



**Eastmark North Area
Community Plan (“CP”)
Project Narrative
(12.11.2020)**

DMB Mesa Proving Grounds, LLC, a Delaware limited liability company (“Owner” and “Master Developer”) is the owner/master developer of approximately 3,200 acres located south of Elliot Road, north of Williams Field Road, east of Ellsworth Road and west of Signal Butte Road (the “Property” or “Eastmark”) as shown in **Figure A**. The Property is also commonly referred to as Eastmark (formerly the Mesa Proving Grounds). On November 3, 2008, the City of Mesa (the “City”) approved among other items, a rezoning of the Property to Planned Community. As part of that request, a Community Plan (the “CP”) was also approved that identified the vision for the development of the Property together with development standards and permitting processes.

**Figure A.
Eastmark Location**



Purpose of Request

This application is a request for a Major Amendment to the CP. The request includes amendments to Section 4.4A.5 (Airport and Neighborhood Compatibility Provisions) and to Section 8.4 (a, b and d) (Development Unit Character Themes). The proposed amendments are attached as **Exhibit A**. Concurrently with this request, several other requests to approve and/or modify existing Development Unit Plans (“DUPs”) are also being submitted as outlined below. These requests impact the northern portions of the Eastmark Master Planned Community.

From an overall perspective, these requests involve multiple modifications which essentially will allow for development of large areas with large scale, non-residential use and to allow residential within areas that are not authorized within approved DUPs. To accomplish this, the request for a Major Amendment to the CP to modify character area descriptions for DU 1 and DU2 and to allow for detached single family residential use located north of the Mesquite alignment is necessary to set the stage for the subsequent approval of the DUP for DU 1 and modifications to DUPs for DU 2, DU 5 and 6. In addition to the Major Amendment to the CP (which is the subject of this application), the Master Developer intends to file the following additional requests:

- 1) **DU 1:** Submittal of a DUP for DU 1.
- 2) **DU 2:** Modification of the approved DUP for DU 2.
- 3) **DU 6 South:** Submittal of a new DUP (called DU 6 South) that would encompass approximately 62 acres and which would allow single family and mid-density residential use as well as multi-family.
- 4) **DU 5 North:** Submittal of new DUP (called DU 5 North) that would encompass approximately 322 acres a portion of which currently allows multifamily and single family attached residential uses. The request for DU 5 North includes the addition of single family detached uses to the existing approved uses within a portion of this new DUP. This new DU 5 North DUP comprises a portion of DU 5/6.
- 5) **Updates to conform the DUPs for DU 6 North and DU 5/6 South:** Revisions to conform existing DUPs to exclude the new DUP areas would also occur (similarly to what was done in DU 3/4).

**Figure B
Proposed DUP Areas**

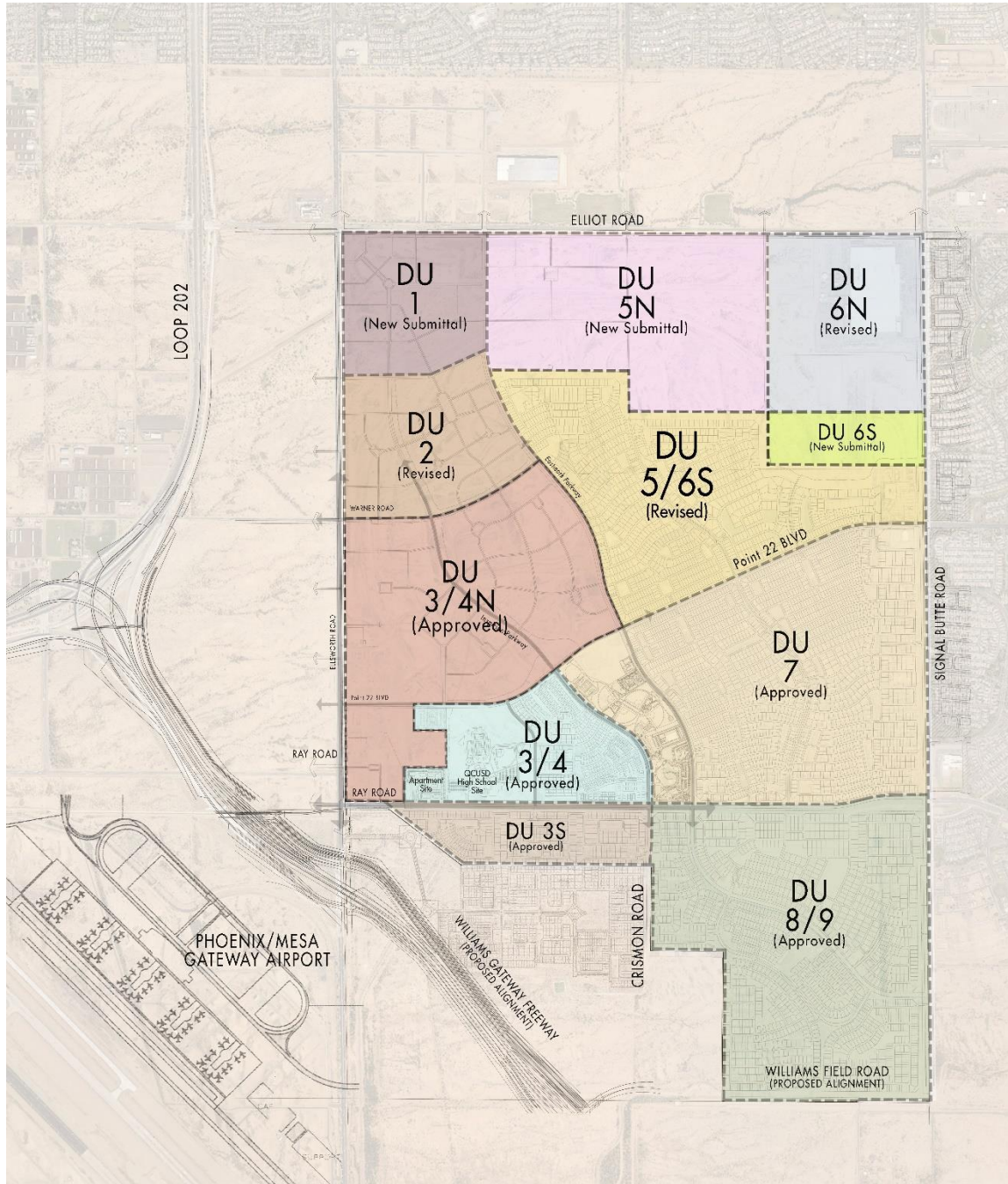
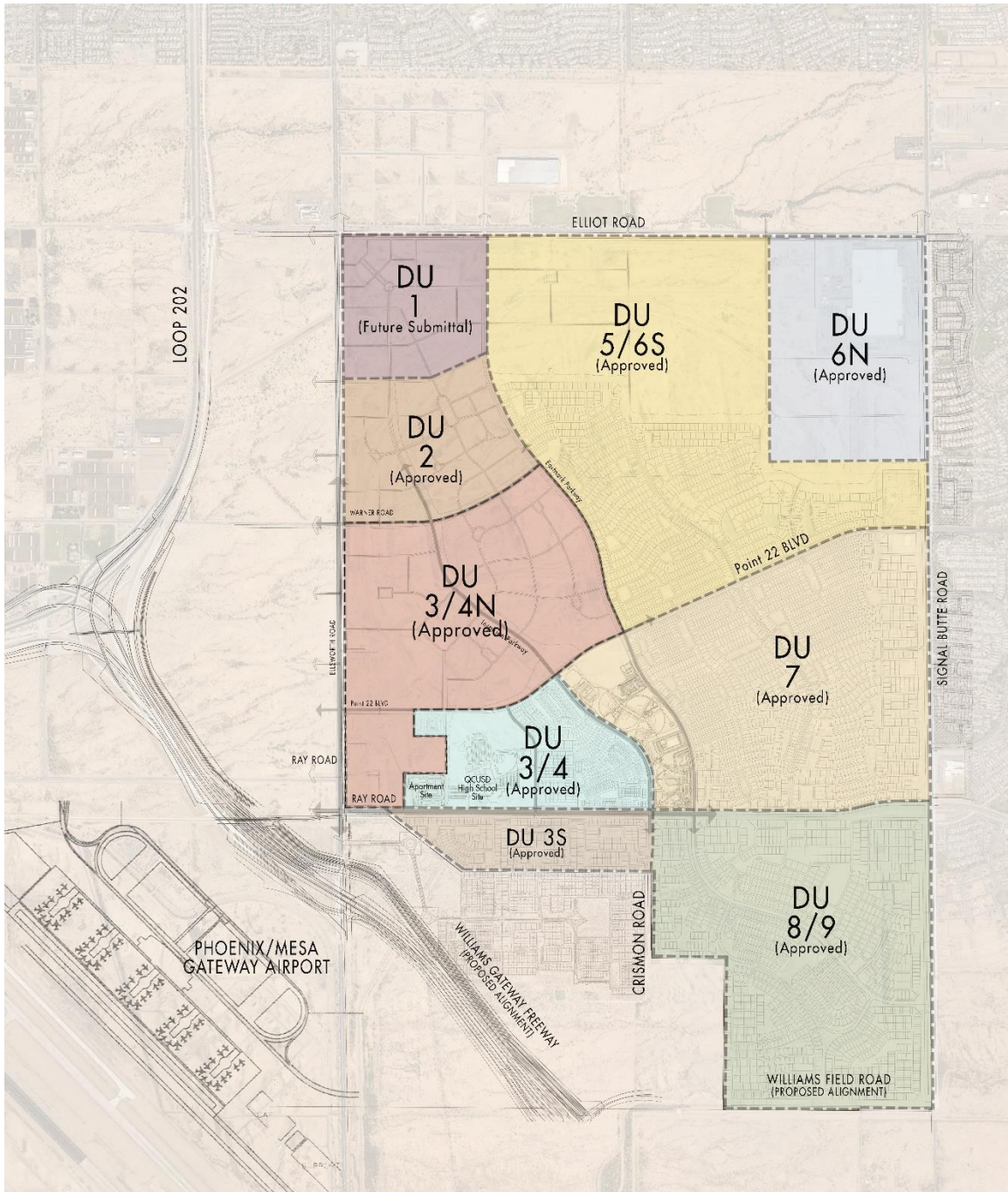


Figure C illustrates the locations of the approved DUPs. The only area that does not have an approved DUP is DU 1.

Figure C
Existing Development Unit Plan Areas



In accordance with Section 5.2 (B) of the CP, both new DUPs would need to be reviewed and considered by the Planning and Zoning Board. The Major Amendment to the CP will need to be approved by the City Council.

Proposed Major Amendment to CP

In order to achieve the proposed conceptual plan, it is necessary to amend several sections of the CP to allow for the development of single family detached residential within the area located 1/2 mile south of Elliot Road and to conform character area descriptions contained in Section 8. The proposed language modifications are included as **Exhibit A**. Modifications to Character Area Descriptions have been approved on multiple occasions and have served to further refine the development pattern within a particular DU. The proposed revisions to the Character Areas are important and necessary in order to be able to allow for the development of large-scale employment use as a potential development scenario. These changes will allow the Master Developer and the City the flexibility to be able to seize opportunities for employment use within the Elliot Road Corridor. Additionally, the changes to the CP will also allow for additional residential types (specifically single-family, detached) to be located in portions of the area located ½ mile south of Elliot Road.

Surrounding Development

Below is a summary of the surrounding zoning and existing development status for the area immediately surrounding the proposed modification area:

	Existing Zoning	Development Unit	Existing Use
Subject Property	PC MPG PC With approved CP	DU 1 DU 2 DU 6 North DU 5/6 South	Undeveloped
North (of Elliot)	Industrial (LI) and Limited Commercial (LC)	N/A	Undeveloped, City Park
East (of Signal Butte)	RS-6 PAD/RS-7 PAD	N/A	Single Family Residential,
South	PC	DU 5/6 S	Single Family, Mid density residential, Retail

	MPG PC with approved CP		at the corner of Ellsworth Road and Point Twenty-Two
West	Mixed Use (MX) and LI	N/A	Undeveloped ASLD land

Summary

The proposed Major Amendment to the CP will allow for additional opportunity for the development of significant employment and industrial uses along the Elliot Road corridor as well as along Ellsworth Road. The modifications will also allow for additional residential use in the northern areas. These changes in large part represent a “shifting” of locations of uses in order to facilitate development in the area that will not only benefit the Eastmark community but also further solidify the Elliot Road Tech Corridor as a significant employment area in the southeast Valley.

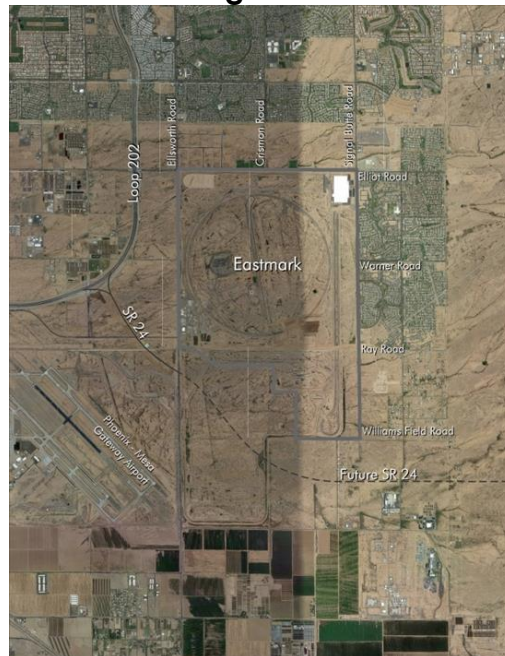


**Amendment to Community Plan,
Development Unit Plan for DU 1,
Amendment to DUP for DU 2,
Amendment to DU 5/6 South (DU 5/6 North)
Citizen Participation Plan
(12.9.20)**

Project Description

DMB Mesa Proving Grounds, LLC, a Delaware limited liability company (“Owner” and “Master Developer”) is the owner and/or master developer of approximately 3,200 acres located south of Elliot Road, north of Williams Field Road, east of Ellsworth Road and west of Signal Butte Road (the “Property” or “Eastmark”) as shown in **Figure A**. The Property is also commonly referred to as Eastmark (formerly the Mesa Proving Grounds). On November 3, 2008, the City of Mesa (the “City”) approved among other items, a rezoning of the Property to Planned Community. As part of that request, a Community Plan (the “CP”) was also approved that identified the vision for the development of the Property together with development standards and permitting processes.

Figure A



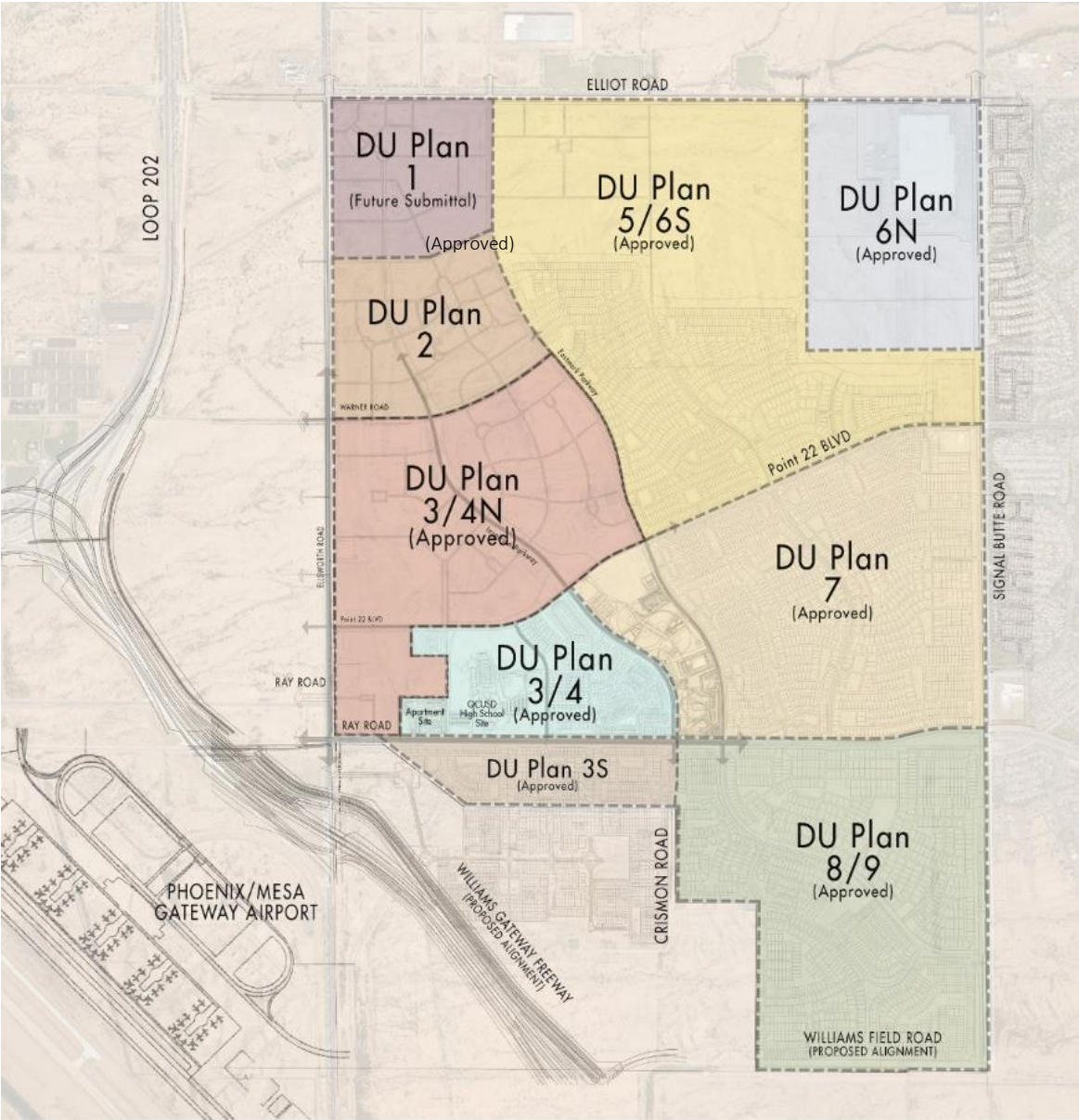
The purpose of this Citizen Participation Plan is to identify the process we plan to undertake to inform citizens of multiple requests involving Eastmark entitlements. The Master Developer is concurrently filing multiple requests that will be processed through the City simultaneously. As such, we are planning to combine all the requests as part of our notification process to avoid confusion on the part of residents. The applications that will be filed and which are included as part of this Citizen Participation Plan include the following:

1. Request for a Major Amendment to the CP
2. Request to approve a Development Unit Plan ("DUP") for Development Unit ("DU") 1
3. Request to amend the DUP for DU 2
4. Request to approve a DUP for DU 6 South (portion of DU 6N)
5. Request to approve a DUP for DU 5/6 N (portion of DU 5/6 S)

Overall, these applications will have the following impact: a) allow for single family residential north of the Mesquite Road alignment; b) modify the character area descriptions to allow for employment use on large portions of DU 1 and DU 2 as an alternative form in order to be able to respond to current market conditions for such development; c) modify existing DUP areas to allow for single family residential in areas that it is not currently allow in the DUP.

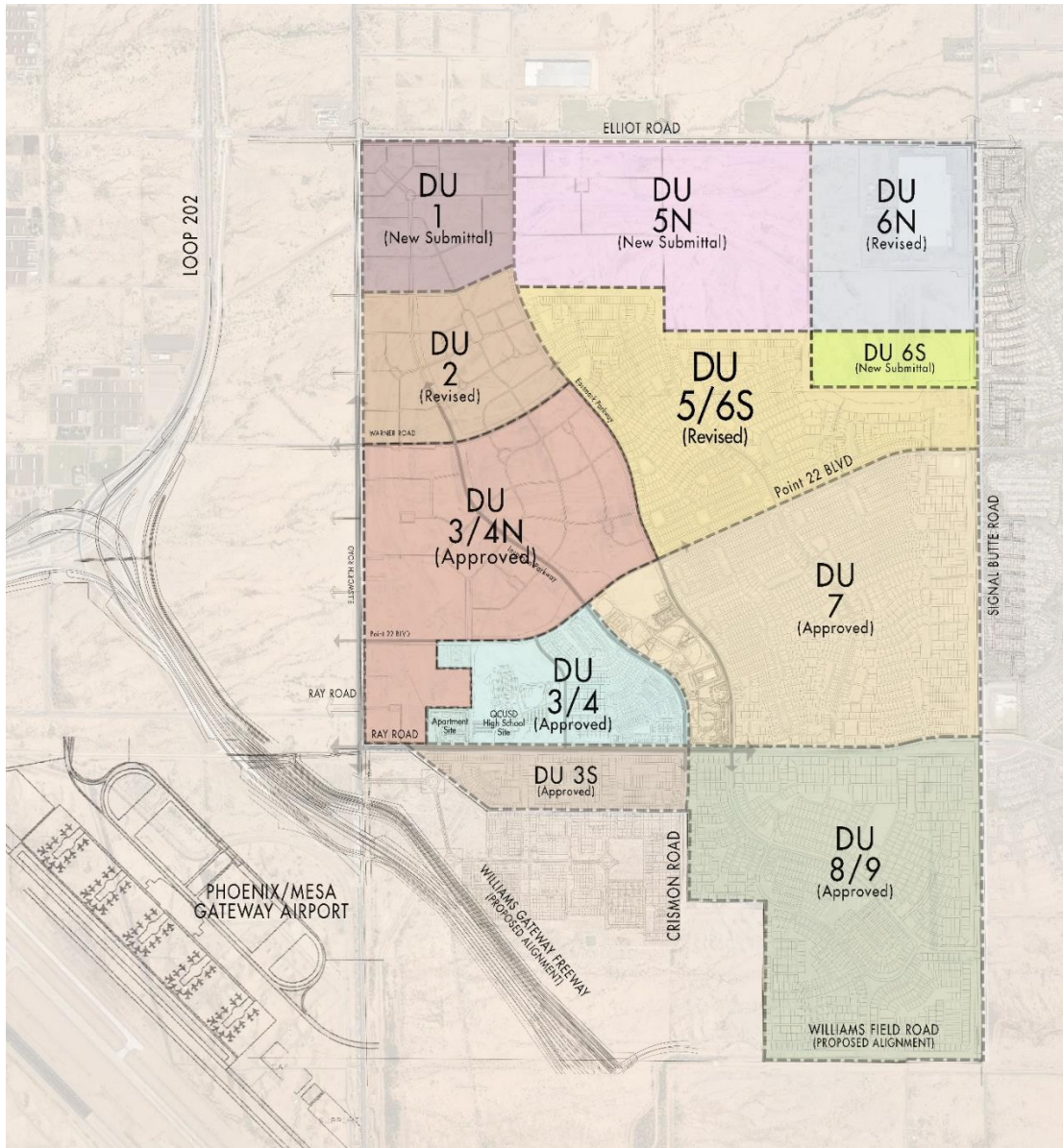
Exhibit B illustrates the locations of the approved DUPs and **Exhibit C** shows the location of proposed reformatting of DUPs.

Exhibit B



Note: The areas, connections, shapes, quantities, sizes, and locations shown are conceptual representations of the future potential development. Actual areas, connections, shapes, quantities, sizes, and locations may differ.

Exhibit B



Purpose

The Mesa Proving Grounds CP specifies that as part of the DUP process, a Citizen Participation Plan must be prepared. The purpose of this Citizen Participation Plan is to inform citizens, property owners, neighborhood associations, school districts, and other identified parties in the vicinity of the requests. This Citizen Participation Plan will ensure that those affected by the request will have an opportunity to learn about and comment on the proposal.

Contacts

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Pre-Application Meeting

The pre-application meeting with the City of Mesa planning staff was held on November 24, 2020. In accordance with the CP and the City of Mesa Zoning Ordinance, notification varies depending on the specific request ranging from notice to owners within 750 feet in the case of an CP amendment to notice to owners within 300 feet of the boundaries of proposed DU. In addition to this notification, others to be notified include registered homeowner associations within ½ mile of the site, the Gilbert and Queen Creek School Districts, the Phoenix-Mesa Gateway Airport and Boeing Corporation.

Action Plan

In order to provide effective citizen participation in conjunction with the Request, the following actions will be taken to provide opportunities to understand and address any real or perceived impacts of the proposed DUP.

1. Contact List

a. A Contact List is attached that includes:

- i. All registered neighborhood associations within ½ mile of project
- ii. All property owners and residents within 300 feet of DU 1, DU 2, DU 5/6 North and DU 6 South as well as owners within 750 of the impacted area subject to the CP Amendment.
- iii. Interested parties who have requested that they be notified (none)
- iv. Gilbert School District
- v. Queen Creek School District
- vi. Phoenix-Mesa Gateway Airport
- vii. Boeing, Apple and Edgecorp
- viii. Other potentially affected entity as determined by the Planning Director and the applicant (none)

2. Written Notice of Project

- a. A letter will be mailed to all parties on the Contact List as noted above which provides general information on the Request together with contact information and notice of the approval process including dates for a

community zoom meeting, and hearing dates for the Planning Board and City Council.

3. Community Meeting
 - a. A community meeting will be held in a zoom format and notice shall be provided to the Contact list fifteen (15) days prior to the meeting by the Planning Board.
4. Posting of the Site a minimum of fifteen (15) days prior to hearing decision by the Planning Board and City Council hearings
 - a. Posting will occur in conformance with City of Mesa requirements.
5. Publication in a newspaper of general circulation a minimum of fifteen (15) days prior to hearing by the Planning Board
 - a. Publication will occur in conformance with CP and the City of Mesa requirements and will be completed by City of Mesa staff.
6. Additional Presentations
 - a. Presentations will be made to groups of citizens or neighborhood associations upon request.

Schedule

Below is a summary overview of the proposed schedule. ***These dates are tentative and subject to change.***

Application Submittals*:	December 5 to 15, 2020
Notification Letter:	TBD
Community Meeting:	January 2021
Official Notice Letter/Post Site:	TBD
Submittal of Citizen Participation Report:	1.20.21
Planning Board Hearing (anticipated – CP):	1.27.21
City Council Hearings (anticipated - CP):	2.22.21 & 3.1.21
Planning Board Hearing (DUPs):	3.24.21

*Submittals will come in at different time.

Summary

Following implementation of the Citizen Participation Plan, a Final Citizen Participation Report will be submitted to the City of Mesa Planning Department. This report will identify comments that were heard during the process.



Amendment to Community Plan,
Development Unit Plan for DU 1,
Amendment to DUP for DU 2,
Amendment to DU 5/6 South (DU 5/6 North)

Citizen Participation Report
(1.13.21)

Executive Summary

This Citizen Participation Report is intended to provide an overview on citizen comments regarding multiple requests that have been filed by the Eastmark Master Developer. However, the only items under consideration at the January 27, 2021 Planning Board hearing pertain to one case (ZON 20-00861), a request for a Major Amendment to the Community Plan. The changes under consideration only impact Development Unit 1 and Development Unit 2 and specifically represent minor changes to the Development Unit Character Areas found in Section 8.4 A and B. As a result of our notification, we received many emails, phone calls and comments, however, no comments were directed at the proposed changes that impact DU 1 and DU 2, and therefore, in so far as it relates to Case ZON 20-00861 as will be heard on January 27, 2021, there were no negative comments received.

This report does provide a comprehensive overview of the comments that were received, though not applicable to the immediate request.

Project Description

DMB Mesa Proving Grounds, LLC, a Delaware limited liability company ("Owner" and "Master Developer") is the owner and/or master developer of approximately 3,200 acres located south of Elliot Road, north of Williams Field Road, east of Ellsworth Road and west of Signal Butte Road (the "Property" or "Eastmark") as shown in Figure A. The Property is also commonly referred to as Eastmark (formerly the Mesa Proving Grounds). On November 3, 2008, the City of Mesa (the "City") approved among other items, a rezoning of the Property to Planned Community. As part of that request, a Community Plan (the

“CP”) was also approved that identified the vision for the development of the Property together with development standards and permitting processes.

Figure A



Request

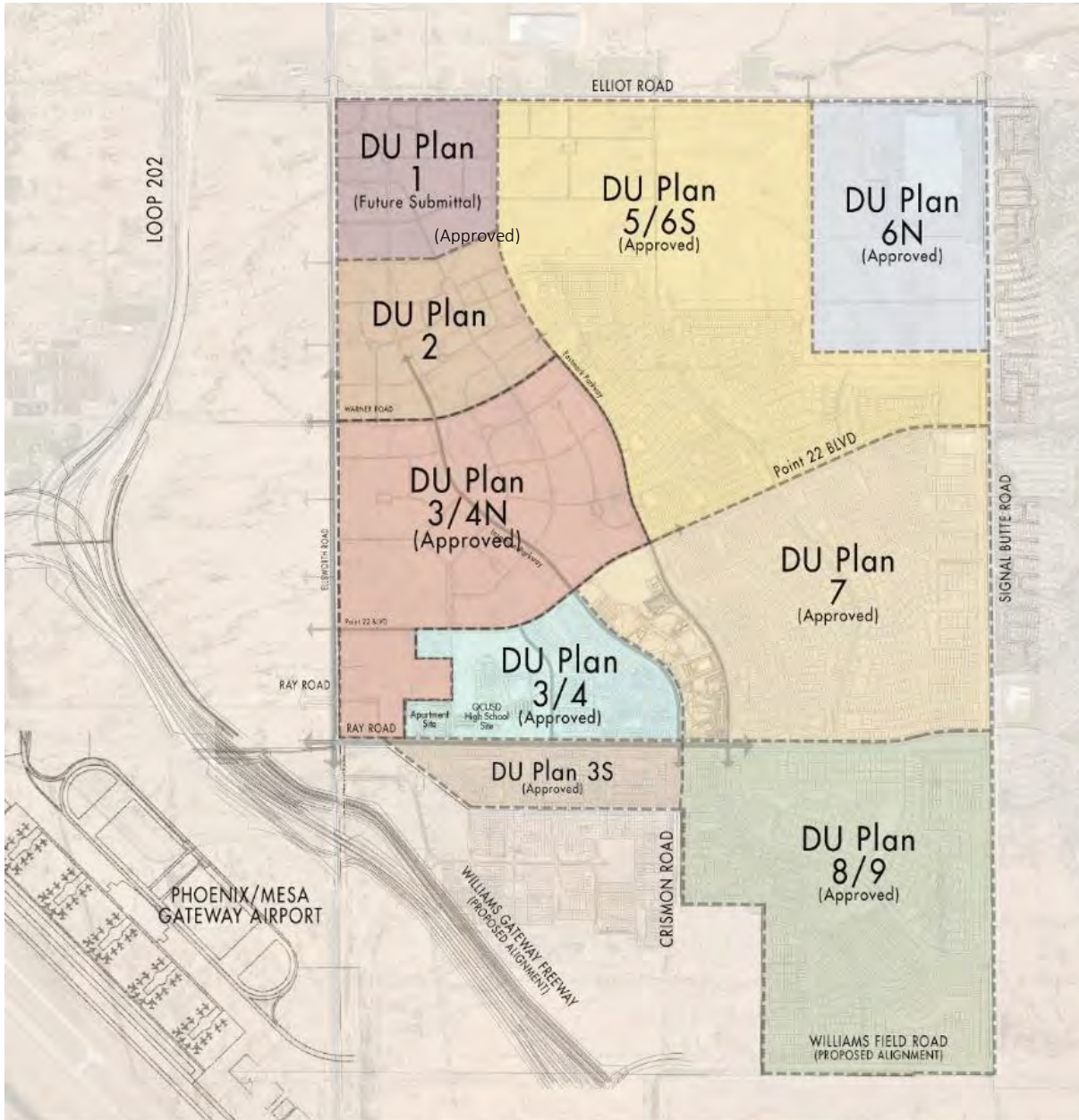
The Master Developer has concurrently filed multiple requests with the City. The requested applications are noted as follows:

1. Request for a Major Amendment to the CP
2. Request to approve a Development Unit Plan (“DUP”) for Development Unit (“DU”) 1
3. Request to amend the DUP for DU 2
4. Request to approve a DUP for DU 6 South (portion of DU 6N)
5. Request to approve a DUP for DU 5/6 N (portion of DU 5/6 S)

Overall, these applications will have the following impacts: a) allow for single family detached residential north of the Mesquite Road alignment; b) modify the character area descriptions to allow for employment use on large portions of DU 1 and DU 2 as an alternative form in order to be able to respond to current market conditions for such development; c) modify existing DUP areas to allow for single family residential in areas that it is not currently allowed in the DUP.

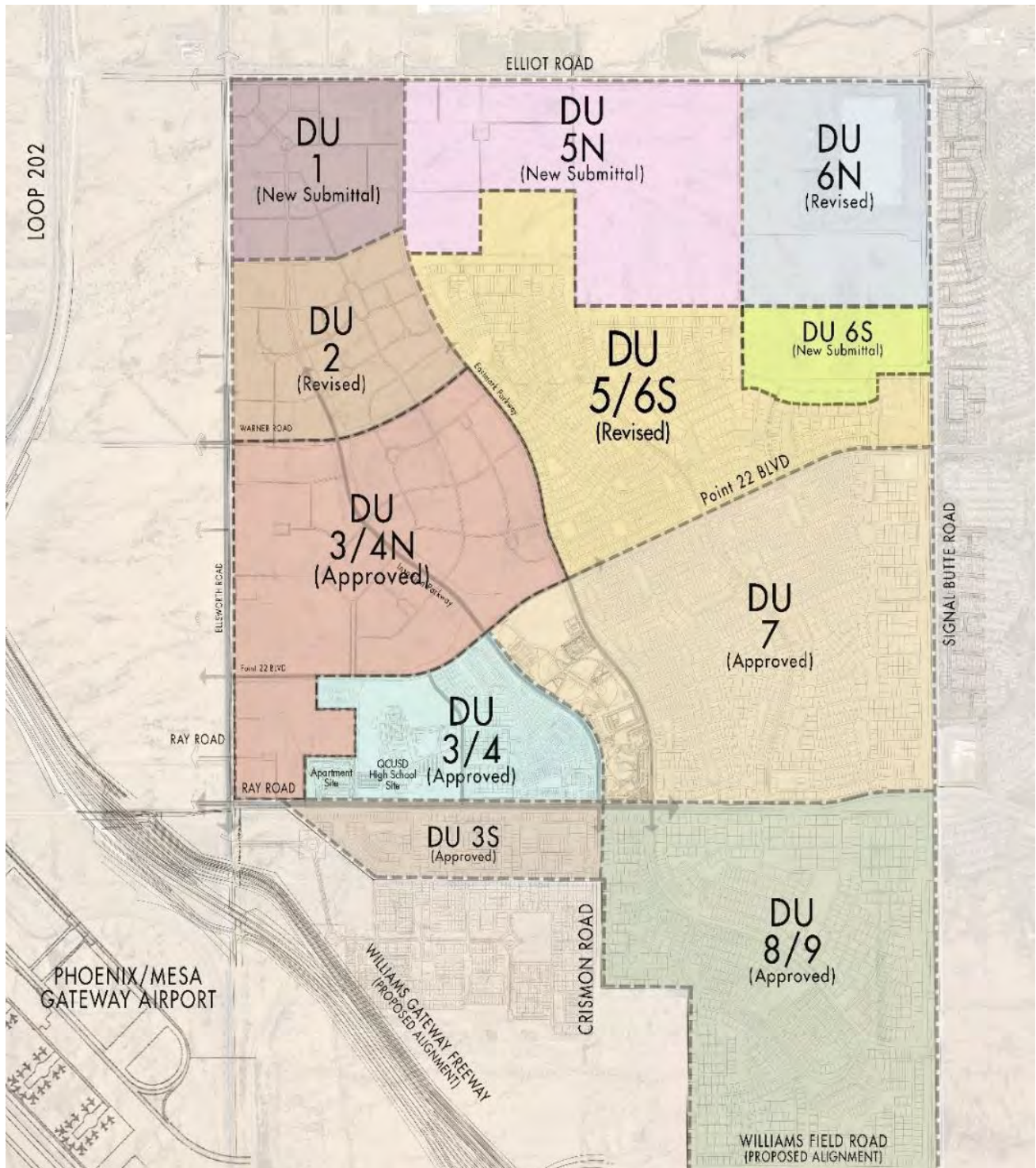
Exhibit B illustrates the locations of the approved DUPs and Exhibit C shows the location of proposed reformatting of DUPs.

Exhibit B



Note: The areas, connections, shapes, quantities, sizes, and locations shown are conceptual representations of the future potential development. Actual areas, connections, shapes, quantities, sizes, and locations may differ.

Exhibit C



We have combined all the requests as part of our Neighborhood meeting process so we can discuss all applications, however, requests will proceed through the process at different public meeting dates and times. Additional notice of future meetings will occur to ensure that citizens are notified of meetings per the City of Mesa requirements.

Purpose

The Mesa Proving Grounds CP specifies that as part of the various processes, a Citizen Participation Plan and Report must be prepared. The purpose of this Citizen Participation Report is to report any comments or issues that were received by citizens, property owners, neighborhood associations, school districts, and other identified parties in the vicinity of the Request.

Pre-Application Meeting

The pre-application meeting with the City of Mesa planning staff was held on November 24, 2020. In accordance with the CP and the City of Mesa Zoning Ordinance, notification varies depending on the specific request ranging from notice to owners within 750 feet in the case of an amendment to the CP; to notice to owners within 300 feet of the boundaries of a proposed DUP. In addition to this notification, others to be notified include registered homeowner associations within ½ mile of the site, the Gilbert and Queen Creek School Districts, the Phoenix-Mesa Gateway Airport and Boeing Corporation.

Citizen Participation Plan

In order to provide effective citizen participation in conjunction with the Request, the following actions have been taken to provide opportunities to understand and address any real or perceived impacts of the proposed DUP.

1. Contact List
 - a. A Contact List is attached that includes: (Notification List included at Tab A)
 - i. All registered neighborhood associations within ½ mile of project
 - ii. All property owners and residents within 300 feet of DU 1, DU 2, DU 5/6 North and DU 6 South as well as owners within 750 of the impacted area subject to the CP Amendment (Map of Notification Area included at Tab B).
 - iii. Interested parties who have requested that they be notified (none)
 - iv. Gilbert School District
 - v. Queen Creek School District
 - vi. Phoenix-Mesa Gateway Airport
 - vii. Boeing, Apple and Edgecore
 - viii. Other potentially affected entity as determined by the Planning Director and the applicant (none)

2. Written Notice of Project
 - a. A letter was mailed to all parties on the Contact List as noted above which provides general information on the Request together with contact information and notice of the approval process including dates for a community zoom meeting, and hearing dates for the Planning Board and City Council (Letter included at Tab C).
3. Community Meeting
 - a. A community meeting was held in a zoom format and notice was provided to the Contact list fifteen (15) days prior to the meeting by the Planning Board.
4. Posting of the Site a minimum of fifteen (15) days prior to hearing decision by the Planning Board and City Council hearings
 - a. Posting will occur in conformance with City of Mesa requirements (Photos of posting and affidavit included at Tab D).
5. Publication in a newspaper of general circulation a minimum of fifteen (15) days prior to hearing by the Planning Board
 - a. Publication will occur in conformance with CP and the City of Mesa requirements and will be completed by City of Mesa staff.
6. Additional Presentations
 - a. Presentations will be made to groups of citizens or neighborhood associations upon request.

Summary of Citizen Participation Process

In accordance with the City processes and the Eastmark CP, a notice of a neighborhood meeting and hearing dates was mailed via first class mail, to all property owners within 750 feet of DUs 1, 2, proposed DU 5 North and DU 6 North), the Gilbert Unified School District, the Queen Creek School District, the Phoenix Mesa Gateway Airport and HOAs within 1 mile. Over 650 letters were mailed as part of this notice. This letter provided notification of both the neighborhood meeting via zoom held on January 12, 2021 and the Planning Board meeting scheduled for January 27, 2021. DMB representatives provided a detailed presentation of the requests via zoom and were available to answer questions at the January 12, 2021 meeting. There was significant attendance at the zoom meeting, but unfortunately, only 100 individuals were able to zoom in because of limits of the call (and we were unable to modify that during the meeting). (Included at Tab E is a copy of the powerpoint presentation and included at Tab F is a copy of the comments and questions that were submitted through the zoom chat). Additionally, the meeting was recorded and a copy of the recording will be uploaded to DIMES and available on the Eastmark website.

The applicant also received several phone calls and emails from residents. (Included at Tab G is a copy of all emails received together with responses and Tab H includes a copy of residents who called for information).

Residents provided a broad list of comments and questions concerning the nature of the request. Many comments were focused on trying to understand what the specific changes are, where such changes were located and how they impact neighborhoods and Eastmark. Most of the comments were from residents south of the DU 5 North and DU 6 South areas. One comment was received from a property owner located east of Signal Butte who was asking for additional information of the request. No comments were received regarding proposed changes specifically impacting DU 1 and DU 2. Below is a generalized summary of the comments received from residents via email, phone conversations and/or the zoom meeting. It should be noted that all written comments and questions have been included in this report. We also anticipate that additional comments and questions may come in after the submittal of this report. We did receive several emails following the zoom meeting indicating appreciation for the explanation of the applications.

1. Comments regarding the planned Disc Golf and linear open space area

Many comments were received regarding the status of the development of the Disc Golf and the linear open space that is planned for an area that extends east-west from Eastmark Parkway to Signal Butte. This open space consists of a varying width of property that is intended to form a buffer between residential uses in DU 5 and 6 (existing) and non-residential uses to the north. Residents expressed concern that it was not going to be built and some felt that the developer was not delivering on our promise to develop this facility. Residents also had questions about the schedule for development and completion of the disc golf as well as the remaining portions of the linear park. Concerns were expressed that the linear park was not going to be completed. There were also questions about what would be occurring in those areas. Residents were skeptical about the intentions of the Master Developer and expressed concern that they had been misled about the development of the linear park.

Response: At the neighborhood meeting, representatives provided an update of this status noting that the first phase of development of the linear open space (Phase 1 is the 18-hole disc golf) was actually under construction with construction fencing put in place. It was noted that this facility would be completed by the end of 2021/beginning of 2022.

It was further noted that Phase 2 (remaining portions of the linear open space) would be developed at the time that the adjacent use (within DU 6 South) was developed. It was also noted that uses in the area would be determined and finalized based on a better understanding of the surrounding uses. Importantly, it was noted that the linear park was going to extend and connect to the commercial shopping center.

2. Comments regarding the placement of residential north of the Disc Golf and Linear Open Space in areas intended for employment, commercial, offices and other non-residential use

Multiple comments were received objecting to the placement of residential use in the area north of the linear open space (DU 5 N and DU 6 South). Residents highlighted disappointment that class A office, aerospace and tech jobs and employment uses, resorts, golf and other amenities for the community had not been constructed in Eastmark consistent with their perception of the Eastmark vision. Multiple comments about the desire for additional commercial service uses were made and concern that if changed to residential, that it would eliminate development of those desired uses. It was noted that if these areas are not allowed to develop with those types of uses and if these areas are just developed with residential use, there will be no benefit to other businesses in the Mesa Gateway area. Additionally, some residents expressed that they had bought their homes with the understanding that there would be non-residential uses abutting the linear open space beyond their homes. We did receive some comments indicating an objection to additional multi-family and apartment development in the north area. Some noted that they were ok with single family (Village LUG) in the north area, and they did not want to see multi-family (District LUG).

Response: As part of the presentation, a detailed explanation of the proposal including the location of existing approved LUGs and proposed LUGs. It was noted that existing entitlements in the DU 5 North area currently allow for the development of residential – especially in the higher density form, and that the modification was to allow for the opportunity to also do lower density forms of residential (single-family detached and mid-density) in areas not currently designated and will essentially act as an extension of the existing residential in DU 5/6 South. With regard to the 6 South area, the specific request was explained and it was noted we were going to add the ability to do residential in addition to the currently allowed Regional Campus LUG.

Additionally, at the meeting, the role of the developer was explained including that Brookfield does not develop commercial uses and that we have to rely on the market to provide those uses.

3. Comments regarding the placement of homes in an area of flights

At least one resident raised a concern about residential being within the flight path of airplanes as they depart from the Phoenix –Mesa Gateway Airport.

Response: Residential uses are currently allowed in the north areas of Eastmark. It is important to note that the noise contours for the airport are not located on any property in Eastmark.

4. Comments regarding the negative impacts to schools by the addition of new homes and residents

Concerns were raised by some about the impact to the Gilbert School District and expressing concerns that there is not a school in the area and that all schools are already overcrowded.

Response: It was acknowledged that the northern portion of Eastmark was in the Gilbert School District and the remaining portions are located in the Queen Creek School District and that both districts allowed for open enrollment. Approved entitlements (from the 2008 approvals) allow for the development of 15,000 dwelling units and it is anticipated that build-out of residential will not reach that level. At this point, approximately 7,300 residential units have been platted.

5. Comments were made concerning the impact on Eastmark amenities and overcrowding of those facilities

Concerns were raised by some about the impact on the existing HOA facilities as a result of new residential.

Response: HOA facilities (private) include the Eastmark pool and The Mark activity center as well as the 40+ neighborhood parks (and the future Disc Golf). Additionally, the Eastmark Great Park (public facilities) provide park facilities that serve the neighborhood. These facilities were planned to accommodate a build-out situation and that other than any new neighborhood parks, there were no plans to construct a 2nd pool or HOA community building.

6. Comments regarding circulation and lack of information regarding transportation routes within DU 6 South and 5 North

Concerns and comments were made regarding transportation circulation and including the following specific comments: Will Eastmark Parkway connect to Elliot Road; what other circulation changes are proposed; new residential will create more traffic and congestion on already crowded streets.

Response: An overview of circulation for each area (DU 1, 2, 5 North and 6 South) was reviewed. It was noted that Eastmark Parkway would extend to Elliot Road and would be constructed when adjacent properties are developed. It was noted that we have no specific plans for this area at this time. Additionally, it was noted that the transportation system is based on the maximum entitlements and it is refined with development and detailed planning at the Pre-Plat/Site Plan stage. All transportation development is conducted in close cooperation with the City of Mesa traffic engineering requirements.

