

Citizen Participation Report

3544 E. Brown Road

August 25, 2020

Purpose:

The purpose of this Citizen Participation Plan is to provide the City of Mesa staff with information regarding the efforts to be made by the applicant to inform citizens and property owners in the vicinity concerning the applicant's requests to the City of Mesa for a Rezoning and Site Plan Review. These requests are for the proposed office development on the approximately 0.9 acres located at 3544 N. Brown Road, which is the northwest corner of Brown Road and Val Vista Drive in Mesa. The Property is further identified on the Maricopa County Assessor's Map as parcel numbers 141-13-006B and 141-13-006G (the "Property").

By providing opportunities for citizen participation, the applicant will ensure that those affected by this application have had an adequate opportunity to learn about and comment on the proposed plan. The applicant will provide neighborhood notice for an online neighborhood meeting and future public hearings. The format proposed is consistent with the City's April 1, 2020 notice with updated guidelines for the Citizen Participation and Neighborhood Outreach process for rezoning and site plan review cases. These guidelines permit alternative methods such as zoom, telephonic platforms, and video conferencing options, or similar methods, which is proposed in this Citizen Participation Plan.

Contact Information:

Those coordinating the Citizen Participation activities are listed as follows:

Sean B. Lake

Pew & Lake, P.L.C.
1744 S. Val Vista Drive, Ste. 217
Mesa, Arizona 85204
(480) 461-4670 (office)
(480) 461-4676 (fax)
Sean.Lake@pewandlake.com

D.J. Stapley

Pew & Lake, P.L.C.
1744 S. Val Vista Drive, Ste. 217
Mesa, Arizona 85204
(480) 461-4670 (office)
(480) 461-4676 (fax)
djstapley@pewandlake.com

Action Plan:

To provide effective citizen participation in conjunction with this application, the following actions will be taken to provide opportunities to understand and address any real or perceived impacts that members of the community may have relating to the proposed development:

1. A contact list has been developed for citizens and agencies in this area including:
 - a. Interested neighbors – focused on 1000+ feet from parent parcel, but may include more;

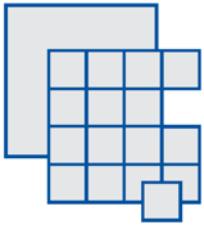
- b. Registered neighborhood associations within 1 mile of the subject property and Homeowners Associations within 1/2 mile of the project (lists provided by the City).
2. An online neighborhood meeting will be held by the applicant to provide the opportunity for members of the public to discuss the proposed project. It will be held using Zoom's online meeting technology, which complies with the City's revised policies in response to the COVID-19 public health crisis. An attendance/participation list and a summary of the meeting will be submitted to the City.
3. The notification list for the neighborhood meeting will include the above-referenced contact list of all property owners within 1000+ ft. of the subject property, HOAs within 1/2 mile, and neighborhood associations within 1 mile (The HOAs and registered neighborhood contact lists provided by the City of Mesa). A copy of the notification letter for the neighborhood meeting and contact list is attached to this Plan.
4. In addition to the neighborhood meeting, the applicant's neighborhood meeting notice letter will provide an online link with exhibits for the proposed development. The notice letter will list the options for contacting the applicant by phone or by the online neighborhood meeting to ask questions, comment on the request, and receive feedback from the applicant. This procedure will allow the neighbors to view the project details and contact the applicant before the neighborhood meeting, which provides more time to learn about and inquire about the project.
5. Those who provide contact information to the applicant will be added to the public hearing notification list. A meeting summary and outline of the comments and issues provided to the applicant will be submitted to the City Staff along with the Citizen Participation Report for this case.
6. Presentations will be made to groups of citizens or neighborhood associations upon request.
7. For public hearing notice, applicant will comply with City requirements, which requires posting a minimum of one (1) 4' x 4' sign(s) on the property. If additional signs are needed, the number of signs will be coordinated with Planning Staff. The sign(s) will be placed on the property on or before the Wednesday two weeks prior to the Planning & Zoning Board meeting in accordance with City requirements. A notarized document with attached photograph of the sign(s) will be submitted to the Planning Staff to be kept in the case file.

Proposed Schedule:

Pre-Submittal	April 9, 2020
Formal Submittal to City	June 15, 2020
<i>Follow-Up Submittals</i>	<i>July 20 and 30, 2020</i>
<i>Planning & Zoning Public Hearing</i>	<i>September 9, 2020</i>

Attached Exhibits:

- 1) Notification Letter
- 2) Notification map of surrounding property owners within 1,000 ft. of the Property
- 3) List of property owners within 1,000 ft. of the Property (based on the Maricopa County Assessor Records) HOAs within ½ mile, and registered neighborhood contacts within 1 mile of the property (provided by the city).
- 4) Neighborhood meeting summary



Pew & Lake, P.L.C.
Real Estate and Land Use Attorneys

W. Ralph Pew
Certified Real Estate Specialist
Sean B. Lake
Reese L. Anderson

June 30, 2020

NOTICE OF ONLINE NEIGHBORHOOD MEETING

Dear Neighbor,

Together with our client, Makana, LP, we are pleased to provide notice of a zoning application and citizen participation opportunities regarding the approximately 0.9-acre property located at 3544 N. Brown Road, which is at the northwest corner of Brown Road and Val Vista Drive (surrounded by the church parking lot). Specifically, the request is to Rezone from AG to OC BIZ and Site Plan Review to allow for the development of a medical/professional office building. The proposed project has a high quality design of landscape, open space amenities, and architectural character that will make this an attractive development.

