

## **Project Description**

**Property:** Located 882.10 North of the NEC of Baseline and Recker Roads. The parcel is 3.80 acres in size and is currently zoned AG, but the applicant is requesting rezone to RS-43 in order to build their custom home on Lot 3. (See Attached Site Plan)

Applicant plans on accessing the property (Lot 2&3) from the existing road in place that is north of the property.

Applicants Home (Lot 3) will face East/West Facing on the Property and access will come from the north side of the property to access the home.

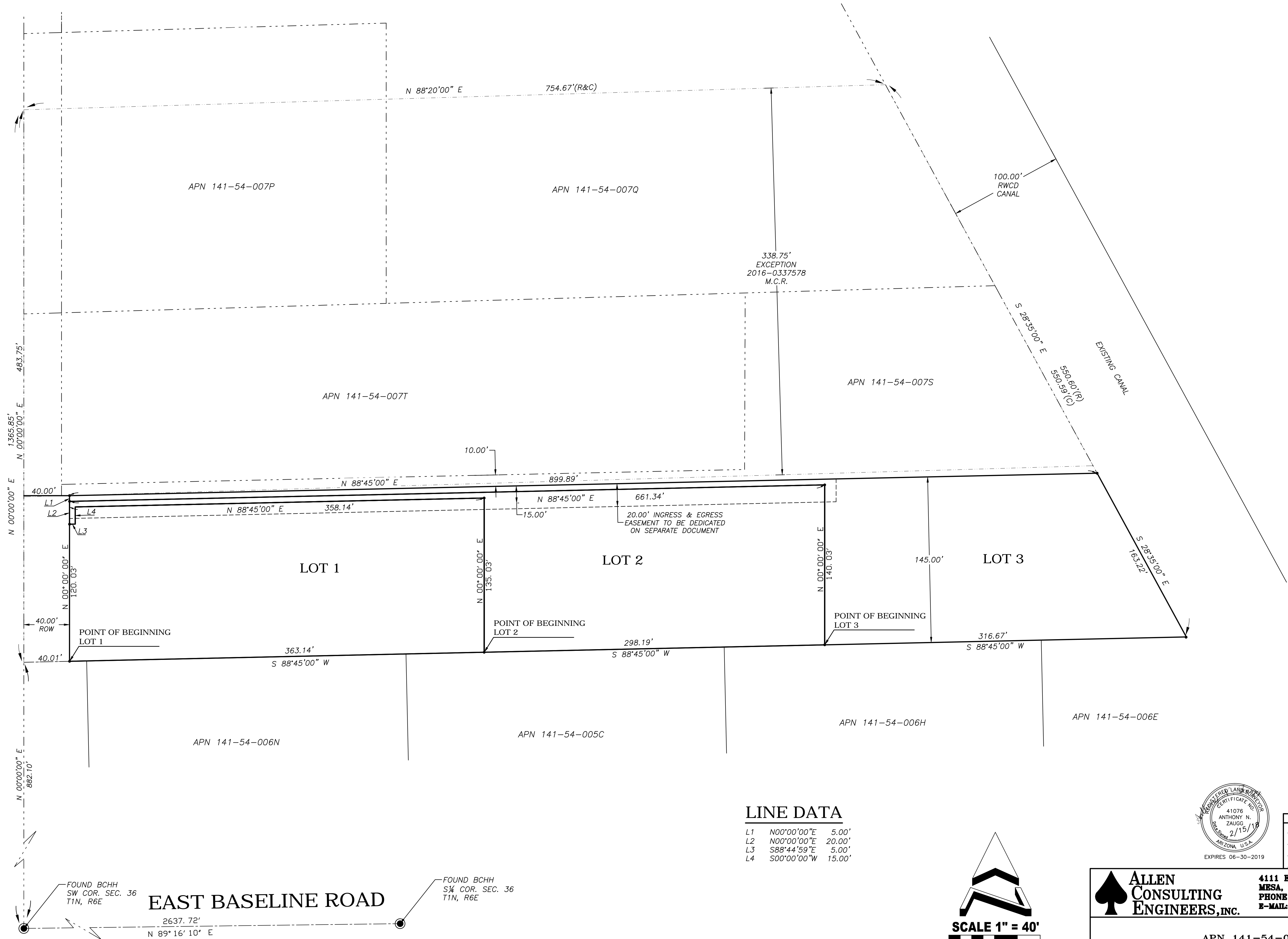
**Requests:** Applicant is requesting to connect to the City of Mesa water line that is currently in Recker Road. Applicant is also committed to installing a sprinkler system in their home.