7. Comments concerning the extension of existing roads into DU 6 and the impact on existing neighborhoods

Comments and concerns were voiced about the extensions of Parc Joule and Benton Park into the DU 6 South area. There were concerns about what the implications of these changes were to the planned open space and the potential loss of the existing park west of the Pointe shopping center.

Response: Discussion of the possibility of these connections occurred including overview of the status of Parc Joule (which exists and ends in a cul-de-sac) and the ability to extend Benton Park into this area. It was also noted that specific plans for the development of DU 6 South do not exist at this time and that when specific plans are determined, then specific access considerations will be addressed.

8. Concerns regarding potential for increases in taxes and HOA assessments

Questions regarding whether CFD and/or HOA assessments (or any other taxes) would go up based on these developments.

Response: It was noted that it is not anticipated that any new development in these areas would impact CFD assessments or HOA assessments.

9. **Comments and concerns regarding the notice that was sent out and why it wasn't sent to all Eastmark residents**

Concerns and questions were raised about notification and specifically about the lack of information presented in the notification letter and why the notice was not sent to all residents in Eastmark.

Response: Notice was done in compliance with City of Mesa requirements (actually, notice exceed required areas as the 750-foot notice was done in some areas where it was not required). Specifically, property owners as identified on the Maricopa County Assessor's office that were located within 750 feet of the entire area (including DU 1, DU 2, proposed DU 5/6 North and DU 6 South) were notified. Additionally, the letter was written consistent with City of Mesa suggested format. Contact information was provided.

SUMMARY

Overall, the residents who responded expressed a broad range of comments, questions and concerns about the proposed applications. From an overall perspective and looking cumulatively at the comments, comments primarily revolved around trying to understand what the requests really consist of, concerns about additional residential in the DU 5 North area, concerns about the disposition of the linear open space/Disc Golf, concerns about road connections into DU 6 South and the development of additional apartments. Comments supporting the development of employment, commercial, office and other such uses were also made.

Attachments:

- Tab A: Notification List
- Tab B: Map of Notification Area
- Tab C: Notice Letter
- Tab D: Photos of posted signs and affidavit of posting
- Tab E: Powerpoint Presentation from January 12, 2021 meeting
- Tab F: Copy of comments and questions submitted through the zoom chat
- Tab G: Emails and responses from interested parties
- Tab H: Phone log

Tab A

Owner	MAIL_ADDR1	MAIL_CITY	MAIL_STATE	MAIL_ZIP
MESA CITY OF	20 E MAIN ST STE 650	MESA	AZ	85211
HAWK VENTURES LLC	401 9TH ST NW SUITE 600	WASHINGTON	DC	20004
NTT GLOBAL DATA CENTERS PH LLC	1625 W NATIONAL DR	SACRAMENTO	CA	95834
WHANE OF MESA LP	5040 E SHEA BLVD 254	SCOTTSDALE	AZ	85254
WHANE OF MESA LIMITED PARTNERSH	5040 E SHEA BLVD 254	SCOTTSDALE	AZ	85254
MPT OF MESA-ELLSWORTH AD LLC	1000 URBAN CENTER DR 501	BIRMINGHAM	AL	35242
DIGNITY HEALTH	1955 W FRYE RD	CHANDLER	AZ	85224
EL DORADO ELLIOT 128 LLC	8501 N SCOTTSDALE RD SUITE 120	SCOTTSDALE	AZ	85253
EL COYOTE LLC	PO BOX 4999	BREMERTON	WA	98312
MESA GROWTH PROPERTIES LLC	6200 RIVERSIDE DR	CLEVELAND	OH	44135
MESA TECHNOLOGY PROPERTIES LLC	2560 E PHILADELPHIA ST	ONTARIO	CA	91761
SUNBELT LAND HOLDINGS LP	8095 OTHELLO AVE	SAN DIEGO	CA	92111
DMB MESA PROVING GROUNDS LLC	14646 N KIERLAND BLVD	SCOTTSDALE	AZ	85254
BD218 LLC	5110 N 40TH ST STE 110	PHOENIX	AZ	85018
MECP1 MESA 1 LLC	1415 LARIMER ST STE 200	DENVER	CO	80202
PLATYPUS DEVELOPMENT LLC	1 INFINITE LOOP, MS: 18-RE	CUPERTINO	CA	95014
HIGHLAND RIDGE HOMEOWNERS ASSC	1600 W BROADWAY RD STE 200	TEMPE	AZ	85282
SEDLAK THOMAS/PENNY	10902 E ROSELLE AVE	MESA	AZ	85212
PARRISH WILBUR/DEBORAH	10860 E ROSELLE AVE	MESA	AZ	85212
HOOD MICHAEL A B/CHELSEA L	10852 E ROSELLE AVE	MESA	AZ	85212
SARGENT KYLE/DEANNA	10844 E ROSELLE AVE	MESA	AZ	85212
420 INVESTMENTS LP	17430 E DESERT LN	GILBERT	AZ	85234
GARROW MARY DIAZ/GEOFFREY WILLI	10828 E ROSELLE AVE	MESA	AZ	85212
HEPLER DONALD LEE	4150 S BAILEY	MESA	AZ	85212
LUCKEY ROBERT SCOTT/DAVIDSON EVI	1146 S AGNES LN	GILBERT	AZ	85296
CROUSE FAMILY TRUST	4134 S BAILEY	MESA	AZ	85212
HANKS RICHARD C/CAROLYN D	4126 S BAILEY	MESA	AZ	85212
BERINA LEDA L	4313 E MILKY WY	GILBERT	AZ	85295
STRAWSER JAMIE/TIMOTHY	10837 E REMBRANDT AVE	MESA	AZ	85212
BRECKENRIDGE BONNIE	10845 E REMBRANDT AVE	MESA	AZ	85212-2542
WEAVER DUANE/DEBRA L	10853 E REMBRANDT AVE	MESA	AZ	85212
SMITH BRUCE M/NANCY K	10861 E REMBRANDT AVE	MESA	AZ	85212
LOPEZ JOEL/ANGELICA MARIA	10903 E REMBRANDT AVE	MESA	AZ	85212

UYTTEBROEK EDMUND/PAMELA	3470 FENDANT DR	RANCHO CORDOVA	CA	95670
DAO MORALES INVESTMENTS LLC	11310 E FLINTLOCK DR	CHANDLER	AZ	85249
HURTADO CARLOS A/MELISSA S	10854 E REMBRANDT AVE	MESA	AZ	85212
SMITH KERRY/SUSAN	10846 E REMBRANDT AVE	MESA	AZ	85212
DELCOURE DUSTIN E/CHRISSELLE F	10838 E REMBRANDT AVE	MESA	AZ	85212
PETROPOLIS ADAM/RENE	10830 E REMBRANDT AVE	MESA	AZ	85212
GILLAM AND DEBRA SCOGIN LIVING TR	10822 E REMBRANDT AVE	MESA	AZ	85212
COHRT TRENT M/CAMILLE M	10814 E REMBRANDT AVE	MESA	AZ	85212
KOY LIVING TRUST	10815 E REGINALD AVE	MESA	AZ	85212
WHITING JOSEPH CORD	10823 E REGINALD AVE	MESA	AZ	85212
DARMER MARK/PAULA	10831 E REGINALD AVE	MESA	AZ	85212
TURLEY FAMILY TRUST	10839 E REGINALD AVE	MESA	AZ	85212
VILLAFLOR FAMILY TRUST	10847 E REGINALD AVE	MESA	AZ	85212
LEBLANC PHILIP R/MELISSA A	1811 S ALMA SCHOOL RD	MESA	AZ	85210
ROTHLISBERGER MELISSA M/KYLE L	109863 E REGINALD AVE	MESA	AZ	85212
MCCARTHY BRENT P/MARY JO	10905 E REGINALD AVE	MESA	AZ	85212
HARDY RUSSELL DEAN/KELLY RENEE	10906 E REGINALD AVE	MESA	AZ	85212
LENBURG DEBORAH M	10864 E REGINALD AVE	MESA	AZ	85284
LEBLANC FAMILY REVOCABLE LIVING T	542 E MARAPAI RD	PRESCOTT	AZ	86303
CHARNHOLM SCOTT A/KENDRA	10848 W REGINALD AVE	MESA	AZ	85212
BEISGEN JONITA/WILLIAM A	10840 E REGINALD AVE	MESA	AZ	85212
KUEHN RICK/OLIVIERI-KUEHN CAMILLE	10828 E REGINALD AVE	MESA	AZ	85212
MIRANDA LETICIA/TOMAS	10813 E RAFAEL CIR	MESA	AZ	85212
TIPTON RICHARD G/TRACY J	10821 E RAFAEL CIR	MESA	AZ	85212
CHARLES L ADAMS SR AND GLADYS A /	10829 E RAFAEL CIR	MESA	AZ	85212
AMEDON AYAWOVI/MIMI K	10841 E RAFAEL AVE	MESA	AZ	85212
LA PUMA SALVATORE III/DEBORAH L	10849 E RAFAEL AVE	MESA	AZ	85212
ALONZO DEAN	10857 E RAFAEL AVE	MESA	AZ	85212
FARG HANY	10865 E RAFAEL AVE	MESA	AZ	85212
JONES CASEY D/BROOK W	10907 E RAFAEL AVE	MESA	AZ	85212
REMAW WILLIAM A III	10860 E RAFAEL AVE	MESA	AZ	85212
MCLAUGHLIN ALLISON K	10852 E RAFAEL AVE	MESA	AZ	85212
LEWIS & SUSAN OAKS FAMILY TRUST	10844 E RAFAEL AVE	MESA	AZ	85212
SKAAR JOEL/BRIANNA	10836 E RAFAEL AVE	MESA	AZ	85212

RAY STEVEN/JENNY	10828 E RAFAEL AVE	MESA	AZ	85212
PETERSON MATTHEW/MELODY	10820 E RAFAEL CIR	MESA	AZ	85212
GONZALEZ JOHNNY O/TORRES NORMA	10812 E RAFAEL CIR	MESA	AZ	85212
ISSAC SAJI/SAJI ANNAMMA	10811 E RENATA CIR	MESA	AZ	85212
NIELSEN JORDAN JOSEPH/ANDREA	10819 E RENATA CIR	MESA	AZ	85212
NIEVES VIRGEN M	10827 E RENATA CIR	MESA	AZ	85212
BEANBLOSSOM JAMES K/DARLENE B	10835 E RENATA CIR	MESA	AZ	85212
KRILL DONALD C JR	10843 E RENATA CIR	MESA	AZ	85212
GEORGE I AND LYNDA K WHITE REVOC	10851 E RENATA CIR	MESA	AZ	85212
BROOKS RYAN/ESTHER	3965 S GARRISON	MESA	AZ	85212
WALTERS FRANK J/SHIRLEY A	P O BOX 31666	SEATTLE	WA	98103
SCHAF JOHN S/RUMFOLA ROBERTA M	3949 S GARRISON	MESA	AZ	85212
NICOSIA FAMILY REVOCABLE TRUST	3941 S GARRISON	MESA	AZ	85212
REIN FAMILY LIVING TRUST	3933 S GARRISON	MESA	AZ	85212
SMYTHE DANIEL L	10850 E RENATA CIR	MESA	AZ	85212
MURAWEH MUTASEM M/LORI	10842 E RENATA CIR	MESA	AZ	85212
HALPIN PAUL E/STACEY A	10834 E RENATA CIR	MESA	AZ	85212
BALLARD MARC A	10826 E RENATA CIR	MESA	AZ	85212
FERALDI MICHAEL/SARA	10833 E RAMBLEWOOD CIR	MESA	AZ	85212
STARR JAY/KELLY	10827 E RAMBLEWOOD CIR	MESA	AZ	85212
NIEMAN WALTER/SANDRA	10821 E RAMBLEWOOD CIR	MESA	AZ	85212
TEMPEL DANIELLE/NICHOLAS	10815 E RAMBLEWOOD CIR	MESA	AZ	85212
TOWNSEND SAMUEL S/MONIQUE A	10809 E RAMBLEWOOD CIR	MESA	AZ	85212
FOX MITCHELL	10803 E RAMBLEWOOD CIR	MESA	AZ	85212
SUTTER BRIAN P/TRACY L	10804 E RAMBLEWOOD CIR	MESA	AZ	85212
LUJA MARIO	10810 E RAMBLEWOOD CIR	MESA	AZ	85212
GRABEK TODD W	10816 E RAMBLEWOOD CIR	MESA	AZ	85212
VAUGHN VICTOR W/JONES VAUGHN S	10822 E RAMBLEWOOD CIR	MESA	AZ	85212
OSORIO DORIS	4625 S BOULDER CT	GILBERT	AZ	85297
NAPOLI FAMILY TRUST	1801 N LUTHER	MESA	AZ	85207
BRUDNAK ANDREW/KESLAR JESSICA	3925 S GARRISON	MESA	AZ	85212
BELL JOEL A/CARRIE M	3917 S GARRISON	MESA	AZ	85212
SCHLUCKEBIER JOHN G III/MONICA L	3909 S GARRISON	MESA	AZ	85212
DALTON SHANNON/RUBALCAVA REGII	3901 S GARRISON	MESA	AZ	85212

ACHTERBERG RICHARD/ROBERTA	3865 S GARRISON	MESA	AZ	85212
WEBER CHRISTINA/DAVID	3859 S GARRISON	MESA	AZ	85212
SNOWR CARLTON J JR/ESTHER A	3853 S GARRISON	MESA	AZ	85212
WHITE GARY/TERRILYN	3847 S GARRISON	MESA	AZ	85212
HARTIGAN KAREN A/TODD JOANNE K	10835 E QUINTANA AVE	MESA	AZ	85212
MONSON TRAVIS C/MELISSA M	10829 E QUINTANA AVE	MESA	AZ	85212
POLANSKI GLENN/SHEILA	10823 E QUINTANA AVE	MESA	AZ	85212
RAFFERTY JAMES/VICKI	10817 E QUINTANA AVE	MESA	AZ	85212
AMOS MICHAEL J	10811 E QUINTANA AVE	MESA	AZ	85212-2519
BECKSTEAD ALAN/SHELLY	3842 SOUTH HASSETT	MESA	AZ	85212
GRIFFITHS ALAN LYN DEAL/ARIANA INE	3834 S HASSETT	MESA	AZ	85212
TODD JUSTIN/NADINE	3828 S HASSETT	MESA	AZ	85212
WEBB DEL/AUDRA	3822 S HASSETT	MESA	AZ	85212
VALENZUELA ELIZABETH	3816 S HASSETT	MESA	AZ	85212
COPPLOE CHRISTOPHER/ELAN	3810 S HASSETT	MESA	AZ	85212
HAAS ROBERT/YOOMEE	3804 S HASSETT	MESA	AZ	85212
DILLE SHERRI/JONATHAN	3766 S HASSETT	MESA	AZ	85212
VALENZUELA ANTHONY E/YORK MEG	3758 S HASSETT	MESA	AZ	85212
BYE BRETT/JANELLE	3750 S HASSETT	MESA	AZ	85212
JACOBS SHANE/MEREDITH	3742 S HASSETT	MESA	AZ	85212
WOODWARD CELINA/CHRISTOPHER	10816 E QUARTET AVE	MESA	AZ	85212
TENORIO CURTIS/JAMI LYN PEREZ	10822 E QUARTER AVE	MESA	AZ	85212
HUNT JOHN T/ANDREA	10828 E QUARTET AVE	MESA	AZ	85212
YSLAS ANTHONY/ERIN	10840 E QUARTET AVE	MESA	AZ	85212
COENEN KATHLYN	10846 E QUARTET AVE	MESA	AZ	85212
EDWARDS KRISTINE	10852 E QUARTET AVE	MESA	AZ	85212
KEVIN G CANTILE AND PATTI R CANTILI	10858 E QUARLET AVE	MESA	AZ	85212
GORDON ANGELA SHEREE	3741 S ST CLAIRE	MESA	AZ	85212-2520
SMITH TRISHA J	3749 S SAINT CLAIRE	MESA	AZ	85212
MACGIBBON JEFF/NICOLE	10848 EAST QUINTANA AVE	MESA	AZ	85212
ROBBINS ARTHUR DYLAN/JENNIFER BA	10842 E QUINTANA AVE	MESA	AZ	85212
BAUGHER ROY EUGENE/PATRICIA L	10836 E QUINTANA AVE	MESA	AZ	85212
ZIMMERMAN GAIL O/CHERYL A	10830 E QUINTANA AVE	MESA	AZ	85212
GLENN R BOWMAN FAMILY LIVING TR	10824 E QUINTANA AVE	MESA	AZ	85212

MARTINEZ JOWIE/PENARA MARIA CRI	10818 E QUINTANA AVE	MESA	AZ	85212
BELASCO KARLY GAYLE	10819 E QUEENSBOROUGH AVE	MESA	AZ	85212
CHESLEIGH JEFF/SAVANNAH	10825 E QUEENSBOROUGH AVE	MESA	AZ	85212
WYNE MICHAEL/KELLY	108321 E QUEENSBOROUGH AVE	MESA	AZ	85212
DUNN HOPE	10837 E QUEENSBOROUGH AVE	MESA	AZ	85212
EDWARD AND CAROL ANN GOODYEAR	10843 E QUEENSBOROUGH AVE	MESA	AZ	85212
SANCHEZ SIGIFREDO COTA	10849 EAST QUEENSBOROUGH AVENUE	MESA	AZ	85212
CUPPLES ALLEN/TALLY	10850 E QUEENSBOROUGH AVE	MESA	AZ	85212
MESSMER CHET/JANET	10844 E QUEENSBOROUGH AVE	MESA	AZ	85212
JULIA V BENGA LIVING TRUST	10838 E QUEENSBOROUGH AVE	MESA	AZ	85212-2516
BENTZ JEFFERY/DARCY	10832 E QUEENSBOROUGH AVE	MESA	AZ	85212
ORTEGA EUGENIO/SANDRA	10826 E QUEENSBOROUGH AVE	MESA	AZ	85212
BROSHEARS FAMILY TRUST	10820 E QUEENSBOROUGH AVE	MESA	AZ	85212
CHAVARRIA ARTURO/JOAN	10821 E QUARTET AVE	MESA	AZ	85212
TULLY CHRISTOPHER/MARGARET	10827 E QUARTET AVE	MESA	AZ	85212
SAGREDO TRACY/DAVID	10833 E QUARTET AVE	MESA	AZ	85212
WIESNER JASON/PAPAZIAN JANELLE	10839 E QUARTET AVE	MESA	AZ	85212
JONES MARK/JILL	10845 E QUARTET AVE	MESA	AZ	85212
TAVIS RAYLENE/ERIK	10851 E QUARTET AVE	MESA	AZ	85212
BAIRD GORDON	10903 E QUADE AVE	MESA	AZ	85212
ANDERSON GEOFFREY C/RVANN C	10861 E QUADE AVE	MESA	AZ	85212
LUQUENO JUAN F	10853 E QUADE AVE	MESA	AZ	85212
CHRISTINE A WENG REVOCABLE LIVIN	1216 CAPRI DR	CAMPBELL	CA	95008
KERNS RODNEY G/DEBORAH A	10837 E QUADE AVE	MESA	AZ	85212
LONGACRE LARRY L/DEBORAH SUE	10829 E QUADE AVE	MESA	AZ	85212
VERT FAMILY TRUST	10821 E QUADE AVE	MESA	AZ	85212
APPEL MARK/VICTORIA W	3664 S HASSETT	MESA	AZ	85212
ARAUJO JUAN M PONCE	3656 S HASSETT	MESA	AZ	85212
SEASTAR HOLDINGS	3648 S HASSETT	MESA	AZ	85212
MYLES MICHAEL/ELIZABETH	3640 S HASSETT	MESA	AZ	85212
VELA RODRIGO G JR	3632 S HASSETT	MESA	AZ	85212-2500
CORNCOB FAMILY TRUST	3624 S HASSETT	MESA	AZ	85212
HORVATH PHILLIP/JENNIFER MICHELLE	3616 S HASSETT	MESA	AZ	85212
DAVIS NATHAN/WENDY	10806 E QUARRY AVE	MESA	AZ	85212

DYE JOHN D/KRISTIE MARIE	10814 E QUARRY AVE	MESA	AZ	85212
KRAUSE MATTHEW J/ERIN B	10822 E QUARRY AVE	MESA	AZ	85212
HILL TIMOTHY	10830 E QUARRY AVE	MESA	AZ	85212
EL-AAWAR SOUHEIL/DIANA S	10838 E QUARRY AVE	MESA	AZ	85212
LOPEZ RUBEN F/JARETH	10846 E QUARRY AVE	MESA	AZ	85212
SMITH JARED/ALLISON	10854 E QUARRY CIR	MESA	AZ	85212
ROE BRITTANY L/DERRICK	10862 E QUARRY CIR	MESA	AZ	85212
POWELL WILLIAM M	10902 E QUARRY CIR	MESA	AZ	85212
THEOBALD NATASHA	10863 E QUARRY CIR	MESA	AZ	85212
PERAZA CARLOS A/SANCHEZ LOURDES	10855 E QUARRY CIR	MESA	AZ	85212
HAWKINS DAVID M/DAVID M	3637 S GARRISON	MESA	AZ	85212
ANDERSON MATTHEW S/TANYA N	3645 S GARRISON	MESA	AZ	85212
BRADLEY T PORTER AND JANALEE H PC	5345 E MCLELLAN RD UNIT 87	MESA	AZ	85205
BALZARINI RYAN J	3661 S GARRISON	MESA	AZ	85212
DELANEY BARBARA	10904 E QUADE AVE	MESA	AZ	85212
ORTIZ BERNICE M/CECILIA A	3709 S GARRISON	MESA	AZ	85212
TODD DEBORAH J/LOSTER WILLIAM C	3701 S GARRISON	MESA	AZ	85212
REED HEATH P/STACEY A	3710 S GARRISON	MESA	AZ	85212
CP CLARKE TRUST	3702 S GARRISON	MESA	AZ	85212
TAJOLOSA LOURDES T	3662 S GARRISON	MESA	AZ	85212
COX KATIE	3654 S GARRISON	MESA	AZ	85212
BALZARINI LAURIE LYNN/RAYMOND R	4401 CORDOVA PL	FREMONT	CA	94536
PADILLA ANNA	3224 S OXLEY	MESDA	AZ	85212
JAWORSKI JESSICA JEAN	3630 S GARRISON	MESA	AZ	85212
BENNETT SKYLAR D/DANICA MARIE	3622 S GARRISON	MESA	AZ	85212
HULSE BENJAMIN/STEPHANIE D	3623 S HASSETT	MESA	AZ	85212
MORROW MICHAEL	3631 S HASSETT	MESA	AZ	85212
JACOBITZ TIMOTHY D/MEGAN H	3639 S HASSETT	MESA	AZ	85212
BAIER WENDY-ANN/ULRICH	3647 S HASSETT	MESA	AZ	85212
ARIZONA OPEN RANGE LLC	3655 S HASSETT	MESA	AZ	85212
ABRAHAM VENTURES LLC	PO BOX 386	COOPERSTOWN	ND	58425
UEHLING KELLY P/PAMELA J	3703 S HASSETT	MESA	AZ	85212
SOLARO JOSEPH G/SANSOTTA SABRIN	3711 S HASSETT	MESA	AZ	85212
SALT RIVER PROJECT AGRICULTURAL II	PO BOX 52025	PHOENIX	AZ	85072-2025

CANANIAZ HOLDINGS LLC	39 SEVILLE WAY	SOUTH SAN FRANCISCO CA	94080
EASTMARK COMMUNITY ALLIANCE INC	14646 N KIERLAND BLVD SUITE 165	SCOTTSDALE AZ	85254
WINTERROWD PATRICK E	10264 E ALPHA AVE	MESA AZ	85212
BROOKS GARY D/LADONNA MARIE	10304 E ALPHA AVE	MESA AZ	85212
HEFFERNON FAMILY TRUST	10312 E ALPHA AVE	MESA AZ	85212
KITTRELL ANTERIO D/JOELLA S	10320 E ALPHA AVE	MESA AZ	85212
NEIRYNCK JEFFREY J	10328 E ALPHA AVE	MESA AZ	85212
JEFFREY AND MARIJO STORMENT LIVIN	4301 S NANO	MESA AZ	85212
WEBER GARY F/STACIE L	4309 S NANO	MESA AZ	85212
PARSONS DOUGLAS C/BETTY JO	168 E 3RD AVE	CHICO CA	95926
BROWN REGINA J	4324 S BINARY CIR	MESA AZ	85212
HOLLIS-ELWELL TALIA M/RACHEL L	4318 S BINARY CIR	MESA AZ	85212
HANSEN FAMILY TRUST	4310 S BINARY CIRCLE	MESA AZ	85212
EDMUND HILARY TUPAY JR TRUST	4302 S BINARY CIR	MESA AZ	85212
BEZENEK PATRICK/RAEMA	4301 S BINARY CIR	MESA AZ	85212
ADELE N JENKS FAMILY TRUST	PO BOX 1620	TEMPE AZ	85280
NEWTON CARL Q/MEGAN A	4317 S BINARY CIR	MESA AZ	85212
CAPUANA VINCENT/LAURA	19339 HUXLEY AVE	LAKEVILLE MN	55044
TUSS JEFF/LINDA	4333 S BINARY	MESA AZ	85212
MANEK RONAK B/POONAM	4341 S BINARY	MESA AZ	85212
HYDE ROY C JR/KIMBERELY L	10265 E ALPHA AVE	MESA AZ	85212
TOMSIK JOSHUA/AMY/STORMENT JEF	10305 E ALPHA AVE	MESA AZ	85212
THOMPSON AARON C/SHELLEY M	10313 E ALPHA AVE	MESA AZ	85212
BUSALACCHI LAURIE/REGINA	10321 E ALPHA AVENUE	MESA AZ	85212
FRAZIER-COLEMAN FAMILY TRUST	10334 E BETA AVE	MESA AZ	85212
PICCHI BRANDON/DIAZ-PICCHI JACLYN	10326 E BETA AVE	MESA AZ	85212
JOHNSON MICHAEL/ALISA	10345 E RELATIVITY AVE	MESA AZ	85212
ULNESS GARY S/ANGELA K	10353 E RELATIVITY AVE	MESA AZ	85212
PAUL SELLES AND TINA SELLES TRUST	10057 E LOMITA AVE	MESA AZ	85209
EASTMARK RESIDENTIAL ASSOCIATION	14646 N KIERLAND BLVD SUITE 165	SCOTTSDALE AZ	85254
HOPKINS RICHARD R/ROSE M	4324 S HASSETT	MESA AZ	85212
JENSEN IAN R/KALYNNE C	4316 S HASSETT	MESA AZ	85212
ARN RUDOLPH JOSEPH/SARA D/MILLE	4308 S HASSETT	MESA AZ	85212
GROENDYK ALLEN D/CHRISTINE A	4266 S HASSETT ST	MESA AZ	85212

HAINES DAVID S	4258 S HASSETT	MESA	AZ	85212
JENSEN BENJAMIN/MARSIE	4250 S HASSETT	MESA	AZ	85212
SODJI AHLONKO/KPODZRO	4242 S HASSETT	MESA	AZ	85212
BISHOP NATHAN/JULIE	4234 S HASSETT	MESA	AZ	85212
PEEL RONALD A/DANA	4226 S HASSETT	MESA	AZ	85212
CORMIER STACEY RAE/TRAVIS MICHAEL	4218 S HASSETT	MESA	AZ	85212
MERRY LAWRENCE D/JENNIFER L SHAFER	4210 S HASSETT	MESA	AZ	85212
ECHOLS DESIREA	10830 E RAMONA AVE	MESA	AZ	85212
N.A.	N.A.	N.A.	NA	85212
BANGHART MATTHEW A/MELISSA J	10846 E RAMONA AVE	MESA	AZ	85212
RAMSEY JAMES ROBERT ALLAN/MEGAN	10854 E RAMONA AVE	MESA	AZ	85212
ATWOOD LINDA J	10862 E RAMONA AVE	MESA	AZ	85212
SOLITO CARMELLA FRANCES	10904 E RAMONA AVE	MESA	AZ	85212
ROCKWELL EVAN/TALKA	10910 E RAMONA AVE	MESA	AZ	85212
BINGHAM MATTHEW/JESSICA	4252 S MARRON	MESA	AZ	85212
WLASICHUK LEONARD WAYNE/JANINE	303 212 BURNING GLASS RD	WPG	MB	R3X0H5
MACCALLUM MATTHEW S/LISA	4302 S MARRON	MESA	AZ	85212
PATTERSON WAYNE/NICOLE G	4310 S MARRON	MESA	AZ	85212
JACKSON MARK/RENEE	4318 S MARRON	MESA	AZ	85212
RODNEY E OLSON AND CAROLINE M O	4325 S HASSETT	MESA	AZ	85212
SHIMODA WAYDE T/MARIANNE YOKO	4317 S HASSETT	MESA	AZ	85212
WHITTEN DENISE K	4309 S HASSETT	MESA	AZ	85212
STILLER JOSEPH/ELIZABETH	355 KNOCH KNOLLS RD	NAPERVILLE	IL	60565
JOSEPH J AND SHEILA M BURNSWORTH	4259 S HASSETT	MESA	AZ	85212
THOMAS TAMARA/RENEE	4251 S HASSETT	MESA	AZ	85212
CAMPBELL AMELIA M/MICHAEL G	10836 E REESE AVE	MESA	AZ	85212
TUCKER TOBIAS JAMES/CHRISTINA	10844 E REESE AVE	MESA	AZ	85212
CAMPBELL ROBERT/CARLA	10852 E REESE AVE	MESA	AZ	85212
SULLIVAN TASHA M/TIMOTHY A	10860 E REESE AVE	MESA	AZ	85212
MCDONALD ALEXANDER V/ANNA	4245 S MARRON	MESA	AZ	85212
PADILLA TINA	4253 S MARRON	MESA	AZ	85212
BLALOCK TINA/JASON D	4261 S MARRON	MESA	AZ	85212
KIMBALL WAYNE/CHERYL	10909 E RAMONA AVE	MESA	AZ	85212
VAN EVERY BRYAN/NICOLE	10903 E RAMONA AVE	MESA	AZ	85212-2569

TABANICO GARY M/ROBIN A	10861 E RAMONA AVE	MESA	AZ	85212
LEWIS CHERRE L	10853 E RAMONA AVE	MESA	AZ	85212
FALANIKO KEVIN/SHANETTE	10845 E RAMONA AVE	MESA	AZ	85212
SMIT GEORGE/CHRISTINA	10837 E RAMONA AVE	MESA	AZ	85212
BELLA VIA COMMUNITY ASSOCIATION	7740 N 16TH STR STE 300	PHOENIX	AZ	85020
DOMINION MESA SELF STORAGE LLC	PO BOX 18422	FOUNTAIN HILLS	AZ	85269
SAFEWAY INC	PO BOX 800729	DALLAS	TX	75380-0729
EVERGREEN-POINT 22 & SIGNAL BUTT	2390 E CAMELBACK RD SUITE 410	PHOENIX	AZ	85016
POINT 22 LLC	6051 N DESERT FOOTHILLS DR	TUCSON	AZ	85743
AGUSTIN NORMAN S	10249 E SEISMIC AVE	MESA	AZ	85212
MILLER DANIEL/TINA	10255 E SEISMIC AVE	MESA	AZ	85212
URESTI-REGAN ERIK REYMOND/REGAN	10261 E SEISMIC AVE	MESA	AZ	85212
SZMUC BRITTANY NICHOLE/ANDREW I	10303 E SEISMIC AVE	MESA	AZ	85212
KOZAK GRANT G/ADELAIDA PEREZ	10309 E SEISMIC AVE	MESA	AZ	85212-7803
BOUDREAU BEAU S/LACY	10315 E SEISMIC AVE	MESA	AZ	85212
OLIVER TODD/KLOBERDANZ TANYA	10321 E SEISMIC AVE	MESA	AZ	85212
DESIMONE BRYCE MATTEO/SAGE	4237 S NANO	MESA	AZ	85212
ASHTON WOODS ARIZONA LLC	8655 E VIA DE VENTURA STE F-250	SCOTTSDALE	AZ	85258
DELFINO EMILY LYNNE/RYAN ANTHON	10310 E SEISMIC AVE	MESA	AZ	85212
PARKER MEGAN MARIE/ROBERT WILLI	10304 E SEISMIC AVE	MESA	AZ	85212
KELLER TYLER JOHN/JESSICA D	10264 E SEISMIC AVE	MESA	AZ	85212
TANNERY KINDLE SCOTT/KRISTIN LAUF	10256 E SEISMIC AVE	MESA	AZ	85212
JOHNSON TASIA	10250 E SEISMIC AVE	MESA	AZ	85212
MORGAN EDWARD SCOTT/K AMBER	10239 E SUPERNOVA DR	MESA	AZ	85212
TINGLESTAD STEPHEN/ECHO	10245 E SUPERNOVA DR	MESA	AZ	85212
JOHNSON JEFF/MONTALVO-JOHNSON	10251 E SUPERNOVA DR	MESA	AZ	85212
SCHULTZ YVONNE VIRGINIA/ERICH WII	10257 E SUPERNOVA DR	MESA	AZ	85212
HITCHCOCK WALTER HENRY/BRENDA I	10261 E SUPERNOVA DR	MESA	AZ	85212
SUMNERS JOSHUA DAVID/ANA	10303 E SUPERNOVA DR	MESA	AZ	85212-7809
ASHTON WOODS ARIZONA L L C	8655 E VIA DE VENTURA STE F-250	SCOTTSDALE	AZ	85258
MILLER TRAVIS J/MONICA L	4211 S NANO	MESA	AZ	85212
SHUPE DIRK L/ARCHIBALD RACHEL	10320 E SUPERNOVA DR	MESA	AZ	85212
CARR EVAN WALKER/LEWIS CHRISTINA	10314 E SUPERNOVA DR	MESA	AZ	85212
CAMPBELL MEGAN LYNN/CLIFFORD VC	10310 E SUPERNOVA DR	MESA	AZ	85212

LABIJA JONATHAN/VICTORIA	10304 E SUPERNOVA DR	MESA	AZ	85212
PETERSON TROY T/KATIE J	10262 E SUPERNOVA DR	MESA	AZ	85212
RITCHEY JOSEPH/DELAIN	10258 E SUPERNOVA DR	MESA	AZ	85212
JOHNSON JOSHUA/BRANDI	10252 E SUPERNOVA DR	MESA	AZ	85212
LEMBO MARK/ASHLEY	10246 E SUPERNOVA DR	MESA	AZ	85212
LANGE ERIC MATTHEW/BRONSON SAF	10240 E SUPERNOVA DR	MESA	AZ	85212
GILLIES DEBORAH GAYE/BERRY WILLIA	10219 E STROBE AVE	MESA	AZ	85212
HUDDLESTON JAMES/CHRISTINE R	10231 E STROBE AVE	MESA	AZ	85212
PATEL SURESH/SUSHILA	10237 E STROBE AVE	MESA	AZ	85212
JEW HERMAN PEI LIN/LE-JEW MARIE N	10243 E STROBE AVE	MESA	AZ	85212
EBERT JEFFREY/JENNIFER	10247 E STROBE AVE	MESA	AZ	85212-7837
CLYBOUW KAY/ILDIKA JOW	10253 E STROBE AVE	MESA	AZ	85212
FLEMING VERNON R/JOANNE S	10259 E STROBE AVE	MESA	AZ	85212-7837
HEIN JOY RENEE	10265 E STROBE AVE	MESA	AZ	85212
JOHNSEN RAINA ANN FERRO-/JOHNSE	10305 E STROBE AVE	MESA	AZ	85212
WILSON MICHAEL G/KRISTIN	10311 E STROBE AVE	MESA	AZ	85212
YARTER JACQUELINE ANNELIESE/TODD	10317 E STROBE AVE	MESA	AZ	85212
BASSETT KEEGAN REED/DANIELLE KAY	4145 S NANO	MESA	AZ	85212
ADKINS ASHLEY LORENA/JESSE	8661 E NATAL AVE	MESA	AZ	85209
MEDLIN JONATHAN CHRISTOPHER/STE	4158 S PLANET	MESA	AZ	85212
JOHNSON JACOB/YOUNG BARBARA	4161 S QUADRANT	MESA	AZ	85212
HEMMELE REGINA ANNE/MICHAEL JOI	4203 S QUADRANT	MESA	AZ	85212
PHEBUS JODIE L/MCELIROY SHAWN J	4209 S QUADRANT	MESA	AZ	85212
SCHARBER ROBERT JAMES/RENE ERWI	4210 S QUADRANT	MESA	AZ	85212
REEVES ALICIA RENEE/MARQUISE	4204 S QUADRANT	MESA	AZ	85212
CHAVOYA CHEYNE/SARAH	4166 S QUADRANT	MESA	AZ	85212
GOODFELLOW BRIAN JOSEPH/KYNDRA	4158 S QUADRANT	MESA	AZ	85212
JACOBY MICHELLE CHOW/ZACHARY W	4161 S ENTROPY	MESA	AZ	85212
TORRES SALVADOR JR/SYLVIA A	4205 S ENTROPY	MESA	AZ	85212
URSINI FAMILY LIVING TRUST	4211 S ENTROPY	MESA	AZ	85212
LEE TANNER BOYD/URRY MCKENNA K	4217 S ENTROPY	MESA	AZ	85212
COOPER DAVID BRENT	4212 S ENTROPY	MESA	AZ	85212
FERNANDO MARIA THERESITA	2804 E HONEYSUCKLE PL	CHANDLER	AZ	85286
ROJO ERICA GARCIA	4166 S ENTROPY	MESA	AZ	85212

BALMATER ERWIN TAUZON/ROSEANN	4158 SOUTH ENTROPY	MESA	AZ	85212
LANDES PAUL DENNIS	4161 S APOLLO	MESA	AZ	85212
BRUNNER MICHAEL P/KATI	10042 E RINGS DR	MESA	AZ	85212
HIZON ORLANDO TETANGCO JR/MAE	7382 DOUGLAS CIR	LA PALMA	CA	90623
WISDOM JEFFREY MICHAEL/HEATHER	4162 S NEUTRON	MESA	AZ	85212
JAYAMAHA SHAWN DAVID/NUTE HEA	4158 S NEUTRON	MESA	AZ	85212
STEWART DAVID	8940 E JUNE STREET	MESA	AZ	85207
JASPER STEVEN JOHN/BENNETT CASSA	4150 S NEUTRON	MESA	AZ	85212
OLSEN INVESTMENTS LIMITED PARTNE	621 W DESERT AVE	GILBERT	AZ	85233
DOLL CODY ALEXANDER	10104 E RUBIDIUM AVE	MESA	AZ	85212
HEREDIA RICHARD MANUEL	10108 E RUBIDIUM AVE	MESA	AZ	85212
KOGER SARAH LEE	10112 E RUBIDIUM AVE	MESA	AZ	85212
MOORE WILLIAM JULIUS III/BLACK FAE	10118 E RUBIDIUM AVE	MESA	AZ	85212
CHEW SHARON ANN/RIVERS SARA TAY	10124 E RUBIDIUM AVE	MESA	AZ	85212
BANACH FAMILY LIVING TRUST	10128 E RUBIDIUM AVE	MESA	AZ	85212
ZHANG CHRISTINE	7046 VERA TER	SAN GABRIEL	CA	91775
DEPANICIS PAUL PASQUALE/JESSICA V	10138 E RUBIDIUM AVE	MESA	AZ	85212
PARK MATTHEW THOMAS/RASHELLE F	10144 E RUBIDIUM AVE	MESA	AZ	85212
RUSSO ALISHA ELIZABETH/ALEC LAWR	10148 E RUBIDIUM AVE	MESA	AZ	85212
GORMAN ALYSSA NICOLE/CHRISTOPHI	10152 E RUBIDIUM AVE	MESA	AZ	85212
YANEZ CANDELARIO JR/STEPHANIE	10158 E RUBIDIUM AVE	MESA	AZ	85212
HEAPS BRADY MCKAY/SABRINA KAY	10164 E RUBIDIUM AVE	MESA	AZ	85212
LUTHER ASHLEY OAKES/ROBISON BRY	10202 E RUBUIDIUM AVE	MESA	AZ	85212
LACEY CHRISTINA MARIE/NICHOLAS RI	10208 E RUBIDIUM AVE	MESA	AZ	85212
LEE REBECCA ANN/BEAUFEAUX RYAN J	10212 E RUBIDIUM AVE	MESA	AZ	85212
GRIGG TYSON/JESSIE MAE	10218 E RUBIDIUM AVE	MESA	AZ	85212
DETHARIDGE NATHAN EDWARD/SHAR	10224 E RUBIDIUM AVE	MESA	AZ	85212
MILLER GREGGORY ROBERT	4157 S PLASMA	MESA	AZ	85212
SHARP KRISTIN MARIE/RYAN	4151 S PLASMA	MESA	AZ	85212
SHIPMAN CHAD/KRISTINA	4145 S PLASMA	MESA	AZ	85212
TRAMBLEY ELAINE	4139 S PLASMA	MESA	AZ	85212
SITTON SKYLER CYNTHIA/KAMAE JONA	4135 S PLASMA	MESA	AZ	85212
SEARS DONA LEAH/WILLIAM HENRY III	4129 S PLASMA	MESA	AZ	85212
INAVOULU SURESH C	4130 S ASTEROID	MESA	AZ	85212

NICHOLS GRANT/BRITTANY	4136 S ASTROID	MESA	AZ	85212
CHILD MATTHEW MILLER/KATHLEEN	4142 S ASTEROID	MESA	AZ	85212
MORALES ARMANDO ENRIQUE/MALA	4148 S ASTEROID	MESA	AZ	85212
PERRIZO NATHANAEL	4143 S ASTEROID	MESA	AZ	85212-7846
DEVIN B TIMONEY LIVING TRUST	4137 S ASTEROID	MESA	AZ	85212
BRIGHELLA BRIAN	4131 S ASTEROID	MESA	AZ	85212
ANDERS KEITH M/LACEY	4128 S NANO	MESA	AZ	85212
TARBUCK DEBRA A/TOY ERIN SEARE	4134 S NANO	MESA	AZ	85212
DATU JESSIE NAZARENE	4140 S NANO	MESA	AZ	85212
BETENSON WILLIAM JOSEPH/KARI	4139 S NANO	MESA	AZ	85212
FOSTER DAVID RANDALL/MICHELLE M	4133 S NANO	MESA	AZ	85212
HELLERUD NETTIE HELEN/GRANT	4127 S NANO	MESA	AZ	85212
DEVLIN SEAN PATRICK/KELLY CHRISTIN	4121 S NANO	MESA	AZ	85212
VEGA JAMIE GAIL	10320 E REVOLUTION DR	MESA	AZ	85212
BONNELL ERIN CORRINE/CHRISTOPHEI	10316 E REVOLUTION DR	MESA	AZ	85212
MARSHALL ASHLEY MARIE/STOTT SPEI	10312 E REVOLUTION DR	MESA	AZ	85212
MARQUEZ DEBBIE P/MICHAEL D	10306 E REVOLUTION DR	MESA	AZ	85212
WILSON KAREN S AZEVEDO/STEVEN D	10302 W REVOLUTION DR	MESA	AZ	85212
WATERS ALEXANDRA JOANN/KYLE ROI	10260 E REVOLUTION DR	MESA	AZ	85212
LARSEN STEVEN NEIL/KIERSTIE FOSTER	10256 E REVOLUTION DR	MESA	AZ	85212
THOMAS LISA	10252 E REVOLUTION DR	MESA	AZ	85212
BUCKINGHAM NEAL PATRICK	10246 E REVOLUTION DR	MESA	AZ	85212
BOLEY MARC A/VICKI LYNN	10242 E REVOLUTION DR	MESA	AZ	85212
LIND DWENNETT MICHELLE	10238 E REVOLUTION DR	MESA	AZ	85212
MACK CRYSTAL	5561 S WILSON DR	CHANDLER	AZ	85249
BORS BRIAN/STEPHANIE	10223 E REVOLUTION DR	MESA	AZ	85212
ARESTOV VLADYSLAV/GERASIMOVA V.	10219 E REVOLUTION DR	MESA	AZ	85212
NINO DI GIULIO ESTATE TRUST	10213 E REVOLUTION DR	MESA	AZ	85212
THACH STEVE CANH	10209 E REVOLUTION DR	MESA	AZ	85212
HICKOX NICHOLAS/STEVEN ALAN/JAY	10203 E REVOLUTION DR	MESA	AZ	85212
CROYLE RUSSELL/SABO ARIELLA	10163 E REVOLUTION DR	MESA	AZ	85212
STELMACH CHRISTOPHER/HANNAH	10159 E REVOLUTION DR	MESA	AZ	85212
GALBREATH BRIAN DANIEL/JASMINE D	823 DUBLIN DR	MISHAWAKA	IN	46545
TUCKER DIANE G	10149 E REVOLUTION DR	MESA	AZ	85212