Our project team has set up an internet online documents link (see below) where you will be able to view information regarding the proposed development. Also, a copy of the preliminary site plan and elevations are enclosed with this letter.

Documents Link: <https://sharesync.serverdata.net/us4/s/I7kFZXUPv0E1u7QiT80FV8003e7a61>

We will also hold a virtual neighborhood meeting to discuss any questions or comments you may have regarding the proposed development. The neighborhood meeting will be held electronically via Zoom, a free online meeting service, to meet the social distancing requirements during the COVID-19 medical crisis. It will be held at the date and time below:

Date: July 14, 2020
Time: 6:00 p.m. (Arizona Time)
Website: www.zoom.us
Meeting ID: 868 5901 4088

If you wish to participate in the online Zoom meeting, we highly recommend you register for the meeting before it begins (please see enclosed instructions). Upon registration, Zoom will send you a link, password, and options for entering the meeting.

Should you have any questions, please contact me or D.J. Stapley in my office by email at sean.lake@pewandlake.com or djstapley@pewandlake.com or by phone at 480-461-4670. We welcome any comments and feedback on this case and would be happy to discuss it with citizens or groups upon request. Any comments shared will be submitted to the City and incorporated into the reports and briefings that will be prepared for the public hearings for this case.

The City of Mesa has assigned this case to Kellie Rorex, a member of the Planning Division staff. She can be reached at 480-644-6711 or Kellie.Rorex@mesaaz.gov should you have any questions regarding the public hearing process. Please let any of us know if you have questions or comments regarding this proposed development.

At this time, no public hearing before the City of Mesa has been scheduled. When any meeting date is known, the property will be properly noticed, and anyone who reaches out to us and provides their contact information will also be notified.

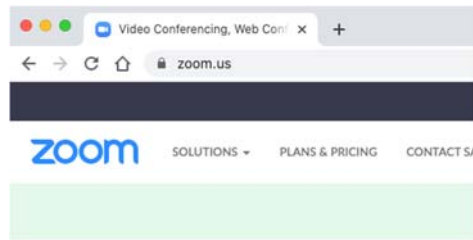
Sincerely,

Sean B. Lake
PEW & LAKE, PLC

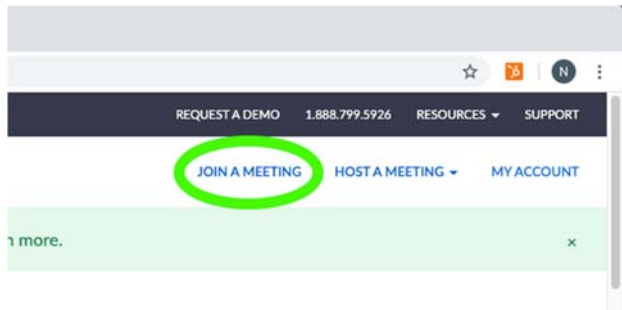
Enclosures

Instructions for Online Zoom Meeting

1. Go to www.zoom.us



2. Click on “Join a meeting”



3. Enter the following meeting ID:
868 5901 4088 (without spaces or dashes)
And click “Join”

A form titled 'Join a Meeting'. It contains a text input field labeled 'Meeting ID or Personal Link Name' and a blue 'Join' button.

4. Enter your information
 - First Name
 - Last Name
 - Email Address
 - Confirm Email Address

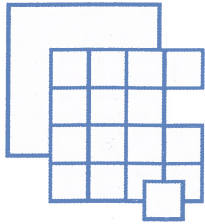
A registration form with four input fields: 'First Name *', 'Last Name *', 'Email Address *', and 'Confirm Email Address *'. A blue 'Register' button is at the bottom. A small asterisk and the text '* Required information' are in the top right corner.

5. Click Register

After you register, an invitation will automatically be sent to the email address you provided with information, which will give you access to the meeting, such as the following:

- Meeting Link: provided in email “Click Here to Join”
- Password if requested: Listed in the email
- Instructions for participation online or by phone

Your information will be kept safe and used solely for the purpose of this meeting. If you have any problems prior to, or on the day of the meeting, please reach out to us by either phone or email at 480-461-4670 or djstapley@pewandlake.com.



Pew & Lake, P.L.C.
Real Estate and Land Use Attorneys

W. Ralph Pew

Certified Real Estate Specialist

Sean B. Lake

Reese L. Anderson

August 25, 2020

Notice of Public Hearing

Case No. ZON20-00377

Dear Neighbor,

Pew & Lake, PLC, on behalf of our client, Makana, LP, has applied to the City of Mesa for a Rezoning and Site Plan Review for the approximately 0.9-acre property located at 3544 N. Brown Road (the "Property"). This Property is at the northwest corner of Brown Road and Val Vista Drive (surrounded by the church parking lot). Specifically, the request is to Rezone from AG to OC BIZ and Site Plan Review to allow for the development of a medical/professional office building.