Applicant has submitted a waiver of sewer extension request through Damien Thomas (Sr. Planning Examiner), in order for septic to be installed.

Applicant is willing to comply with all of the building setbacks and zoning requirements.

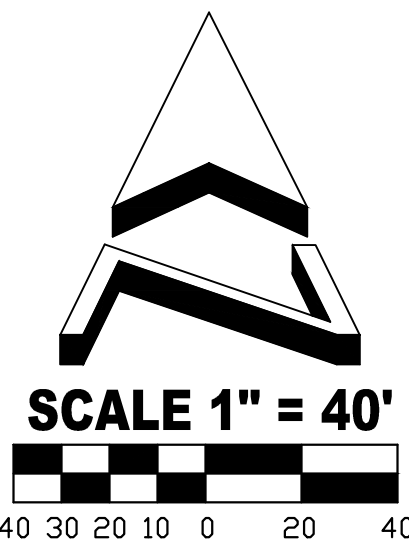


SOUTH RECKER ROAD



LINE DATA

L1	N00°00'00"E	5.00'
L2	N00°00'00"E	20.00'
L3	S88°44'59"E	5.00'
L4	S00°00'00"W	15.00'

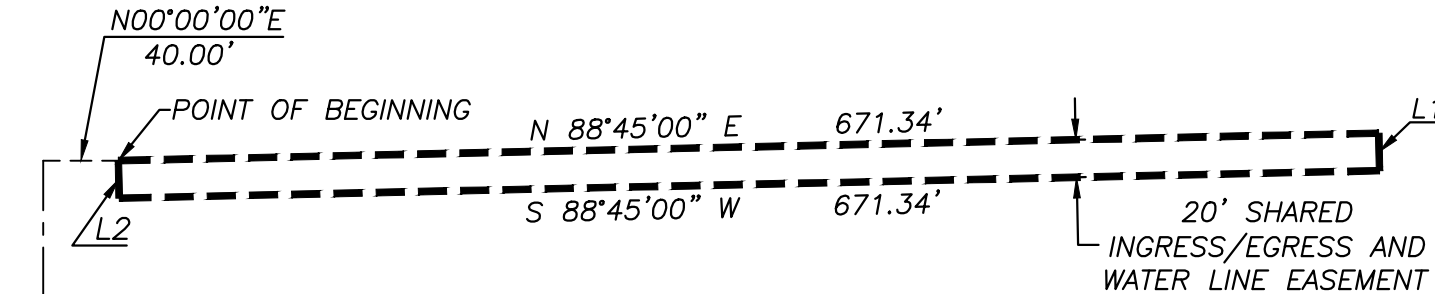


DATE

**ALLEN CONSULTING ENGINEERS, INC.**  
4111 E VALLEY AUTO DRIVE #103  
MESA, ARIZONA 85206  
PHONE (480) 844-1666  
E-MAIL: ace@allenconsultengr.com

APN 141-54-007R MESA, ARIZONA LOT SPLIT			
JOB NUMBER	91185	SHEET	2 OF 2
DRAWING	SPLIT SHT2		
DRAFTSMAN	CHECKED BY	DATE 02-15-18	

# EXHIBIT B



## LINE DATA

L1	S 00°00'00" W	20.00'
L2	N 00°00'00" E	20.00'

N 00°00'00" E  
1028.01'