FINLEY MICHAEL/JACQUELINE/MORGA	4503 S MONTANA DR	CHANDLER	AZ	85248
MARCOTTE SHANE R/LAURA K	10139 E REVOLUTION DR	MESA	AZ	85212
ROWE GREGORY PAUL/KELLEEN RUTH	10135 E REVOLUTION DR	MESA	AZ	85212
MCGHAN MARK DOUGLAS	10129 E REVOLUTION DR	MESA	AZ	85212
RICCIARDI JAMES/PIAZZA-RICCIARDI LI	10125 E REVOLUTION DR	MESA	AZ	85212
NEELEY CHRISTOPHER D/DANIELLE D	10119 E REVOLUTION DR	MESA	AZ	85212
DANIELS PATRICIA/DEBORAH	10115 E REVOLUTION DR	MESA	AZ	85212
DIGREGORIO NICHOLAS PATRICK/BREA	10111 E REVOLUTION DR	MESA	AZ	85212
MALAGAVELI LAKSHMI	10105 E REVOLUTION DR	MESA	AZ	85212
NEMANI SRIKANTH/VENKATA RATNAV	10065 E REVOLUTION DR	MESA	AZ	85212
VEERAMREDDY VEERA AMARNATH RE	10061 E REVOLUTION DR	MESA	AZ	85212
TRAVIS DANIEL STUART JR/VU KEU THI	10055 E REVOLUTION DR	MESA	AZ	85212
WEST MICHELLE ANN/KEITH BENJAMIN	10222 E REVOLUTION DR	MESA	AZ	85212
BEHRMANN MICHELLE	10218 E REVOLUTION DR	MESA	AZ	85212
CHOI SOOJUNG JANICE/KIM HYUNKW	10212 E REVOLUTION DR	MESA	AZ	85212
GUTIERREZ MERESIA	10208 E REVOLUTION DR	MESA	AZ	85212
MORRISON PAUL/SOPHIA	10202 E REVOLUTION DR	MESA	AZ	85212
HEADRICK MICHAEL/TOMLINSON VICT	10162 E REVOLUTION DR	MESA	AZ	85212
MAWSON RAUN/MARISA MONIKA MC	10158 E REVOLUTION DR	MESA	AZ	85212
ST CLAIR KRIS/SEAN A	10154 E REVOLUTION DR	MESA	AZ	85212
SUDDRETH GREGORY/RITA	10148 E REVOLUTION DR	MESA	AZ	85212
PICKETT PENNI LYNN	10144 E REVOLUTION DR	MESA	AZ	85212
HELM NICHOLE/GOLTZ STEVEN	10138 E REVOLUTION DR	MESA	AZ	85212
TALBOT RYAN GORDON/ANNIE RAE	10134 E REVOLUTION DR	MESA	AZ	85212
WHITESEL MARION M	10128 E REVOLUTION DR	MESA	AZ	85212
STENZEL MELISSA ANNE/ROSENGARDE	10124 E REVOLUTION DR	MESA	AZ	85212
PIERCE CHRISTOPHER R/KATIE N	10118 E REVOLUTION DR	MESA	AZ	85212
KISTNER MITCHEL HOWARD	10114 E REVOLUTION DR	MESA	AZ	85212
GRAHAM LOFTIN/ROMERO KRISTINA	10110 E REVOLUTION DR	MESA	AZ	85212
STOTTS JOSIAH/GLAVAN CATHERINE	10104 E REVOLUTION DR	MESA	AZ	85212
TRUSLER KAREY JANINE/WILLIAM D/TH	10064 E REVOLUTION DR	MESA	AZ	85212
FLORIO GABRIEL ALESSANDRO/KATIE L	10060 E REVOLUTION DR	MESA	AZ	85212
SOELBERG HAILEY/MARK	10054 E REVOLUTION DR	MESA	AZ	85212
HALES ANDREW BRENNAN/BRIEANN L	10050 E REVOLUTION DR	MESA	AZ	85212

LIGHT JONATHAN B/PEIYI HUANG	10044 E REVOLUTION DR	MESA	AZ	85212
NANNENGA ANDREW/BATTEY CANDIC	10036 E REVOLUTION DR	MESA	AZ	85212
ROJEL DOCIA MARIE/GABRIEL ANTONI	10030 E REVOLUTION DR	MESA	AZ	85212
TILSON HEIDI ANN/JASON STEVEN	10026 E REVOLUTION DR	MESA	AZ	85212
HYMAS JORDAN R/TARA B	10022 E REVOLUTION DR	MESA	AZ	85212
SOZZI RITA M	4126 S NEUTRON	MESA	AZ	85212
OSIF LOREN R	4130 S NEUTRON	MESA	AZ	85212
JACKSON LAGRANT I/JANICE L	4213 S ELECTRON	MESA	AZ	85212
WOOLF PAUL L/TRUDY	4207 S ELECTRON	MESA	AZ	85212
MADDEN BRETT/HAUTAU KELSEY	9964 E RUBIDIUM AVE	MESA	AZ	85212
RAMIREZ KATHLEEN A/WILLIAM J	9960 E RUBIDIUM AVE	MESA	AZ	85212
GUERRERO BRANDON/RACHEL	9956 E RUBIDIUM AVE	MESA	AZ	85212
BHAKTA ROSHAN N/SONYA R	9950 E RUBIDIUM AVE	MESA	AZ	85212
DAVIS DAWN/STEPHEN	9946 E RUBIDIUM AVE	MESA	AZ	85212
SCHANER DAVID RYAN/JEAN ANN MEN	9942 E RUBIDIUM AVE	MESA	AZ	85212
WOODSIDE HOMES SALES AZ LLC	1811 S ALMA SCHOOL RD SUITE 190	MESA	AZ	85210
PEJLOVAS LOUIS J III/NIKIE E	4156 S ZEPHYR	MESA	AZ	85212
HUDSON WILLIAM ANTONIUS/LADAW	4162 S ZEPHYR	MESA	AZ	85212
DOUGLAS KENNETH D/ALTOVISE J	4202 S ZEPHYR	MESA	AZ	85212
GONZALEZ MEAGAN RENEE/ADRIAN	9919 E REVOLUTION DR	MESA	AZ	85212
CARDOSO DAVID/MICHELLE MARIE	9925 E REVOLUTION DR	MESA	AZ	85212
PEARSON TIADORA LACEY/LAND NELS	9931 E REVOLUTION DR	MESA	AZ	85212
MILLER MARIANNE	9937 E REVOLUTION DR	MESA	AZ	85212
GYGI MARK T/LORI L	9943 E REVOLUTION DR	MESA	AZ	85210
CUOCCI SARAH E/JAMES DAVID	9949 E REVOLUTION DR	MESA	AZ	85212
SANCHEZ DANNY RICHARD II/LAURON	9955 E REVOLUTION DR	MESA	AZ	85212
LEE BRIAN CHRISTOPHER/STEPHANIE T	9961 E REVOLUTION DR	MESA	AZ	85212
WONG SOPHIE SHUK WAH/LEUNG SAI	9966 E REVOLUTION DR	MESA	AZ	85212
EATON TAMMY D/KEVIN M	9960 E REVOLUTION DRIVE	MESA	AZ	85212
BUSTILLOS FRANCISCO/DENISE	9954 E REVOLUTION DR	MESA	AZ	85212
JALBERT WILFRED J JR/KATIE N	9948 E REVOLUTION DR	MESA	AZ	85212
MACK JOSEPH/WHITNEY	9942 E REVOLUTION DR	MESA	AZ	85212
HELMERS BLAKE RYAN/GARROW JOLEI	9936 E REVOLUTION DR	MESA	AZ	85212
MARTIN COURTNEY M/ERIK G	9930 E REVOLUTION DR	MESA	AZ	85212

LAVOIE JOSHUA R/HEATHER	9926 E REVOLUTION DR	MESA	AZ	85212
BROWN CAROLYN JULIA	9855 E RESISTANCE AVE	MESA	AZ	85212
ARCE MOSES R/TUYEN H	9903 E RESISTANCE AVE	MESA	AZ	85212
BELLER DORIAN RANEY/KAMA MARIE	9907 E RESISTANCE AVE	MESA	AZ	85212
KAUR RAJWINDER	9911 E RESISTANCE AVE	MESA	AZ	85212
BRANDT RYAN DAVID/CORBIT CHRISTC	9917 E RESISTANCE AVE	MESA	AZ	85212
GONZALEZ EMILY ANNETTE/MICHAEL	9921 E RESISTANCE AVE	MESA	AZ	85212
SASSER GRACE A/JEFF W/JOANNE KAY	9925 E RESISTANCE AVE	MESA	AZ	85212
WELLS AMANDA/ADAM	9931 E RESISTANCE AVE	MESA	AZ	85212
MURILLO ISMAEL JAIME/NUNEZ GUAD	9935 E RESISTANCE AVE	MESA	AZ	85212
RATHORE PRAVINDRA SINGH/SINGH S	9939 E RESISTANCE AVE	MESA	AZ	85212
HANDELMAN RYNE JEFFREY	9945 E RESISTANCE AVE	MESA	AZ	85212
HUTCHINGS CELESTINA	9949 E RESISTANCE AVE	MESA	AZ	85212
KADU ABHIJIT P/KALPANDE SAMIKSHA	4065 S ELECTRON	MESA	AZ	85212
FRANCESCONI GINA ANN	4061 S ELECTRON	MESA	AZ	85212
KING AARON L/KIMBERLY	4057 S ELECTRON	MESA	AZ	85212
PROEHL JANICE IRENE/CARL EUGENE	9936 E RESISTANCE AVE	MESA	AZ	85212
RHOADS KIMBERLY CONSUELO	9932 E RESISTANCE AVE	MESA	AZ	85212
SURESH-CHANDAR MANISHA	9926 E RESISTANCE AVE	MESA	AZ	85212
MORRIS JON CHARLES/SHEA SUZANNE	922 E RESISTANCE AVE	MESA	AZ	85212
SHEA HOMES LIMITED PARTNERSHIP	8800 N GAINNEY CENTER DR STE 350	SCOTTSDALE	AZ	85258
ROBBINS NICHOLAS LEE/THORPE AMB	9912 E RESISTANCE AVE	MESA	AZ	85212
PORTER CURTIS JORDAN/VICTORIA NA	4106 S HELIOS	MESA	AZ	85212
THOMAS MICHAEL KENNETH/KRISTEN	4110 S HELIOS	MESA	AZ	85212
POLANCO GRISELDA/SANTOS VICTOR	4114 S HELIOS	MESA	AZ	85212
NAPIERSKI TAYLOR JONATHAN/JANA L	4118 S HELIOS	MESA	AZ	85212
VAZQUEZ NIKO AARON/YAZDANI NUSI	4122 S HELIOS	MESA	AZ	85212
STRATTON BEAU/CHRISTAL ROSE	4126 S HELIOS	MESA	AZ	85212
TA LOI VINH/TRAN PHUON BACH THI	9707 E RADIOACTIVE DR	MESA	AZ	85212
ELLIOTT TROY/HAILEE	9711 E RADIOACTIVE DR	MESA	AZ	85212
MARTINEZ REBECCA/CORDOVA MARIA	9715 E RADIOACTIVE DR	MESA	AZ	85212
PHAM THIEU VAN TRAN/VAN ANH HO.	9721 E RADIOACTIVE DR	MESA	AZ	85212
SEXSON ERIC RANDALL	9725 E RADIOACTIVE DR	MESA	AZ	85212
COTTER BENSON W/CHELSIE FOSTER	9729 E RADIOACTIVE DR	MESA	AZ	85212

MORSE RICHMOND NATHANIEL/LINDS	9735 E RADIOACTIVE DR	MESA	AZ	85212
SINGH SHYAM BABU/KUMARI MANOR	9739 E RADIOACTIVE DR	MESA	AZ	85212
WANG JACLYN J/YUE BRIAN C	9743 E RADIOACTIVE DR	MESA	AZ	85212
LUIZ JOANN MARIE	9749 E RADIOACTIVE DR	MESA	AZ	85212
AML TRUST	9753 E RADIOACTIVE DR	MESA	AZ	85212
GUAN BOWEN	9757 E RADIOACTIVE DR	MESA	AZ	85212
WHITTEN BRANDY MARIE/MINNATEE	9803 E RADIOACTIVE DR	MESA	AZ	85212
BENTLEY NING	9807 E RADIOACTIVE DR	MESA	AZ	85212
DALINIS MARK T/NICOLE	9811 E RADIOACTIVE DR	MESA	AZ	85212
ZHENG FAMILY LLC	8302 N CANTA REDONDO	PARADISE VALLEY	AZ	85253
MONTOYA STANLEY V IV/MEGAN C	9821 E RADIOACTIVE DR	MESA	AZ	85212
THORUD BRANDON SCOTT/HILLS TERR	9825 E RADIOACTIVE DR	MESA	AZ	85212
HUDSON JUSTIN C/TAMEISHA C	9831 E RADIOACTIVE DR	MESA	AZ	85212
IBARRA MICHAEL/GENE KATHRYN MA	9835 E RADIOACTIVE DR	MESA	AZ	85212
NUNEZ MARIO V/CARRILLO ANGELA S	1510 E ROBIDOUX ST	WILMINGTON	CA	90744
POWELL JAROD THOMAS/LISA MARIE	9845 E RADIOACTIVE DR	MESA	AZ	85212
THOMAS CLAYTON DOUGLAS/BARTON	9849 E RADIOACTIVE DR	MESA	AZ	85212
WHITE DERRIK/BRITTANY	9853 E RADIOACTIVE DR	MESA	AZ	85212
LAU KANMING GAVIN/CHOI CHING YI	9859 E RADIOACTIVE DR	MESA	AZ	85212
TRITT MICHAEL B/ROBIN LYNNE	9901 E RADIOACTIVE DR	MESA	AZ	85212
KURIAKOSE ANJU SUSAN	9905 E RADIOACTIVE DR	MESA	AZ	85212
TAYLOR MORRISON ARIZONA INC	9000 E PIMA CENTER PKWY STE 350	SCOTTSDALE	AZ	85258-4472
MCENTIRE JUNE ANGELA	9915 E RADIOACTIVE DR	MESA	AZ	85212-8992
MONTGOMERY DAVID PAUL/TAMARA	9919 E RADIOACTIVE DR	MESA	AZ	85212
JENKO LARRY ALLEN	9923 E RADIOACTIVE DR	MESA	AZ	85212
MURDOCK KAILEY KATHLEEN/KYLE RA	4047 S ZEUS	MESA	AZ	85212
ANDERSON TIMOTHY SHAWN/HEATHE	4041 S ZEUS	MESA	AZ	85212
MCDOWELL JAMES ELWIN/PAULA STO	9832 E RADIOACTIVE DR	MESA	AZ	85212
CAMPOS ASHLEE LAUREN/JACOB STEV	9826 E RADIOACTIVE DR	MESA	AZ	85212
BOGERT DANIEL KEVIN/TARA GLAZIER	9822 E RADIOACTIVE DR	MESA	AZ	85212
RHONDA ALEXANDER LIVING TRUST 2	9818 E RADIOACTIVE DR	MESA	AZ	85212
XU MEILING/YAN XIAODONG	9812 E RADIOACTIVE DR	MESA	AZ	85212
YEATER SARAH ANNE/BRETT ANSON	9808 E RADIOACTIVE DR	MESA	AZ	85212
PRUITT DARIEN MARIE/BRIAN JOSEPH	9804 E RADIOACTIVE DR	MESA	AZ	85212

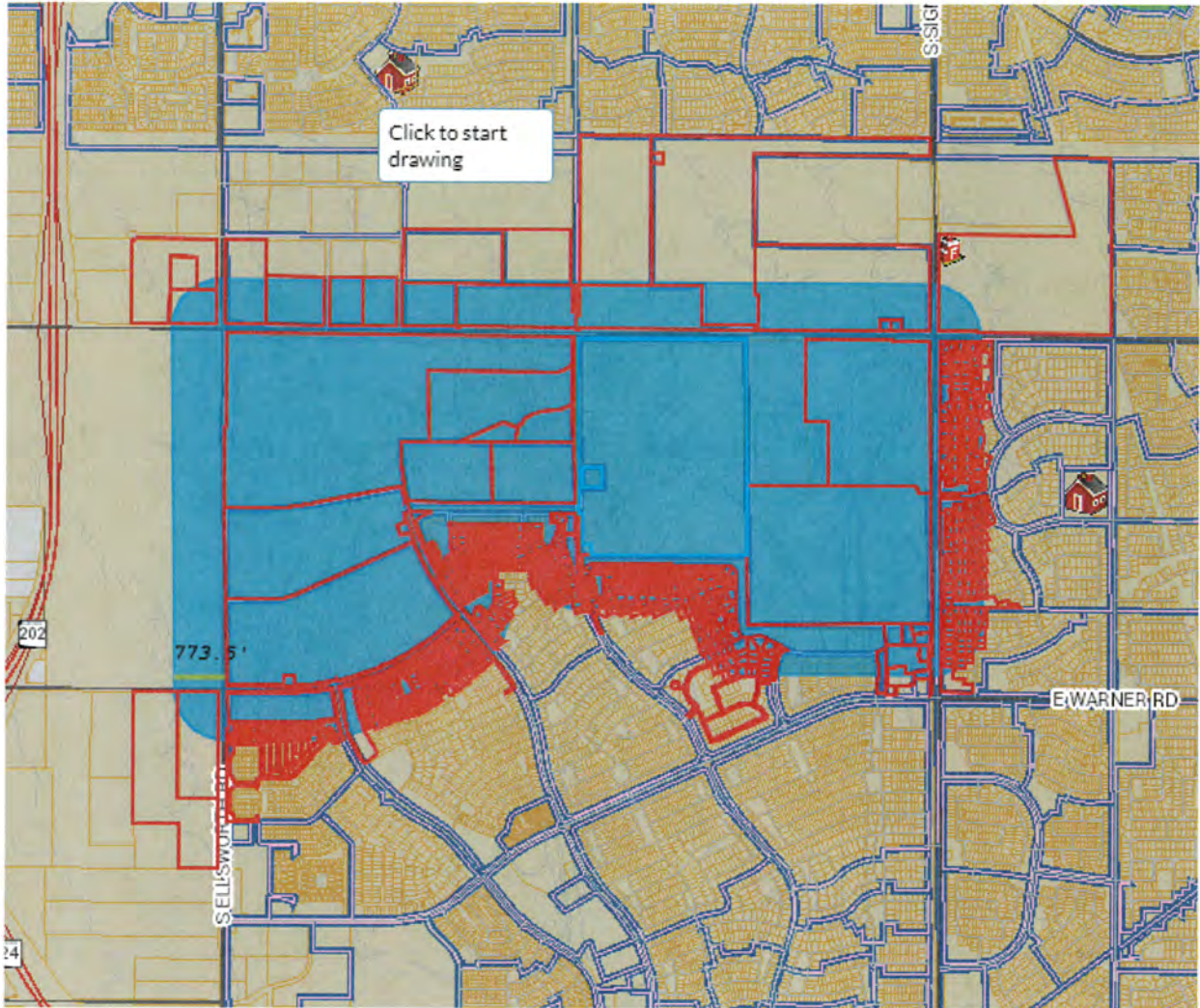
FRITTS MATTHEW JOSEPH/SHARON RE	9764 E RADIOACTIVE DR	MESA	AZ	85212
CELAYA MATTHEW JESUS/MEGAN WIN	9758 E RADIOACTIVE DR	MESA	AZ	85212
RAND LINDA MAYHEW	9754 E RADIOACTIVE DR	MESA	AZ	85212
MCMURDY AMANDA N/VEGH RYAN T	9750 E RADIOACTIVE DR	MESA	AZ	85212
TURNER THOMAS JAMES III/LARAE NO	9744 E RADIOACTIVE DR	MESA	AZ	85212
STAKE ALEXANDER DAVID/ALYSSA CHF	1389 S PONDEROSA DR	GILBERT	AZ	85296
RAMTAHAISINGH ISHIA ALETTA	9736 E RADIOACTIVE DR	MESA	AZ	85212
RAY JOSHUA W/KARISSA LAEL	9730 E RADIOACTIVE DR	MESA	AZ	85212
BILLINGS ZACKERY JAYMES/AMANDA I	7215 E ONZA AVE	MESA	AZ	85212
FLESCH BRIAN DOUGLAS/JULIE ANN	9722 E RADIOACTIVE DR	MESA	AZ	85212
BLAND FALLON	9718 E RADIOACTIVE DR	MESA	AZ	85212
PHIPPS KELLY A/GUERREIRO MATTHEV	9712 E RADIOACTIVE DR	MESA	AZ	85212
VALERA MONICA ALVARADO	9709 E RESEARCH AVE	MESA	AZ	85212
MAHDI RAMI NAJI/TARA-LEIGH	9715 E RESEARCH AVE	MESA	AZ	85212
RAFAYAT OMAR/WAHID TASMIAH	9719 E RESEARCH AVE	MESA	AZ	85212
NITZEN LOYD T II/LEWIS LORI KIMBERL	9723 E RESEARCH AVE	MESA	AZ	85212
HAWS MELISSA/BRANDEN	9727 E RESEARCH AVE	MESA	AZ	85212
TAO LI	2402 W REMINGTON PL	CHANDLER	AZ	85286
CULLINAN EMILY/BARNEKOW WILLIAM	9735 E RESEARCH AVE	MESA	AZ	85212
STARR COURTNEY LEIGH/THOMAS ANI	9741 E RESEARCH AVE	MESA	AZ	85212
MORTON BRADEE	9745 E RESEARCH AVE	MESA	AZ	85212
SHOLTIS JOHN PHILIP/JUDITH MARIE/J	9749 E RESEARCH AVE	MESA	AZ	85212
LABARGE JONATHAN/CLAUDIA	9755 E RESEARCH AVE	MESA	AZ	85212
HARDY ENTERPRISES LLC	1302 E PALOMINO DR	TEMPE	AZ	85284
MOFFATT ASHLEY RAE	9763 E RESEARCH AVE	MESA	AZ	85212
MOFFATT DEBRA K	9807 E RESEARCH AVE	MESA	AZ	85212
KENYON CHRISTINA MARIA/CHRISTOP	9811 E RESEARCH AVE	MESA	AZ	85212
XING BO/MA HONGTAO	4022 E LAKESIDE BLVD	PHOENIX	AZ	85044
SHI ZHAOXING/WANG XIN	1905 W SWAN DR	CHANDLER	AZ	85286
NGUYEN NGOCTHUY	9825 E RESEARCH AVE	MESA	AZ	85212
BENNETT CATHERINE	9829 E RESEARCH AVE	MESA	AZ	85212
NGUYEN TAM N/HUYNH DUY	9835 E RESEARCH AVE	MESA	AZ	85212
REYNAGA MARTIN JR/HEATHER	4050 S MOONBEAM	MESA	AZ	85212
LENNAR ARIZONA INC	890 W ELLIOT RD STE 101	GILBERT	AZ	85233

ZHANG LI	72 BIRMINGHAM	IRVINE	CA	92620
WANG WENDY/CHEN PEIJUN	1881 W SWAN DR	CHANDLER	AZ	85286
JOHN GEJO/THOMAS NINY	4038 S ZODIAC	MESA	AZ	85212
MISTERO BRANDON	4034 S ZODIAC	MESA	AZ	85212
VALDIVIA IRAM ALICIA/JENISSE	4028 S ZODIAC	MESA	AZ	85212
PATEL KAVIN HARISH/SONAMPREET	4024 S ZODIAC	MESA	AZ	85212
GRIFFO LYNNETTE MARIE	4023 S MOONBEAM	MESA	AZ	85212
CHAVEZ CRYSTAL/GARCIA EDWARD	4029 S MOONBEAM	MESA	AZ	85212
MORSE RANDY JAMES	4 GIOVANNI	ALISO VIEJO	CA	92656
WARD ERICA NICOLE/ADRIAN MARLO	4041 S MOONBEAM	MESA	AZ	85212
SERNA SILVIA/SERNA IVAN	4047 S MOONBEAN	MESA	AZ	85212
LUU MICHAEL/WONG ALLISON	PO BOX 557	TEMPLE CITY	CA	91780
DESOTELL JASON/MICHELLE	4059 S MOONBEAM	MESA	AZ	85212
KREKOWSKI KAYLEE	9824 E RESEARCH AVE	MESA	AZ	85212
JACOBS AMANDA	9820 E RESEARCH AVE	MESA	AZ	85212
SABER JACKIE RENEE	9814 E RESEARCH AVE	MESA	AZ	85212
RENZAGLIA KEVIN	9810 E RESEARCH AVE	MESA	AZ	85212
SCALZO ROBERT M/MARICEL S	9806 E RESEARCH AVE	MESA	AZ	85212
GERBIG ANDREW	9762 E RESEARCH AVE	MESA	AZ	85212
MCPHERSON CATRINA/WILLIAM M/M	9758 E RESEARCH AVE	MESA	AZ	85212
FERGUSON BLONDENA S	9754 E RESEARCH AVE	MESA	AZ	85212
LANCASTER JOHN A/HOSKISSON ANGE	9748 E RESEARCH AVE	MESA	AZ	85212
CABRERA MARIA TERESA MARCIANO	3021 WESTSIDE CT	ALPHARETTA	GA	30009
NAVARRETTE ESTEBAN	9740 E RESEARCH AVE	MESA	AZ	85212
BEASLEY DUSTIN/HYUN	4022 S BLAZAR	MESA	AZ	85212-8980
BERGANT ANDREA/RICHARD/HANSON	4028 S BLAZAR	MESA	AZ	85212
BROCKER COLE/MELISSA	4034 S BLAZAR	MESA	AZ	85212
SCHEIDECKER BRYAN/MONICA/SUSAN	4040 S BLAZER	MESA	AZ	85212
SANCHEZ GERSON/STEVIE LYNN	4046 S BLAZAR	MESA	AZ	85212
BROPHY JANA	4039 S GALAXY LN	MESA	AZ	85212
ARNOLD DEVANTE ROBERT/BAILEY ST	4033 S GALAXY LN	MESA	AZ	85212
MCCLAIN ADAM M/PRISCILA V	4027 S GALAXY LN	MESA	AZ	85212
DEDRICK DALE ANDREW JR/TIERA ANN	9739 E RED GIANT DR	MESA	AZ	85212
LIN LIN/FANG KE	562 W ZION PL	CHANDLER	AZ	85248

VASQUEZ ERICA/PATRICIA	9747 E RED GIANT DR	MESA	AZ	85212
PARRA ALBERT/ERMA ALTAMIRANO/A	9753 E RED GIANT DR	MESA	AZ	85212
MIRAMON ALYSSA/CARLOS	9757 E RED GIANT DR	MESA	AZ	85212
DUNBAR DREW	9761 E RED GIANT DR	MESA	AZ	85212
BONNER ALEX/BIELBY BRIANNA	9805 E RED GIANT DR	MESA	AZ	85212
EASTMARK RED GIANT RENTAL LLC	2644 E TAMARISK ST	GILBERT	AZ	85296
DAVENPORT BRIAN/JENNIFER	9813 E RED GIANT DR	MESA	AZ	85212
DEUGENIO NICHOLAS/NICOLE	9819 E RED GIANT DR	MESA	AZ	85212
LARSON CAMERON/LANA	9823 E RED GIANT DR	MESA	AZ	85212
BHUSHAN/ANUBHAW	9827 E RED GIANT DR	MESA	AZ	85212
WRIGHT RANDI D/HERMANSON JAME	9833 E RED GIANT DR	MESA	AZ	85212
CAMPBELL CLIFFORD GREGORY/TANYA	9837 E RED GAINT DR	MESA	AZ	85212
ZHAO HONGLIANG	51 5688 LONG RM 301 LONG WU RD	MIN HANG DISTRICT	SHANGHAI	
HINGTGEN JERRY JOSEPH/ELIZABETH A	4019 S ZEUS	MESA	AZ	85212-9002
FIELDS BRANDON/TIFFANY	4013 S ZEUS	MESA	AZ	85212-9002
BOWYER ASHLYN/CHANDLER	9930 E RED GIANT DR	MESA	AZ	85212
CRISWELL JEFFERY P/LISA J	9924 E RED GIANT DR	MESA	AZ	85212

Gilbert Unified School District	140 S. Gilbert Rd.	Gilbert	AZ	85234
Boeing Attn: Mary Baldwin	5000 E. McDowell Rd. MC M510-A381	Mesa	AZ	85215
Queen Creek Unified School District	20217 E. Chandler Heights	Queen Creek	AZ	85142
Phoenix Mesa Gateway Airport	600 S. Power Rd. Bldg 41	Mesa	AZ	85206
Bella Via Community Association Attn: Sophia N	4402 S. Danta	Mesa	AZ	85212
Desert Valley c/o Bob Brown	7255 E. Hampton Avenue # 101	Mesa	AZ	85209
Keighley Place c/o Patti Garvin	4645 E. Cotton Gin Loope	Phoenix	AZ	85040
Stratford Estates Attn: Heather Brinson	4248 S. Emery	Mesa	AZ	85212
Stratford Estates Attn: Karie Babbitt	11462 E. Rutledge Avenue	Mesa	AZ	85212

Tab B



Tab C



December 28, 2020

Dear Neighbor:

RE: Eastmark – Request for approval for a Major Amendment to the Community Plan (CP) (Case # ZON 20-00861); approval of a Development Unit Plans (DUPs) for Development Unit 1 (Case # ZON 20-00888), DU 6 South (Case # ZON 20-00887), DU 5 North (Case # ZON 20-00889); and an amendment to the approved DUP for DU 2 (Case # ZON 20-00884)

Dear Neighbor,

DMB and Brookfield Residential are the owners and/or Master Developer of the approximately 3,200 acre Eastmark community located south of Elliot Road, west of Signal Butte Road east of Ellsworth Road and north of Williams Field Road (Eastmark). The purpose of this letter is to provide you with information associated with several requests that have been made to the City of Mesa. The City requires that we send this notice letter as part of the process.

In accordance with the Community Plan for Eastmark, we have submitted the following requests: 1) A Major Amendment to the Community Plan; 2) a request for approval for a DUP for DU 1; 3) a request to amend the DUP for DU 2; 4) a request for a new DUP for 6 South; and 5) a request for a DUP for 5 North. The map identifies the locations of these areas. These changes collectively only impact the areas that are in DU 1, DU 2, DU 6 South and DU 5 North and consist of approximately 681 acres. The proposed changes do NOT impact areas that are currently developed in Eastmark.

As required by the City, a neighborhood meeting will be held as noted below. Additionally, this letter also identifies the hearing dates for the proposed Major Amendment to the CP and the proposed DUPs. Note that all meetings are being held in a digital meeting format. For information on how to view or participate in the Planning and Zoning Board hearing please visit the City of Mesa's Planning Division website at the following link: <https://www.mesaaz.gov/government/advisory-boards-committees/planning-zoning-board>.

Neighborhood Meeting:

January 12, 2021, 5:30 to 6:30

Via zoom link below:

<https://us02web.zoom.us/j/85906956884?pwd=Qml5SGlTRVRuRVJ6UExzZCtZTzgWQT09>

Meeting ID: 859 0695 6884

Passcode: 626004

Major Amendment to Community Plan:

Planning Board Hearing:

January 27, 2021, 4:00 p.m.

City Council Hearings:

February 22, 2021, 5:45 p.m.

March 1, 2021, 5:45 p.m.

DUP for Development Units 1, 2, 6 South and 5 North:

Planning Board Hearing:

March 24, 2021, 4:00 p.m.

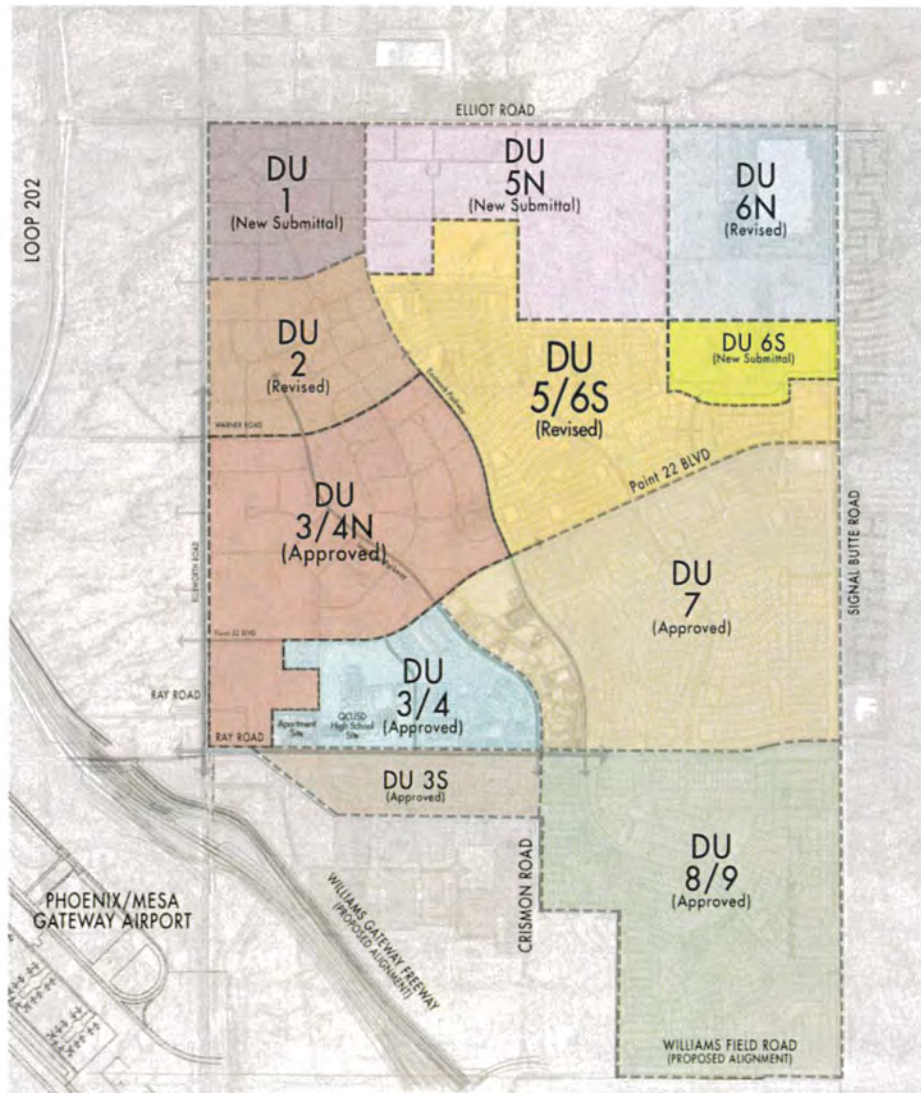


Additional Information can be obtained at the City of Mesa Planning Department. Alternatively, if you have questions, please contact me at (480) 367-7322 or jhegardt@dmbinc.com. I would be happy to provide you with additional information or meet with you personally to further explain the proposal.

Sincerely,

Jill Hegardt, FAICP

cc: Tom Ellsworth, City of Mesa Planning Department



Tab D



City of Mesa Planning Division

AFFIDAVIT OF PUBLIC POSTING

To be submitted to the Planning Division by January 13, 2021

Date: 1/12/2021

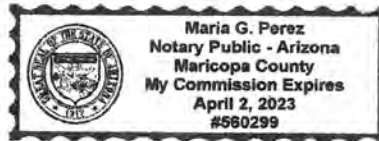
I, Tom Cotter, being the owner or authorized applicant for the zoning case below, do hereby affirm that I have posted the property related to Case #ZON20-00861 on the 12th day of JANUARY, 2021. At least one notice for each quarter mile of frontage along perimeter right-of-way so that the notices were visible from the nearest public right-of-way.

SUBMIT PHOTOGRAPHS OF THE POSTINGS MOUNTED ON AN 8.5" BY 11" SHEET OF PAPER WITH THIS AFFIDAVIT.

Applicant's/Representative's signature: Tom Cotter

SUBSCRIBED AND SWORN before me this 12th day of January, 2021.

Maria G. Perez
Notary Public



Case Number: ZON20-00861

Project Name: _____

Sign Posting locations

Eastmark



Tab E



Eastmark Neighborhood Meeting

January 12, 2021
5:30 p.m. via Zoom

Eastmark Neighborhood Meeting Agenda

1. Introductions
2. Overview of Requests
3. Eastmark Overview
4. Explain CP Amendment
5. Explain DUP Amendments
6. Review schedule and timeline
7. Q&A

DISC GOLF COURSE:

Construction of Phase 1 has started and it will be completed by the end of 2021/beginning of 2022

More on this later in the presentation!

What are we Requesting?

1. Major Amendment to Eastmark Community Plan (CP)
2. Development Unit Plans (DUP)
 - a) DUP for DU 1
 - b) Modification to DU 2
 - c) New DUP for DU 5 North
 - d) New DUP for DU 6 South



Eastmark History

- DMB purchased property in 2006. Partnered with Brookfield in 2014. Brookfield manages the project for the ownership entity
- Flexible Zoning (Community Plan) approved in 2008
 - 15,000 Dwelling Units entitled
 - 20 million square feet of non-residential entitled
- Vision to create a community that includes area for employment together with livable, intimate and well-designed neighborhoods
- Original vision included residential uses on Elliot Road



Flexible Zoning Allowed for Development Adaptation
that Inspired the Creation of the Elliot Technology Corridor

Refining the Vision

- City of Mesa Implemented Elliot Technology Corridor to drive large scale *investment and employment opportunities in this area*
- City of Mesa Improvement of Elliot Road and Signal Butte in 2011



Refining the Vision

- City of Mesa Implemented Elliot Technology Corridor to drive large scale *investment and employment opportunities in this area*
- City of Mesa Improvement of Elliot Road and Signal Butte in 2011
- First solar/Apple – 1.3 mil Square feet
- EdgeCore Data Center – 180K Sq. ft./total 1.4 million sq. ft.
- Niagra Bottling – 450K sq. ft.

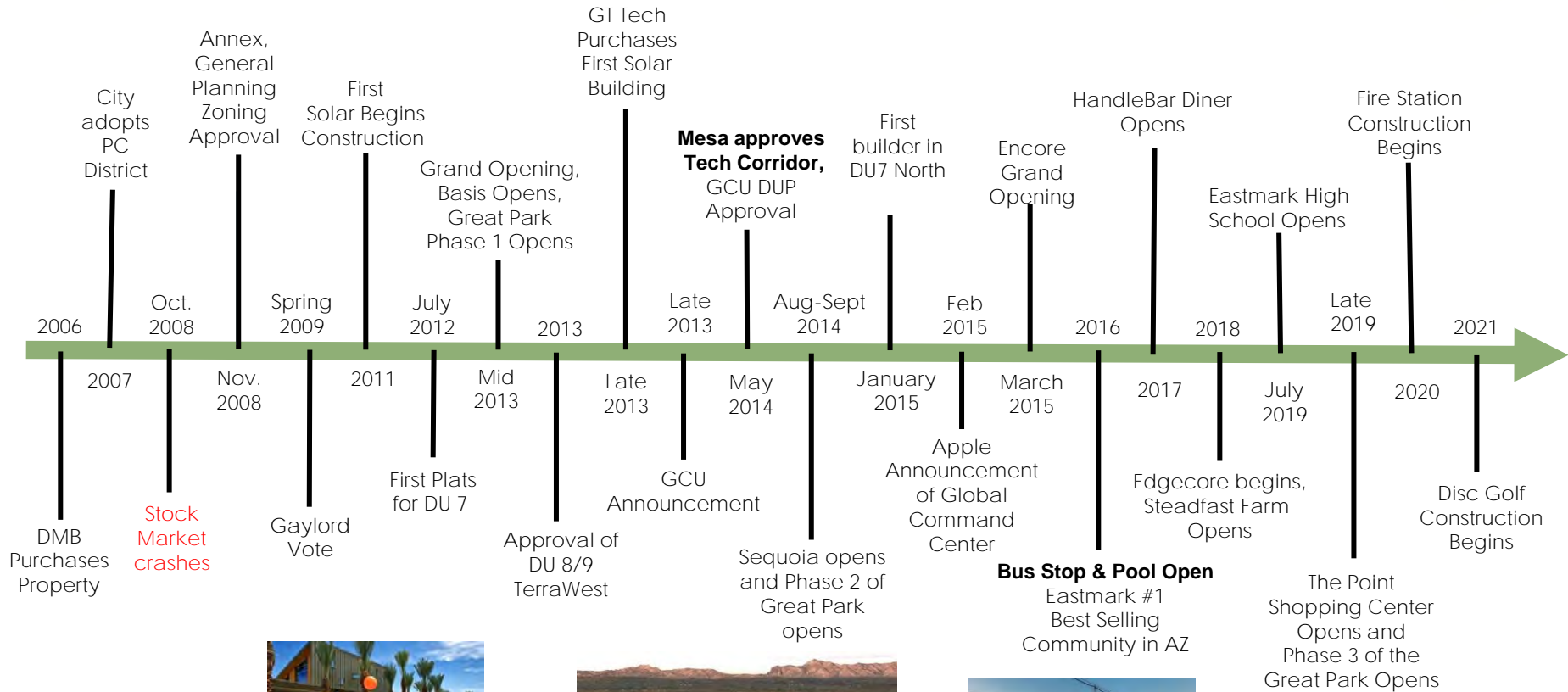


Eastmark History

- Shift in focus to higher intensity industrial along Elliot Road (First Solar -1.3 M SQ. Ft., Apple, etc.)
- Eastmark team in collaboration with Councilmember Thompson and City staff, conceived of the Elliot Road Tech Corridor
- Economy crashed in 2008 – Early plans for development including the Gaylord Hotel and Convention Center, golf and other resorts and resort residential use did not materialize
- Other plans (GCU) also did not materialize
- In 2018, major changes to the CP occurred to recognize evolving vision and changing market conditions

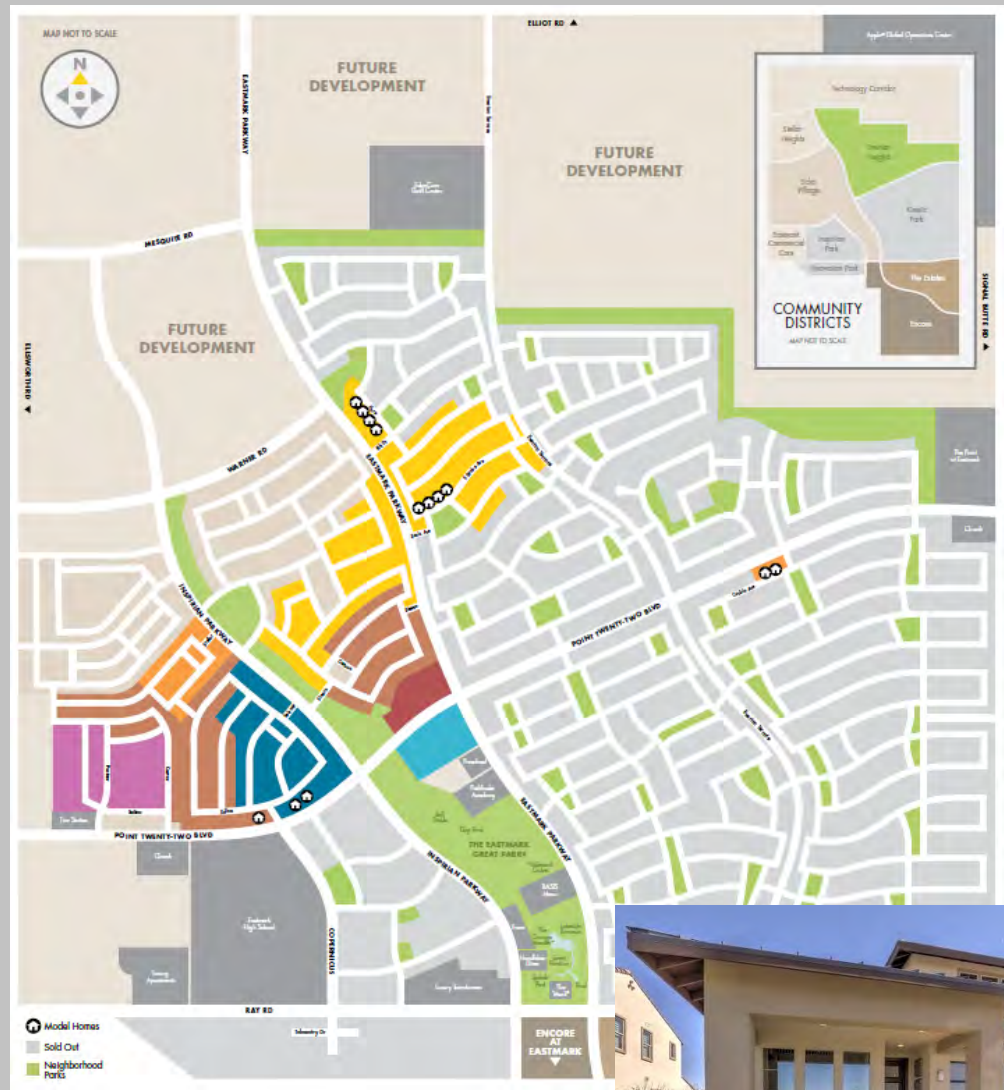
Eastmark History and Timeline

15 years in the Making



The Growth of Eastmark

- 7,317 Existing Residential Units (platted)
- 2,000 – 4,000 Future Residential Units
- 2,000 Planned/existing multi family
- 40+ Neighborhood parks
- 140 Acres of Non-Residential (developed)



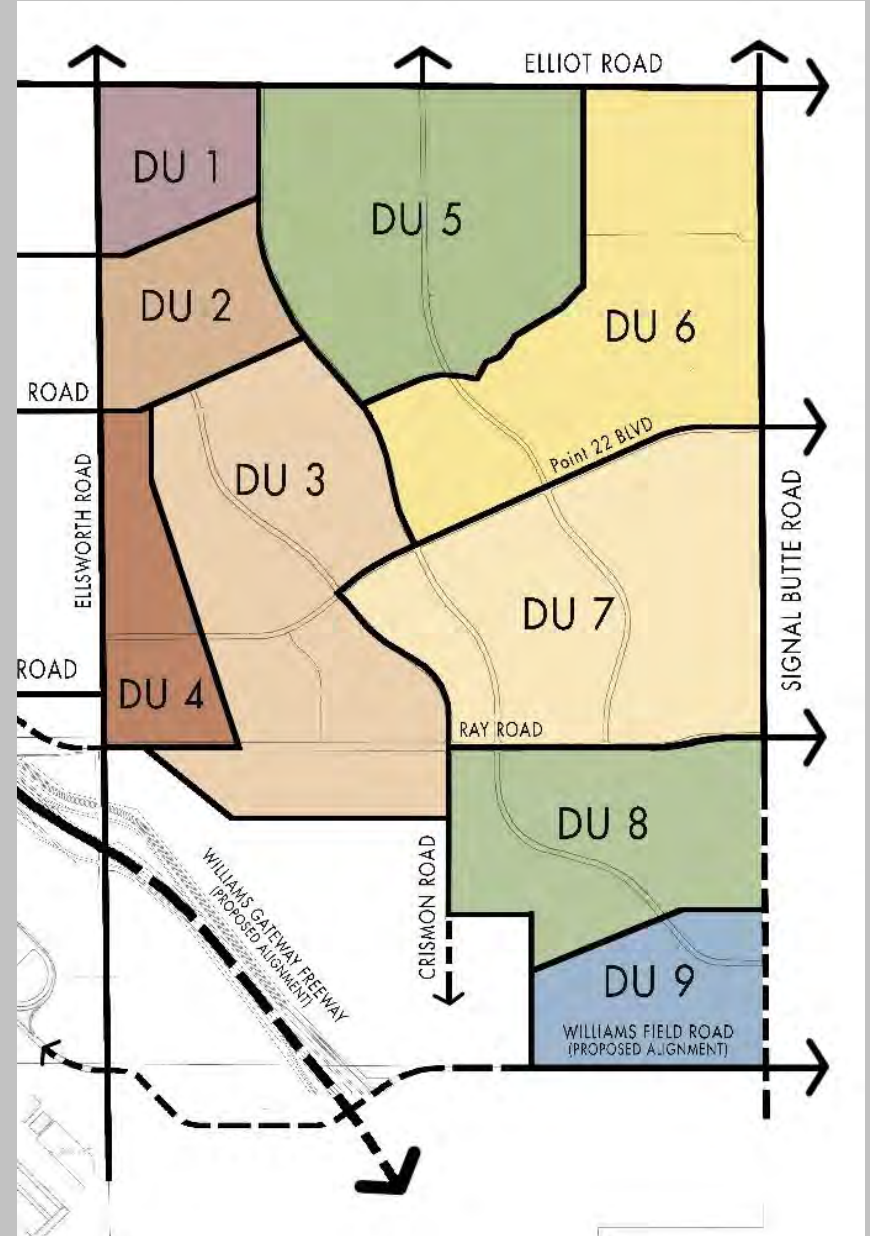
What is the Community Plan?