Enclosed for your review is a copy of the proposed site plan and conceptual elevations. This letter is being sent to all property owners within 500 feet of the Property and HOAs within one-half mile of the Property at the request of the City of Mesa Planning Division. These requests (Case No. ZON20-00253) are scheduled for consideration by the Mesa Planning and Zoning Board at its meeting on September 9, 2020 at 4:00 p.m.

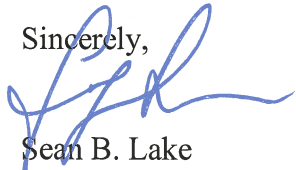
Because of the current public health emergency, the City Council Chambers is closed for Planning and Zoning Meetings. However, the live meeting may be watched on local cable **Mesa channel 11**, online at Mesa11.com/live or www.youtube.com/user/cityofmesa11/live, or listened to by **calling 888-788-0099 or 877-853-5247 (toll free) using meeting ID 530 123 2921 and following the prompts.**

Public participation will be available electronically. If you want to provide a written comment or speak telephonically at the meeting, please submit an **online comment card** at <https://www.mesaaz.gov/city-hall/city-council-meetings/online-meeting-comment-card> at **least 1 hour prior to the start of the meeting.** If you want to speak at the meeting, you will need to indicate on the comment card that you would like to speak during the meeting, and you will need to call **888-788-0099 or 877-853-5247 (toll free) using meeting ID 530 123 2921 and following the prompts, prior to the start of the meeting.** You will be able to listen to the meeting; and when the item you have indicated that you want to speak on is before the Board, your line will be taken off mute and you will be given an opportunity to speak. For help with the online comment card, or for any other technical difficulties, please call 480-644-2099.

If you have any questions regarding this proposal, please contact our office at 480-461-4670. The City of Mesa has assigned this case to Kellie Rorex, a member of the Planning Division.

She can be reached at 480-644-6711 or at Kellie.Rorex@MesaAZ.gov should you have any questions regarding the public hearing process. If you have sold this property in the interim, please forward this correspondence to the new owner.

