204 USA	13914263
PARAGON PLACE LLC	432 49TH AVE SW	CALGARY	BC	T25-1V2 CANADA	13915074
STAPLEY #1 INC	11259 E SHERIDAN AVE	MESA	AZ	85212 USA	13915129
HANSEN JONATHAN D	1324 E GARNET CIR	MESA	AZ	85204 USA	13907184
CHOATE SHIRLEY	1229 E GLADE	MESA	AZ	85204 USA	13907359

TEJADA ALFRED/MARY	1059 E EMERALD	MESA	AZ	85204 USA	13915040
KOSCIUK EVELYN P	1312 E EMERALD	MESA	AZ	852040000 USA	13905331
RDEV MESA RANCH LLC	16850 BEAR VALLEY RD	VICTORVILLE	CA	92395 USA	13915137
PAUL AND LEILENE TIEMAN FAMILY TRUST	1336 E GABLE CIR	MESA	AZ	85204 USA	13907179
CROSS BARBARA	1246 E GLADE AVE	MESA	AZ	85204 USA	13907343
OREGON MARIA C	1307 E EMERALD	MESA	AZ	852030000 USA	13905345
CANAAN MISSIONARY BAPTIST CHURCH	PO BOX 40104	MESA	AZ	852740104 USA	13953030G
EAST WEST TRADING LLC	2306 N AVOCA	MESA	AZ	85207 USA	13907374
JELAP LLC	4129 W MILKY WAY	CHANDLER	AZ	85226 USA	13915028



Citizen Participation Plan- Notice of Project

Letter Date: May 2, 2016

Assessor Parcel Number: 139-05-004K

Project Location: Taco Bell
1232 E. Southern Ave., Mesa, AZ 85204

Dear Neighbor,

Looker & Cappello Architects has applied for City of Mesa Planning & Zoning (P&Z) Site Plan Review approval for a Taco Bell restaurant at this location. The project site is located on an existing vacant parcel between an existing Panda Express and the existing Stapley Medical Center North of the Northeast corner of Southern Ave. and Stapley Dr.

This letter is being sent to all neighboring property owners within 1,000 feet, all Registered Neighborhoods within a mile, and all Homeowners Associations within ½ mile, of the proposed development site, as required by City of Mesa Planning & Zoning Division. You are receiving this letter since you have been identified as a member of this group.

To provide you with information about this project, an 8x11 Site Plan and Colored Exterior Elevation sheet has been included with this letter for your review.

The proposed Taco Bell site is Zoned LC, Limited Commercial. A drive-thru restaurant is an allowed use in this zone. All the existing land parcels, on all four sides surrounding the proposed Taco Bell site, are also zoned LC. The site is large enough to contain the required parking area and includes two trash dumpsters per City of Mesa requirements. The city of Mesa plans to widen the existing Stapley Drive right-of-way in the future and the Taco Bell site plan accounts for this.

The proposed Taco Bell building architecture will be a contemporary southwest design and consist of various shades of painted stucco and include a cultured stone corner pop-up with a decorative slat wall on three sides over the Dining Room windows. The building parapet height will vary and step down from west (Dining Room side) to east (service side) to create an interesting silhouette. A drive-thru pick-up window cover, over the drive-thru lane, has been added at the request of Mesa Planning staff at the Pre-Submittal Conference. The drive-thru cover utilizes the lower slat wall element that ties it into the building architecture.

2070 East Southern Avenue - Tempe, AZ 85282 - Fax: 480.968.6571 - Telephone: 480.730.1776

For additional information concerning the proposed development, please call, write, or email either of the two contacts listed below. If interested, a meeting can be set up to discuss the project in greater detail. You may also attend any of the upcoming meetings listed in the Proposed Project Schedule section below.

Taco Bell Contact

Westaco, Inc.

Arlen Korner

7155 E. Thomas Rd., Suite 105

Scottsdale, AZ 85251

(480) 949-7677

arlen@aztacos.com

Design Team/Architect Contact

Looker & Cappello Architects, Inc.

JD Berryman

2070 E. Southern Ave.

Tempe, AZ 85282

(480) 730-1776 x104

jdberryman@lookerarch.com

Proposed Project Schedule

Pre-Submittal Conference February 22, 2016, PS16-011 (PLN2016-00097) (Completed)

Site Plan P&Z Review Submit March 28, 2016 (PLN2016-00220) (Completed)

Design Review Submittal March 28, 2016 (PLN2016-00221) (Completed)

Design Review Work Session May 10, 2016

Site Plan P&Z 2nd Submittal May 17, 2016

Site Plan P&Z Board Mtg. June 15, 2016

Thank you for your time and consideration.

Sincerely,

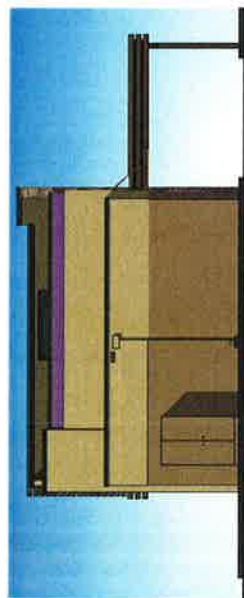
JD Berryman

Looker & Cappello Architects, Inc.





SOUTH ELEVATION	A
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EAST ELEVATION	C
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WEST ELEVATION	DATE: _____	B
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NORTH ELEVATION		D
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