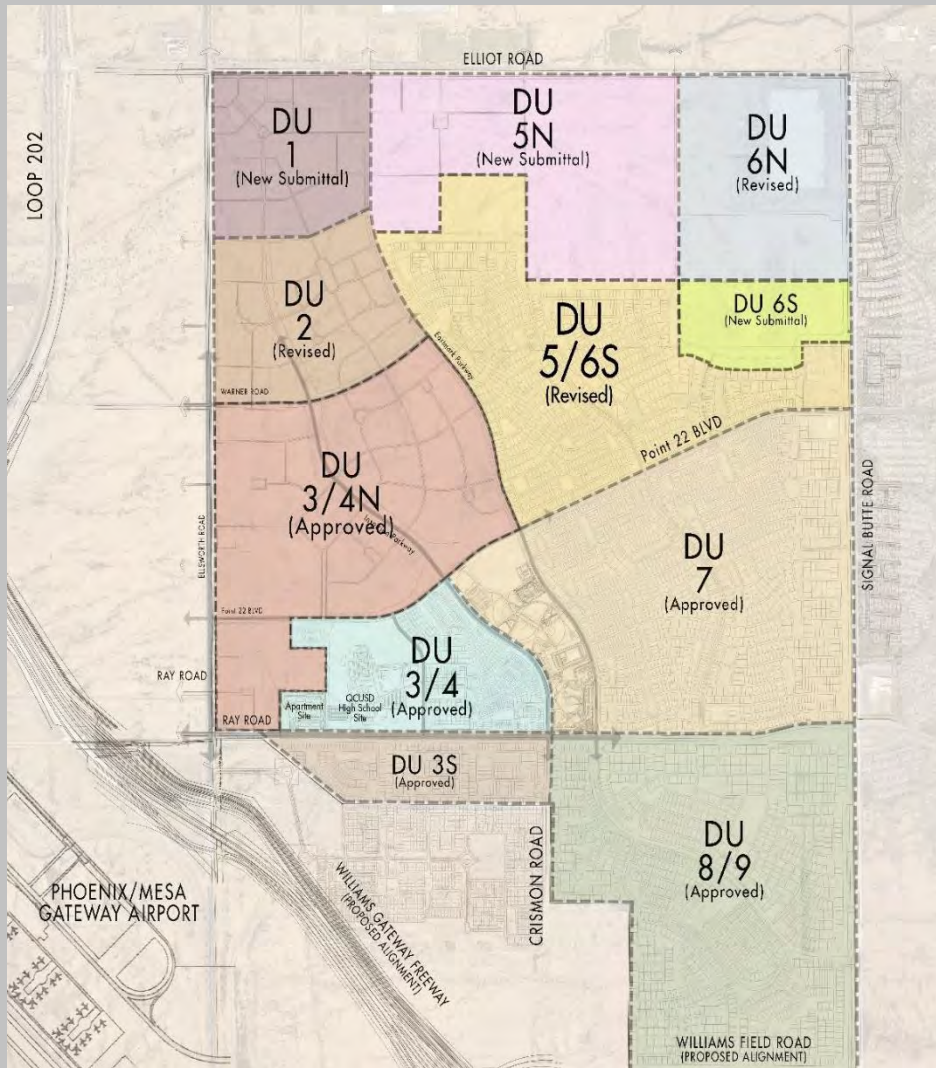
What is the Community Plan?

- Regulatory Set of Rules for Eastmark
- Basically – it's our Zoning Ordinance – intended for flexibility
- Creates zoning districts (land use groups or LUGs)
- Regulates setbacks, building heights, allowed uses, parking, signs, landscaping, etc.
- Does not identify the zoning districts (LUGs) on any given property, BUT it identify which ones are OK to use
- LUG is selected at the time of site plan/plat
- Can view it online at the City of Mesa website
<https://www.mesaaz.gov/business/development-services/planning/eastmark-mesa-proving-grounds>

Development Units (DU)

- Community Plan established 9 Development Units
- Community Plan also establishes generalized “character descriptions” for each DU (Chapter 8)
- Community Plan establishes a process for creating and amending Development Unit Plans (DUP) and what they need to include



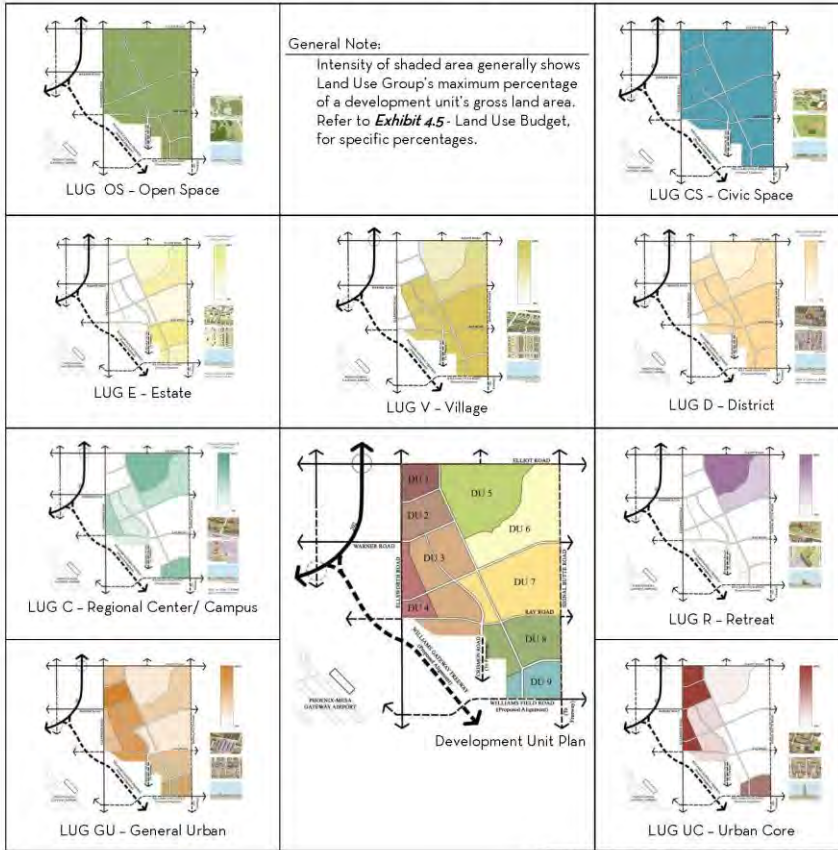


Development Unit Plans (DUPs)

- DUP plans have been approved for all areas EXCEPT DU 1
- As part of this request, we are proposing the following:
 - DUP for DU 1
 - Modification to DUP for DU 2
 - Creation of a new DUP for 5 North
 - Creation of a new DUP for 6 South

7.3 Land Use Group Location

Exhibit 7.4 - Land Use Group Location



AMENDED April 21, 2014 (Zoning Case Z14-014)

Land Use Groups (LUGs)

- CP (Section 7) creates 9 LUGs
- LUGs function is similar to a zoning district
- Identifies allowable uses
- LUGs inherently are flexible
- LUGs are identified as possible options in DUPs
- LUGs are Selected at the time of Site plan or Subdivision plat approval
- Important LUGs are Regional Center Campus (LUG C), Village (V), District (D) and Open Space (OS)

Open Space LUG



Village LUG



Civic Open Space LUG



District LUG



General Urban LUG



Regional Campus LUG



Regional Campus LUG



What are the Proposed Changes

Major Amendment to the Community Plan

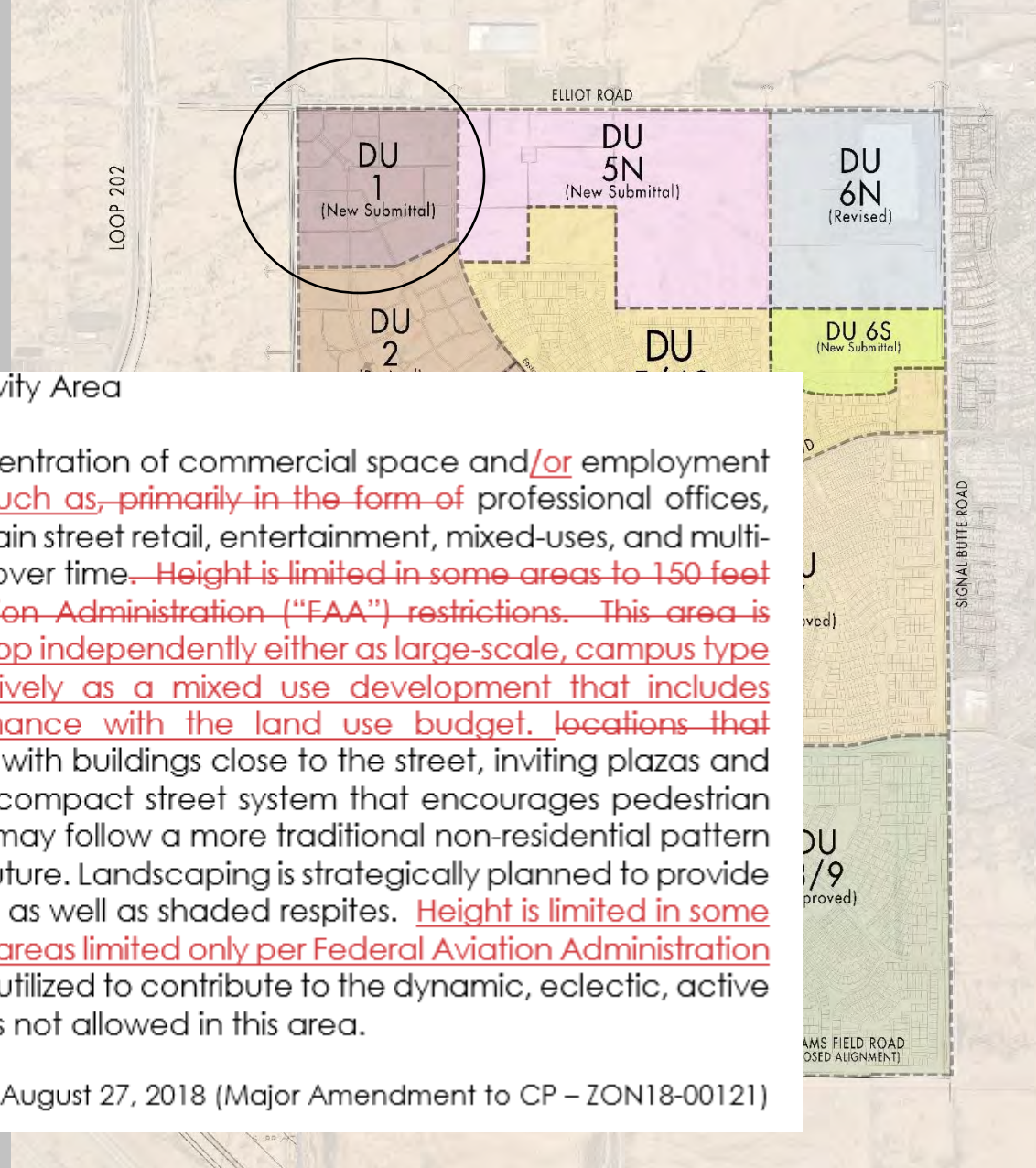
Consists of revisions to the Character Area Descriptions for DU 1 and DU 2

- CP Amendment impacts approximately 415 acres
- 290 acres for DU 1 and 2
 - 125 acres in DU 5 North

CP changes will be considered in 2 phases. Only changes to DU 1 and DU 2 will proceed to the Planning Board in January



Change to Section 8.4 A (DU 1) Character Area

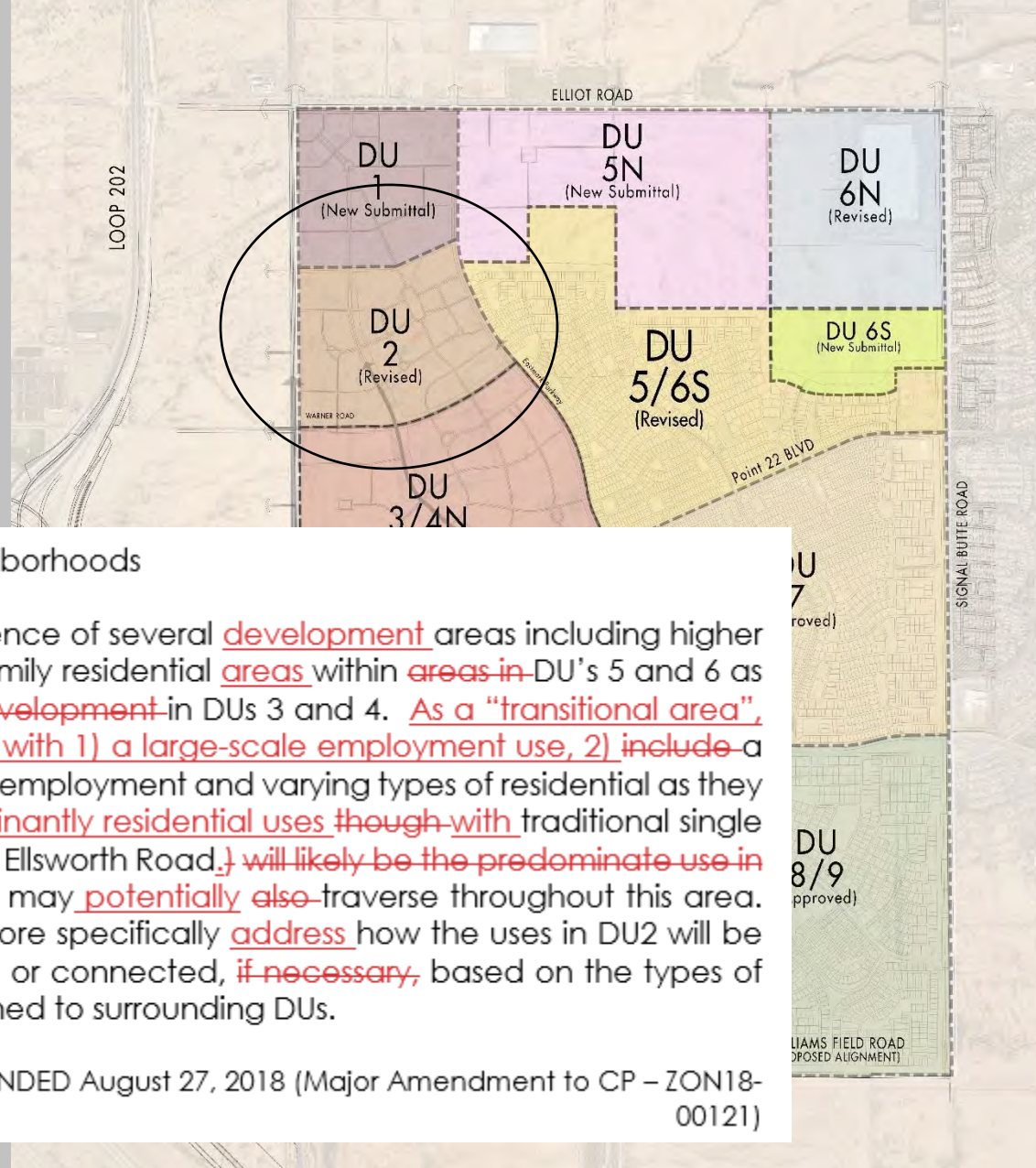


A. Development Unit 1 – Northwest Activity Area

This area is anticipated to have a high concentration of commercial space and/or employment uses that could include a mixture of uses such as, primarily in the form of professional offices, employment, industrial, commercial retail, main street retail, entertainment, mixed-uses, and multi-family residential that may become denser over time. ~~Height is limited in some areas to 150 feet and in other areas only per Federal Aviation Administration (“FAA”) restrictions. This area is anticipated to have~~ These uses could develop independently either as large-scale, campus type buildings for employment uses or alternatively as a mixed use development that includes residential and non-residential in conformance with the land use budget. ~~Locations that~~ Development in the DU will be more intense with buildings close to the street, inviting plazas and compact open space areas united with a compact street system that encourages pedestrian movement. The first generation of land use may follow a more traditional non-residential pattern with ability to redevelop and intensify in the future. Landscaping is strategically planned to provide for urban plazas and parks in selected areas as well as shaded respites. Height is limited in some areas to a maximum of 150 feet and in other areas limited only per Federal Aviation Administration (“FAA”) restrictions. Signage and lighting are utilized to contribute to the dynamic, eclectic, active nature of this area. Single family detached is not allowed in this area.

AMENDED August 27, 2018 (Major Amendment to CP – ZON18-00121)

Change to Section 8.4 B (DU 2) Character Area

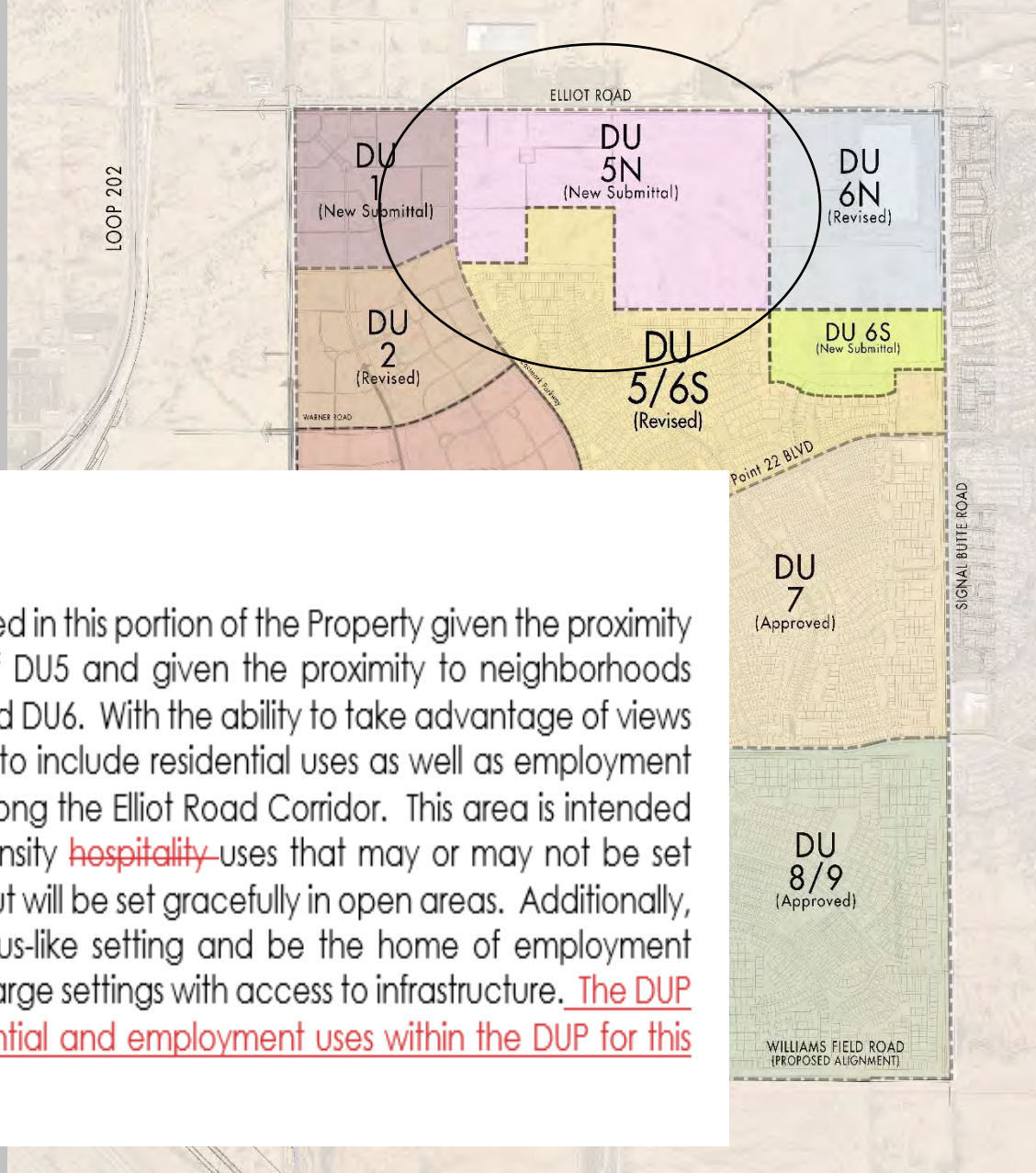


B. Development Unit 2 – Transition Neighborhoods

Development Unit 2 is located at the confluence of several development areas including higher intensities in DU 1, employment and single family residential areas within ~~areas in~~ DU's 5 and 6 as well as commercial and residential areas development in DUs 3 and 4. As a "transitional area", ~~the~~ character of DU 2 could be developed with 1) a large-scale employment use, 2) include a mix of all types of uses including commercial, employment and varying types of residential as they transition and merge together, or 3) predominantly residential uses though with traditional single family and commercial uses ~~(clustered along Ellsworth Road.)~~ will likely be the predominate use in this DU. Portions of the Eastmark Great Park may potentially also traverse throughout this area. Ultimately, the DUP for this DU will ~~address~~ more specifically address how the uses in DU2 will be transitioned, and how uses may be buffered or connected, if necessary, based on the types of uses proposed and how they will be transitioned to surrounding DUs.

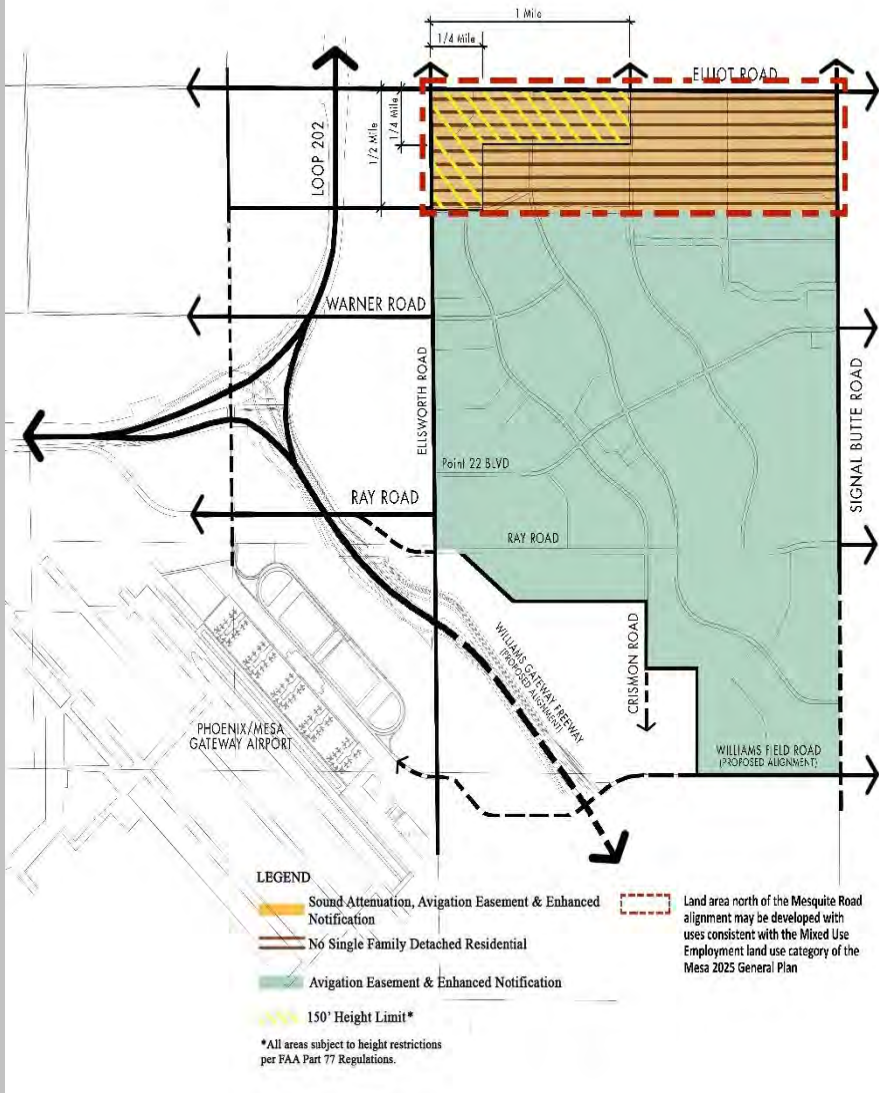
AMENDED August 27, 2018 (Major Amendment to CP – ZON18-00121)

Change to Section 8.4 D (DU 5) Character Area

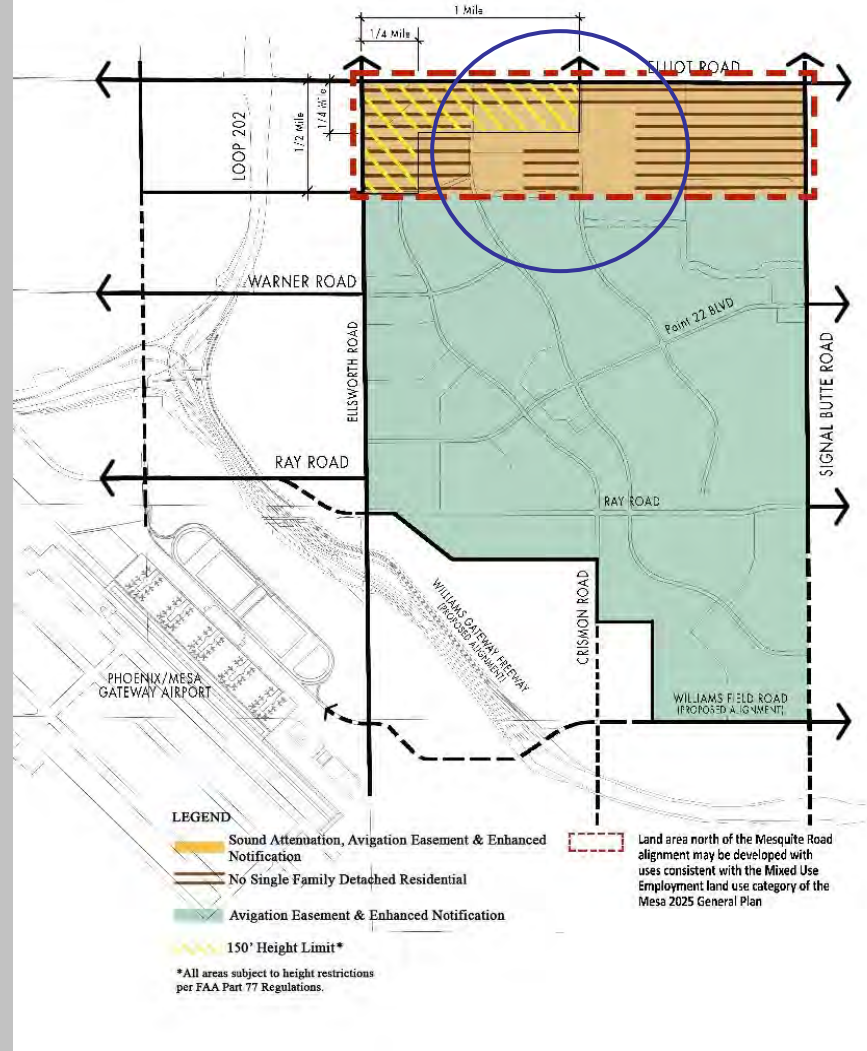


D. Development Unit 5 Employment Core

Employment Core has been strategically located in this portion of the Property given the proximity to the Northwest Activity Area to the west of DU5 and given the proximity to neighborhoods anticipated for the southern portions of DU5 and DU6. With the ability to take advantage of views to the Superstition Mountains, DU5 is intended to include residential uses as well as employment uses which provide for an employment hub along the Elliot Road Corridor. This area is intended to have a more relaxed form with higher intensity ~~hospitality~~ uses that may or may not be set landscaped areas. Uses may contain height but will be set gracefully in open areas. Additionally, employment uses may also take on a campus-like setting and be the home of employment generating office and industrial uses requiring large settings with access to infrastructure. The DUP should address transitions between the residential and employment uses within the DUP for this area.

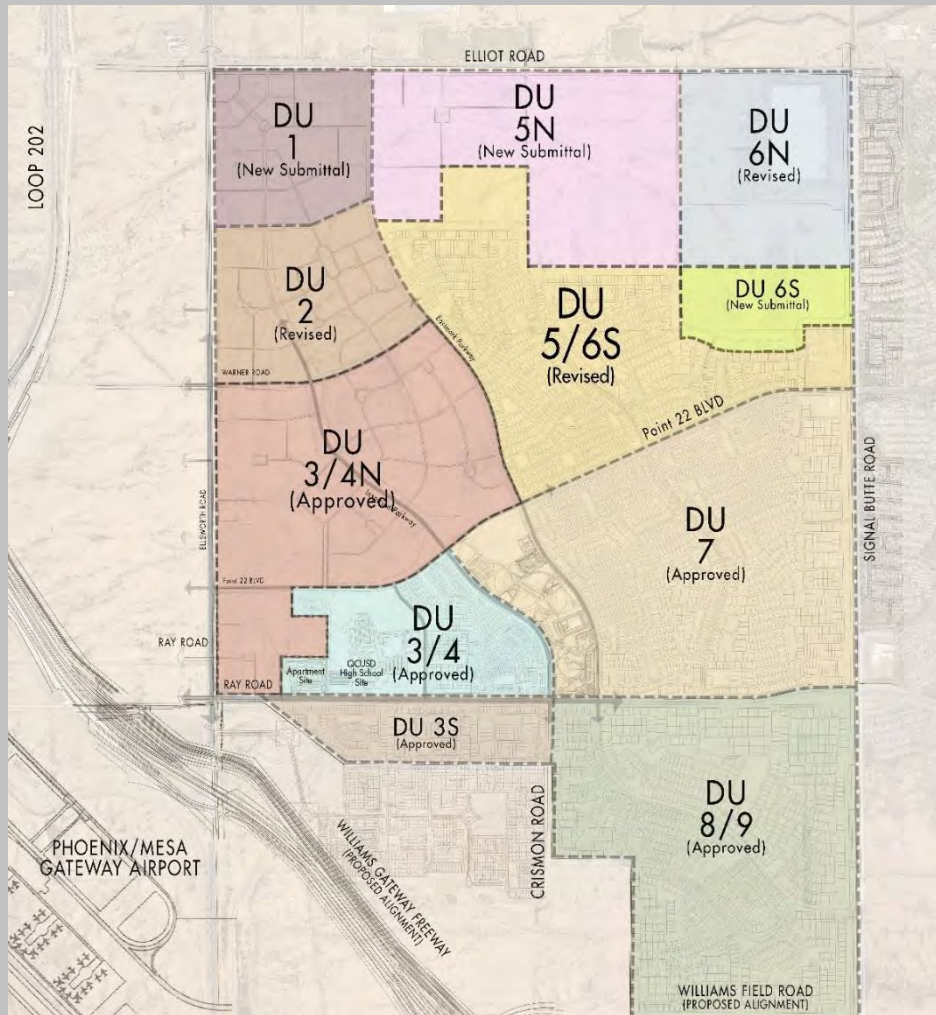


Existing



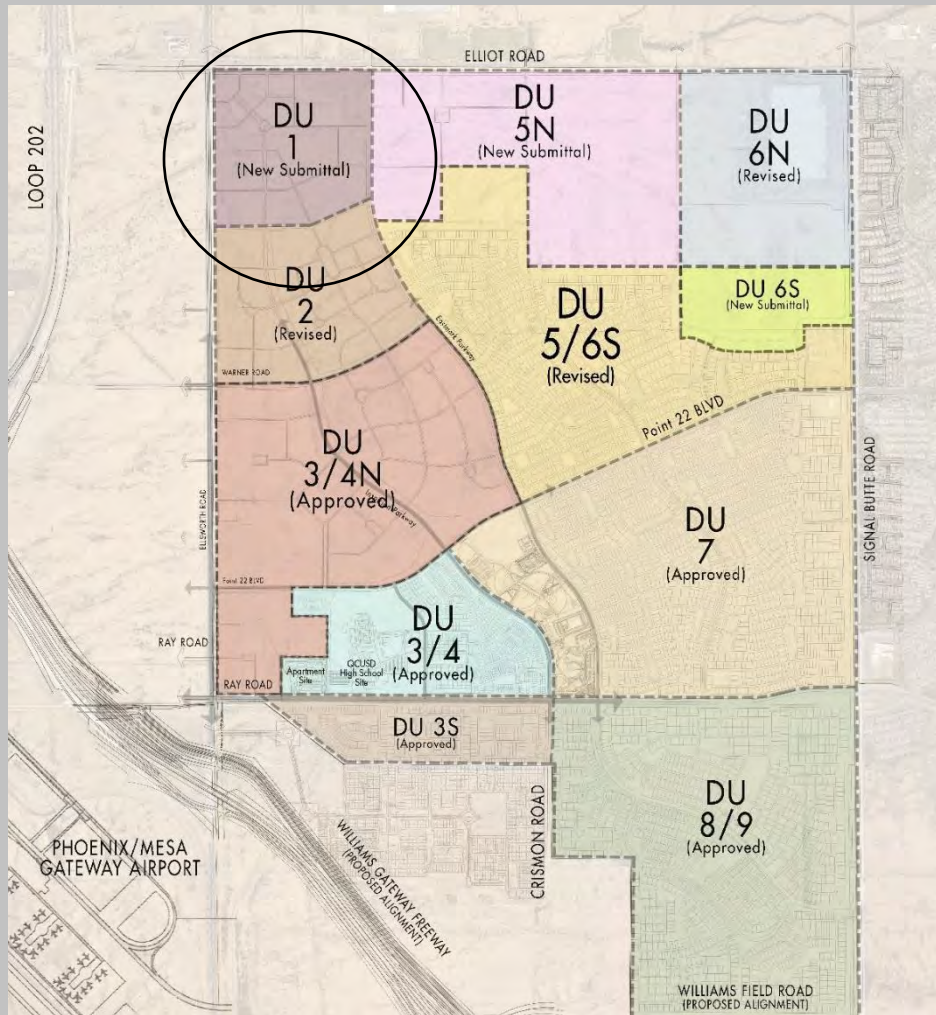
Proposed

Development Unit Plans



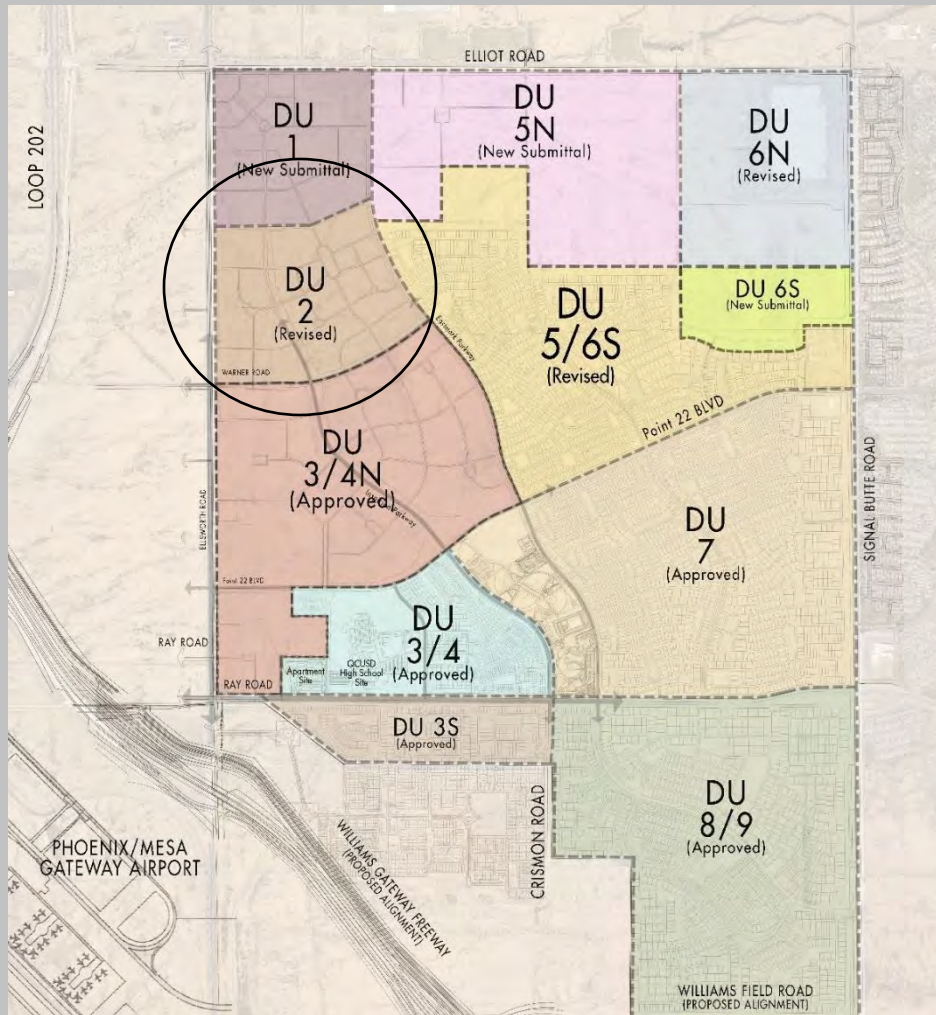
- DUP for DU 1
- Modification to DUP for DU 2
- Creation of a new DUP for 5 North
- Creation of a new DUP for 6 South

Development Unit Plans



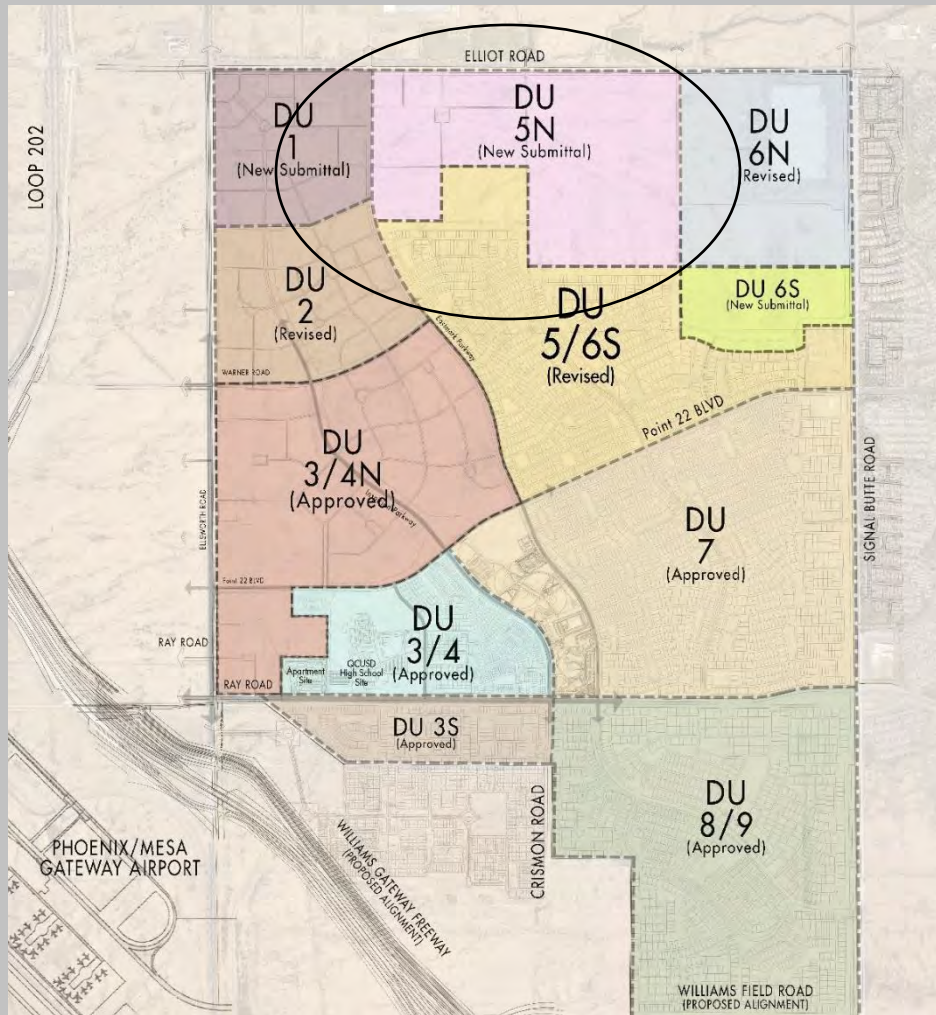
- DUP for DU 1
- Modification to DUP for DU 2
- Creation of a new DUP for 5 North
- Creation of a new DUP for 6 South

Development Unit Plans



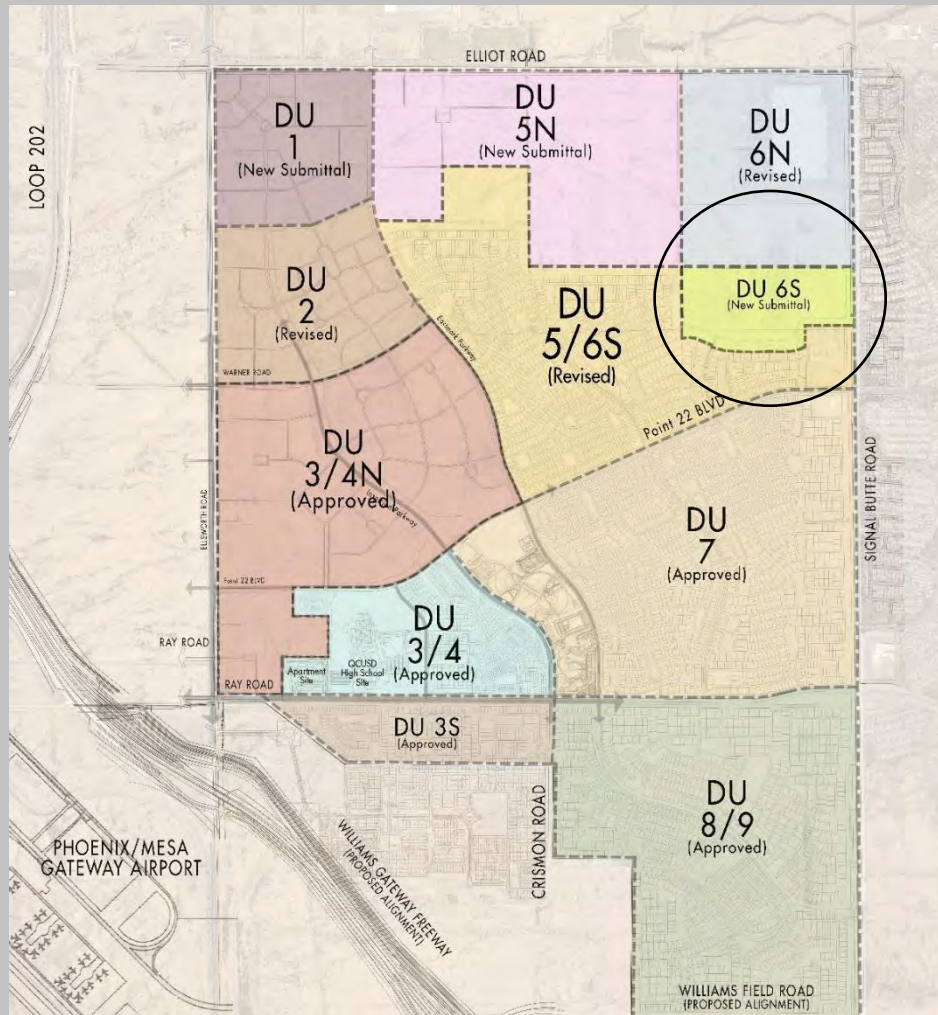
- DUP for DU 1
- Modification to DUP for DU 2
- Creation of a new DUP for 5 North
- Creation of a new DUP for 6 South

Development Unit Plans



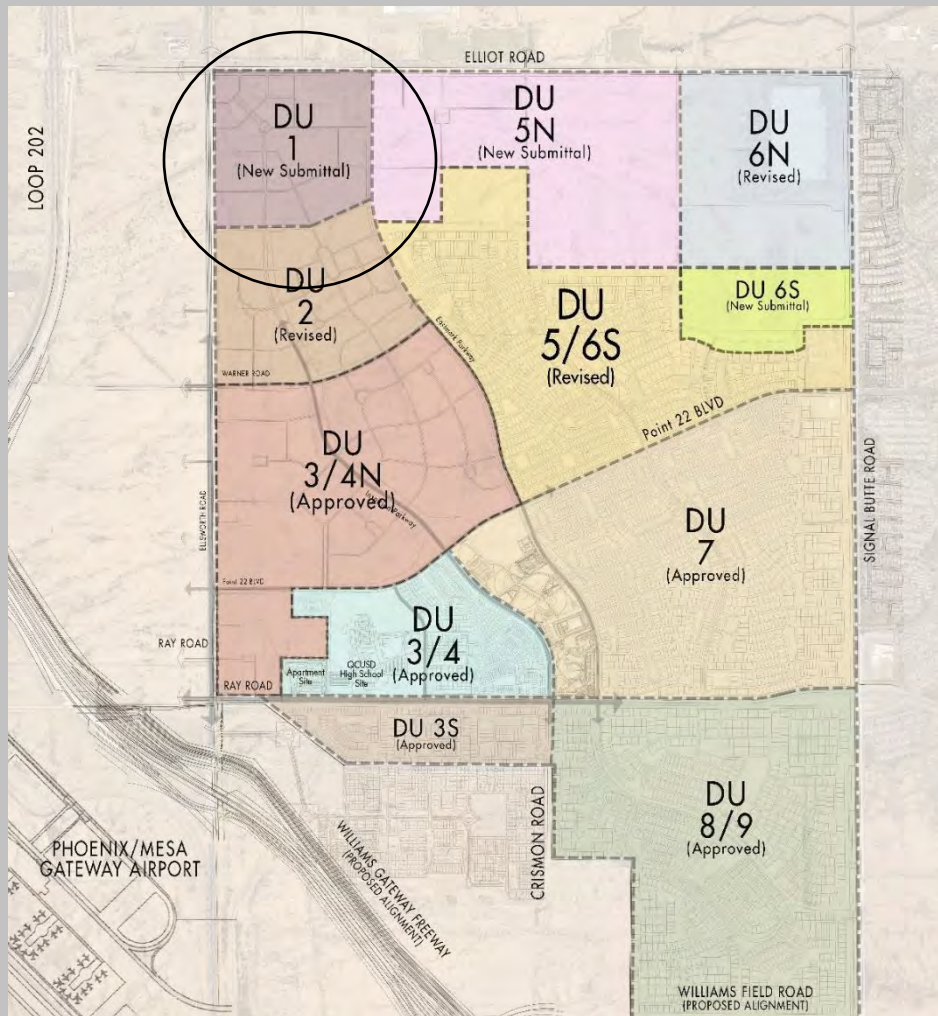
- DUP for DU 1
- Modification to DUP for DU 2
- Creation of a new DUP for 5 North
- Creation of a new DUP for 6 South

Development Unit Plans



- DUP for DU 1
- Modification to DUP for DU 2
- Creation of a new DUP for 5 North
- Creation of a new DUP for 6 South

Development Unit Plans



- DUP for DU 1

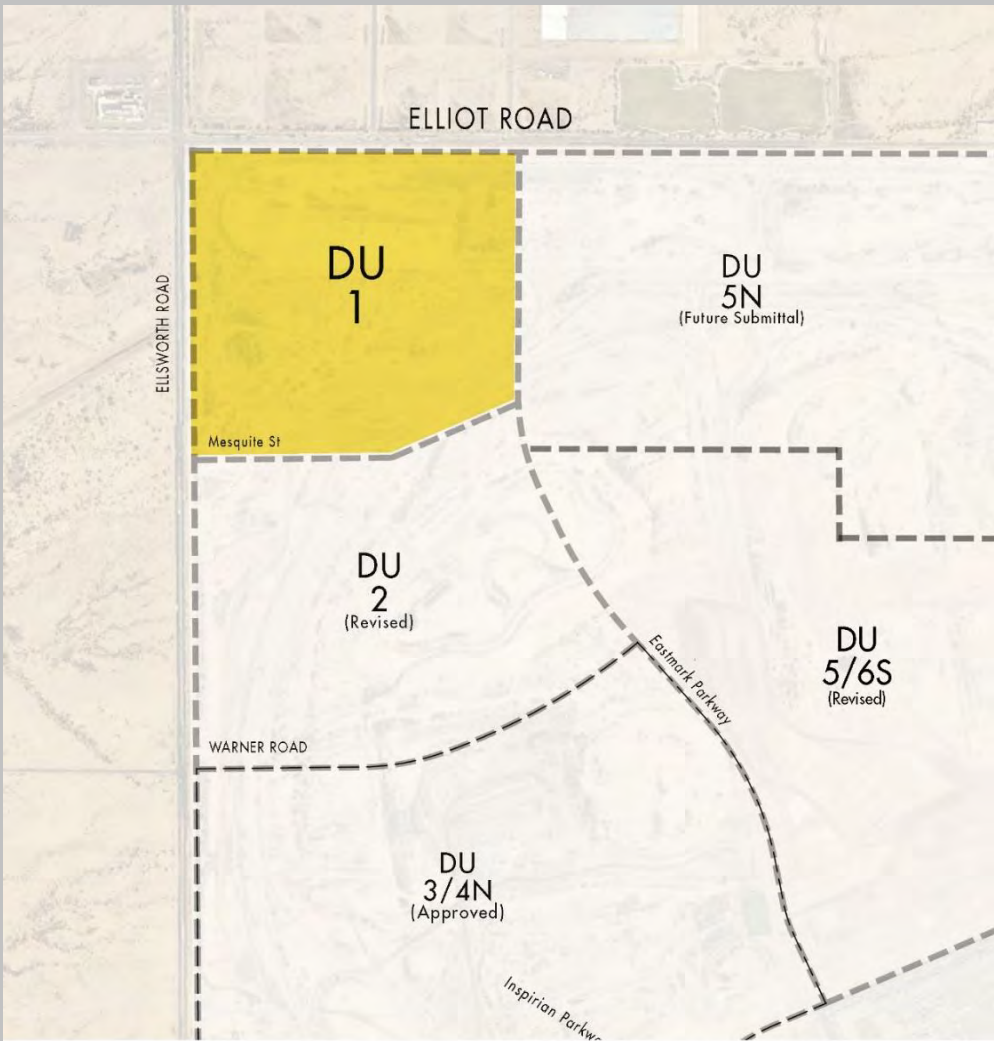
DU 1 is anticipated to have a high concentration of commercial space and employment uses.