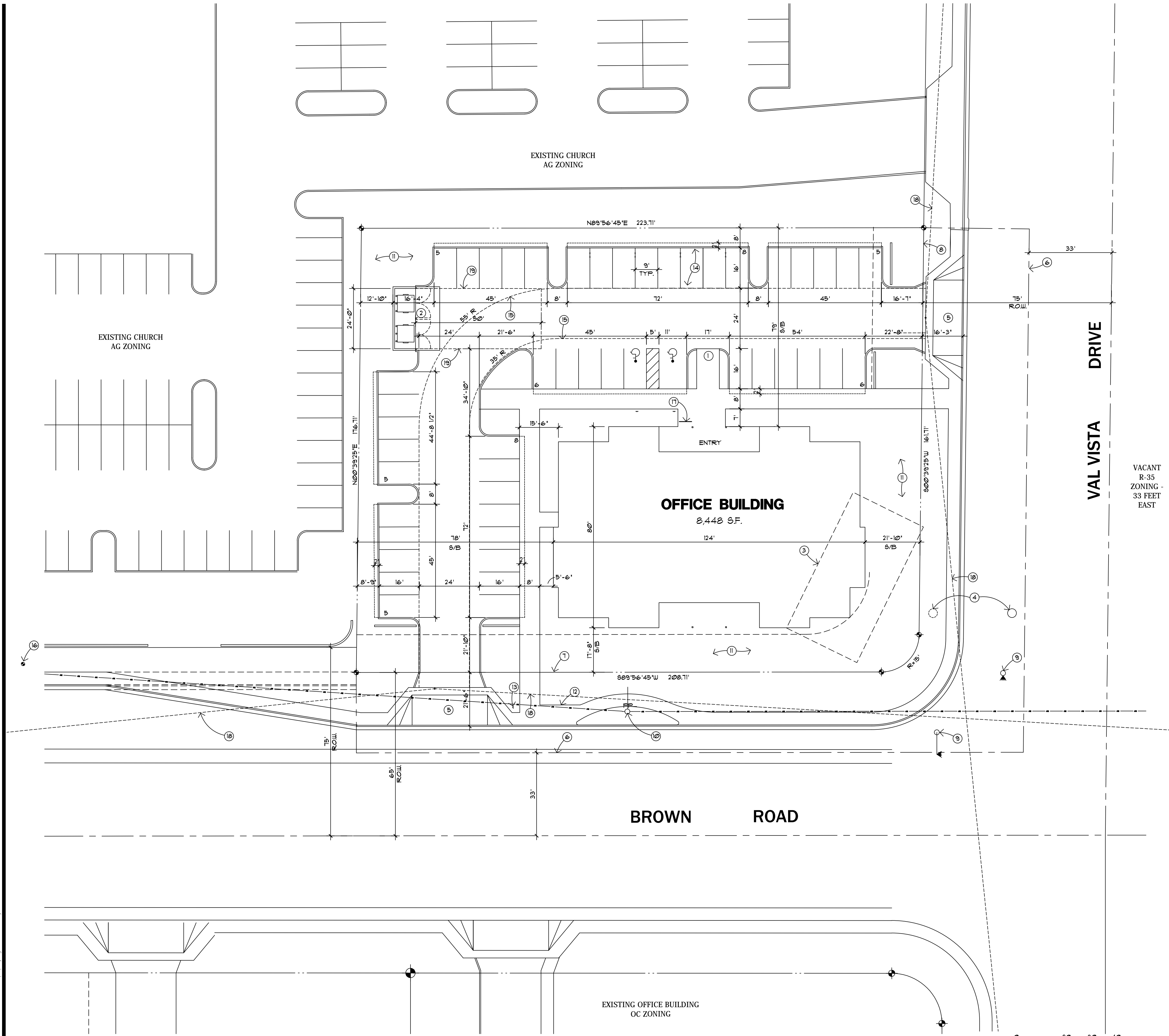
Sincerely,



Sean B. Lake
PEW & LAKE, PLC

Enclosures

This drawing is the property of the Architect and is not to be reproduced, stored in a retrieval system, or transmitted in any form or by any means, electronic, mechanical, photocopying, recording, or by any information storage and retrieval system, without the prior written permission of the Architect. The Contractor shall check and verify all dimensions and report any discrepancies to the Architect prior to construction; do not scale this drawing. This drawing shall not be used for construction unless properly signed and sealed by the Architect.



SITE PLAN

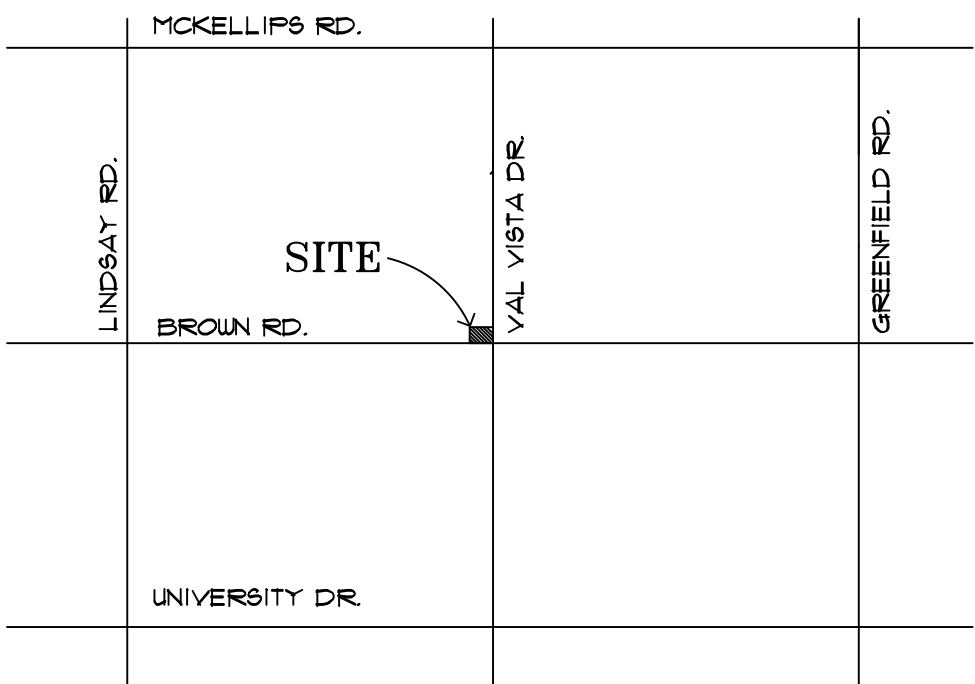
PROJECT DATA

PROJECT ADDRESS:	3544 E. BROWN ROAD MESA, ARIZONA
OWNER:	MAKANA LP 4301 E. MCKELLIPS ROAD MESA, ARIZONA 85215
DESIGNER:	GREG HITCHENS HITCHENS ASSOCIATES ARCHITECTS 3126 N. LOS ALAMOS MESA, ARIZONA 85213 (602) 615-0204 PHONE (480) 248-1685 FAX
SITE AREA:	GROSS 53,399 SQ. FT. 1226 ACRES NET 39,480 SQ. FT. 0.906 ACRES
ZONING:	AG CURRENT OC PROPOSED
BUILDING HEIGHT:	15' CURRENT 29'-6" PROPOSED
BUILDING AREA:	8,884 SF
SETBACKS:	17'-8" FRONT 21'-10" STREET SIDE 19' REAR 18'-0" INTERIOR SIDE
PARKING REQUIRED:	8,448/100(MEDICAL)+ 43 SPACES
PARKING PROVIDED:	REGULAR PARKING: 46 SPACES ACCESSIBLE PARKING: 2 SPACES TOTAL PROVIDED: 48 SPACES
BIKE PARKING PROVIDED:	1 SPACE PER 10 VEHICLE SPACES 5 SPACES
PARCEL NUMBERS:	141-13-006B, 141-13-006G
PROJECT DESCRIPTION:	NEW MEDICAL OFFICE BUILDING AND SITE IMPROVEMENTS