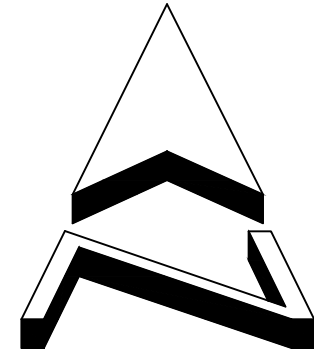
POINT OF COMMENCEMENT  
FOUND BCHH  
SW COR. SEC. 36  
T1N, R6E

FOUND BCHH  
S¼ COR. SEC. 36  
T1N, R6E

2637.72'

N 89°16'10" E

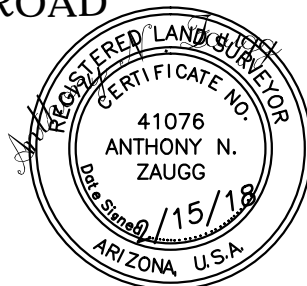
EAST BASELINE ROAD



**SCALE 1" = 100'**



100 75 50 25 0 50 100



EXPIRES 06-30-2019



**ALLEN  
CONSULTING  
ENGINEERS, INC.**

4111 E VALLEY AUTO DRIVE #103  
MESA, ARIZONA 85206  
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**20' SHARED INGRESS AND EGRESS  
AND WATERLINE EASEMENT**

JOB NUMBER	91185	DRAWING	I&E EXHIBIT
DRAFTSMAN	CHECKED BY	DATE	02-15-18

### **Citizen Participation Plan**

Action Plan: In order to provide effective citizen participation in conjunction with the application, the following actions will be taken to provide opportunities to understand and address any real or perceived impacts their development that members of the community may have.

1. Applicant plans on speaking directly to all neighboring properties within 1000 feet of the property to notify them of the intent to split property, rezone and build a custom home on the back lot (Lot 2&3).
2. A contact list will be developed for citizens and agencies in this area including: • All registered neighborhood associations within 1 mile of the project. • Homeowners Associations within ½ mile of the project. • Interested neighbors – located 1,000 feet from site, but may include more as interested parties become known.
3. All persons listed on the contact list will receive a letter describing the project, proposal, contact information and site plan.
4. Presentations will be made to groups of citizens or neighborhood associations upon request. Should there be a need to hold a neighborhood meeting due to a large number of interested citizens, it will be held at a location close to the property.

**FINAL CITIZEN PARTICIPATION REPORT**  
**ZON17-00324**

December 5, 2017

To Whom it May Concern:

This letter is to Report the efforts of our Citizen Outreach/Participation Process as required by the City of Mesa. As required, we did complete our portion of the process. We did so by completing the following tasks:

- Sending Citizen Participation Plan Letters to all property owners within 1000' feet
- Sending Citizen Participation Plan Letters to all HOAs within one-half mile
- Sending Citizen Participation Plan Letters to all registered neighborhood associations within one mile
- Meeting personally with all property owners adjacent to the property in question and many of the property owners within 500 feet of the project site to discuss the application for rezoning, land-splitting and eventual home construction

To date, we have not had any negative feedback about our proposal. There has been no follow-up resulting from any of the letters referenced above or the in-person exchange of information with property owners. The in-person conversations with property owners all resulted in positive experiences with those individuals indicating that they would welcome the two additional homes in their neighborhood.

The letters were addressed by utilizing addresses on file with the Maricopa County Assessor's Office. This course of action was given by direction of the City of Mesa. Of all the letters that were mailed out, three of the Citizen Participation Letters were returned with a label from the United States Postal Service that reads, "Return to Sender; Not Deliverable As Addressed; Unable to Forward." We still have possession of these letters if the City needs to see or review them at some point in time in the future.

If there are any questions, or the City of Mesa needs any further information about our Citizen Participation efforts please do not hesitate to let us know. Our contact information is on file with Veronica Gonzalez. Thank your for your assistance with this project.

Sincerely,  
David & Staci Cutchen &  
Shane & Meredith Urry