It is proposed that the character of DU 1 could take one of two paths:

Scenario 1) predominantly employment in nature with a development pattern that includes large-scale campus type development, or

Scenario 2) mix of uses including commercial, office, industrial and residential.

District LUG



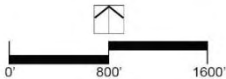
Note: The areas, connections, shapes, quantities, sizes, and locations shown are conceptual representations of the future potential development. Actual areas, connections, shapes, quantities, sizes, and locations may differ.



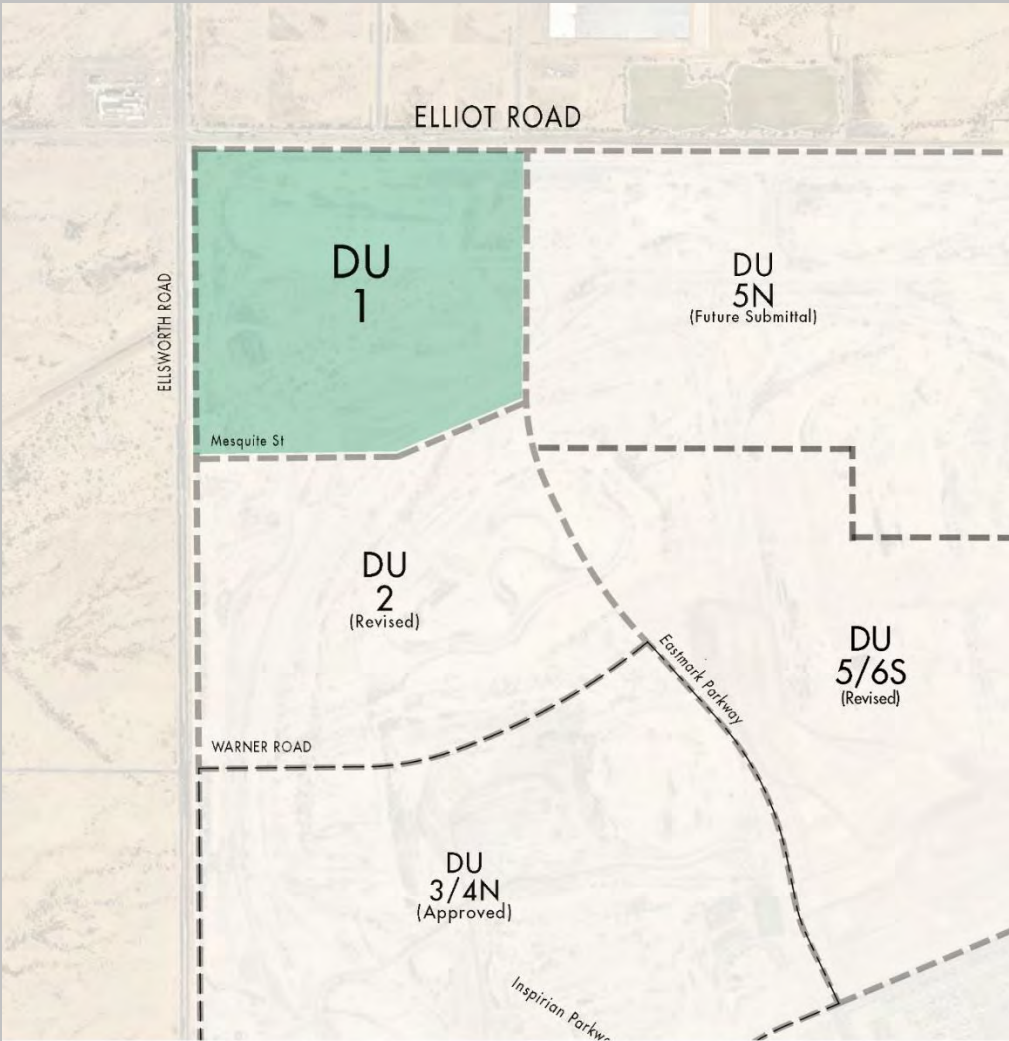
LUG District (D) Appropriate Area

Notes:
Maximum area of LUG D in DU 1 shall be limited to 130 acres

LUG D not permitted within the Great Park if extended into DU 1



Campus LUG

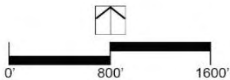


Note: The areas, connections, shapes, quantities, sizes, and locations shown are conceptual representations of the future potential development. Actual areas, connections, shapes, quantities, sizes, and locations may differ.

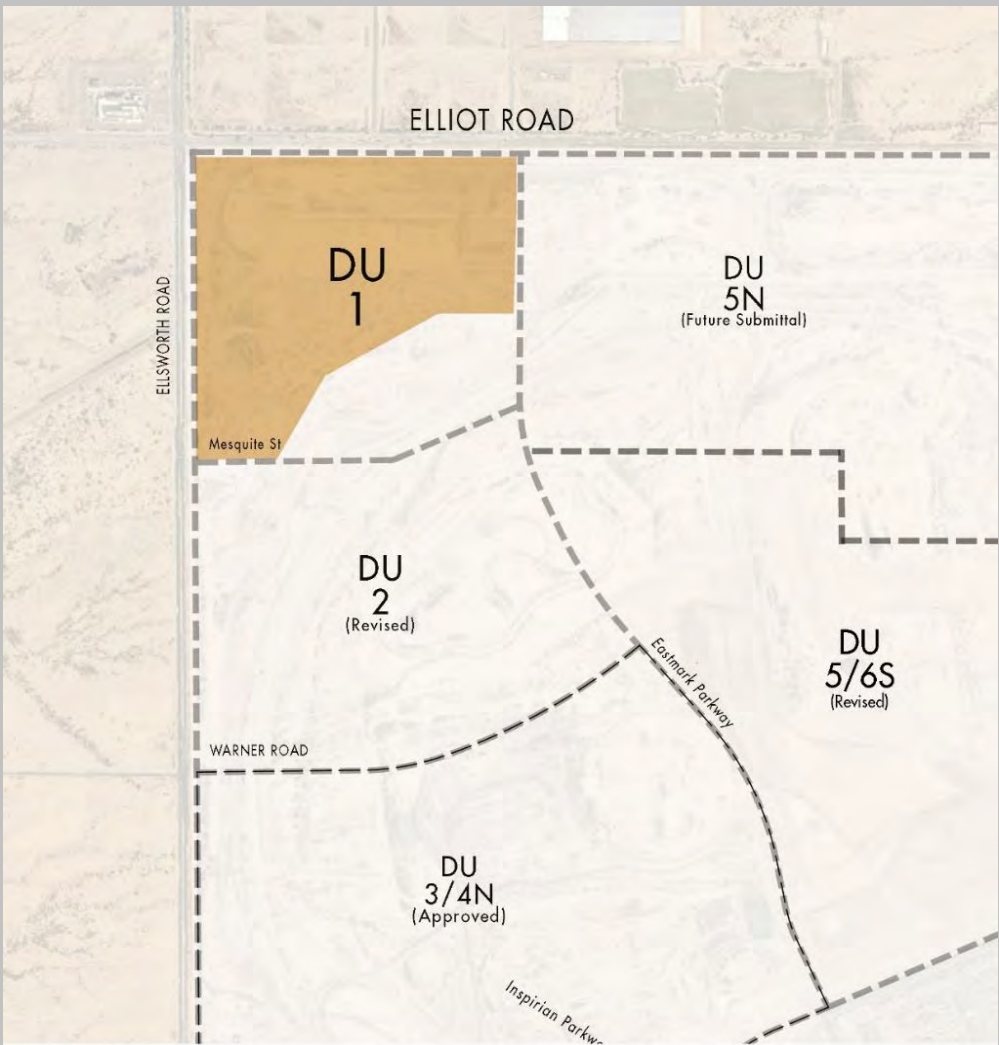


LUG Regional Center/Campus (C) Appropriate

Notes:
LUG C not permitted within the Great Park if extended into DU 1



General Urban LUG

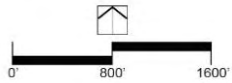


Note: The areas, connections, shapes, quantities, sizes, and locations shown are conceptual representations of the future potential development. Actual areas, connections, shapes, quantities, sizes, and locations may differ.

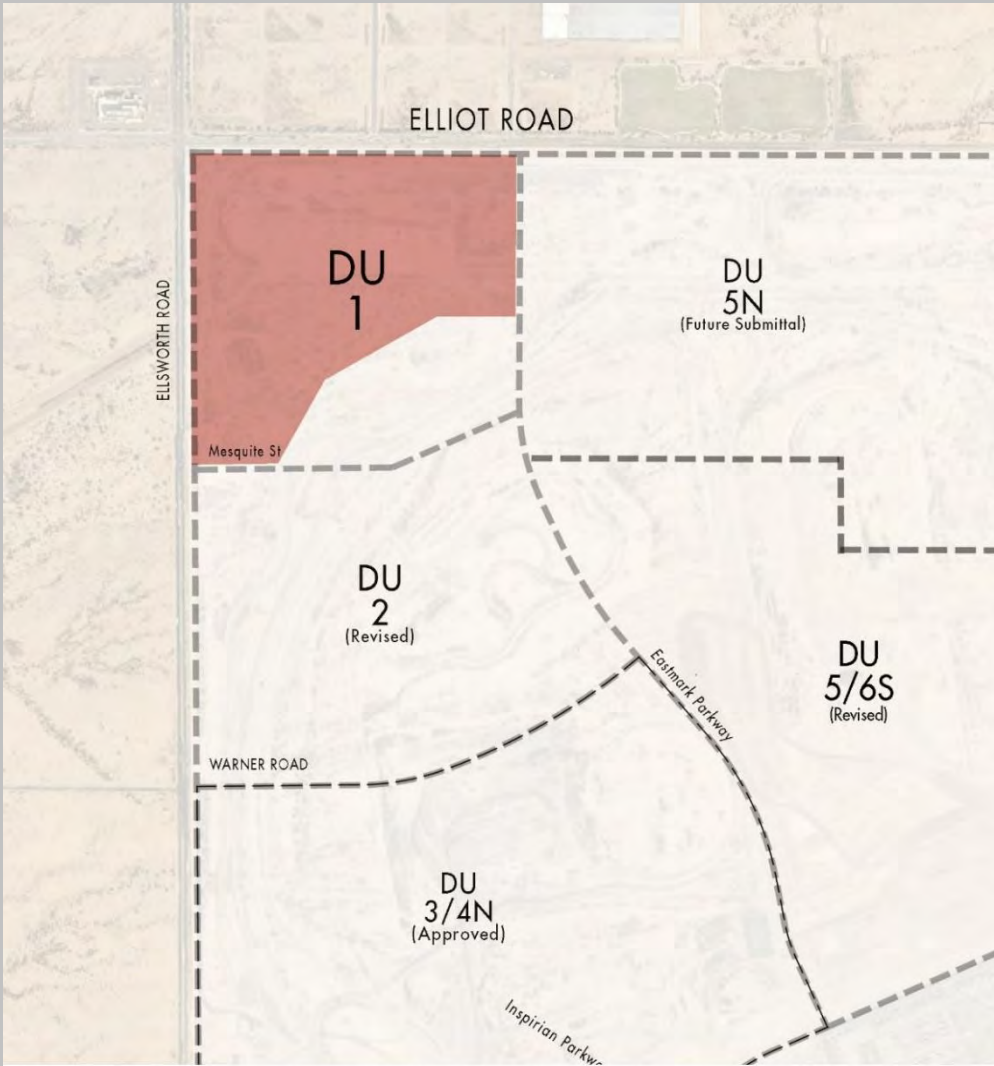


LUG General Urban (GU) Appropriate Area

Notes:
LUG GU not permitted within the Great Park if extended into DU 1



Urban Core LUG

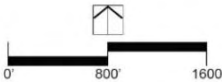


Note: The areas, connections, shapes, quantities, sizes, and locations shown are conceptual representations of the future potential development. Actual areas, connections, shapes, quantities, sizes, and locations may differ.

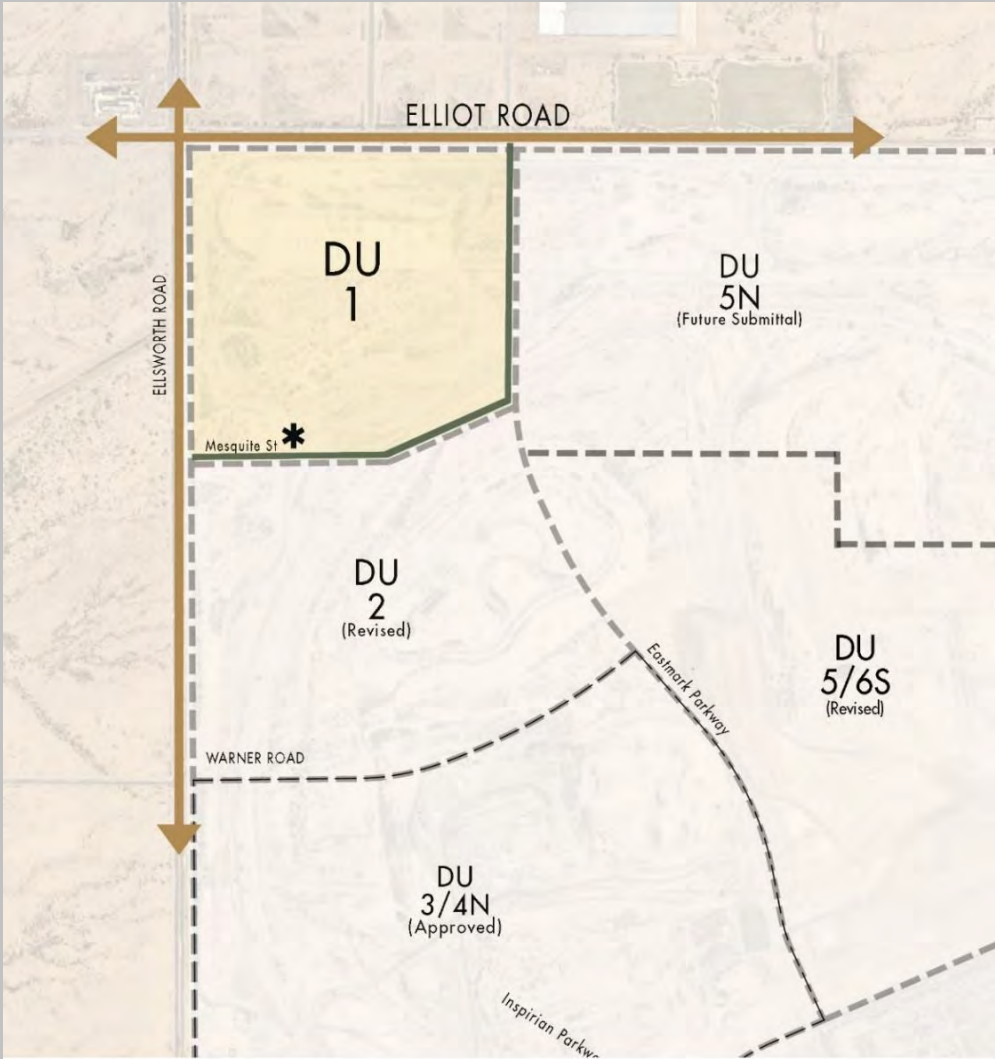


LUG Urban Core (UC) Appropriate Area

Notes:
LUG UC not permitted within the Great Park if extended into DU 1



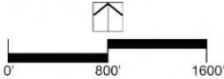
Circulation

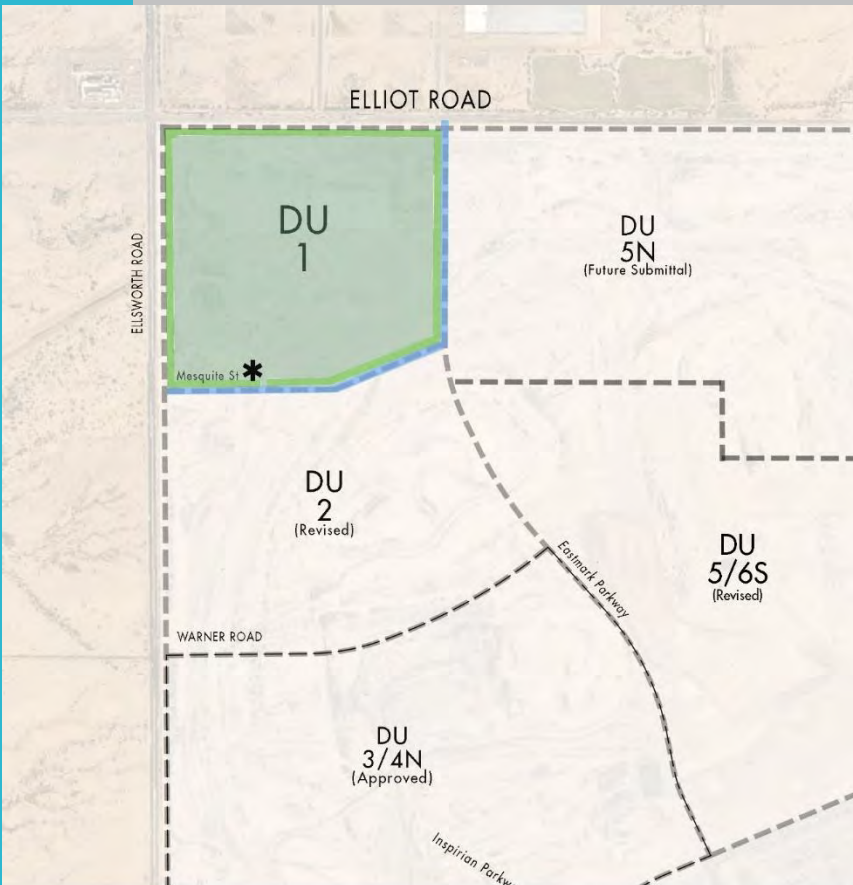


Note: The areas, connections, shapes, quantities, sizes, and locations shown are conceptual representations of the future potential development. Actual areas, connections, shapes, quantities, sizes, and locations may differ.

LEGEND

-  Six Lane Perimeter Arterial
 -  Two-way Four Lane, District Street with Raised Median*
 -  * Mesquite Street is optional in Scenario 1
- *Raised and/or landscaped median optional; on-street parking, bike lanes or other options at perimeter of roadway permitted



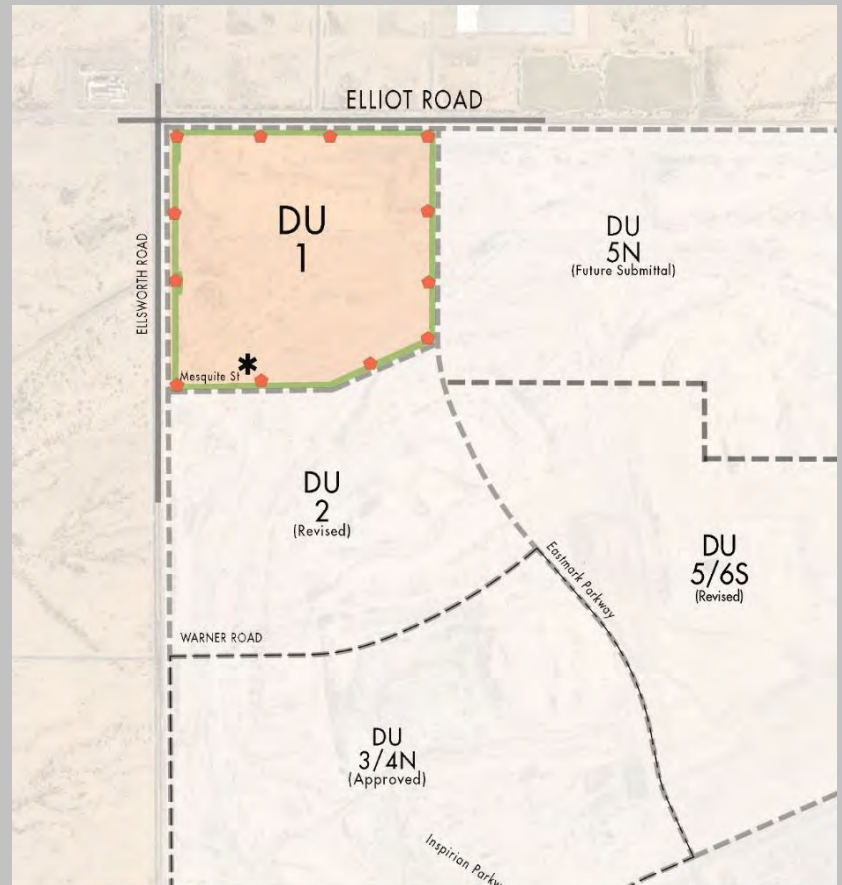
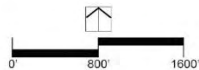


Note: The areas, connections, shapes, quantities, sizes, and locations shown are conceptual representations of the future potential development. Actual areas, connections, shapes, quantities, sizes, and locations may differ.

LEGEND

- Shaded Parkways
- Tree Lined Streets
- Shaded Boulevard
- * Mesquite Street is optional in the development of Scenario 1

Note: Lush landscape including lawn permitted in common areas when placed to encourage the use of outdoor spaces



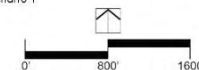
Note: The areas, connections, shapes, quantities, sizes, and locations shown are conceptual representations of the future potential development. Actual areas, connections, shapes, quantities, sizes, and locations may differ.

LEGEND

- Private User Signage
- Entry Monument Signage for Private Use
- * Mesquite Street is optional in development of Scenario 1

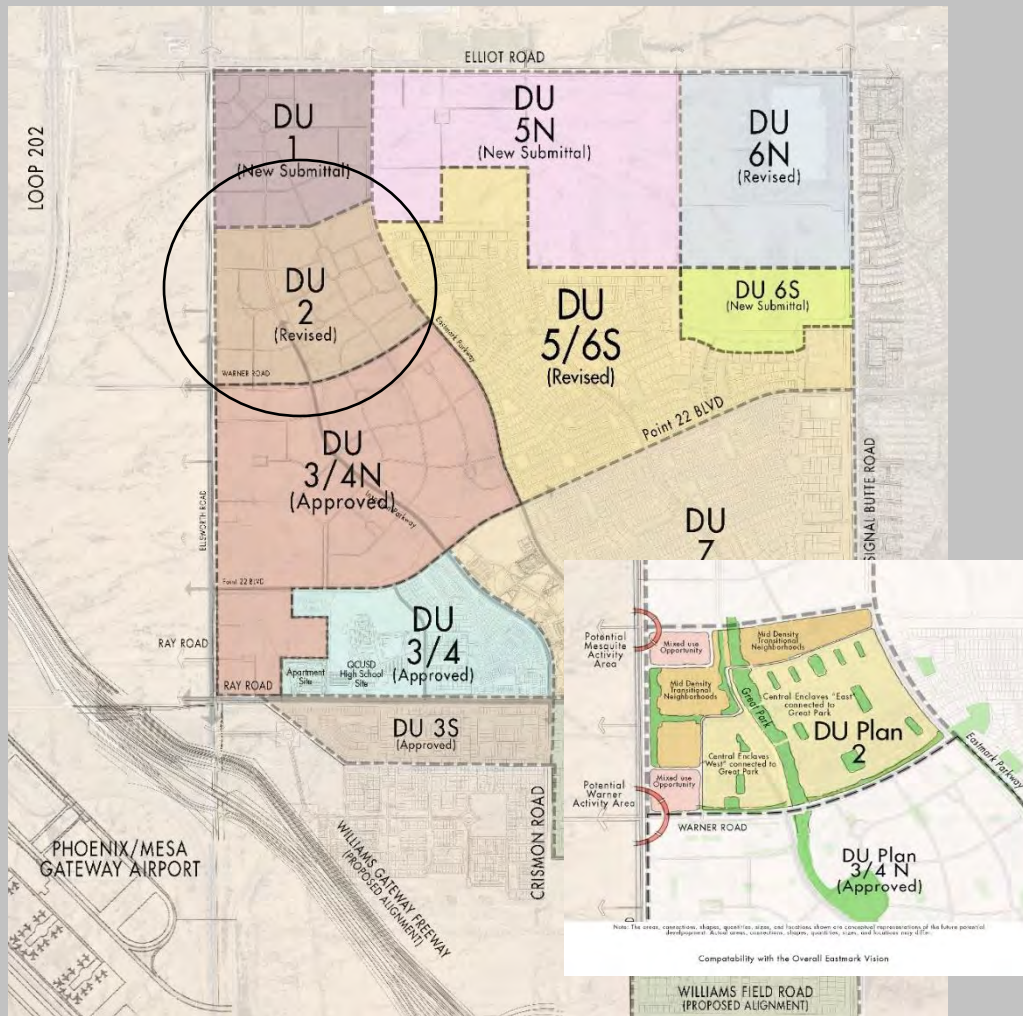
Notes:

1. Internal directional and security signage may be used throughout DU 1
2. See Eastmark Master Comprehensive Sign Plan for community entry monuments, urban marketing directionals, community directionals, builder directional signs, civic center signs, streetscape banners, and construction screening.



Tree themes, signage, lighting, etc.

Development Unit Plans

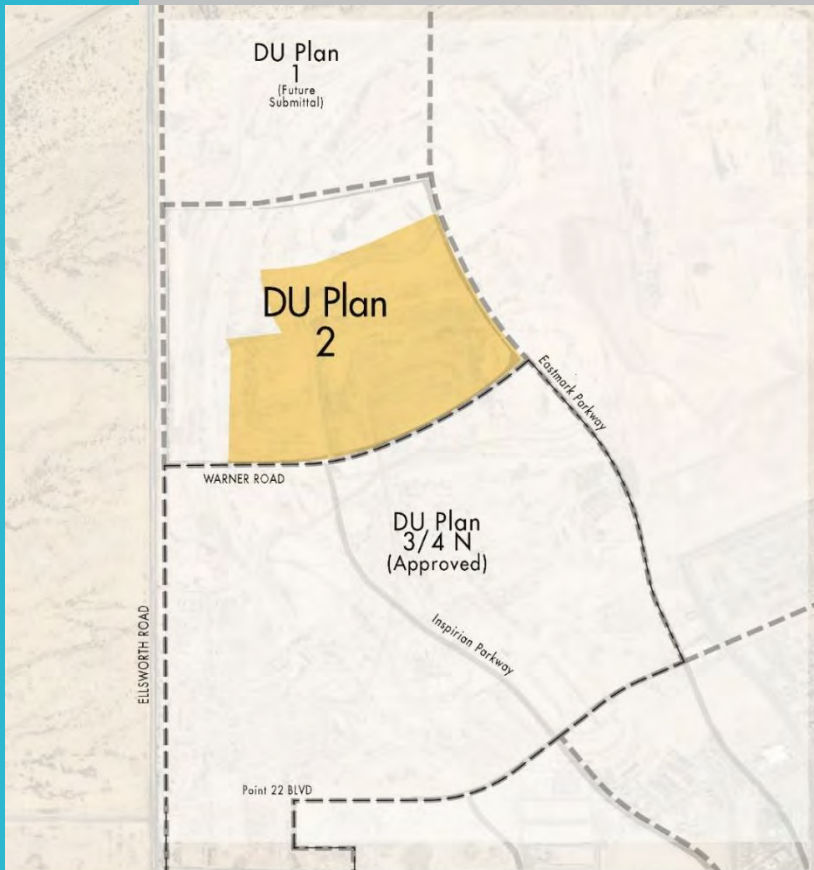


- Modification to DUP for DU 2

The character of DU 2 could take one of two paths:

Scenario 1) DU 2 could be predominantly employment in nature with a development pattern that includes large-scale campus type development or,

Scenario 2) DU 2 could be primarily residential of varying types that will transition along the north and west portions of the DU.

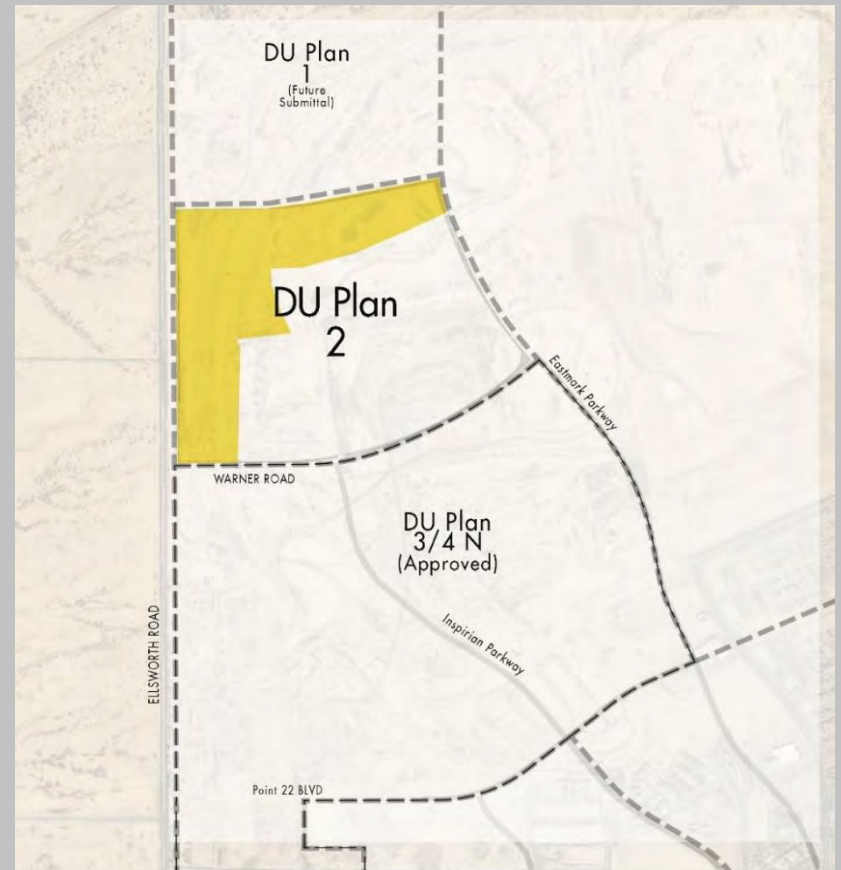
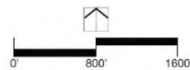


Note: The areas, connections, shapes, quantities, sizes, and locations shown are conceptual representations of the future potential development. Actual areas, connections, shapes, quantities, sizes, and locations may differ.



LUG Village (V) Appropriate Area

Notes:
Maximum area of LUG V in DU 2 shall be limited to 120 acres
LUG V not permitted within the Great Park

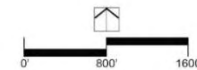


Note: The areas, connections, shapes, quantities, sizes, and locations shown are conceptual representations of the future potential development. Actual areas, connections, shapes, quantities, sizes, and locations may differ.



LUG District (D) Appropriate Area

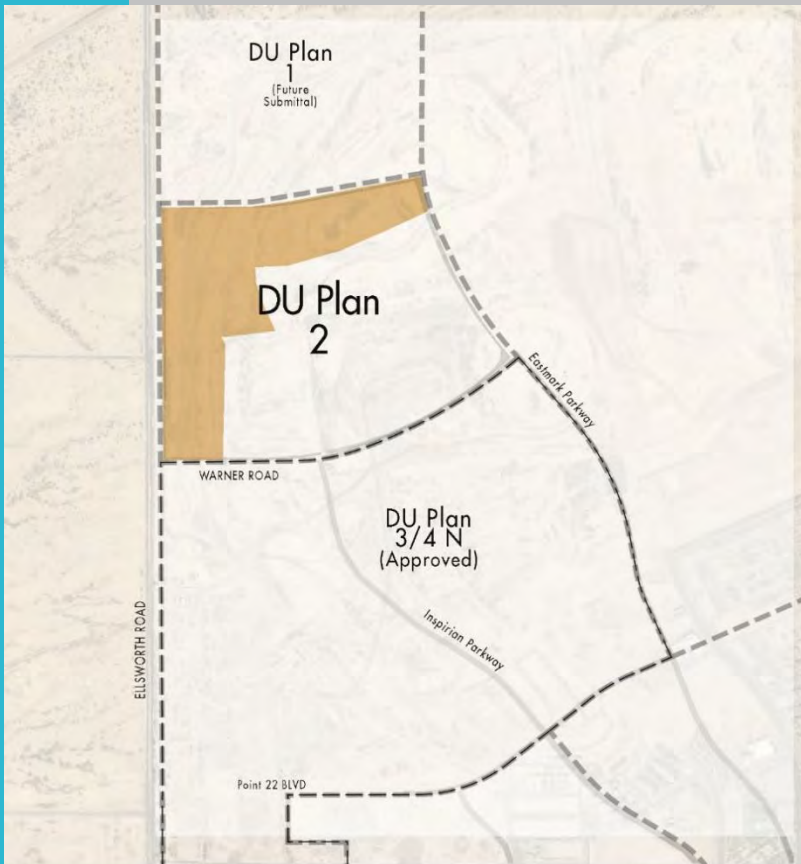
Notes:
Maximum area of LUG D in DU 2 shall be limited to 75 acres
LUG D not permitted within the Great Park



Village LUG

District LUG

Existing LUGs

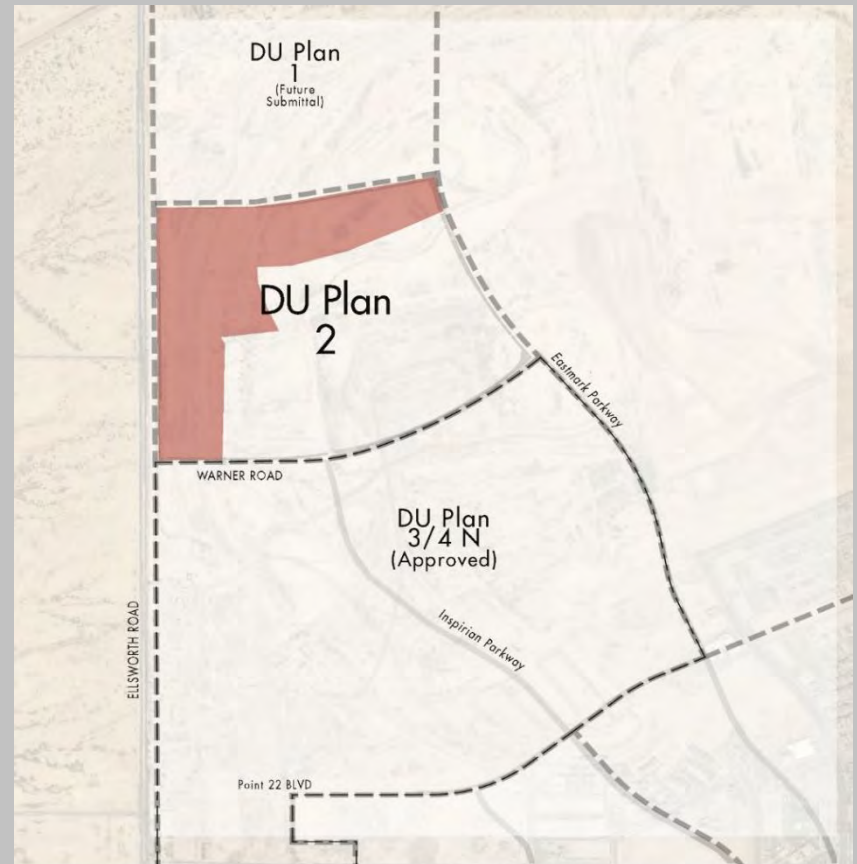
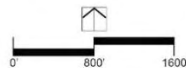


Note: The areas, connections, shapes, quantities, sizes, and locations shown are conceptual representations of the future potential development. Actual areas, connections, shapes, quantities, sizes, and locations may differ.



LUG General Urban (GU) Appropriate Area

Notes:
 Maximum area of LUG GU in DU 2 shall be limited to 75 acres
 LUG GU not permitted within the Great Park

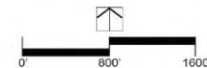


Note: The areas, connections, shapes, quantities, sizes, and locations shown are conceptual representations of the future potential development. Actual areas, connections, shapes, quantities, sizes, and locations may differ.



LUG Urban Core (UC) Appropriate Area

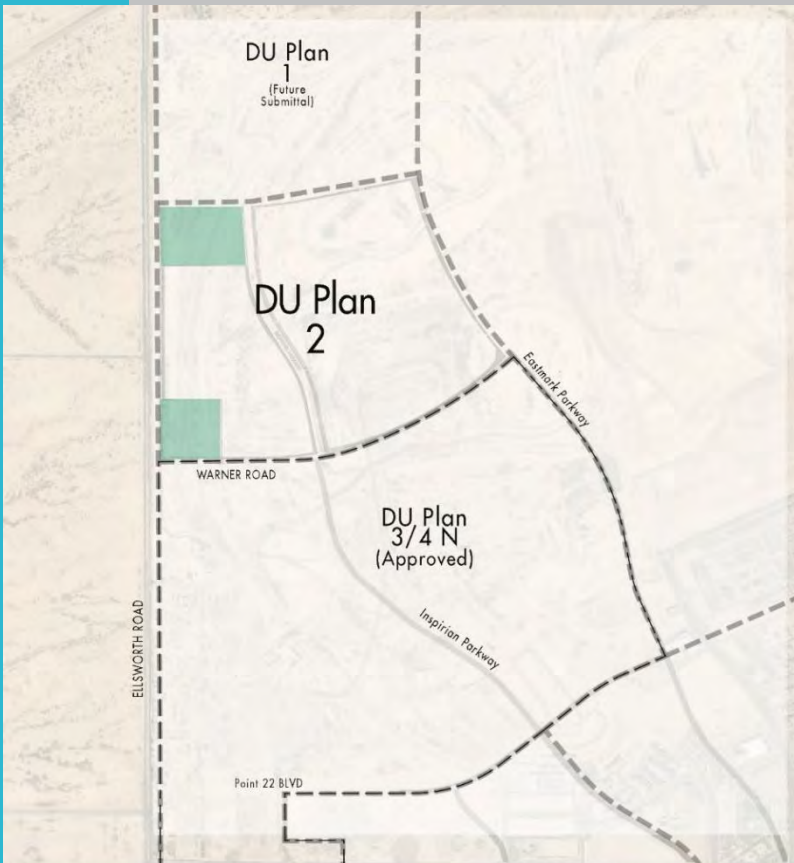
Notes:
 Maximum area of LUG UC in DU 2 shall be limited to 75 acres
 LUG UC not permitted within the Great Park



General Urban LUG

Urban Core LUG

Existing LUGs

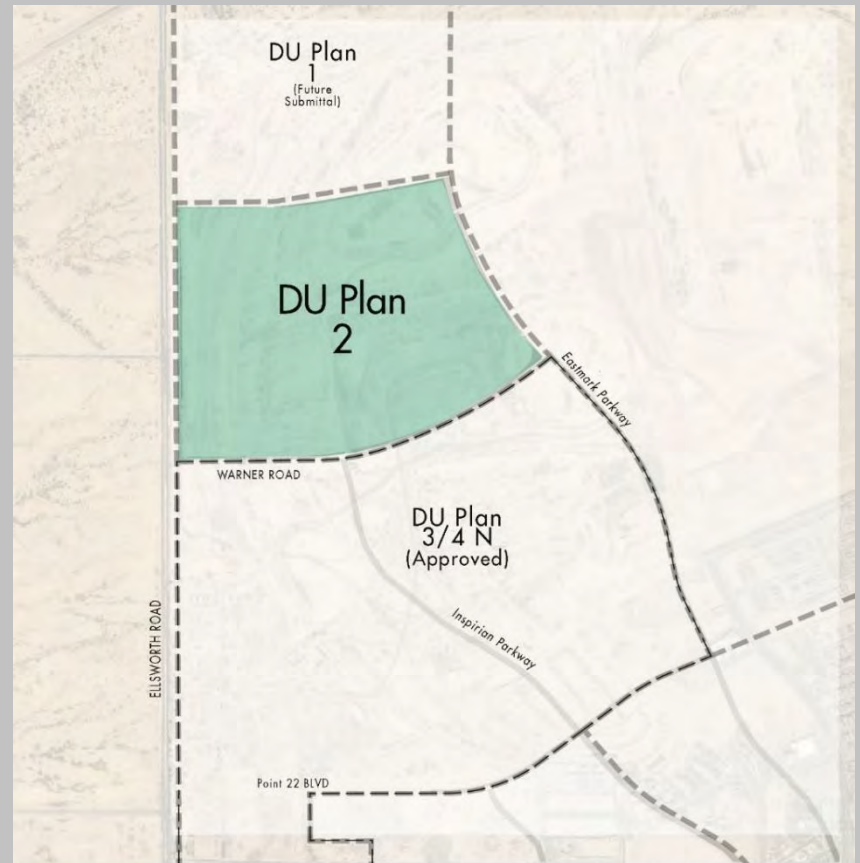
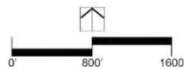


Note: The areas, connections, shapes, quantities, sizes, and locations shown are conceptual representations of the future potential development. Actual areas, connections, shapes, quantities, sizes, and locations may differ.