KEY NOTES

- DROP OFF
- DUMPSTER ENCLOSURE
- EXISTING BUILDING TO BE REMOVED
- IRRIGATION STANDPIPE TO BE RELOCATED
- NEW 30' WIDE DRIVEWAY
- EXISTING PROPERTY LINE
- NEW PROPERTY LINE - 65 FT. ROW
- NEW PROPERTY LINE - 15 FT. ROW
- TRAFFIC SIGNAL TO BE RELOCATED
- HIGH TRANSMISSION ELECT. LINE POWER POLE TO REMAIN
- RETENTION BASIN LOCATION
- BUS BAY PER COM DETAIL M-45.08
- BUS STOP SIGN PER COM DETAIL M-45.08
- 9 COVERED PARKING SPACES
- 20' FIRE TRUCK ACCESS ROAD
- NEAREST FIRE HYDRANT - 191 FEET WEST
- BICYCLE PARKING
- SIGHT VISIBILITY TRIANGLE PER FIGURE 23 OF THE COM. ENGINEERING AND DESIGN STANDARDS - 50 MPH DESIGN SPEED
- 24x50 FOOT CLEAR DISTANCE IN FRONT OF DUMPSTER ENCLOSURE

VICINITY MAP



HITCHENS ASSOCIATES
ARCHITECTS

15942
GREGORY L.
HITCHENS
JUN 15 2020
State of Arizona
ARCHITECT

3126 N LOS ALAMOS
MESA, ARIZONA 85213

TELEPHONE:
602.615.0204

REVISIONS		
△	7-13-20	City Revisions
△	7-29-20	City Revisions
△	8-12-20	City Revisions

NEW OFFICE BUILDING
3544 E. BROWN ROAD
Mesa, Arizona

PROJECT NO:	22005
DRAWN BY:	GLH
DATE:	6-15-20

SITE PLAN
A0.0

The drawing is the property of the architect and shall remain the property of the architect. No alteration or reproduction shall be made without written authorization from Hitchens Associates Architects. The Contractor shall check and verify all dimensions and report any discrepancies to the Architect prior to construction; do not scale the drawing. This drawing is for the use of the architect and shall not be used for construction purposes without the written approval of the architect.



WEST ELEVATION

SCALE: 1/8" = 1'-0"



EAST ELEVATION

SCALE: 1/8" = 1'-0"



SOUTH ELEVATION

SCALE: 1/8" = 1'-0"

MATERIAL/COLOR SCHEDULE:	
① METAL ROOF	BERRIDGE TEE PANEL COLOR: 'CITYSCAPE'
② METAL SIDING	BERRIDGE BATTEN SEAM PANEL COLOR: 'PARCHMENT'
③ STONE WAINSCOT	CORONADO STONE LEDGESTONE SERIES COLOR: 'CANTON LEDGE'
④ WINDOW TRIM	SHERWIN WILLIAMS SW 7027 - WELL BRED BROWN
⑤ FASCIA/TRIM	SHERWIN WILLIAMS SW 7027 - WELL BRED BROWN
⑥ HOLLOW METAL DOORS:	SHERWIN WILLIAMS SW 6523 - DENIM
⑦ ALUMINUM WINDOWS:	CLEAR ANNOXIZED
⑧ LOUVERS	BERRIDGE COLOR: 'PARCHMENT'
⑨ HORIZONTAL LAP SIDING	JAMES HARDIE - HARDIEPLANK COLOR: SW 7025 - BACKDROP



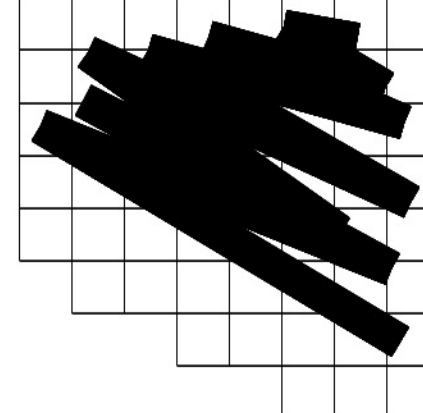
NORTH ELEVATION

SCALE: 1/8" = 1'-0"