LUG Regional Center/Campus (C) Appropriate

Notes:
 Maximum area of LUG C in DU 2 shall be limited to 25 acres
 LUG C not permitted within the Great Park

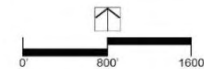


Note: The areas, connections, shapes, quantities, sizes, and locations shown are conceptual representations of the future potential development. Actual areas, connections, shapes, quantities, sizes, and locations may differ.



LUG Regional Center/Campus (C) Appropriate

Notes:
 Maximum area of LUG C in DU 2 shall be limited to 25 acres
 LUG C not permitted within the Great Park

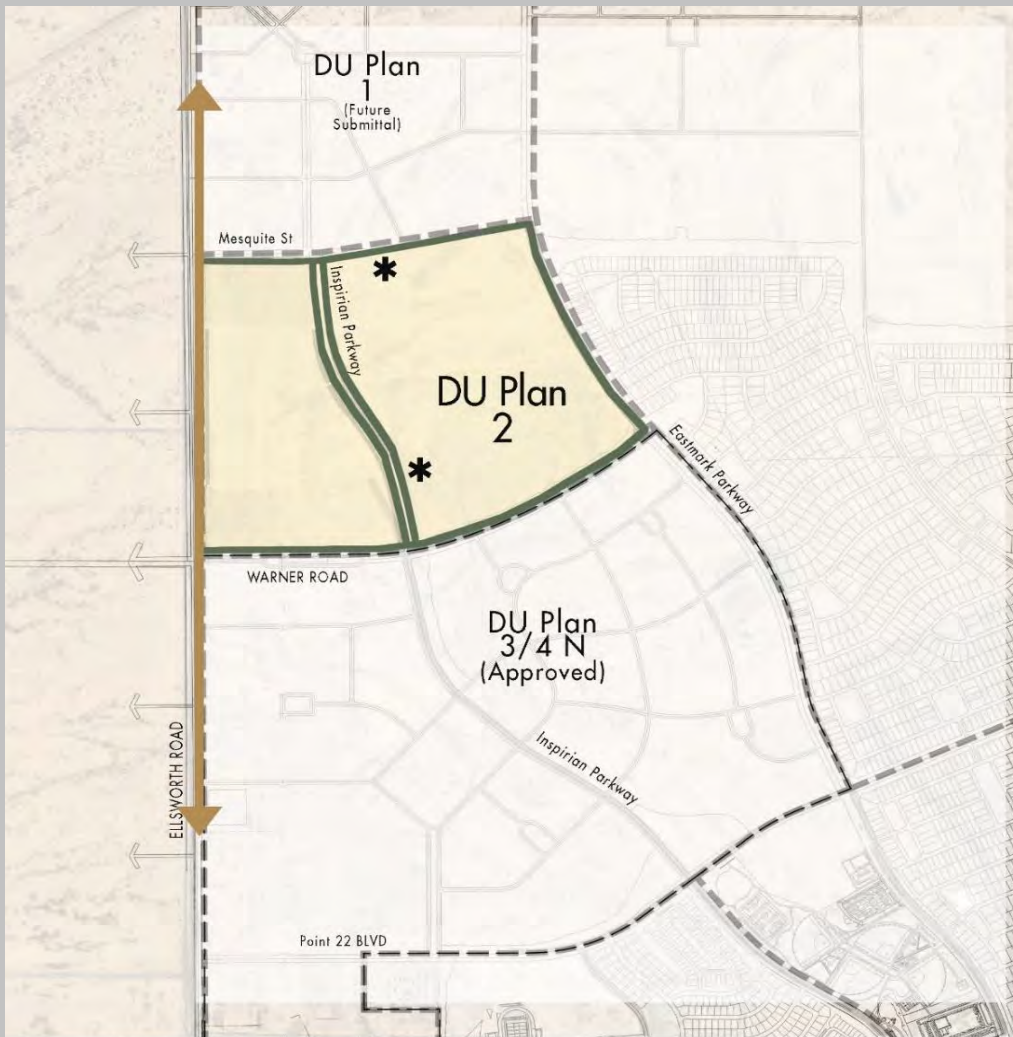


Existing Campus LUG

Proposed Campus LUG



Proposed Change in LUG Boundary

Circulation

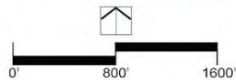


Note: The areas, connections, shapes, quantities, sizes, and locations shown are conceptual representations of the future potential development. Actual areas, connections, shapes, quantities, sizes, and locations may differ.

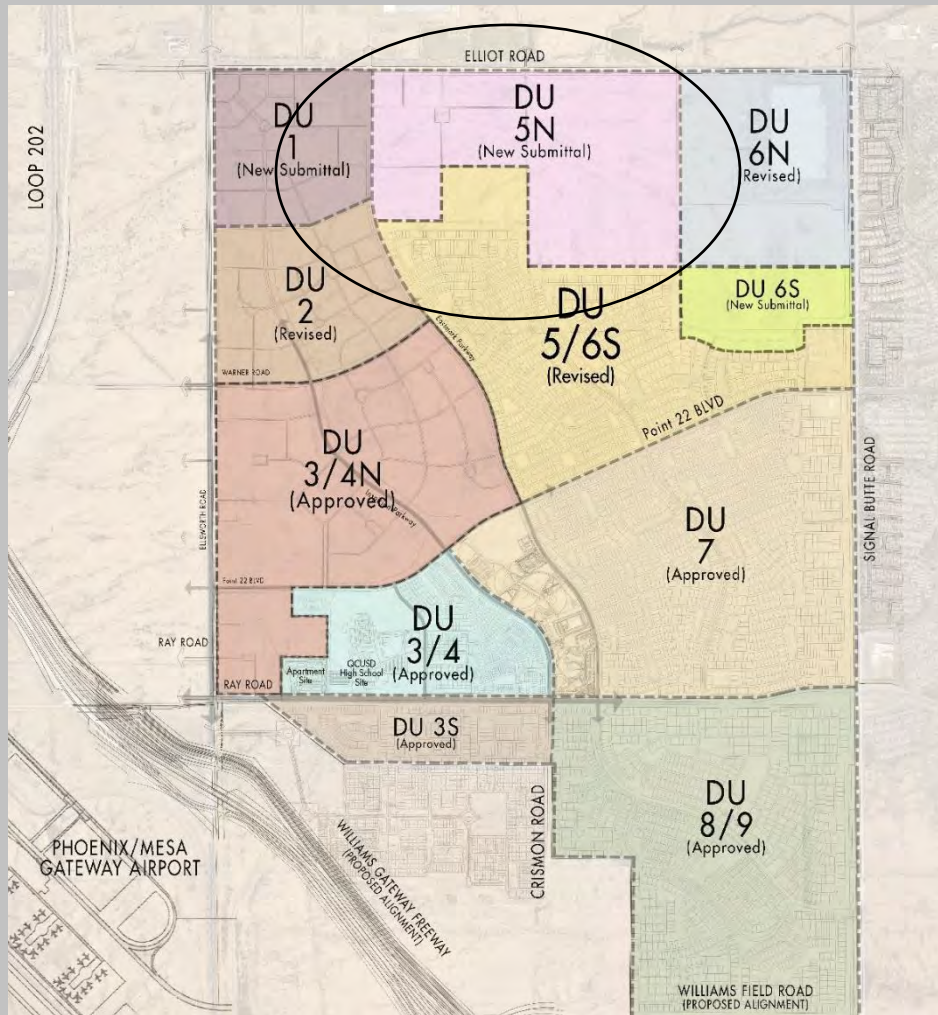
LEGEND

- | | | |
|--|---|--|
|  Six Lane Perimeter Arterial |  Six Lane Internal Arterial | * Designations do not apply in the development of Scenario 1 |
|  Two-way Four Lane, District Street with Raised Median* |  Two-way Two Lane, District Street with Raised Median* | |

*Raised and/or landscaped median optional; on-street parking, bike lanes or other options at perimeter of roadway permitted

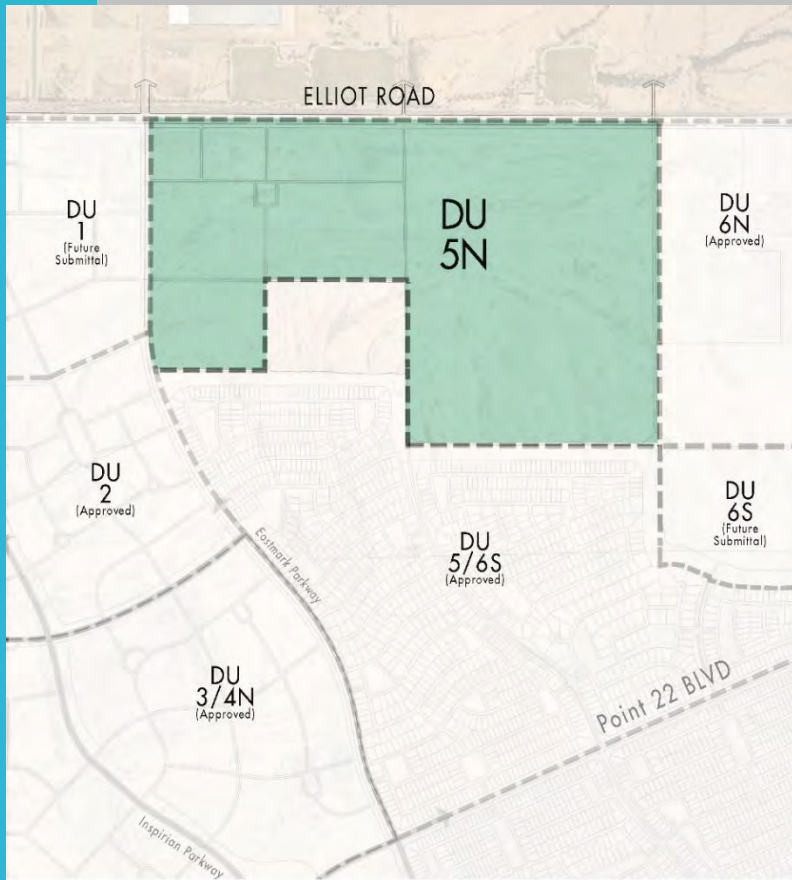


Development Unit Plans



- Creation of a new DUP for 5 North

Multiple uses are currently allowed in DU5 to allow for appropriate transitions. DU 5 is also expected to transition to residential use planned in the central portion of this DU.

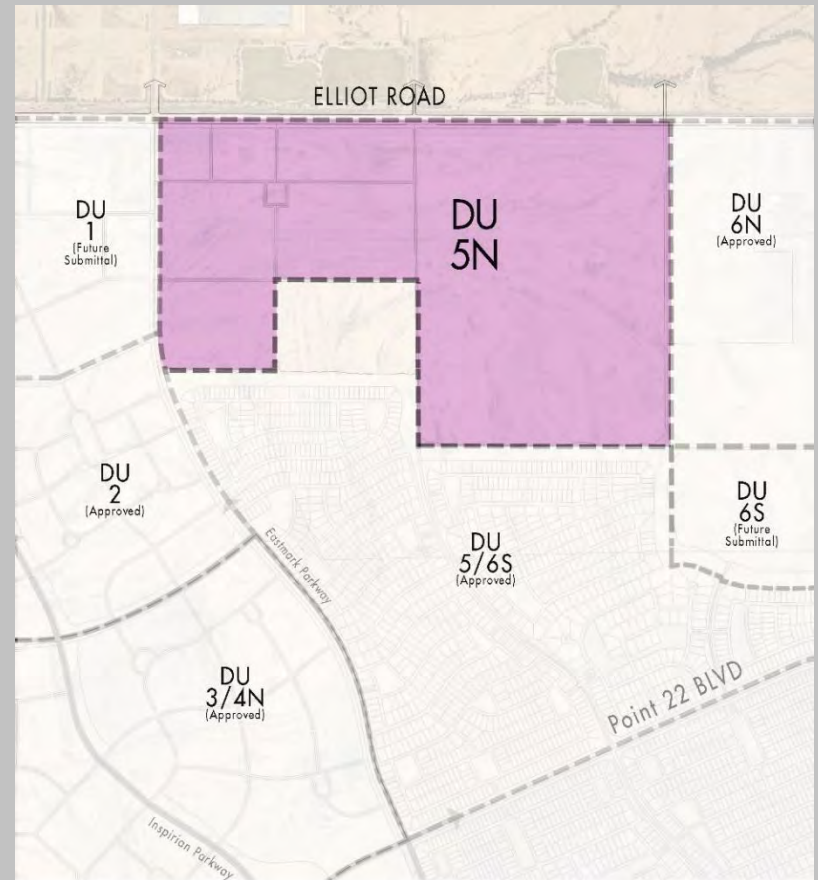
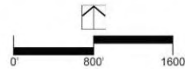


Note: The areas, connections, shapes, quantities, sizes, and locations shown are conceptual representations of the future potential development. Actual areas, connections, shapes, quantities, sizes, and locations may differ.



LUG Regional Center/Campus (C) Appropriate

Notes:
 Maximum area of LUG C in DU 5N shall not be limited in area
 LUG C not permitted within the Great Park

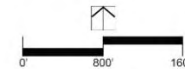


Note: The areas, connections, shapes, quantities, sizes, and locations shown are conceptual representations of the future potential development. Actual areas, connections, shapes, quantities, sizes, and locations may differ.



LUG Retreat (R) Appropriate Area

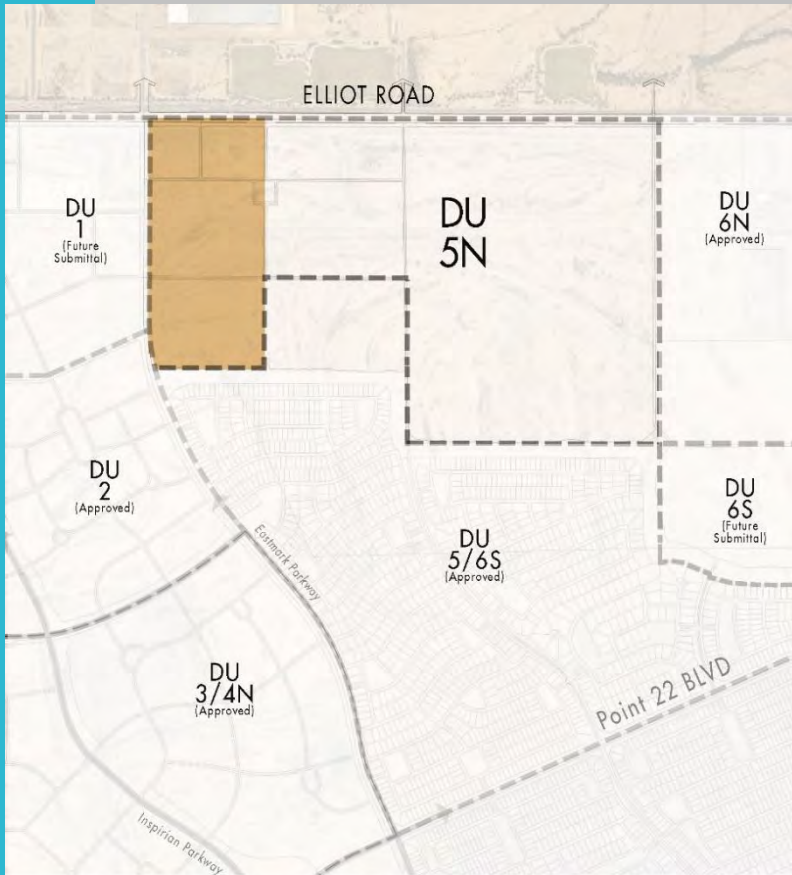
Notes:
 LUG R allowed any where in DU 5N
 LUG R may include support and utility uses
 LUG R is not required to be a major component of DU 5N



Regional Campus LUG

Retreat LUG

Existing LUGs – No change

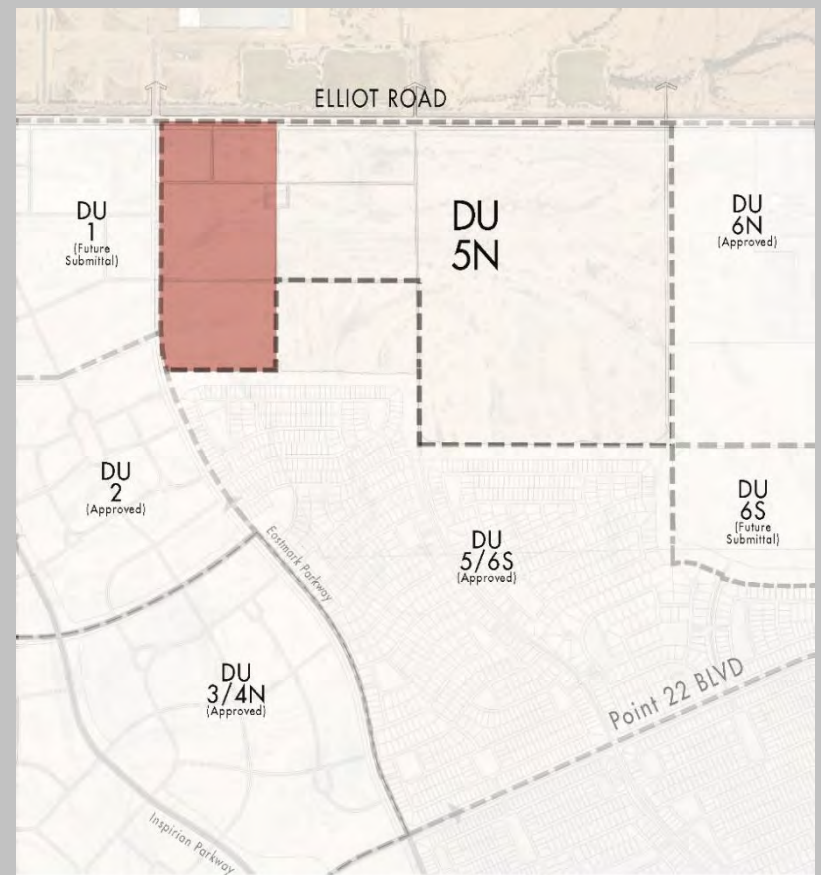
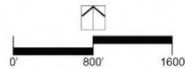


Note: The areas, connections, shapes, quantities, sizes, and locations shown are conceptual representations of the future potential development. Actual areas, connections, shapes, quantities, sizes, and locations may differ.



LUG General Urban (GU) Appropriate Area

Notes:
 Maximum area of LUG GU in DU 5N shall be limited to 50 acres
 LUG GU not permitted within the Great Park

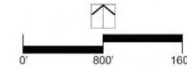


Note: The areas, connections, shapes, quantities, sizes, and locations shown are conceptual representations of the future potential development. Actual areas, connections, shapes, quantities, sizes, and locations may differ.



LUG Urban Core (UC) Appropriate Area

Notes:
 Maximum area of LUG UC in DU 5N shall be limited to 25 acres
 LUG UC not permitted within the Great Park



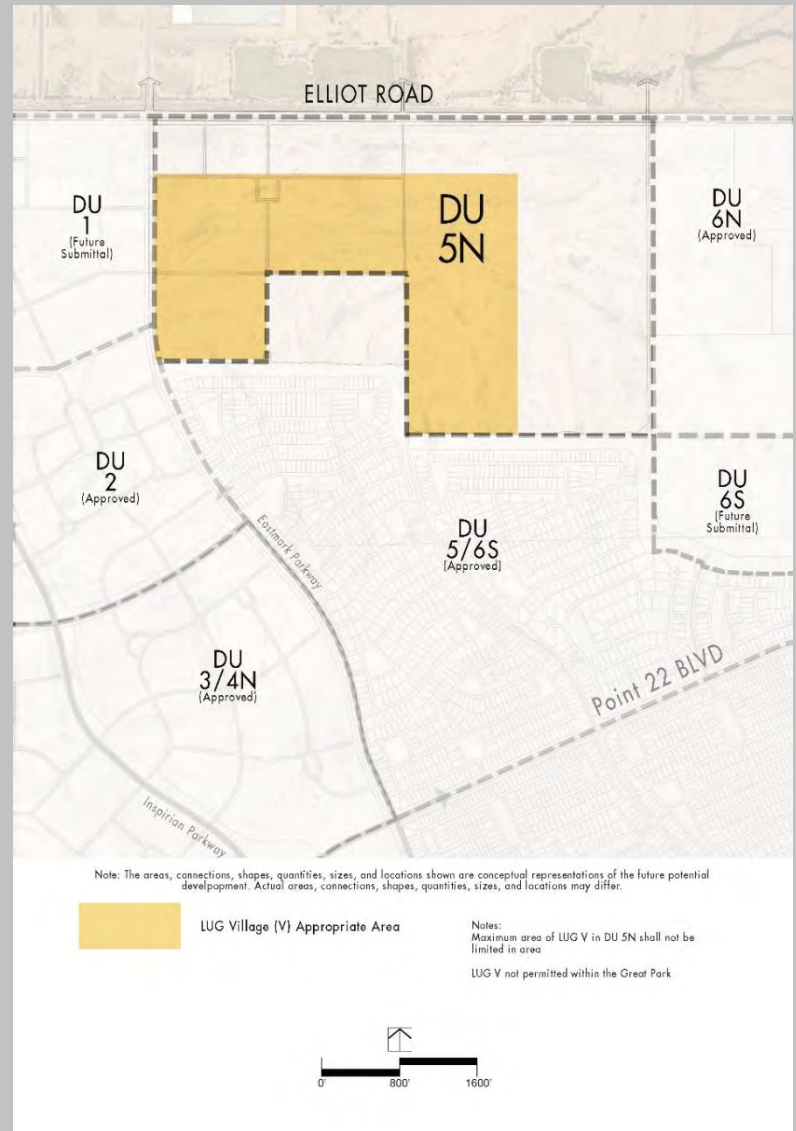
General Urban LUG

Urban Core LUG

Existing LUGs – No Change

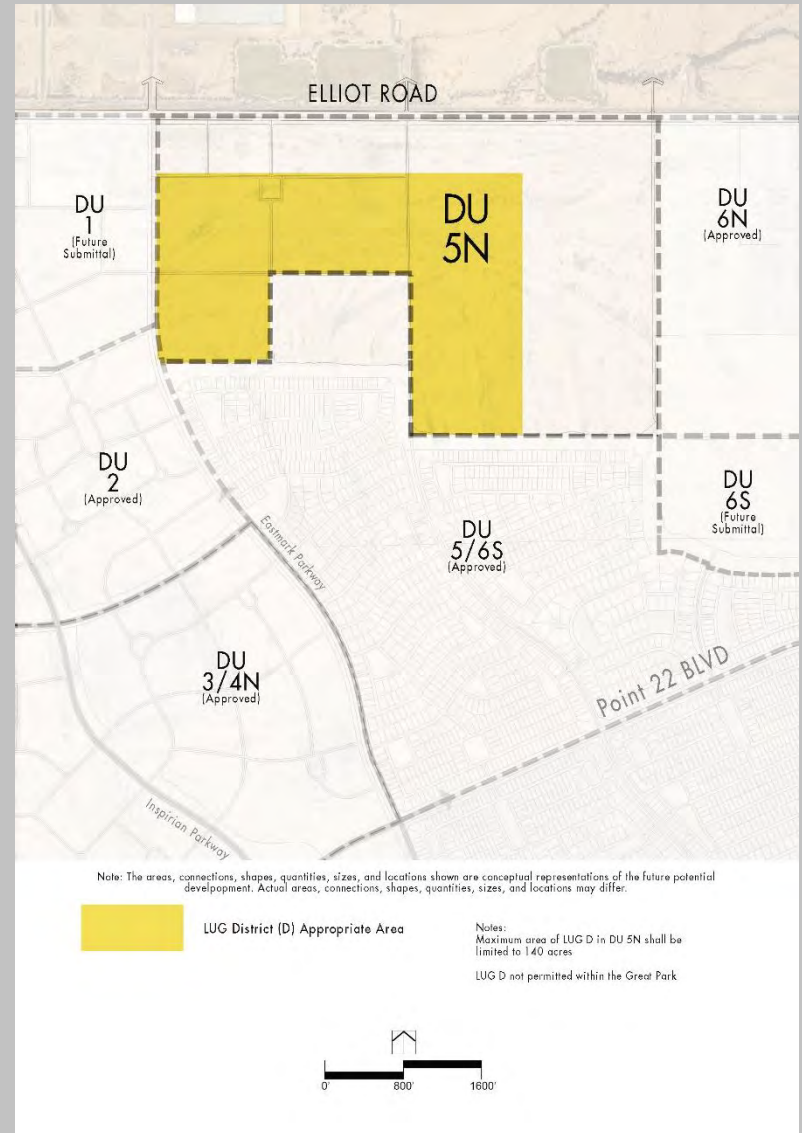
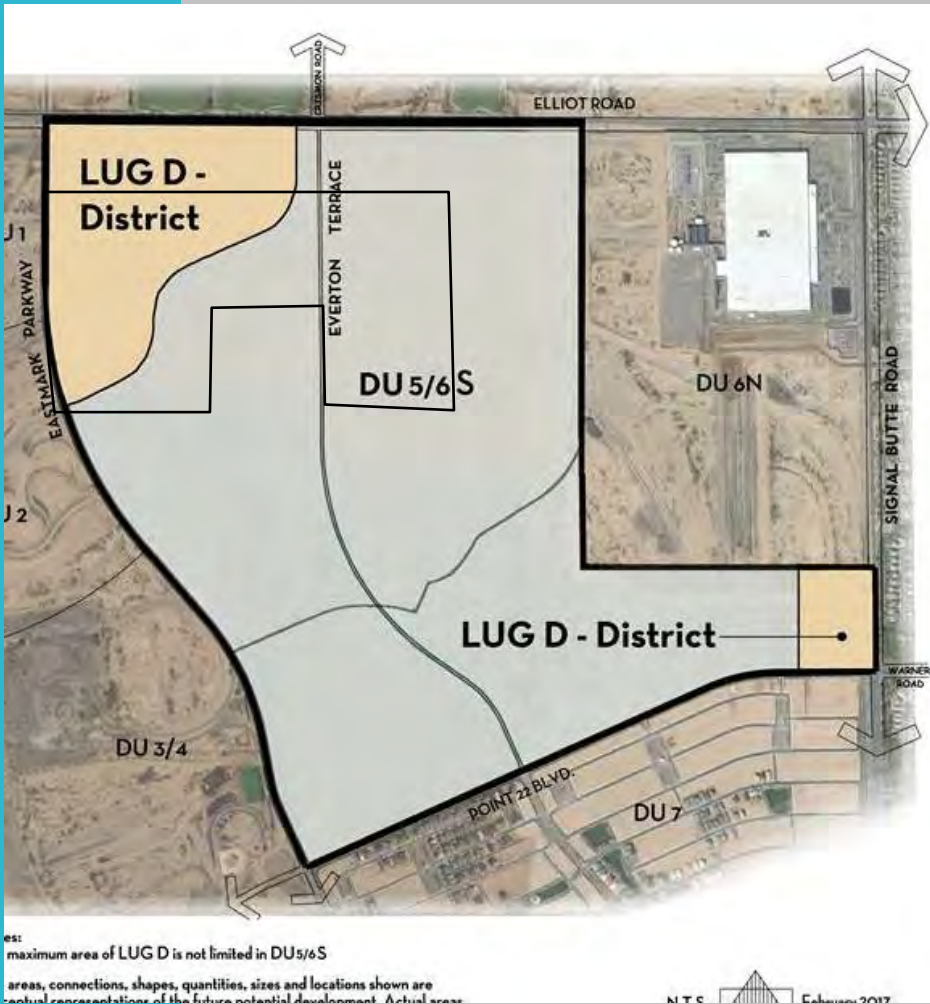


Existing Village LUG



Proposed Village LUG

Proposed Change in LUG Boundary

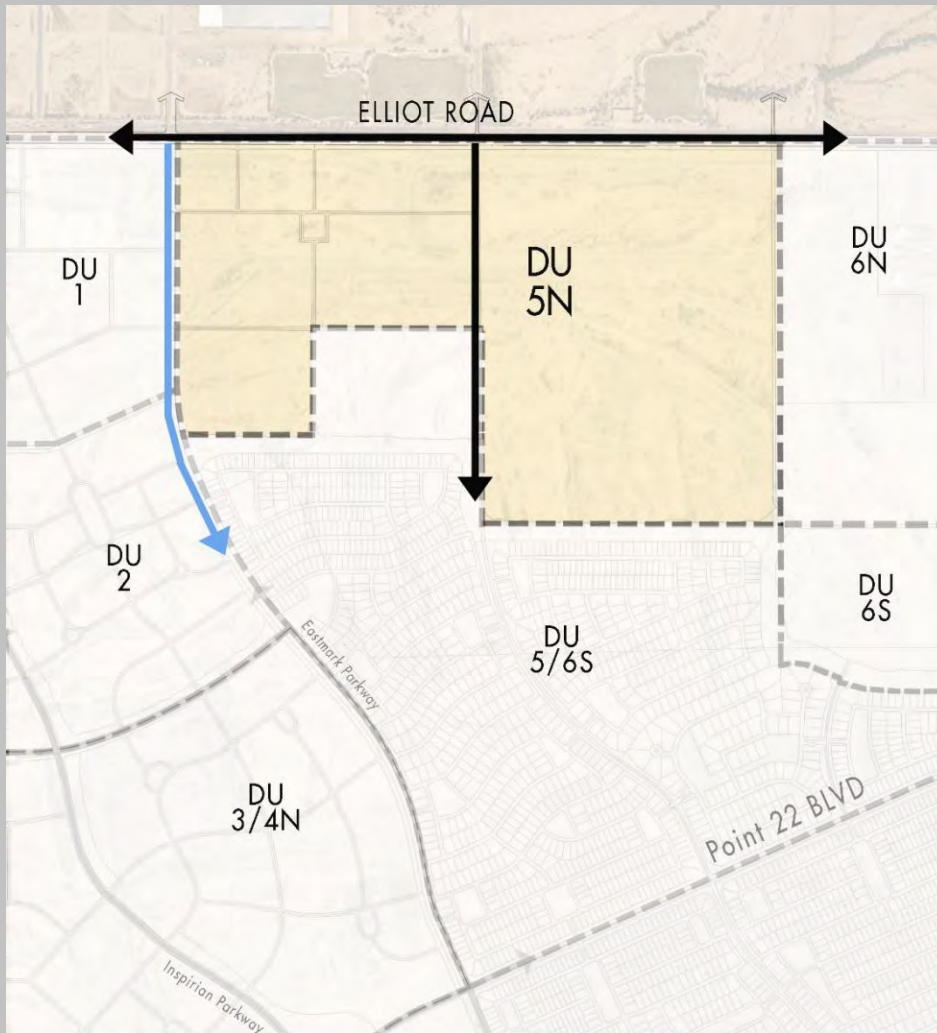


Existing District LUG

Proposed District LUG

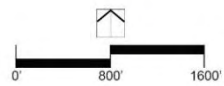
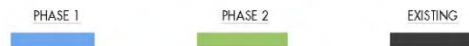
Proposed Change in LUG Boundary

Circulation

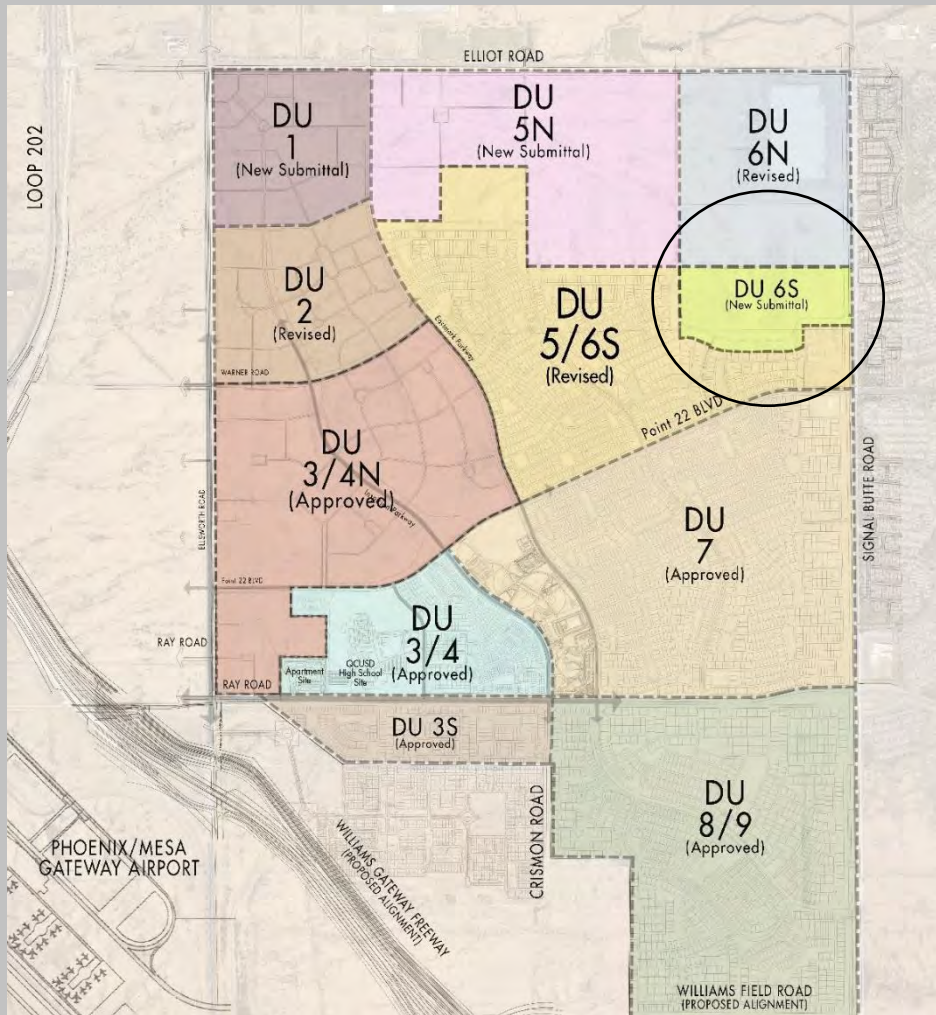


Note: The areas, connections, shapes, quantities, sizes, and locations shown are conceptual representations of the future potential development. Actual areas, connections, shapes, quantities, sizes, and locations may differ.

LEGEND

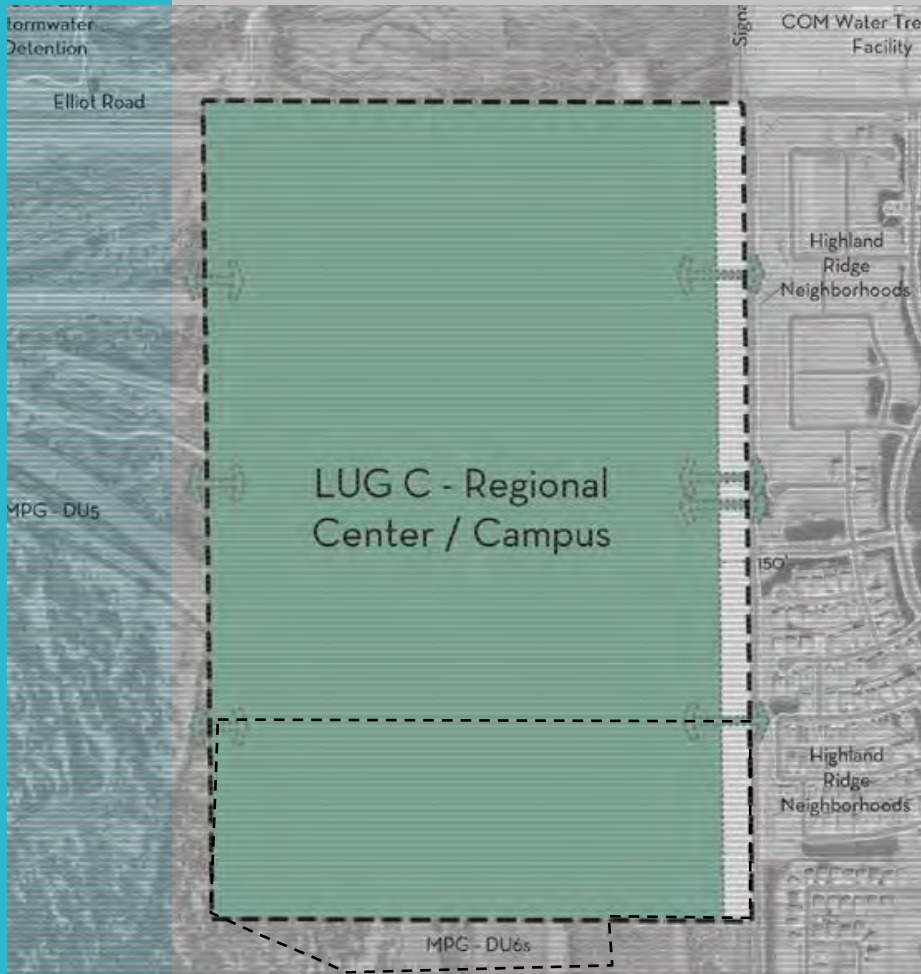


Development Unit Plans

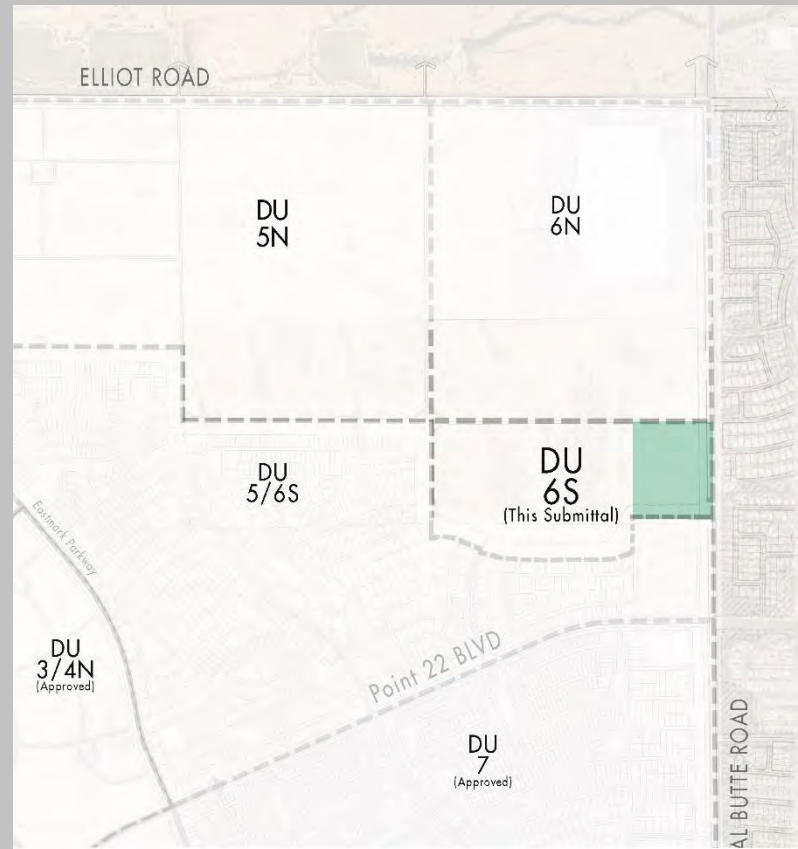


- Creation of a new DUP for 6 South

DU 6, with its combination of uses, allows for large scale employment uses consistent with the development pattern emerging along Elliot Road with a transition to residential enclaves which occur in the southern portions. DU 6 South will provide for a mix of uses that will allow for flexibility in creating meaningful transitions between the existing neighborhood and the Elliot Road Technology Corridor.

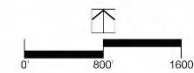


Existing Campus LUG



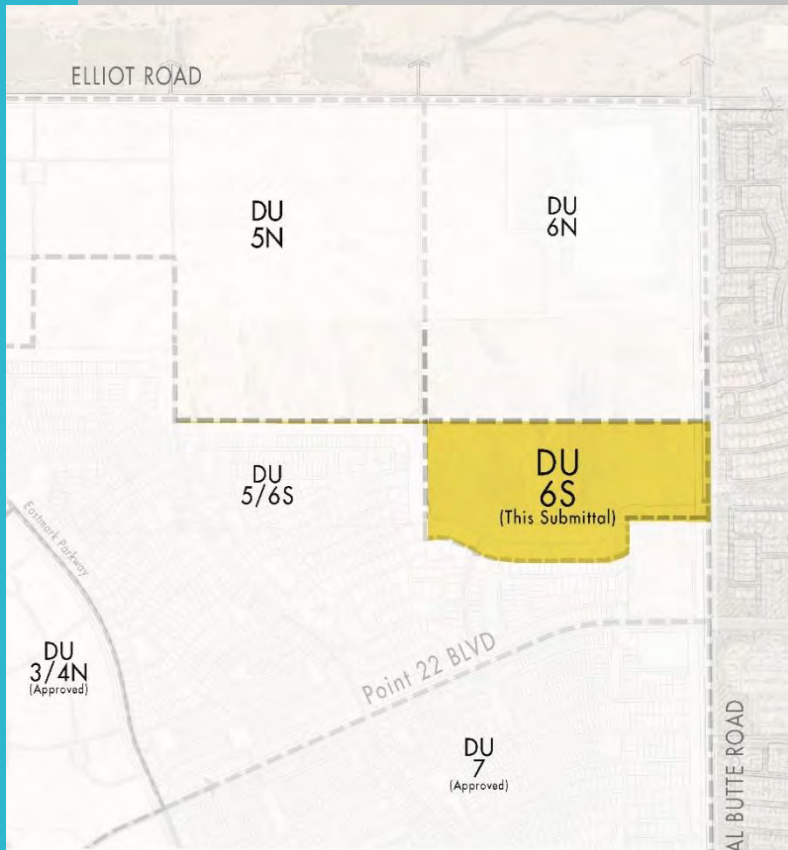
Note: The areas, connections, shapes, quantities, sizes, and locations shown are conceptual representations of the future potential development. Actual areas, connections, shapes, quantities, sizes, and locations may differ.

- LUG Regional Center/Campus (C) Appropriate
- Notes:
Maximum area of LUG C in DU 6S shall not be limited in area
LUG C not permitted within the Great Park



Proposed Campus LUG

Proposed Change in Campus LUG Boundary



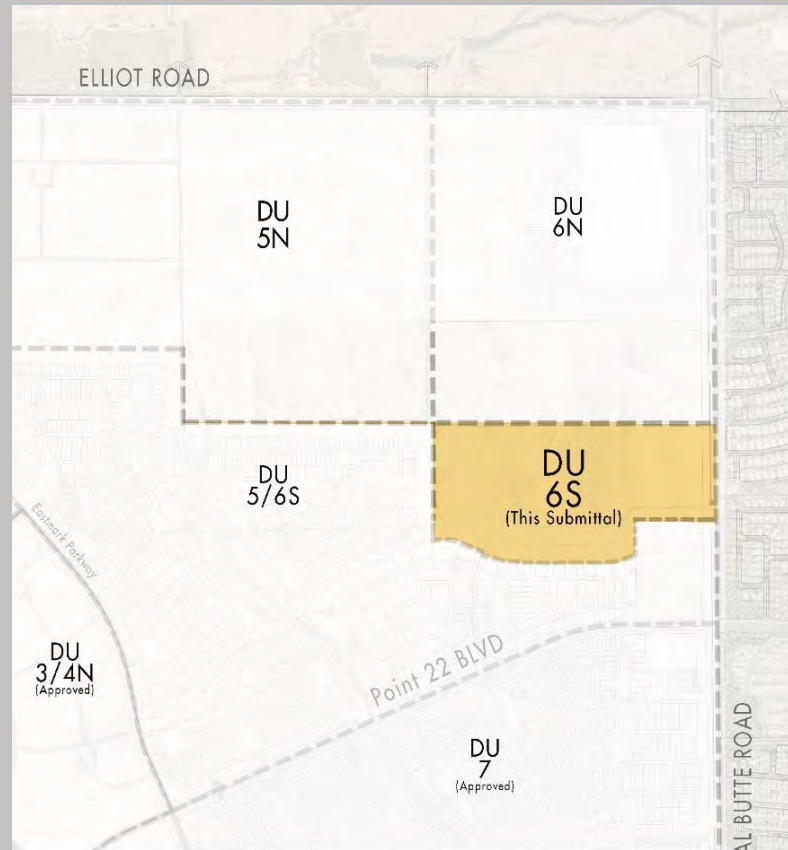
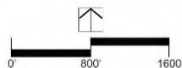
Note: The areas, connections, shapes, quantities, sizes, and locations shown are conceptual representations of the future potential development. Actual areas, connections, shapes, quantities, sizes, and locations may differ.



LUG District (D) Appropriate Area

Notes:
Maximum area of LUG D in DU 6S shall not be limited in area

LUG D not permitted within the Great Park



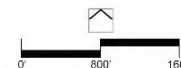
Note: The areas, connections, shapes, quantities, sizes, and locations shown are conceptual representations of the future potential development. Actual areas, connections, shapes, quantities, sizes, and locations may differ.



LUG Village (V) Appropriate Area

Notes:
Maximum area of LUG V in DU 6S shall not be limited in area

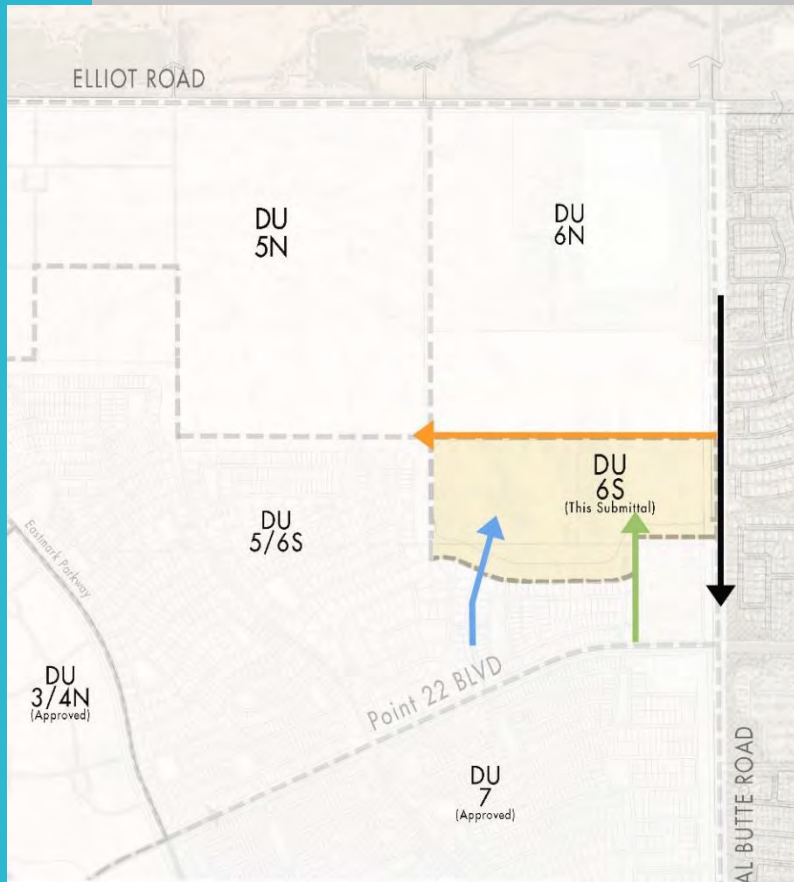
LUG V not permitted within the Great Park



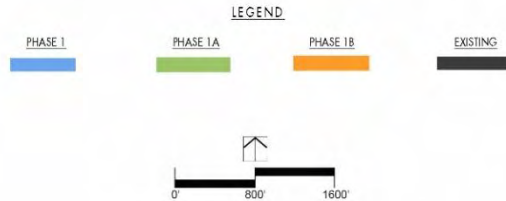
Proposed District LUG

Proposed Village LUG

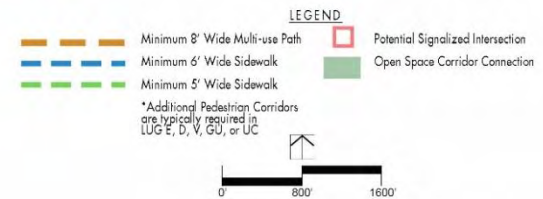
Proposed new LUGs



Note: The areas, connections, shapes, quantities, sizes, and locations shown are conceptual representations of the future potential development. Actual areas, connections, shapes, quantities, sizes, and locations may differ.



Note: The areas, connections, shapes, quantities, sizes, and locations shown are conceptual representations of the future potential development. Actual areas, connections, shapes, quantities, sizes, and locations may differ.





Linear Open Space/Disc Golf

- 18 Hole Disc Golf just started construction – expected to be completed by end of 2021/beginning 2022
- Phase 2 of Linear open space to be completed with the construction of 6 South Area
- Final plans for Phase 2 will be finalized depending on use in 6 South
- Open space will continue to connect to existing open space area west of Commercial



Linear Open Space/Disc Golf

- 18 Hole Disc Golf just started construction – expected to be completed by end of 2021/beginning 2022



- Phase 2 of Linear open space to be completed with the construction of 6 South Area

Hearing Schedule

Major Amendment to Community Plan for DU 1 and 2 ONLY

January 27, 2021, 4:00	Planning Board
February 22, 2021, 5:45	City Council
March 1, 2021, 5:45	City Council

DUPs for 1 & 2

March 24, 2021, 4:00	Planning Board
----------------------	----------------

Major Amendment to Community Impacting DU 5 Area DUP for DU 5 North and DU 6 South

Future date to be determined

Questions?

Tab F

Chat from 1.12.2021 Eastmark Mtg.

From Travis and Monica Miller to Me: (Privately) 05:31 PM

There are a lot of people trying to get in
Says it reached capacity

From Elsa Kee to Me: (Privately) 05:33 PM

There are many that can't get in. They say they get the message that the meeting has met its maximum.

From Kelly Phipps-Guerreiro to Me: (Privately) 05:34 PM

Can you raise capacity? It is maxed at 100 and many people are wanting to join that can't.

From Me to Travis and Monica Miller: (Privately) 05:34 PM

Sorry everyone, trying to fix this.

From Bittners to Me: (Privately) 05:36 PM

Many people are trying to access this meeting, but Zoom caps at 100.
Many are very upset that they cannot participate.

From Me to Travis and Monica Miller: (Privately) 05:37 PM

I am trying to increase capacity now.

From Merrie Rheingans to Me: (Privately) 05:39 PM

do you have a graphic of where that golf course will sit on the property?

From Sedric Rodgers to Me: (Privately) 05:44 PM

what are the dimensions of the golf course? Is it still the same size as promised initially?
we have a huge group of neighbors that weren't allowed to get on this call. this isn't an accurate representation of our community

From Me to Bittners: (Privately) 05:45 PM

I am trying to increase capacity. Sorry for the delay

From 7N1siq to Me: (Privately) 05:45 PM

More users BUT nowhere for any of them to EAT

From Sedric Rodgers to Me: (Privately) 05:46 PM

can you all expand the allotted connections to allow them access?

From Me to Kelly Phipps-Guerreiro: (Privately) 05:46 PM

I am trying to increase capacity. Sorry for the delay.

From Me to Elsa Kee: (Privately) 05:46 PM

I am trying to increase capacity. Sorry for the delay.

From meresia.gutierrez to Me: (Privately) 05:47 PM

How does a data center offer major employment when there is less than 3 vehicles ever in the parking lot?

From Kelly Phipps-Guerreiro to Me: (Privately) 05:47 PM

Thank you very much!

From Travis and Monica Miller to Me: (Privately) 05:50 PM

You mention that the entitlements allow DMB and Brookfield to respond to the market. In the original plan it was stated that the development of commercial would take until 2040? What is the rationale for amending the zoning when their is still 25 years to build out the plan? How will these amendments enable Eastmark to meet the goal of creating 50,000 jobs?

From Sophia Morrison to Me: (Privately) 05:51 PM

You have to pay zoom to up the capacity. It's a click of a button with zoom to pay to allow more people in.

From katie p to Me: (Privately) 05:52 PM

Has the City had a shift in its goal for the Elliot tech center corridor? Why amended the DU5N for residential if the goal is to have employment opportunities off Elliot? Some of the comments related to the City's 10+ year goal, the community's goal, and what's being requested seem to contradict.

From 7N1siq to Me: (Privately) 05:53 PM

So we're at approx. 40% of our house capacity.. what is the capacity percentage for commercial???
Seems like greed is taking over here. We were sold on a all inclusive community. Jack in the box is not part of that plan.

From Beth Atkins to Me: (Privately) 05:54 PM

is is possible to get a copy of this presentation?

From Travis and Monica Miller to Me: (Privately) 05:57 PM

Are you going to put streets and homes in DU6S? What will happen to linear park? We bought under the plan that no single family residence would go in behind us and paid a \$40000 premium to have that. We are asking questions for neighbors who have not been able to participate due to the limits on the meeting.

From dtessendorf to Me: (Privately) 05:57 PM

What's planned for DU4 aka, northeast corner of Ellsworth and Ray?

From Travis and Monica Miller to Me: (Privately) 06:00 PM

There is one clubhouse, one community pool, and no public elementary school in the whole community. Where will kids go to school in the Gilbert school district? Canyon Rim Elementary, the zoned elementary school, all ready has close to 900 students. (Dirk Shupe who was unable to login)

From Ayesha Croshaw to Me: (Privately) 06:01 PM

Our entire Lunar Green neighborhood are 100% against turning Benton Pkwy into a thru street. This disrupts our already established Relativity Point Park. A park that is used constantly by all of the little kids in our neighborhood, and surrounding neighborhoods. We also use this park as a gathering place for our neighborhood parties, and holiday get togethers. This park and all of the space there is significant to our every day living. You have no idea what you are doing by trying to build a busy street through it. Please explain why this is even an option? Please explain how you will maintain a safe and functional park with a thru street?

From Jamie Thatcher's iPhone to Me: (Privately) 06:04 PM

can you clarify "may become denser over time residential"

From dtessendorf to Me: (Privately) 06:04 PM

What will be built in DU1 and DU2?

From Bittners to Me: (Privately) 06:06 PM

The change from also to potentially is important when you say that the Great Park could likely not go through the area.

From Me to Sophia Morrison: (Privately) 06:07 PM

My apologies, but I just got confirmation from Zoom Support that there's no way to increase capacity in an existing meeting. The recording of the meeting will be made available after the meeting has concluded.

From Me to Bittners: (Privately) 06:07 PM

My apologies, but I just got confirmation from Zoom Support that there's no way to increase capacity in an existing meeting. The recording of the meeting will be made available after the meeting has concluded.

From Me to Kelly Phipps-Guerreiro: (Privately) 06:08 PM

My apologies, but I just got confirmation from Zoom Support that there's no way to increase capacity in an existing meeting. The recording of the meeting will be made available after the meeting has concluded.

From Kelly Phipps-Guerreiro to Me: (Privately) 06:09 PM

Thank you for trying. We will let everyone know.

From Mark to Me: (Privately) 06:10 PM

does DU5 revised potentially mean modification to the planned great park ?

From meresia.gutierrez to Me: (Privately) 06:11 PM

We do NOT want higher density residential!!

From Jamie Thatcher's iPhone to Me: (Privately) 06:11 PM

higher density such as more apartments?

From Sedric Rodgers to Me: (Privately) 06:14 PM

From a neighborhood denied access, these changes would have affected our purchases. Our purchases would have been affected

From a neighborhood denied access, how many other lies have they told us. We made a purchase decision using facts that are changing. Where are the other lies???

From Sophia Morrison to Me: (Privately) 06:15 PM

what does higher density residential mean?
we don't want apartments especially DU5N

From Mark to Me: (Privately) 06:15 PM

are there certain types of employers that would be approved and/or denied ?

From Ayesha Croshaw to Me: (Privately) 06:16 PM

Another point, the letter from Eastmark states that the changes will not affect already established Eastmark areas. Please explain how building Benton Pkwy as a thru road will NOT affect our neighborhood?

From Gwen Gann to Me: (Privately) 06:17 PM

what impact do these changes have on the taxes the current homeowners are paying to support the development? will the Eastmark tax surcharge take longer to be removed because fewer homes are being planned?

From Travis and Monica Miller to Me: (Privately) 06:21 PM

You mention that you want to square the area is 6 South off with residential. This area was not squared off in the original plan so that it would serve as a transition zone between residential and industrial. How will you preserve the transition zone if you just put houses along there?

From Mark to Me: (Privately) 06:21 PM

where exactly is retail space planned ? I have not heard that word used in this presentation.

From Bittners to Me: (Privately) 06:22 PM

Traffic on Everton is already rough without additional neighborhoods.

From katie p to Me: (Privately) 06:22 PM

you can disregard the question above.

When did DMB and Brookfield decide to seek approval for the District LUG addition to DU5N? It seems odd that this change would be submitted within one quarter of the entire Southern boundary being sold and developed as Village LUG.

From Eva Helene Colette Hansen to Me: (Privately) 06:22 PM

What is the point of the green road?
It seems 100% unnecessary

From Sandie Bett to Me: (Privately) 06:23 PM

What changes are being made to the Great Park?

From Caitlin to Me: (Privately) 06:23 PM

so is the park behind Safeway going to be removed if that Benton lane road ends up going through?

From Eva Helene Colette Hansen to Me: (Privately) 06:23 PM

Our park is where that green road would be

From Ayesha Croshaw to Me: (Privately) 06:24 PM

How many points of access do you need? Isn't Parc Joule and potential for another existing road south of Apple enough points of entry? And Signal Butte?

From Mark to Me: (Privately) 06:26 PM

honestly I am pleased with the reduction to 11k from 15k on dwellings

From Beth Atkins to Me: (Privately) 06:26 PM

who was the letter sent to?

From Eva Helene Colette Hansen to Me: (Privately) 06:26 PM

Also, we never got any letter for any of this so far

From Merrie Rheingans to Me: (Privately) 06:26 PM

IS there planned commercial for Ellsworth and Point 22

From Bittners to Me: (Privately) 06:26 PM

Would additional amenities be added with adding so many more homes?

From Roberto Taylor to Me: (Privately) 06:27 PM

We live on Wavelength behind the Safeway. When we built our home, we were told that small area would not be changing. Extending Benton Parkway is going to significantly increase traffic into our small area. Why is that going to be allowed after the fact we were told they wouldn't change?

From Jennifer Castillo to Me: (Privately) 06:27 PM

Don't want Parc Juele and Benton park as thru streets

From Caitlin to Me: (Privately) 06:27 PM

the letters only went to a few people even though these changes affect the entire neighborhood. who will be notified for future meetings?

From Kelly Phipps-Guerreiro to Me: (Privately) 06:27 PM

Will the letter be sent to everyone in Eastmark and not just those within 750 feet for the next updates?

From jeremy.husman@yahoo.com to Me: (Privately) 06:27 PM

We have heard a lot about housing development and large scale employment, however many are concerned about retail and restaurants? We are fairly new to the community and went for a walk today and found only one area for food/shopping.

From katie p to Me: (Privately) 06:28 PM

Has a developer been selected for DU5N?

Who is developing the disc golf course? do we have the ability to collaborate with them on landscape screening along the southern wall?

From Jennifer Castillo to Me: (Privately) 06:28 PM

Will phase 2 have the Water Garden and Citrus Grove as originally planned?

From Travis and Monica Miller to Me: (Privately) 06:29 PM

Didn't DMB/Brookfield commit to the creation of 50,000 permanent jobs and 20,000 auxiliary jobs

From Jennifer Castillo to Me: (Privately) 06:29 PM

When will phase 2 begin?

From Sophia Morrison to Me: (Privately) 06:30 PM

So the data center isn't actually bringing in Eastmark residents as employees.

From Dr John M Manning to Me: (Privately) 06:30 PM

Sounds like due to Eastmark and/or the city of mesa's failure to entice industry and commercial to this area, we are subjected to additional multi family housing. Also, when we looked to purchase here, we were told that shops and a movie theatre would be going into the area at Ray and Ellsworth. We were then told there weren't enough "roofs" to warrant that. Now we'll get the roofs but no space for the shops.

From Jamie Thatcher's iPhone to Me: (Privately) 06:31 PM

more information on planned amenities with growth and adding more residential.

From Bittners to Me: (Privately) 06:31 PM

Are there plans for additional retail? The Safeway area is currently congested without adding more homes.

From Stephanie to Me: (Privately) 06:32 PM

Hello, is the disc golf to be desert landscaping or have a grass base?

From Caitlin to Me: (Privately) 06:32 PM

what about our amenities? we have a tiny pool and a small clubhouse for the amount of residents. is there a plan to add a city of mesa community center similar to freestone park in Gilbert?

From Sedric Rodgers to Me: (Privately) 06:32 PM

From a neighbor denied access, Safety will be impeded for sure with Benton being a thru street

From mike to Me: (Privately) 06:33 PM

why is all future residential that was discussed "higher density" We don't need more apartments or town homes that impact our homes values

From Bobbi B to Me: (Privately) 06:34 PM

We were told that we would have non-corporate restaurants like Postino's fr on the corner on Ray and Ellsworth. Where is that going? Seem s like QC is getting all of that, and we have nothing. This was the main reason we bought our home here.

Would love to see a push to that.

Something like DC Ranch would be amazing!

From Sedric Rodgers to Me: (Privately) 06:34 PM

so you add a plethora of apartments?

From jeremy.husman@yahoo.com to Me: (Privately) 06:34 PM

Maybe we could keep some of the land set aside for retail when covid is over? If we just keep building houses it will take away from why many of us moved here.....

From meresia.gutierrez to Me: (Privately) 06:34 PM

Yes, but if the uses are for apartments, how does that benefit the homeowners?

From 7N1siq to Me: (Privately) 06:35 PM

You guys might not be commercial developers, but the sales strategy is and was speaking to a self contained community. Walking & biking to shopping & entertainment etc... They are selling it that way.

From Bittners to Me: (Privately) 06:35 PM

Re

From 7N1siq to Me: (Privately) 06:36 PM

My husband an I both work in commercial construction, That industry is booming and has been without break during covid. In fact busier than 2019.

From jeremy.husman@yahoo.com to Me: (Privately) 06:36 PM

If you are not certain of what is going to happen with Covid, than put everything on hold, don't just build to make your profit...

From Jamie Thatcher's iPhone to Me: (Privately) 06:36 PM

whar happened to the hometown small community design , the overall design has turned more industrial , less park space, more green drain space..... instead.

From Amy to Me: (Privately) 06:36 PM

Are we being "voluntold" that the future development in DU5 and DU6 is happening or will there be a vote when it is presented to city council?

From Bittners to Me: (Privately) 06:36 PM

Residents worry that land will be filled with homes because that's easier and then our current retail will be more congested as we wait for business to come in.

From Travis and Monica Miller to Me: (Privately) 06:37 PM

I think the big point is we want to see some other uses besides homes. There are supposed to be garden style offices. (doctors offices, lawyers facilities in a park like setting). We don't want property rezoned residential, because you are only a residential developer. We want to wait till it gets closer to 2040 to see the next upturn. The plan anticipates these downturn and was agreed to. Why change the plan only to maximize short term gains at the cost of long term benefit to the community.

From Rich to Me: (Privately) 06:37 PM

What's the best way to express our opposition to these proposed changes? What you've laid out tonight is quite contrary to what was promised to those of us who bought our property several years ago. These proposed changes will pack WAY too many people into this footprint.

From jamie's iPhone to Me: (Privately) 06:37 PM

with proposal of all the extra homes where are the extra amenities being placed? the clubhouse and pool are already too high in patron volume and will only be worse with additional rooftops. In addition how will the existing landscape issues be rectified if you're adding more for the same contractor to take care of that they can't manage as is?

From Rldunning to Me: (Privately) 06:38 PM

Karrin Power road and Ellsworth has had NO problems so just quit on there is no market shit!

From Eva Helene Colette Hansen to Me: (Privately) 06:38 PM

COVID is a short-term problem. If you build houses and don't leave room for retail, that's a long-term decision that can't be reversed

From 7N1siq to Me: (Privately) 06:38 PM

The market? The market has been BOOMING for 7 years. Queen creek is exploding. So how is this?

From Gina's iPad to Me: (Privately) 06:38 PM

you are excited about Apple, but Apple has expressed frustration in the change to Du 6s/n. as are the residents of D6s. we don't want 2 through roads going through our neighborhoods cutting off park acres and making a safety issue for children!

From Eva Helene Colette Hansen to Me: (Privately) 06:39 PM

Thats the road!
Do not extend Benton Park
There is a park there.....
How do you extend that road?

From Amanda to Me: (Privately) 06:39 PM

so what happens to the park on the green road?

From Ayesha Croshaw to Me: (Privately) 06:40 PM

No that is not true about Benton Pkwy
We were not told that when we purchased our home. That is absolutely not true

From jeremy.husman@yahoo.com to Me: (Privately) 06:40 PM

On another note, can anyone address the Community Center? If we have 12,000 - 14,000 houses, are there any plans to build additional Community Centers? It just seems like a lot of people for one small Community Center

From Gina's iPad to Me: (Privately) 06:40 PM

tats. it true. we were told parc joule would lead to a parking lot that ended at the park that you were building.

From Eva Helene Colette Hansen to Me: (Privately) 06:40 PM

What would you use that road for?

From Gina's iPad to Me: (Privately) 06:40 PM

that's not

From Eva Helene Colette Hansen to Me: (Privately) 06:40 PM

Yes

From Amanda to Me: (Privately) 06:40 PM

yes

From Caitlin to Me: (Privately) 06:40 PM

park behind Safeway

From Ruth Davis to Me: (Privately) 06:40 PM

Canyon talk about the freeways

From Ayesha Croshaw to Me: (Privately) 06:40 PM

Its called Relativity Point Park.

From Amanda to Me: (Privately) 06:40 PM

how???

From Ruth Davis to Me: (Privately) 06:40 PM

Can you

From Gina's iPad to Me: (Privately) 06:40 PM

it is affected. now kids have to cross a street to get to it

From Travis and Monica Miller to Me: (Privately) 06:41 PM

How is it that you always planned to allow Park Joule and Benton Park to be through road when you have all ready announced the construction of the linear park?

From Beth Atkins to Me: (Privately) 06:41 PM

why was a decision made to have fewer residential units?

From Eva Helene Colette Hansen to Me: (Privately) 06:41 PM

How does the new road exist then?

From Gina's iPad to Me: (Privately) 06:41 PM

kids don't cross the street right now to get to it

From Ayesha Croshaw to Me: (Privately) 06:42 PM

But your planning to put a busy road there? Next to a park where children play?

From Travis and Monica Miller to Me: (Privately) 06:42 PM

What about the linear park? will these roads intersect it?

From Gina's iPad to Me: (Privately) 06:42 PM

and I don't want parc joule to go through!!
we live against parc joule to our backyard.

From Eva Helene Colette Hansen to Me: (Privately) 06:43 PM

Park Joule sure, Benton makes no sense
Signal Butte and Park Joule would give plenty of access

From Jennifer Castillo to Me: (Privately) 06:43 PM

Is that what the people were told when they bought those homes there Eric???

From 7N1siq to Me: (Privately) 06:44 PM

The families in mulberry got commercial almost immediately. How is it we are so behind?

From Sedric Rodgers to Me: (Privately) 06:44 PM

We purchased our homes based on the plans that were published and now those plans are getting modified and will impact our neighborhood as we know it

From Bill Nelson to Me: (Privately) 06:44 PM

Is Ray Road being rerouted at Ellsworth?

From Frederick Moseley to Me: (Privately) 06:45 PM

So what can we as residents do to help entice commercial developers to come? Which LUG is reserved for that use type that we can sell them on?

From Angela azibert to Me: (Privately) 06:45 PM

Keep up the Great work guys!!! I have full faith you guys will continue to make this neighborhood amazing.

From Sedric Rodgers to Me: (Privately) 06:45 PM

How are you planning to notify the homeowners going forward because that was done effectively for this meeting

From Jamie Thatcher's iPhone to Me: (Privately) 06:45 PM

what was originally planned?

From jeremy.husman@yahoo.com to Me: (Privately) 06:45 PM

That is not what I was told when we moved here????

From Jamie Thatcher's iPhone to Me: (Privately) 06:46 PM

for

From Travis and Monica Miller to Me: (Privately) 06:46 PM

Will DMB reimburse the lot premiums that were charged due to the fact that we were on the edge of the community with no single family residences in DU 6S if you change the zoning to allow this?

From Jamie Thatcher's iPhone to Me: (Privately) 06:46 PM

amenties that was cut?

From Sedric Rodgers to Me: (Privately) 06:47 PM

How are you planning to notify the homeowners going forward because that was done effectively for this meeting

How are you planning to notify the homeowners going forward because that wasn't done effectively for this meeting

From 7N1siq to Me: (Privately) 06:47 PM

You guys keep justifying the amount of houses but still not explaining why the commercial is not selling.. Is it pricing?

From Travis and Monica Miller to Me: (Privately) 06:47 PM

The students of DU6 are zoned for GPS exclusively

From Pat & Raema Bezenek to Me: (Privately) 06:47 PM

Thank you for helping us understand proposed changes. Can you provide a bit more detail regarding the actual location and footprint of the disc golf course?

From Travis and Monica Miller to Me: (Privately) 06:47 PM

Families in this area must seek a boundary exemption to attend the Queen Creek Schools

From Bittners to Me: (Privately) 06:47 PM

Open enrollment does not solve the issue, nor do charters. Schools do not have funding to build for an overpopulated area.

From Ayesha Croshaw to Me: (Privately) 06:47 PM

Do you have a timeframe for a decision of Industrial or residential in regards to a final decision on Benton Pkwy?

From Gina's iPad to Me: (Privately) 06:48 PM

I was never notified and we back up the parc joule

From Bittners to Me: (Privately) 06:49 PM

If I can't hear back from anyone about getting my access card now with current numbers, how can we expect that amenities will be able to handle many many more home owners.

From Bill Nelson to Me: (Privately) 06:49 PM

Exhibit 7.15 on the Community Plan. If so any idea when?

From Frederick Moseley to Me: (Privately) 06:50 PM

Is it possible for these types of notifications to be sent out in the Eastmark community newsletter? No postage necessary, but any changes affect the entire community so it would benefit us to hear about plans and potential plan changes through the years.

From Kelly Phipps-Guerreiro to Me: (Privately) 06:51 PM

What is going in next to the school at Point 22 and Eastmark Parkway?

From jamie's iPhone to Me: (Privately) 06:52 PM

with the proposed "village" in d 5&6 are these going to be single story homes since we were promised unobstructed views of the mountains?

From Amy to Me: (Privately) 06:52 PM

can you please show on map the outline for the disc golf course

From Kelly to Me: (Privately) 06:52 PM

when/where is the library going in?

From Gina's iPad to Me: (Privately) 06:52 PM

don't mean to be repetitive, but Apple does not want residential.

From Ruth Davis to Me: (Privately) 06:54 PM

Talk about Freeway access etc please

From Sophia Morrison to Me: (Privately) 06:55 PM

We don't want that.

I don't want to see that out of my bedroom window off of Revolution

From 7N1siq to Me: (Privately) 06:57 PM

CORRECT! Please no more apartments!

From katie p to Me: (Privately) 06:57 PM

Village LUG is fine. Distrct LUG is not fine in DU5N

From Jamie Thatcher's iPhone to Me: (Privately) 06:57 PM

when the homes are sold, many agents are telling us there will be another pool, more amenities

From Travis and Monica Miller to Me: (Privately) 06:57 PM

You said if DU6S is not amended to be single family residential, you would not need to have through roads from Parc Joule and Benton Park. Is it not the case that you could finish the linear park if you just stuck with the plan as currently approved? It is only your proposed amendment to residential that is causing the delayed start. We were already shown and promised the linear park would start in 2020 when we purchased, which was why we were charged a significant lot premium. It was a hallmark reason why everyone bordering DU6S purchased.

From Beth Atkins to Me: (Privately) 06:58 PM

agree, appreciate no additional apartments!

From jandp to Me: (Privately) 06:58 PM

The area does not need more apartments

From 7N1siq to Me: (Privately) 07:00 PM

compliments on moving the fire station, it seemed dangerous next to a school. There you have a positive one now :)

From Jamie Thatcher's iPhone to Me: (Privately) 07:00 PM

who handles planning for roads? speeds crosswalks as we grow?

From meresia.gutierrez to Me: (Privately) 07:01 PM

Will the disc golf course have walking paths as well?

From katie p to Me: (Privately) 07:01 PM

Karrin mentioned discussions with interested developers for the DU. has any developer been selected for DU5N?

From Stephanie to Me: (Privately) 07:02 PM

Is there anyway to add a bike path to the disc golf course area?

From Jamie Thatcher's iPhone to Me: (Privately) 07:03 PM

roads from city state eastmark needs to plan those crosswalks
pt 22 crosswalks?

From meresia.gutierrez to Me: (Privately) 07:03 PM

Will the disc golf course be lit up in the evening?
My home backs the course just as an FYI

From Bittners to Me: (Privately) 07:03 PM

Everton deals with a lot of congestion even now.

From Travis and Monica Miller to Me: (Privately) 07:04 PM

I keep hearing DMB/Brookfield stating that they don't know when construction will begin, or what the phases will be. Per Mesa city code Title 11 Chapter 11 Section 4--these are requirements of a submission.

How is it that you don't know the basics that are mandated per Mesa City code?

From 7N1siq to Me: (Privately) 07:05 PM

why are we waiting to develop the commercial areas? If we develop them we can sell them. Correct? They aren't selling because they're not ready to sell then?

From meresia.gutierrez to Me: (Privately) 07:05 PM

Also, our community really loves to shop, eat play locally so other services would definitely be used.

From Sedric Rodgers to Me: (Privately) 07:05 PM

can you please post Jill's info

From 7N1siq to Me: (Privately) 07:06 PM

I don't think many of us care about the golf course. (Seems to be a constant come back to) BUT We DO CARE about the amenities that don't exist.

From Ayesha Croshaw to Me: (Privately) 07:08 PM

Disc Golf is not our main concern. Our main concern is that the area directly north of our community is zoned for industrial and not residential so that our roads, specifically Benton Pkwy, are not altered in any way. We DO NOT want Relativity Point park and the area next to it to be changed at all.

From Travis and Monica Miller to Me: (Privately) 07:09 PM

Per the community plan all major amendments are subject to the Mesa City Code Title 11 Chapter 11. This is in the community plan under amendments

From 7N1siq to Me: (Privately) 07:11 PM

maybe tell the sales teams to STOP selling this utopia "full of places to go and things to do" coming soon instead just a SEA of homes, and then spend your money in queen creek.

From Jamie Thatcher's iPhone to Me: (Privately) 07:11 PM

I would have like to seen other resident questions.

From Beth Atkins to Me: (Privately) 07:12 PM

you guys did a nice job!
thank you!

From Caitlin to Me: (Privately) 07:12 PM

thank you guys for answering all the questions. eastmark is great so far glad to have you all

Tab G

Jill Kusy Hegardt

From: nate davis <nathandrewdavis@gmail.com>
Sent: Thursday, December 31, 2020 3:15 PM
To: Jill Kusy Hegardt
Subject: Re: [External] Eastmark community plan

Also for monday mid-day is usually best for me

On Thu, Dec 31, 2020, 3:14 PM nate davis <nathandrewdavis@gmail.com> wrote:

Hey thanks for getting back to me. Im not sure if i will be able to attend the meeting as i run a local business and im not sure what i will have to do that day. Monday would be great if you want to chat my number is 4803998148.

Thank you - Nate

On Thu, Dec 31, 2020, 3:03 PM Jill Kusy Hegardt <jhegardt@dmbinc.com> wrote:

Hi Nate,

Thanks so much for the email. We really do appreciate getting your questions. My first question to you is if you will be able to attend the zoom meeting in January? We are planning on doing a detailed overview of the proposal that hopefully will answer everyone's question. The Eastmark entitlements are a little unique and part of what we will explain is how they work. I would be happy to talk to you on Monday if that works for you. If you let me know a time that would work I can give you a call.

Hope you have a happy new year!

Jill

Jill Hegardt, FAICP

Senior Vice President

6263 North Scottsdale Road, Ste 330 | Scottsdale AZ 85250-5417

T 480-367-7322 | C 480-415-7780 | jhegardt@dmbinc.com

From: nate davis <nathandrewdavis@gmail.com>

Sent: Wednesday, December 30, 2020 1:29 PM

To: Jill Kusy Hegardt <jhegardt@dmbinc.com>

Subject: [External] Eastmark community plan

Hi my name is Nathan Davis i recieved a letter in the mail regarding changes to the east mark community plan. It looks like the effected areas are currently slated for various commercial use. I am curious what changes would be made? Under the new plan will these remain commercial areas? Im sure the changes can get complex and i dont want to waste your time asking for to many detials so feel free to give me the short version of the plan. Thank you for your time.

Nathan Davis

Jill Kusy Hegardt

From: Marc Boley <mvboley@yahoo.com>
Sent: Thursday, December 31, 2020 3:17 PM
To: Jill Kusy Hegardt
Subject: Re: [External] Dec 28, 2020 Letter-Eastmark -Request for approval for Major Amendment to Community Plan

Ms. Kusy Hearst,

Thank you so much for your quick response. The fact the disc golf course will not be impacted is a great relief. We just hope it will be wide enough that the new housing will not interfere with our mountain views too much. It was one of the reasons we purchased this house.

We look forward to any other information you can give us and will try to be present during the zoom call.

Have a Happy and Healthy new year.

Marc and Vicki

Sent from my iPad

> On Dec 31, 2020, at 2:38 PM, Jill Kusy Hegardt <jhegardt@dmbinc.com> wrote:

>

> Hi Marc,

>

> Thanks so much for the email. I very much appreciate the questions. Thanks also for sending your address because this is helpful. The disc golf amenity is not impacted by these proposed amendments. Some of our team members are out of the office this week, so I will plan to get back with you on Monday to give you some additional information about the disc golf and the time frame for its development.

>

> Also, will you be able to be on the zoom call in January? We are planning on doing a detailed presentation that will explain the amendment and it should help provide clarity.

>

> Hope you have a great new year and I will reconnect with you on Monday.

>

> Jill

>

>

>

> Jill Hegardt, FAICP

> Senior Vice President

> 6263 North Scottsdale Road, Ste 330 | Scottsdale AZ 85250-5417 T

> 480-367-7322 | C 480-415-7780 | jhegardt@dmbinc.com

>

>

>

> -----Original Message-----

> From: Marc Boley <mvboley@yahoo.com>

> Sent: Wednesday, December 30, 2020 3:45 PM

> To: Jill Kusy Hegardt <jhegardt@dmbinc.com>

> Subject: [External] Dec 28, 2020 Letter-Eastmark -Request for approval
> for Major Amendment to Community Plan

>
> Good Afternoon,
> We own an Eastmark home in the Ashton Woods (Aurora) development at 10242 E. Revolution Dr.-Section 5/6S. We received the above referenced letter today and are very confused. When we bought our home we were told that there would be a Frisbee Golf course directly behind our home. Has that changed? Are there now going to be homes/ townhomes /apartment buildings built directly behind us?
> We appreciate any information.
> Thank you,
> Marc and Vicki Boley
> 480-518-5766
>
> Sent from my iPad
>

Jill Kusy Hegardt

From: Monica Kwasny <monicakwasny@yahoo.com>
Sent: Saturday, January 2, 2021 8:59 AM
To: Jill Kusy Hegardt; Miller, Travis; Nana Appiah; councilmember.thompson@mesaaz.gov
Subject: [External] Re: Notification for Request for Approval of a Major Amendment

Good Morning Jill,

I have been attempting to make contact with you or a representative at DMB regarding the notification for the request for approval of a major amendment in Eastmark dated December 28th that I received in the mail. All attempts have been unsuccessful.

You were listed in the notice as the representative who was able to provide additional information regarding the proposal.

I left both a voicemail as well as sent an email. Upon sending the email, I received a reply indicating that you would be out of the office until August 27th. I am not sure how you could be the point of contact regarding the proposed amendments to the Eastmark Community Plan as you will not be available for the entirety of the hearing process? In the email stating your limited availability, you directed individuals to your assistant.

I sent an email to the address that you provided, however it was returned as undeliverable.

Is there anyone I can speak with that can provide the requested information? If not, it would seem reasonable that DMB shall withdraw any application to amend the Eastmark plan until they can provide adequate representation as the law requires a transparent process. Your lack of preparedness has created an unnecessary and undue burden on the impacted stakeholders who are trying to obtain basic information concerning what the proposed revisions entail and how they will impact us.

Kindly,

Monica Miller

On Thursday, December 31, 2020, 03:27:14 PM MST, Jill Kusy Hegardt <jhegardt@dmbinc.com> wrote:

I will be out of the office until August 27th. I will have limited access to email and voicemail during this time. If you need immediate assistance, please contact my assistant, Sharra Rice at (480) 367-7671 or srice@dmbinc.com.

Thank you and have a great day,

Jill Hegardt

Jill Kusy Hegardt

From: Brett Yeater <byeater@gmail.com>
Sent: Saturday, January 2, 2021 1:48 PM
To: Jill Kusy Hegardt
Subject: [External] Eastmark DUP Changes

Ms Hegardt,

I received your letter regarding changes to the Development Unit Plans. I'm unclear what the proposed changes are specifically for DU5/6 - since the letter says it doesn't impact already developed areas.

Can you elaborate further on what those changes will mean?

For example:

- Do they in any way impact taxes or impose any new CFD(s) or other elements of taxation?
- Do they have any projected HOA budget impact which could result in additional HOA assessment(s)?
- Do they impact the plan to connect Eastmark Parkway to Elliot Road or change the transportation structure of the community in any way?

A fact sheet would be helpful.

Thank you,
Brett Yeater
480-664-8564
9808 E Radioactive Dr
Mesa, AZ 85212

Jill Kusy Hegardt

From: Travis Miller <travismill23@yahoo.com>
Sent: Sunday, January 3, 2021 10:41 AM
To: Jill Kusy Hegardt; Nana Appiah; councilmember.thompson@mesaaz.gov; commanager@mesa.gov
Subject: [External] Objection to the Request for Approval of a Major Amendment to Eastmark

Good morning,

Last week, I received a notice that DMB and Brookfield are again seeking to rezone transition and open space to once again add high density housing. I am writing to object to the proposed use of the DU 6S specifically, and generally to the addition of any new residential development in Eastmark. The original stated goals of the Eastmark development were to maintain the flight corridor and support the development of Mesa Gateway by adding aerospace and tech jobs; to create an executive lifestyle community supported by golf, spas, and executive offices space with tech incubators; and to create a live, work, and play community that would be an area of regional significance and attract 50,000 direct jobs with an addition 20,000 indirect supporting jobs to the region by 2040. In fact, incentives were offered to DMB and Brookfield fulfill this specific goal. **No part of the proposed amendments further the original goals articulated for the Eastmark community.**

(1) **There currently are no aerospace or tech jobs that have been brought into the Eastmark area.** Taking away the areas that have the opportunity to be developed for this purposes, like DU 5N, DU 1, and DU 6S will only ensure that the primary reason Eastmark was approved will become almost impossible to achieve. There is also no benefit to businesses or Mesa Gateway to include hundreds, if not thousands of homes directly under the flight path of planes leaving Mesa Gateway. This plan will also drastically reduce the buffer zone and harms hundreds of homeowners who were told that they were on the edge of the planned community and paid tens of thousands of dollars based upon the previously approved zoning, myself included.

(2) **There have been no golf, spa, or executive office space facilities brought to the Eastmark community.** I personally work in tech startups and was highly attracted to the vision that the Eastmark area could create a incubator hub for new technology and the lifestyle amenities that would draw companies to the community. I have frequently suggested to my own company, Assent Compliance, that Eastmark would be an excellent location for Western US operations, citing the master plan. Yet, **there has been no development of any class A office space and the promised amenities of a resort, spas, golf, and restaurants that would attract this type of employer are non-existent.** Job creation should remain the aim and goal of Eastmark and should be developed before any additional residential buildings are approved.

(3) **The initial plan to create a live, work, and play community in Eastmark is not being achieved or furthered by the new submittals.** If the submittals are approved, thousands of new homes will be added to the area North of Point 22. All of these homes will be serviced by a single clubhouse, single community pool, and no public elementary school. In fact, there is not a single public elementary school in the entirety of Eastmark and all of our children must be bused out of community. The same is true of doctors' offices, childcare, real estate offices, attorney's offices, and any other service a community needs to truly be self-sustaining and capable of thriving.

In summary, Mesa has allowed DMB and Brookfield to do whatever they have wanted with the Eastmark development. To date, this has meant residential housing. This residential housing has been well planned and built in an estetically pleasing manor, but due to the singular focus on residential development; Eastmark is not meeting any of its intended purposes. Eastmark does not support the Mesa Gateway corridor in any way. Eastmark offers no executive draws (golf, spas, resorts) or even a place to set up an executive or tech office space in the community. Eastmark is not self sustaining. There are nowhere near the number of businesses needed to support the community within the community. There is not even a single elementary school for the Gilbert schools planned, and the north of the community is not connected by the park system, as was promised last year. See petition to DMB from last year signed by 80 residents requesting the announced park system that was promised in 2020 is at least started. https://www.change.org/p/brookfield-dmb-petition-for-promised-eastmark-amenities/dashboard?source_location=user_profile_started (DMB never even bothered to respond to or address these concerns).

My ask is simple. Eastmark should behave like a master planned community and execute on the master plan. Mesa planning should act like a planning commission and only approve amendments that further the vision of the master plan's stated objectives. I object to these proposed amendments, because they harm the community, harm me personally, and do nothing to further the master plan of Eastmark.

Regards,

Travis Miller
480-438-5400

Jill Kusy Hegardt

From: Monica Kwasny <monicakwasny@yahoo.com>
Sent: Monday, January 4, 2021 1:06 PM
To: Jill Kusy Hegardt
Subject: [External] Proposed Major Amendment (4211 S. Nano Dr)
Attachments: 8ABB2602-C30C-41AD-8AF1-7942EF16A234.jpeg; A181EE16-9B56-4202-B860-4EC404CF29A2.jpeg; D895223A-B53C-4ED6-83D6-EC740D306354.jpeg

Good Afternoon,

Thank you for taking the time to speak with me today, it is greatly appreciated.

As I mentioned, I live at 4211 S. Nano Dr, Mesa Az 85212. (I have attached a plot plan with my lot). I just want to confirm that per the new proposal, the linear park/disc golf course will still be built behind my house. As I mentioned three houses to the south of me there is an access gate.

I am asking as a fence was installed today and it is not behind our home. It stops about 150 ft north of our property line.

Also, I was asking about the road that is supposed to be installed along the northern border of 6 south? Where will it be placed. Will it connect to Everton Terrace? In the project description for 5 North, there is mention of a road that will crosscut Everton Terrace. Will these roads connect?

Thanks for supporting the community stakeholder engagement process.