HITCHENS ASSOCIATES
ARCHITECTS

TELEPHONE:
602.615.0204

3106 N LOS ALAMOS
MESA, ARIZONA 85213



REVISIONS

7-13-20 City Revisions

NEW OFFICE BUILDING
3544 E. BROWN ROAD
Mesa, Arizona

PROJECT NO: 22005
DRAWN BY: GLH
DATE: 6-18-20

BUILDING
ELEVATIONS
A2.0

**Property Owners, 1000 Feet+
3544 N. Brown Road**

Owner	Address	City	State	Zip
3555 E FOUNTAIN STREET LLC	2036 N GILBERT RD STE 2 PMB 425	MESA	AZ	85203
ALVARADO CARLOS JOSEPH/ALYSSA JANE	3649 E FAIRBROOK ST	MESA	AZ	85205
BACKALUKAS FAMILY TRUST	3415 E FAIRBROOK ST	MESA	AZ	85213
BARBPUB LLC	PO BOX 4008	MESA	AZ	85211
BARBPUB LLC	PO BOX 4008	MESA	AZ	85211
BARRIOS ANA M TRUST	3437 E GRANDVIEW ST	MESA	AZ	85213
BOA SORTE LTD PARTNERSHIP	1819 E SOUTHERN AVE STE B10	MESA	AZ	85204
BORGE MICHAEL D/MISTINA M	1136 N 35TH CIR	MESA	AZ	85213
BRAVE MICHAEL A	34522 N SCOTTSDALE RD SUITE 120-PMB-600	SCOTTSDALE	AZ	85266
BREINHOLT FRANKLIN L/DEBRA	1151 N 35TH CIR	MESA	AZ	85213
BRIDGES CHRISTOPHER J	3505 E FAIRBROOK ST	MESA	AZ	85213
BRUCE RYAN T/ANDREA B	3526 E FOX ST	MESA	AZ	85213
BURSH DARIUS O	3504 E FAIRBROOK CIR	MESA	AZ	85213
CANTRELL DAWN/CHRISTOPHER J	1147 N MIRAMAR	MESA	AZ	85213
COLE CARMEN	3504 E FOX ST	MESA	AZ	85213
COLEMAN JASON J/KIMBERLY D	3231 W THUNDERBIRD RD	PHOENIX	AZ	85053
COLLON WILLIAM P II/BEVERLY G	3509 E FAIRBROOK ST	MESA	AZ	85213
COTTLE BRAD L/LYNANNE M	3512 E GRANDVIEW ST	MESA	AZ	85213
DAVIS BENJAMIN D/ELIZABETH M	3517 E FAIRBROOK CIR	MESA	AZ	85213
DONNELLY LIVING TRUST	3702 E FOUNTAIN ST	MESA	AZ	85205
DOOLEY KYLE/KRISTINA	3529 E FAIRBROOK CIR	MESA	AZ	85213
DOUG AND BONNIE FIELDING REVOCABLE TRUST	3643 E HUBER ST	MESA	AZ	85205
DOUGHERTY MARK/BONNIE/SAUNDERS EDWARD	3422 E FOX ST	MESA	AZ	85213
DUWEL ROBERT J/CHRISTINA	3543 E FOX ST	MESA	AZ	85213
FORD DAVID	3440 E GRANDVIEW ST	MESA	AZ	85213
FRAZER FAMILY TRUST	3741 E FAIRBROOK ST	MESA	AZ	85205
GLENN FAMILY TRUST	3503 E FAIRBROOK ST	MESA	AZ	85213
GOFF LOGAN/ADELL	3508 E FOX ST	MESA	AZ	85213
GOODMANSEN AARON P/MEGAN R	3448 E FOUNTAIN CIR	MESA	AZ	85213
GROVES TENNIS COURT PARTNERS	3448 E FOUNTAIN CIR	MESA	AZ	85213

**Property Owners, 1000 Feet+
3544 N. Brown Road**

HALL LARRY M/BILLIE L TR	3424 E FAIRBROOK ST	MESA	AZ	85213
HANSEN FAMILY REVOCABLE TRUST	3458 E GRANDVIEW ST	MESA	AZ	85213
HOFFMAN LIVING TRUST	3518 E FOX ST	MESA	AZ	85213
IPSEN ROBERT L/BARBARA P	3131 N 82ND PL	SCOTTSDALE	AZ	85251
KAILAS MICHAEL C	3431 E FOX	MESA	AZ	85213
KETCHOYIAN PATRICK CHARLES/CHUROSH JENNIFER LYNN	3715 E FARGO ST	MESA	AZ	85205
KING DANIEL/MICHELLE	3416 E FAIRBROOK ST	MESA	AZ	85213
KING DARIN/LAURA	117 N GUTHRIE ST	MESA	AZ	85203
KLEINSORGE RYAN JAY/MELANIE DIANE	3544 E FOX ST	MESA	AZ	85213
KOCHER KEITH/SHELLY	3535 E GRANDVIEW ST	MESA	AZ	85213
LEES ROBERT A II/CYNTHIA L	3436 E FOUNTAIN CIR	MESA	AZ	85213
LEGASPI ARTURO S/LINDA E TR	3537 E FOX ST	MESA	AZ	85213
LEPORTE JASON C	1123 N MIRAMAR	MESA	AZ	85213
LIVING WORD BIBLE CHURCH THE	3520 E BROWN RD	MESA	AZ	85213
LUCAS A RUIZ REVOCABLE TRUST	3629 E FOUNTAIN ST	MESA	AZ	85205
MAALOUF ELIE/ROLA A TR	3538 E FOX ST	MESA	AZ	85213
MABB WILLIAM B	3507 E FOUNTAIN CIR	MESA	AZ	85213
MACGREGOR KENNETH ROY JR/YOSUA JENNIFER	3538 E FAIRBROOK CIR	MESA	AZ	85213
MALTOS JESUS M CHAVEZ	3740 E FARGO ST	MESA	AZ	85205
MASITIS ERIK J/MELISSA	3534 E FOUNTAIN ST	MESA	AZ	85213
MAY JAMES DEON/SYLVIA LYN	3641 E FOUNTAIN ST	MESA	AZ	85205
MCGEE TODD M/LISA A	3717 E FAIRBROOK ST	MESA	AZ	85205
MCGUCKIN FAMILY TRUST	1120 N 35TH ST	MESA	AZ	85213
MCLAUGHLIN MATTHEW J/BLOSSER KATHERINE P	3727 E FARGO ST	MESA	AZ	85205
MEHAN KYLE	3938 E DES MOINES ST	MESA	AZ	85205
MESA CITY OF	20 E MAIN ST STE 650	MESA	AZ	85211
MIDDLETON BRIAN C/DEBERA M TR	3423 E FAIRBROOK ST	MESA	AZ	85213
MOCK CHRISTOPHER/FISCHBECK-MOCK CARRIE	1135 N MIRAMAR	MESA	AZ	85213
MONKS JONATHAN R/DEBORAH K TR	3548 E GRANDVIEW ST	MESA	AZ	85213
MONTOYA MANUEL C	3716 E FARGO ST	MESA	AZ	85205

**Property Owners, 1000 Feet+
3544 N. Brown Road**

MTK TRUST	3711 E HUBER ST	MESA	AZ	85205
N&M MYNENI LIVING TRUST	3530 E GRANDVIEW ST	MESA	AZ	85213
PARA MIS HIJOS FAMILY TRUST	3838 E ELMWOOD ST	MESA	AZ	85205
PETERSON TRUST	3703 E FARGO ST	MESA	AZ	85205
PHILLIPS C DAVID/JEANETTE	3549 E GRANDVIEW ST	MESA	AZ	85213
R&D RICHMOND TRUST	3528 E FAIRBROOK CT	MESA	AZ	85213
REMINGTON DARREN BRANDON/KIMBERLY MCKEETH	3648 E FARGO ST	MESA	AZ	85205-4974
ROBENS JEFFREY F/JANICE L TR	3529 E FOUNTAIN ST	MESA	AZ	85213
ROMERO JASON J/SONYA J	3502 E FAIRBROOK ST	MESA	AZ	85213
RUSH DANIEL E/JUDI J	1128 N 35TH ST	MESA	AZ	85204
SALSBERY NILA/STEVEN	3516 E FARIBROOK CIR	MESA	AZ	85213
SAPRA VANEET/BARNES KRISTEN	3521 E FOUNTAIN ST	MESA	AZ	85213
SCHMIDT STEPHEN E/DONNA K	3624 E FARGO ST	MESA	AZ	85205
SCHROER DAVID M/LAURA K/MICHAEL R/DEANNA L	3728 E FARGO ST	MESA	AZ	85205
STAUPPE FAMILY LIVING TRUST	461 W TEPEE ST	APACHE JUNCTION	AZ	85120
STEEN CRAIG LEE/MICHELLE ANNETTE TR	3558 E FOUNTAIN ST	MESA	AZ	85213
SULLIVAN ANNE ELIZABETH	3510 E FOX ST	MESA	AZ	85213
SUSAN K GLUCH TRUST	3543 E FOUNTAIN ST	MESA	AZ	85213
TAM HOLDINGS LTD	539 N ARIZONA AVE	CHANDLER	AZ	85224
TANNER WADE C/KRISTINE DAWN	3512 E FOUNTAIN CIR	MESA	AZ	85213
TAYLOR MORRISON/ARIZONA INC	9000 E PIMA CENTER PKWY STE 350	SCOTTSDALE	AZ	85258
TIBSHRAENY TYSON M/REBECCA S	539 N ARIZONA AVENUE	CHANDLER	AZ	85224
TRAYLOR SANDY	3504 E FOUNTAIN CIR	MESA	AZ	85213
TROVITA NORTE HOA	9000 E PIMA CENTER PKWY STE 350	SCOTTSDALE	AZ	85258
TUNNICLIFF RANDALL/GLENDA	1154 N 35TH CIR	MESA	AZ	85213
UPDIKE FAMILY TRUST	3532 E FAIRBROOK CIR	MESA	AZ	85213
VITAL STEPHEN J & MANUELA J	3505 E BROWN RD STE 102	MESA	AZ	85213
WESTERGARD JARED L/LEXIS K	3729 E FAIRBROOK ST	MESA	AZ	85205
WIERZGACZ WAYNE	3643 E MAIN ST	MESA	AZ	85205
WIHONGI HAYLEY-JANE M/CREAGER KENNETH W	3672 W GOLDMINE MOUNTAIN DR	QUEEN CREEK	AZ	85142
WILLETT CRAIG/CAROL D	1301 N VAL VISTA DR	MESA	AZ	85213

**Property Owners, 1000 Feet+
3544 N. Brown Road**

WILLETT CRAIG/CAROL D/FIELDING BONNIE	1301 N VAL VISTA DR	MESA	AZ	85205
WRIGHT DARREN W/JERILYN H	3637 E FAIRBROOK ST	MESA	AZ	85205
WRIGHT RICHARD KEITH	560 W EDGEWOOD AVE	MESA	AZ	85210

Registered Neighborhoods and City of Mesa										
3544 E. Brown Road, ZON20-00377										
Neighborhood Name	First Name	Last Name	St No	St Dir	St Name	StType	JnitNun	City	State	Zip
1 Estate Groves & Valencia Estates	William	Toperzer	4049 E		Huber	St		Mesa	AZ	85205
2 Montecito HOA	Richard	Fanslow	4350 E		Enrose	St		Mesa	AZ	85205
3 Kensington Grove HOA	Skip	Carney	2926 E		Huber	St		Mesa	AZ	85213
4 Mahogany HOA	Paul	Staples	4245 E		Fountain			Mesa	AZ	85205
5 Montecito HOA	Lisa	Anderson	4239 E		Elmwood			Mesa	AZ	85205
6 Montecito HOA	Jesus	Melian	4344 E		Ellis	St		Mesa	AZ	85205
7 Mountain View Highlands	Richard	Fleischer	2944 E		Encanto	St		Mesa	AZ	85213
8 Kensington Grove HOA	Sean	Glenn	3108 E		Huber	St		Mesa	AZ	85213
9 Villa Sendero HOA	Terri	Jonas	1600 W		Broadway	Rd	200	Tempe	AZ	85282
10 Villa Sendero HOA	Lori	Percival	1901 E		University	Dr	440	Mesa	AZ	85203
11 Kensington Grove HOA	Ann	Grimes	3121 E		Gary	St		Mesa	AZ	85213
12 Estate Groves & Valencia Estates	Jared	Langkilde	4228 E		Hope	St		Mesa	AZ	85205

HOA Name	Corp Comm Link
13 Hidden Groves	https://ecorp.azcc.gov/PublicBusinessSearch/PublicBusinessInfo?entityNumber=08438173
14 Highland Park Manor	https://ecorp.azcc.gov/PublicBusinessSearch/PublicBusinessInfo?entityNumber=07130376
15 Centre Court	https://ecorp.azcc.gov/PublicBusinessSearch/PublicBusinessInfo?entityNumber=07167988
16 Fontana Village	https://ecorp.azcc.gov/PublicBusinessSearch/PublicBusinessInfo?entityNumber=08097301
17 Citrus Greens	https://ecorp.azcc.gov/PublicBusinessSearch/PublicBusinessInfo?entityNumber=02000045
18 Kensington Grove (Mesa Northgrove)	https://ecorp.azcc.gov/PublicBusinessSearch/PublicBusinessInfo?entityNumber=08554720
19 Los Estados	https://ecorp.azcc.gov/PublicBusinessSearch/PublicBusinessInfo?entityNumber=07583870
20 Mahogany	https://ecorp.azcc.gov/PublicBusinessSearch/PublicBusinessInfo?entityNumber=08107642
21 Montecito	https://ecorp.azcc.gov/PublicBusinessSearch/PublicBusinessInfo?entityNumber=07224040
22 Northgrove Condominiums	https://ecorp.azcc.gov/PublicBusinessSearch/PublicBusinessInfo?entityNumber=01555860
23 Arboleda Commuity	https://ecorp.azcc.gov/PublicBusinessSearch/PublicBusinessInfo?entityNumber=08905870
24 Crossroads Estates	https://ecorp.azcc.gov/PublicBusinessSearch/PublicBusinessInfo?entityNumber=08189240
25 The Estates at High Grove	https://ecorp.azcc.gov/PublicBusinessSearch/PublicBusinessInfo?entityNumber=07921010
26 The Groves	https://ecorp.azcc.gov/PublicBusinessSearch/PublicBusinessInfo?entityNumber=07412811
27 Triana	https://ecorp.azcc.gov/PublicBusinessSearch/PublicBusinessInfo?entityNumber=08565385
28 Trovita Estates	https://ecorp.azcc.gov/PublicBusinessSearch/PublicBusinessInfo?entityNumber=16299072
29 University Square	https://ecorp.azcc.gov/PublicBusinessSearch/PublicBusinessInfo?entityNumber=08748807

30 Villa Sendero	https://ecorp.azcc.gov/PublicBusinessSearch/PublicBusinessInfo?entityNumber=01662703
31 Villa Rica Estates	https://ecorp.azcc.gov/PublicBusinessSearch/PublicBusinessInfo?entityNumber=07497632
32 El Portillo	https://ecorp.azcc.gov/PublicBusinessSearch/PublicBusinessInfo?entityNumber=10355330
33 Cobblestone at the Groves AMD	https://ecorp.azcc.gov/PublicBusinessSearch/PublicBusinessInfo?entityNumber=12592870
34 Mariposa Estates	https://ecorp.azcc.gov/PublicBusinessSearch/PublicBusinessInfo?entityNumber=18419721
35 Legacy Mesa	https://ecorp.azcc.gov/PublicBusinessSearch/PublicBusinessInfo?entityNumber=12520154

Neighborhood Meeting Summary
3544 E. Brown Road
Case No. ZON20-00377

July 14, 2020 at 6 pm

Online Zoom Neighborhood Meeting

The neighborhood meeting was conducted using the approved online Zoom meeting format. No one attended the meeting. The applicant opened the zoom meeting before 6:00 pm, and after no one joined the meeting, it was closed at 6:30 pm.