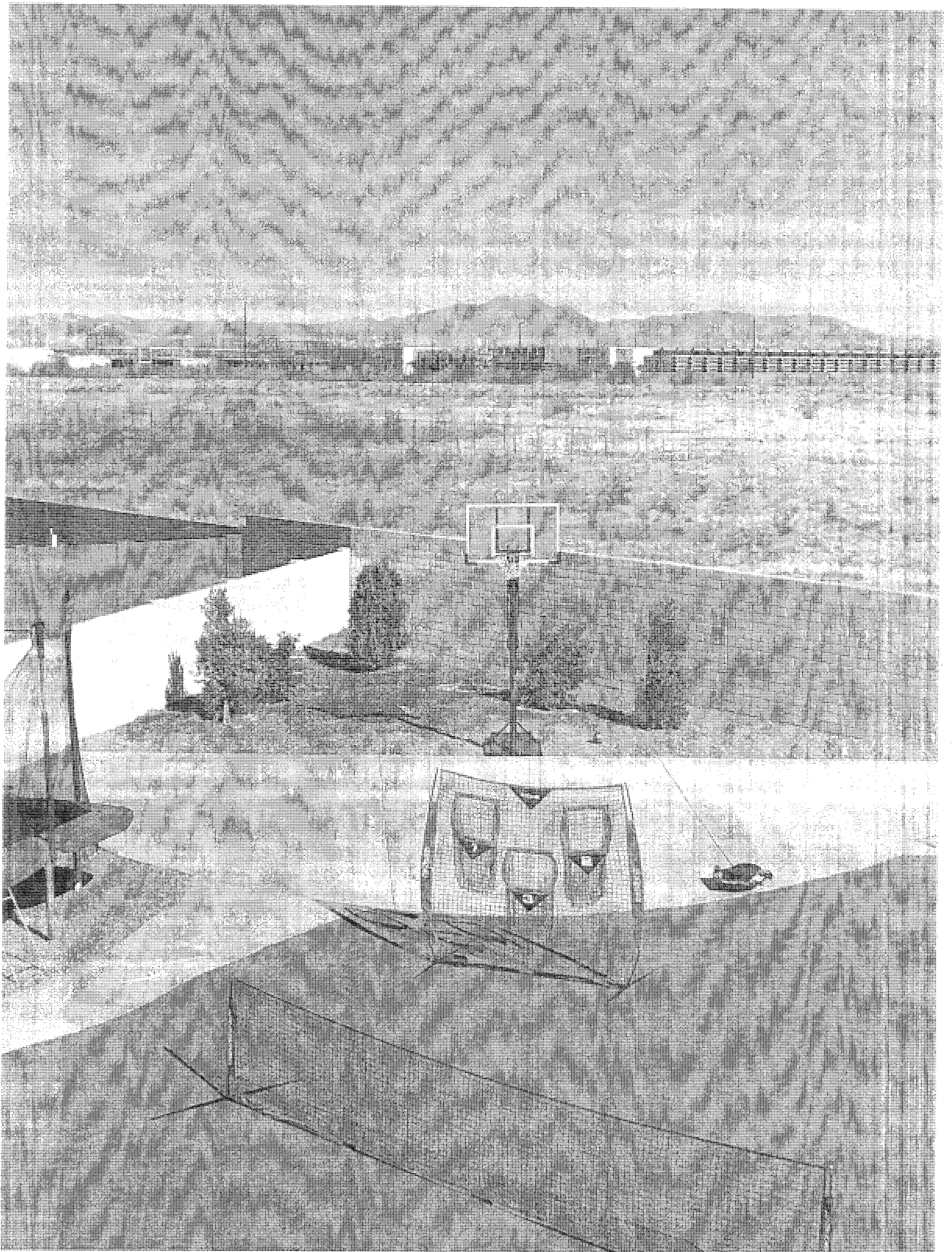
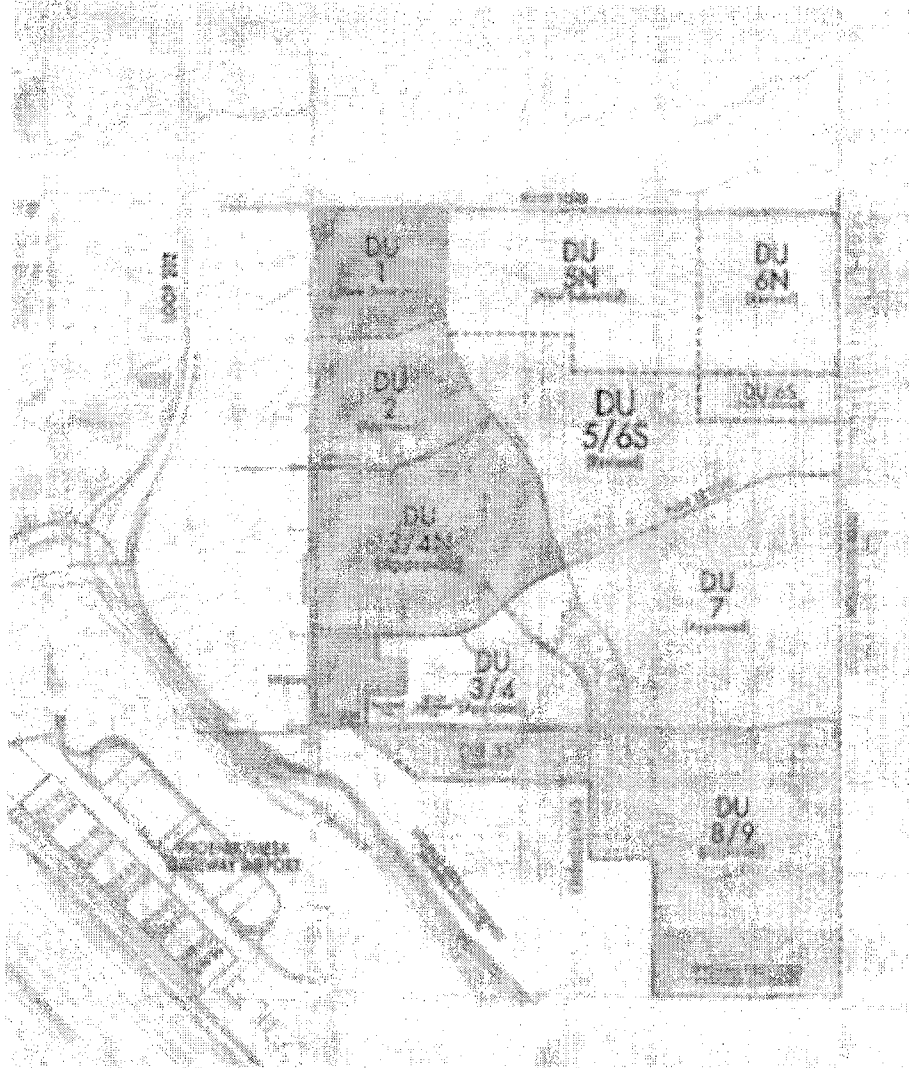


Exhibit C



Overview of Proposed Modifications

The proposed DUP 6 South will modify the LUGs for this small area which is essentially a transition area between residential and non-residential uses. This proposal will modify LUGs to allow the Village LUG and District LUGs on the entire 69 acre piece and reduce the size of the Campus LUG to be only along Signal Butte Road. Importantly, a new street is shown along the north boundary of the area and will function as a separating element from residential and non-residential.

Jill Kusy Hegardt

From: Mitch Kistner <mitchel.kistner@gmail.com>
Sent: Monday, January 4, 2021 11:20 AM
To: Jill Kusy Hegardt
Subject: [External] Eastmark Major Amendment Information Request

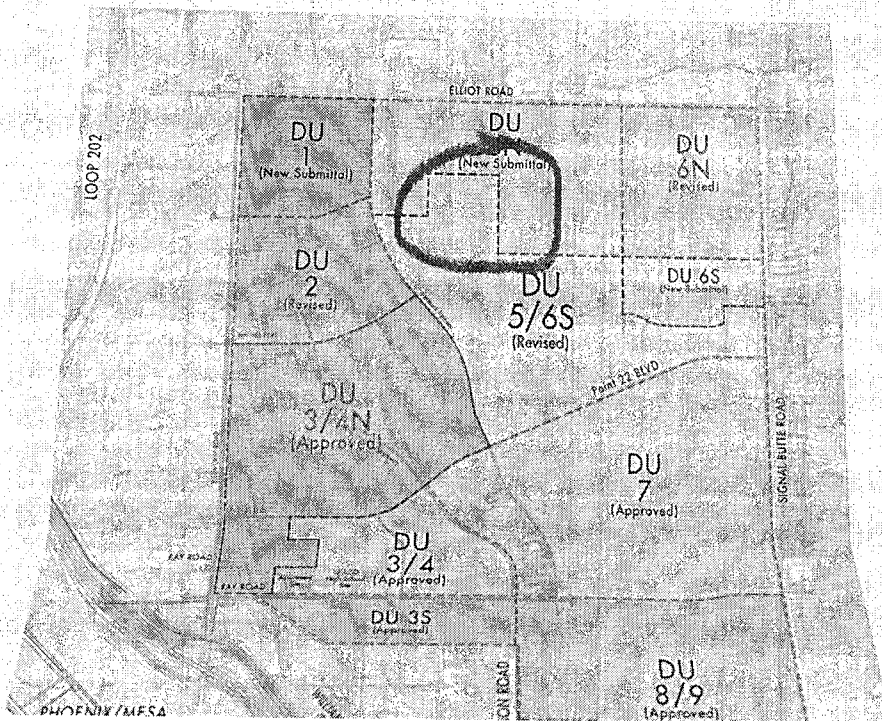
Hello Jill,

I received the notice of the Major Amendment for the Eastmark Community. I am looking for more information on the development of two particular units. I am hoping you will be able to provide me with more information on what they are planning to develop in DU-5N as well as in the yellow cutout circled below within DU 5/6S? My home, 10114 E. Revolution Dr. backs up to that finger circled. We were told when we built that this whole area would be a disc golf course.

Thanks for your help,
Mitch Kistner
602-510-1071

egardt, AICP

Tom Ellsworth, City of Mesa Planning Department



Jill Kusy Hegardt

From: Jill Jones <jillfabianjones@yahoo.com>
Sent: Monday, January 4, 2021 10:30 AM
To: Jill Kusy Hegardt
Subject: [External] Eastmark Community Plan

I, as many others, received your Community Plan Ammendment notice. Instead of sending out the announcement to attend a meeting no one wants to attend, can you please just cut to the chase and tell me what you are intending to put there?

Jill Jones

Sent from Yahoo Mail on Android

Jill Kusy Hegardt

From: Jacqueline Yarter <jacqueline.yarter@ashtonwoods.com>
Sent: Sunday, January 3, 2021 3:39 PM
To: Jill Kusy Hegardt
Subject: [External] Eastmark

Hi Jill,

I hope you are having a great start to 2021!! ● I sell for Ashton Woods here in Eastmark and also live in the neighborhood bordering DU6S (I live on strobe and am one lot away from where the disc golf was going to go). I have had a few of my past buyers reach out regarding the letter that they received about the possible re-zoning of most of vacant land. Do you know if they are still planning on building the Disc golf course, or is that part of the re-zoning proposition? Thanks so much for your help!



Jacqueline Yarter
Sales Manager
Ashton Woods - Phoenix Division

8655 E Via de Ventura, Suite F – 250 | Scottsdale, AZ 85258
D 602 654 1661 C 480 660 6522

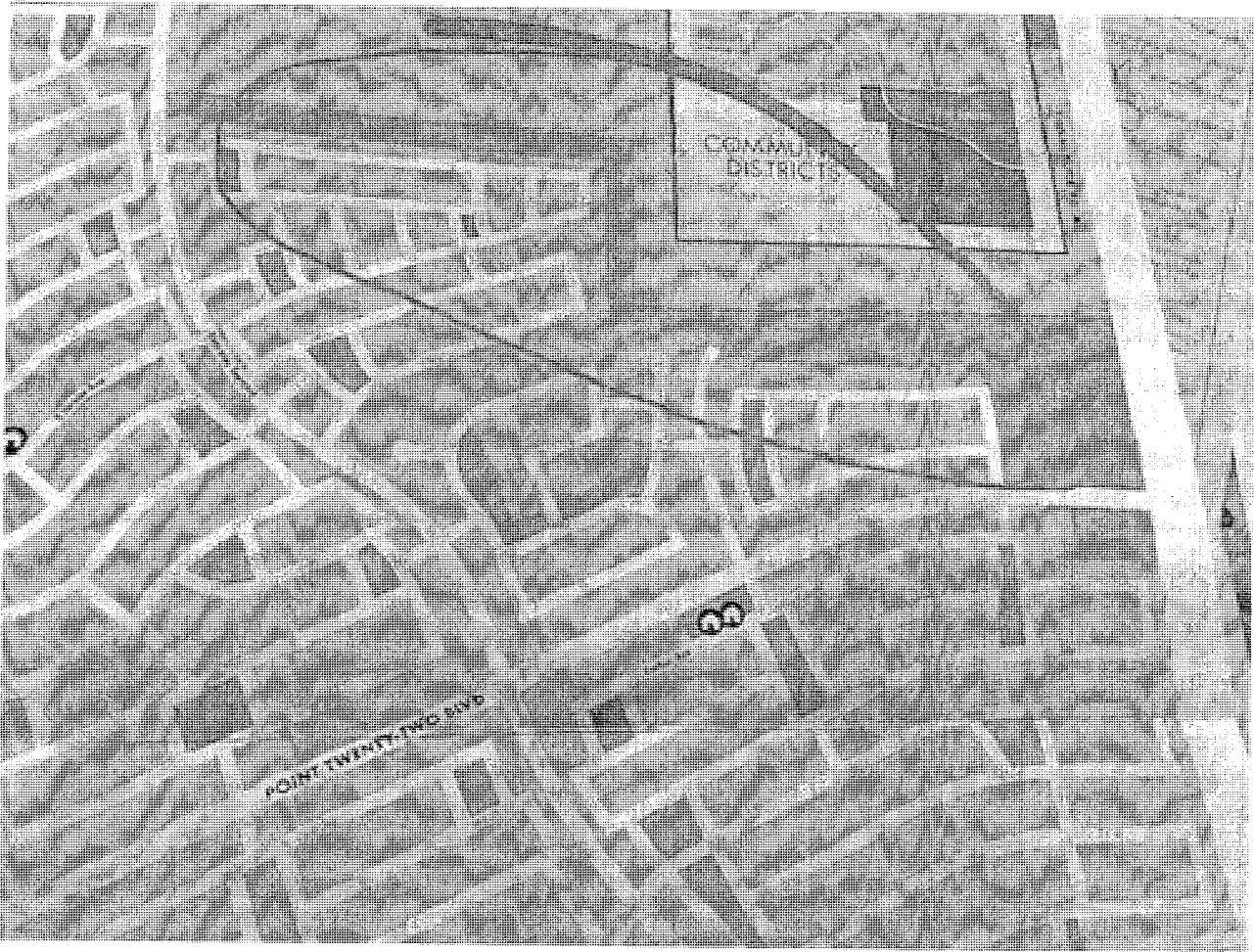
jacqueline.yarter@ashtonwoods.com | ashtonwoods.com

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Jill Kusy Hegardt

From: Jacqueline Yarter <jacqueline.yarter@ashtonwoods.com>
Sent: Monday, January 4, 2021 3:25 PM
To: Jill Kusy Hegardt
Subject: RE: [External] Eastmark

Do you have anything showing where it is going? Will it follow the green from this map?



Jacqueline Yarter
Sales Manager
Ashton Woods - Phoenix Division

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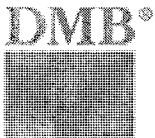
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From: Jill Kusy Hegardt <jhegardt@dmbinc.com>
Sent: Monday, January 4, 2021 12:42 PM
To: Jacqueline Yarter <jacqueline.yarter@ashtonwoods.com>
Subject: RE: [External] Eastmark

Hi Jacqueline, Thanks for reaching out. I have received several emails and calls from the letter. Brookfield has started construction of the Disc Golf facility (I understand that fencing has gone up), so yes, the Disc Golf course is being built. Let me know if you have any other questions. Jill



Jill Hegardt, FAICP
Senior Vice President
6263 North Scottsdale Road, Ste 330 | Scottsdale AZ 85250-5417
T 480-367-7322 | C 480-415-7780 | jhegardt@dmbinc.com

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To: Jill Kusy Hegardt <jhegardt@dmbinc.com>
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Jill Kusy Hegardt

From: Pierce, Christopher <CPierce@bokf.com>
Sent: Tuesday, January 5, 2021 3:32 PM
To: Jill Kusy Hegardt
Subject: [External] Chris Pierce

Jill,

Thanks in advance for sending the map.

Chris Pierce | Vice President | BOK Financial – Commercial Banking | 275 E Rivulon Blvd, Ste. 101 | Gilbert, AZ 85297 | Direct 602.217.1585 | **Mobile** 918.504.6196

The company reserves the right to amend statements made herein in the event of a mistake. Unless expressly stated herein to the contrary, only agreements in writing signed by an authorized officer of the Company may be enforced against it.

Jill Kusy Hegardt

From: Monica Kwasny <monicakwasny@yahoo.com>
Sent: Thursday, January 7, 2021 1:16 PM
To: Jill Kusy Hegardt
Subject: [External] Re: Proposed Major Amendment (4211 S. Nano Dr)

Hi Jill,

You left my husband a voicemail a couple of days ago in relation to the email I sent on Monday. I am looking to get a plot map/plan with a description of what is going in directly behind my property per our conversation you had indicated it would be a 178 ft open park space. I am looking for confirmation or something in writing to ensure this previously planned park space is not impacted by the proposal for a major amendment.

Thanks,

Monica Miller

On Monday, January 4, 2021, 01:06:23 PM MST, Monica Kwasny <monicakwasny@yahoo.com> wrote:

Good Afternoon,

Thank you for taking the time to speak with me today, it is greatly appreciated.

As I mentioned, I live at 4211 S. Nano Dr, Mesa Az 85212. (I have attached a plot plan with my lot). I just want to confirm that per the new proposal, the linear park/disc golf course will still be built behind my house. As I mentioned three houses to the south of me there is an access gate.

I am asking as a fence was installed today and it is not behind our home. It stops about 150 ft north of our property line.

Also, I was asking about the road that is supposed to be installed along the northern border of 6 south? Where will it be placed. Will it connect to Everton Terrace? In the project description for 5 North, there is mention of a road that will crosscut Everton Terrace. Will these roads connect?

Thanks for supporting the community stakeholder engagement process.

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Thanks for supporting the community stakeholder engagement process.

Jill Kusy Hegardt

From: Jacqueline Yarter <jacqueline.yarter@ashtonwoods.com>
Sent: Sunday, January 10, 2021 2:39 PM
To: Jill Kusy Hegardt
Subject: RE: [External] Eastmark

The spec is at 4217 S Nano and the rest of the houses on Nano back to the same but were already sold. Thanks for your help!



Jacqueline Yarter
Sales Manager
Ashton Woods - Phoenix Division

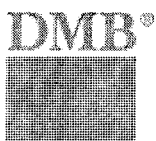
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From: Jill Kusy Hegardt <jhegardt@dmbinc.com>
Sent: Saturday, January 9, 2021 8:50 PM
To: Jacqueline Yarter <jacqueline.yarter@ashtonwoods.com>
Subject: RE: [External] Eastmark

Hi Jacqueline, Can you tell me what the address is? Jill



Jill Hegardt, FAICP
Senior Vice President

6263 North Scottsdale Road, Ste 330 | Scottsdale AZ 85250-5417
T 480-367-7322 | C 480-415-7780 | jhegardt@dmbinc.com

From: Jacqueline Yarter <jacqueline.yarter@ashtonwoods.com>
Sent: Saturday, January 9, 2021 1:22 PM
To: Jill Kusy Hegardt <jhegardt@dmbinc.com>
Subject: RE: [External] Eastmark

Hi Jill,

Following up on this. We have a house for sale and current buyers that are on Nano. The fence that went up (which I am assuming is for the disc golf) does not extend to those lots. Will that still be a green space? We have potential buyers asking what is going there. Thanks so much!



Jacqueline Yarter
Sales Manager
Ashton Woods - Phoenix Division

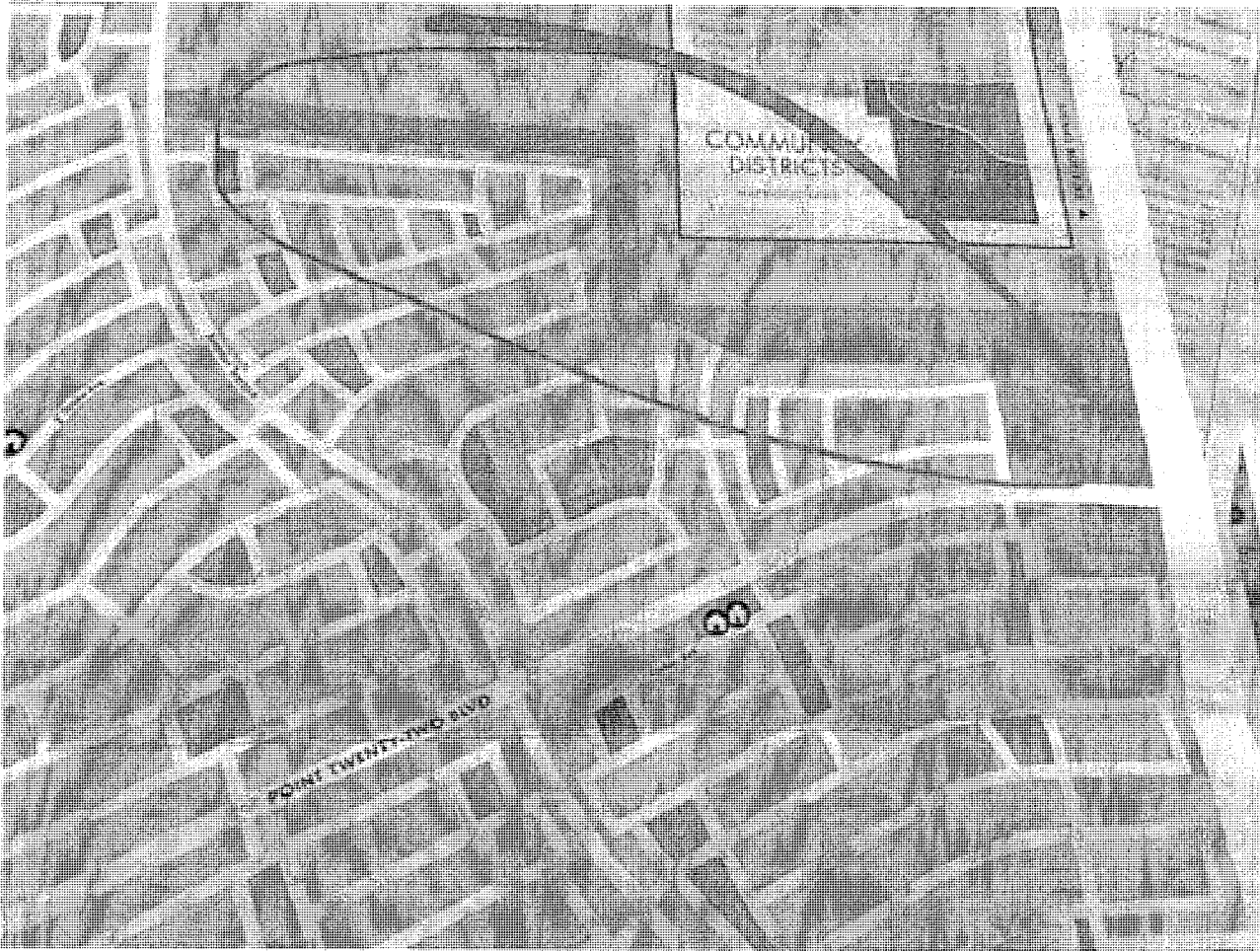
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Sent: Monday, January 4, 2021 3:25 PM
To: Jill Kusy Hegardt <jhegardt@dmbinc.com>
Subject: RE: [External] Eastmark

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Jacqueline Yarter
Sales Manager
Ashton Woods - Phoenix Division

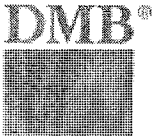
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From: Jill Kusy Hegardt <jhegardt@dmbinc.com>
Sent: Monday, January 4, 2021 12:42 PM
To: Jacqueline Yarter <jacqueline.yarter@ashtonwoods.com>
Subject: RE: [External] Eastmark

Hi Jacqueline, Thanks for reaching out. I have received several emails and calls from the letter. Brookfield has started construction of the Disc Golf facility (I understand that fencing has gone up), so yes, the Disc Golf course is being built. Let me know if you have any other questions. Jill



Jill Hegardt, FAICP
Senior Vice President

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T 480-367-7322 | C 480-415-7780 | jhegardt@dmbinc.com

From: Jacqueline Yarter <jacqueline.yarter@ashtonwoods.com>
Sent: Sunday, January 3, 2021 3:39 PM
To: Jill Kusy Hegardt <jhegardt@dmbinc.com>
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Jill Kusy Hegardt

From: Nana Appiah <Nana.Appiah@mesaaz.gov>
Sent: Monday, January 11, 2021 9:47 AM
To: Tom Ellsworth; Jill Kusy Hegardt
Subject: [External] FW: Eastmark Major Amendment to Community Plan

FYI-

Nana Appiah, PhD, AICP
Planning Director/Zoning Administrator
City of Mesa
55 N Center St
P. O. Box 1466
Mesa, AZ 85211-1466
Phone: 480.644.2181
Email: Nana.Appiah@mesaaz.gov

Standard business hours are 7:00 AM – 6:00 PM Monday through Thursday. City Hall is closed on Fridays.



From: Brett Yeater <byeater@gmail.com>
Sent: Monday, January 11, 2021 9:46 AM
To: Nana Appiah <Nana.Appiah@mesaaz.gov>
Subject: Eastmark Major Amendment to Community Plan

Ms. Appiah,

I am writing to ask that the City of Mesa place the Community Plan change for the Eastmark Community on hold due to failure to properly explain to the community the nature of the proposed changes:

Case # ZON 20-00861
Case # ZON 20-00888
Case # ZON 20-00887
Case # ZON 20-00889
Case # ZON 20-00884

The POC provided in the letter (Jill Hegardt) is currently unresponsive to email with an out-of-office response showing she is out until August and email to the alternate POC could not be delivered. A call today was also unanswered.

Until the Master Developer can better elaborate on the nature of the changes to the community, we recommend the City of Mesa oppose/halt the proceedings for the change(s) because the community is unable to even form an opinion on the proposed change(s).

If there is another individual I should reach out to (mayor, city council, board member, etc) please let me know. Happy New Year!

Sincerely,

Brett Yeater
9808 E Radioactive Dr
Mesa, AZ 85212
480-664-8564

Jill Kusy Hegardt

From: Brett Yeater <byeater@gmail.com>
Sent: Monday, January 11, 2021 9:44 AM
To: Jill Kusy Hegardt
Subject: [External] Fwd: Eastmark DUP Changes

Just wanted to follow-up on my email below.

----- Forwarded message -----

From: **Brett Yeater** <byeater@gmail.com>
Date: Sat, Jan 2, 2021 at 1:47 PM
Subject: Eastmark DUP Changes
To: <jhegardt@dmbinc.com>

Ms Hegardt,

I received your letter regarding changes to the Development Unit Plans. I'm unclear what the proposed changes are specifically for DU5/6 - since the letter says it doesn't impact already developed areas.

Can you elaborate further on what those changes will mean?

For example:

- Do they in any way impact taxes or impose any new CFD(s) or other elements of taxation?
- Do they have any projected HOA budget impact which could result in additional HOA assessment(s)?
- Do they impact the plan to connect Eastmark Parkway to Elliot Road or change the transportation structure of the community in any way?
- Does the proposed change reduce in any way the planned availability of commercial real estate and/or amenities (in favor of more housing for example) in the immediate area?

A fact sheet would be helpful.

Thank you,
Brett Yeater
480-664-8564
9808 E Radioactive Dr
Mesa, AZ 85212

Jill Kusy Hegardt

From: Dawn Crandall <Dawn.Crandall@ashtonwoods.com>
Sent: Monday, January 11, 2021 8:30 AM
To: Jill Kusy Hegardt
Subject: RE: [External] Eastmark Major Amendment to the Community Plan Request

Thank you so much.



**ASHTON
WOODS.**

30TH ANNIVERSARY

Dawn Crandall
Land Specialist
Ashton Woods - Phoenix Division

8655 E Via de Ventura, Suite F – 250 | Scottsdale, AZ 85258
D 480 515 9955 ext 210

PLEASE NOTE NEW OFFICE LOCATION

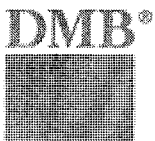
dawn.crandall@ashtonwoods.com | ashtonwoods.com

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From: Jill Kusy Hegardt <jhegardt@dmbinc.com>
Sent: Monday, January 11, 2021 8:19 AM
To: Dawn Crandall <Dawn.Crandall@ashtonwoods.com>
Subject: RE: [External] Eastmark Major Amendment to the Community Plan Request

Ok, I will send them over in multiple emails. Jill



Jill Hegardt, FAICP
Senior Vice President

6263 North Scottsdale Road, Ste 330 | Scottsdale AZ 85250-5417
T 480-367-7322 | C 480-415-7780 | jhegardt@dmbinc.com

From: Dawn Crandall <Dawn.Crandall@ashtonwoods.com>
Sent: Monday, January 11, 2021 6:30 AM
To: Jill Kusy Hegardt <jhegardt@dmbinc.com>
Subject: RE: [External] Eastmark Major Amendment to the Community Plan Request

If we could have all of them that would be great. Thank you so much for your help.



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30TH ANNIVERSARY

Dawn Crandall
Land Specialist
Ashton Woods - Phoenix Division

8655 E Via de Ventura, Suite F – 250 | Scottsdale, AZ 85258
D 480 515 9955 ext 210

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dawn.crandall@ashtonwoods.com | ashtonwoods.com

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From: Jill Kusy Hegardt <jhegardt@dmbinc.com>
Sent: Saturday, January 9, 2021 8:59 PM
To: Dawn Crandall <Dawn.Crandall@ashtonwoods.com>
Subject: RE: [External] Eastmark Major Amendment to the Community Plan Request

Yes, I will send. Do you want only the ones that impact Ashton Woods? Jill



Jill Hegardt, FAICP
Senior Vice President

6263 North Scottsdale Road, Ste 330 | Scottsdale AZ 85250-5417
T 480-367-7322 | C 480-415-7780 | jhegardt@dmbinc.com

From: Dawn Crandall <Dawn.Crandall@ashtonwoods.com>
Sent: Wednesday, January 6, 2021 7:30 AM
To: Jill Kusy Hegardt <jhegardt@dmbinc.com>
Subject: [External] Eastmark Major Amendment to the Community Plan Request

Good morning Jill,

We received the letter regarding the major amendment to the community plan request. Would it be possible if you could send us a copy of the amendments for our files?



**ASHTON
WOODS.**

30TH ANNIVERSARY

Dawn Crandall
Land Specialist
Ashton Woods - Phoenix Division

8655 E Via de Ventura, Suite F – 250 | Scottsdale, AZ 85258
p 480 515 9955 ext 210

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Jill Kusy Hegardt

From: Desiree Hillsten <desiree.hillsten@sheahomes.com>
Sent: Monday, January 11, 2021 10:58 AM
To: Jill Kusy Hegardt
Subject: [External] Eastmark Neighbor Notice
Attachments: Eastmark Notice General Ammendment.pdf

Hi Jill: I just left you a voice message but thought it may be easier for you to reply via email.

David Garcia (Shea Homes VP Acq & Dev) asked that we gather the details on the changes that are being requested and how they will impact our existing community within DU6S.

A few questions:

- What changes to existing zoning are being requested?
- For the new DUP, what zoning will they be requested at?
- What is the criteria that was used for notifying neighbors (who was notified)?
- Are there any additional maps or exhibits you can provide us that we can use at our Sales offices to disclose the changes?

If you prefer to talk, you can call me at (480) 239-8200. I meet with Dave on Tuesday morning, it would be great if we can talk prior to that.

Thanks, Jill

Desiree Hillsten
LAND DEPARTMENT ADMINISTRATION
O: 480.348.6030
8900 N. Gainey Center Drive, Suite 350, Scottsdale, AZ 85258



Jill Kusy Hegardt

From: Dirk Shupe <dirkshupe@gmail.com>
Sent: Tuesday, January 12, 2021 12:18 AM
To: Jill Kusy Hegardt; Nana Appiah; councilmember.thompson@mesaaz.gov; commanager@mesa.gov
Subject: [External] Objections to proposed residential development in the Eastmark Community of Mesa

Good morning,

One of the primary reasons for selecting our home in the Eastmark community of Mesa, paying a premium to back up to the planned greenbelt and Disc Golf Course is to provide an outlet for my autistic son who can't play the more traditional team sports, but enjoys the solitude and personal challenge Disc Golf offers. Having a place for him, and my other children, to do that within a safe walking distance was promised to us and has been committed to us by DMB and Brookfield during the annual developer update meeting that occurred on Wednesday, February 5th 2020. These promises and commitments to develop them in a timely manner should be enforced.

Last week, I received a notice that DMB and Brookfield are again seeking to rezone transition and open space to once again add high density housing. I am writing to object to the proposed use of the DU 6S specifically, and generally to the addition of any new residential development in Eastmark. The original stated goals of the Eastmark development were to maintain the flight corridor and support the development of Mesa Gateway by adding aerospace and tech jobs; to create an executive lifestyle community supported by golf, spas, and executive offices space with tech incubators; and to create a live, work, and play community that would be an area of regional significance and attract 50,000 direct jobs with an addition 20,000 indirect supporting jobs to the region by 2040. In fact, incentives were offered to DMB and Brookfield fulfill this specific goal.

No part of the proposed amendments further the original goals articulated for the Eastmark community.

(1). There currently are no aerospace or tech jobs that have been brought into the Eastmark area. Taking away the areas that have the opportunity to be developed for this purposes, like DU 5N, DU 1, and DU 6S will only ensure that the primary reason Eastmark was approved will become almost impossible to acheive. There is also no benefit to businesses or Mesa Gateway to include hundreds, if not thousands of homes directly under the flight path of planes leaving Mesa Gateway. This plan will also drastically reduce the buffer zone and harms hundreds of homeowners who were told that they were on the edge of the planned community and paid tens of thousands of dollars based upon the previously approved zoning, myself included.

(2). There have been no golf, spa, or executive office space facilities brought to the Eastmark community. I personally work in tech., for Oracle and was highly attracted to the vision that the Eastmark area could create a incubator hub for new technology and the lifestyle amenities that would draw companies to the community. Yet, there has been no development of any class A office space and the promised amenities of a resort, spas, golf, and restaurants that would attract this type of employer are non-existent. Job creation should remain the aim and goal of Eastmark and should be developed before any additional residential buildings are approved.

(3). The initial plan to create a live, work, and play community in Eastmark is not being achieved or furthered by the new submittals. If the submittals are approved, thousands of new homes will be added to the area North of Point 22. All of these homes will be serviced by a single clubhouse, single community pool, and no public elementary school. In fact, there is not a single public elementary school in the entirety of Eastmark and all of our children must be bused out of community. The same is true of doctors' offices, childcare, real estate offices, attorney's offices, and any other service a community needs to truly be self-sustaining and capable of thriving.

In summary, Mesa has allowed DMB and Brookfield to do whatever they have wanted with the Eastmark development. To date, this has meant residential housing. This residential housing has been well planned and built in an estetically pleasing manor, but due to the singular focus on residential development; Eastmark is not meeting any of its intended purposes. Eastmark does not support the Mesa Gateway corridor in any way. Eastmark offers no executive draws (golf, spas, resorts) or even a place to set up an executive or tech office space in the community. Eastmark is not self sustaining. There are nowhere near the number of businesses needed to support the community within the community. There is not even a single elementary school for the Gilbert schools planned, and the north of the community is not connected by the park system, as was promised last year. See petition to DMB from last year signed by 80 residents requesting the announced park system that was promised in 2020 is at least started. https://www.change.org/p/brookfield-dmb-petition-for-promised-eastmark-amenities/dashboard?source_location=user_profile_started. DMB never even bothered to respond to or address these concerns.

Eastmark should behave like a master planned community and execute on the master plan. Mesa planning should act like a planning commission and only approve amendments that further the vision of the master plan's stated objectives. I object to these proposed amendments, because they harm the community, harm me personally, and do nothing to further the master plan of Eastmark.

Thank you for your support,
Dirk Shupe
208-403-9595

Jill Kusy Hegardt

From: Jill Kusy Hegardt
Sent: Thursday, December 31, 2020 2:39 PM
To: 'Marc Boley'
Subject: RE: [External] Dec 28, 2020 Letter-Eastmark -Request for approval for Major Amendment to Community Plan

Hi Marc,

is helpful. The disc golf amenity is not impacted by these proposed amendments. Some of our team members are out of the office this week, so I will plan to get back with you on Monday to give you some additional information about the disc golf and the time frame for its development.

Jill Kusy Hegardt

From: Jill Kusy Hegardt
Sent: Thursday, December 31, 2020 3:04 PM
To: 'nate davis'
Subject: RE: [External] Eastmark community plan

Hi Nate,

Thanks so much for the email. We really do appreciate getting your questions. My first question to you is if you will be able to attend the zoom meeting in January? We are planning on doing a detailed overview of the proposal that hopefully will answer everyone's question. The Eastmark entitlements are a little unique and part of what we will explain is how they work. I would be happy to talk to you on Monday if that works for you. If you let me know a time that would work I can give you a call.

Hope you have a happy new year!

Jill



Jill Hegardt, FAICP
Senior Vice President

6263 North Scottsdale Road, Ste 330 | Scottsdale AZ 85250-5417
T 480-367-7322 | C 480-415-7780 | jhegardt@dmbinc.com

From: nate davis <nathandrewdavis@gmail.com>
Sent: Wednesday, December 30, 2020 1:29 PM
To: Jill Kusy Hegardt <jhegardt@dmbinc.com>
Subject: [External] Eastmark community plan

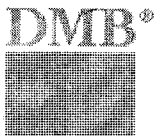
Hi my name is Nathan Davis i recieved a letter in the mail regarding changes to the east mark community plan. It looks like the effected areas are currently slated for various commercial use. I am curious what changes would be made? Under the new plan will these remain commercial areas? Im sure the changes can get complex and i dont want to waste your time asking for to many detials so feel free to give me the short version of the plan. Thank you for your time.

Nathan Davis

Jill Kusy Hegardt

From: Jill Kusy Hegardt
Sent: Monday, January 4, 2021 12:42 PM
To: 'Jacqueline Yarter'
Subject: RE: [External] Eastmark

Hi Jacqueline, Thanks for reaching out. I have received several emails and calls from the letter. Brookfield has started construction of the Disc Golf facility (I understand that fencing has gone up), so yes, the Disc Golf course is being built. Let me know if you have any other questions. Jill



Jill Hegardt, FAICP
Senior Vice President

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From: Jacqueline Yarter <jacqueline.yarter@ashtonwoods.com>
Sent: Sunday, January 3, 2021 3:39 PM
To: Jill Kusy Hegardt <jhegardt@dmbinc.com>
Subject: [External] Eastmark

Hi Jill,
I hope you are having a great start to 2021!! I sell for Ashton Woods here in Eastmark and also live in the neighborhood bordering DU6S (I live on strobe and am one lot away from where the disc gold was going to go). I have had a few of my past buyers reach out regarding the letter that they received about the possible re-zoning of most of vacant land. Do you know if they are still planning on building the Disc golf course, or is that part of the re-zoning proposition? Thanks so much for your help!



Jacqueline Yarter
Sales Manager
Ashton Woods - Phoenix Division

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jacqueline.yarter@ashtonwoods.com | ashtonwoods.com

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Jill Kusy Hegardt

From: Jill Kusy Hegardt
Sent: Monday, January 4, 2021 4:08 PM
To: 'Mitch Kistner'
Subject: RE: [External] Eastmark Major Amendment Information Request

Hi Mitch,

Thanks for the email. Will you be able to attend the zoom meeting on the 12th? I'm planning on giving a thorough overview including some background information on how the Eastmark entitlements work? To answer your specific question, I found your property on Maricopa.gov. If you look below, it's the property with the turquoise around it. To answer your specific question, the cut-out area you circled corresponds to the property that is built with the data center that I have circled below. We did not include that property within the application. If you see the long rectangular strip that the arrow is pointing to and which your property abuts against, that is the "Disc Golf" area. The depth is about 140 feet. The Disc Golf is within this area and they have actually started construction (they are putting up fences now) and it will be completed likely by the end of 2021/beginning of 2022.

So then just north of the disc golf is the area that is the subject of the DUP for 5 North. Currently, the only use allowed north of you (on the other side of the disc golf) is non-residential, employment type use (similar to the building in the circled area). We are proposing to add as an additional land use option, the ability to do residential – this residential could be single family (like your neighborhood) or higher density or multi-family. We do not have a specific plan at this time, we are just asking for the Major Amendment to be able to do the residential in that area and then the DUP for 5 North would provide the Land Use Group to be able to do it.

I hope that answers your question. Please let me know if you have any other questions. Jill



Jill Hegardt, FAICP
Senior Vice President

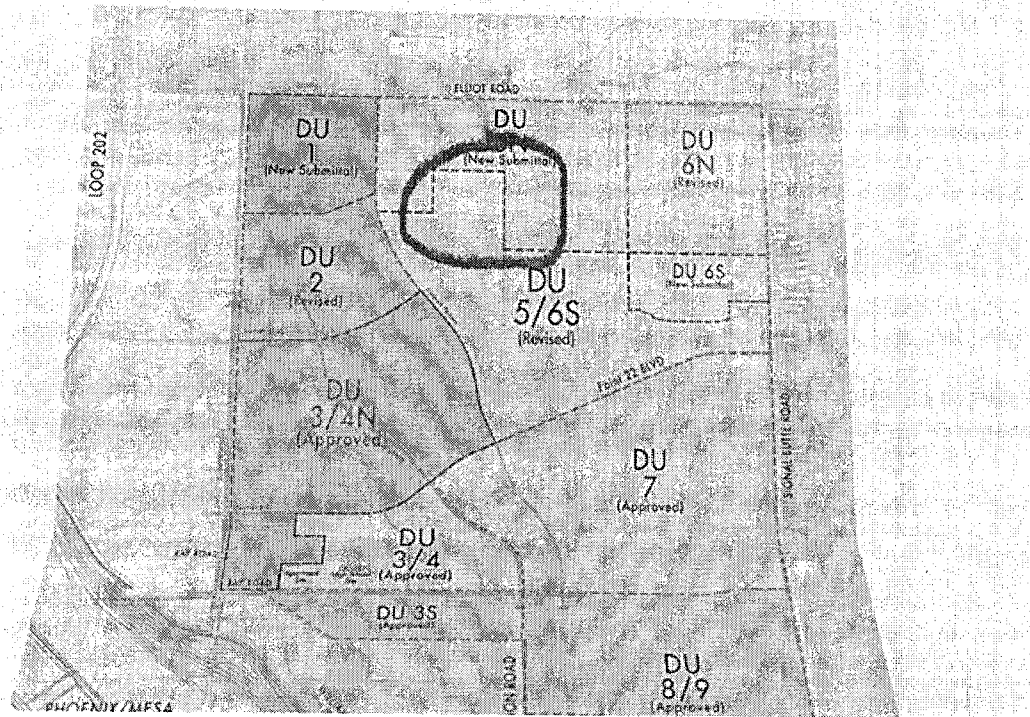
6263 North Scottsdale Road, Ste 330 | Scottsdale AZ 85250-5417
T 480-367-7322 | C 480-415-7780 | jhegardt@dmbinc.com

From: Mitch Kistner <mitchel.kistner@gmail.com>
Sent: Monday, January 4, 2021 11:20 AM
To: Jill Kusy Hegardt <jhegardt@dmbinc.com>
Subject: [External] Eastmark Major Amendment Information Request

Hello Jill,

I received the notice of the Major Amendment for the Eastmark Community. I am looking for more information on the development of two particular units. I am hoping you will be able to provide me with more information on what they are planning to develop in DU-5N as well as in the yellow cutout circled below within DU 5/6S? My home, 10114 E. Revolution Dr. backs up to that finger circled. We were told when we built that this whole area would be a disc golf course.

Thanks for your help,
Mitch Kistner
602-510-1071



Jill Kusy Hegardt

From: Jill Kusy Hegardt
Sent: Wednesday, January 6, 2021 1:05 PM
To: 'Pierce, Christopher'
Cc: Tom Ellsworth
Subject: RE: [External] Chris Pierce

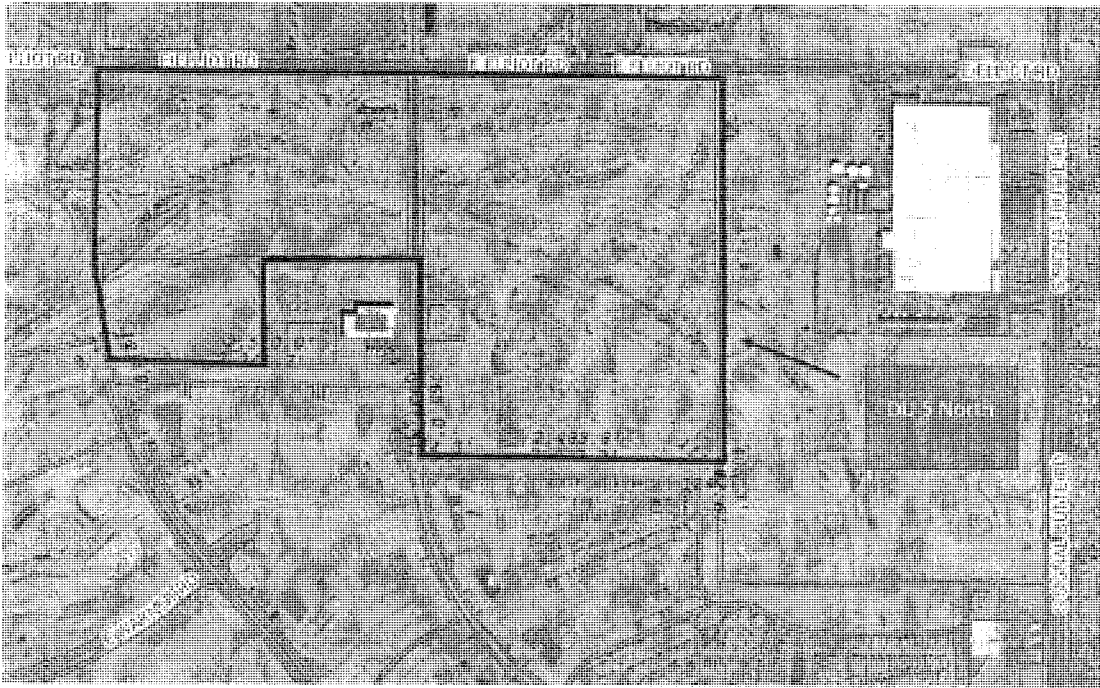
Chris,

As a follow-up to our conversation yesterday, I am providing you with some additional information. First, as it relates to your property, the map below shows your property in relationship to DU 5 North. Your property is the small turquoise lot highlighted. The red outlined area is DU 5 North and the picture below shows the District Land Use Group that we discussed. Also, with regard to the Disc Golf, I highlighted in light green the area that consists of the 18-hole area of the Disc Golf that is under construction (and directly behind your house). The Disc Golf area behind your house is about 140 feet and the DU 5 North area is behind that.

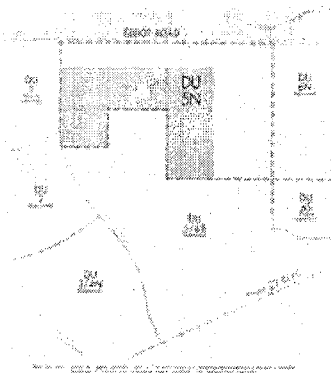
Also, this link (<https://aca-prod.accela.com/mesa/Default.aspx>), takes you to the City of Mesa DIMES system where applications can be accessed, however, I am not able find the records. I added Tom Ellsworth from the City of Mesa to the email in hopes he can help.

Let me know if you have additional questions, otherwise I hope you can attend the zoom meeting on the 12th.

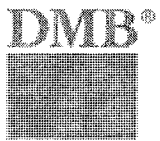
Jill



Map 2.11 - LUG D - District



The map show the proposed location of the District and the Group in relation to the boundary of the DU - North area.



Jill Hegardt, FAICP
Senior Vice President

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T 480-367-7322 | C 480-415-7780 | jhegardt@dmbinc.com

From: Pierce, Christopher <CPierce@bokf.com>
Sent: Tuesday, January 5, 2021 3:32 PM
To: Jill Kusy Hegardt <jhegardt@dmbinc.com>
Subject: [External] Chris Pierce

Jill,

Thanks in advance for sending the map.

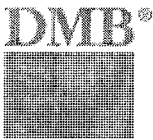
Chris Pierce | Vice President | BOK Financial – Commercial Banking | 275 E Rivulon Blvd, Ste. 101 | Gilbert, AZ 85297 | Direct 602.217.1585 | Mobile 918.504.6196

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Jill Kusy Hegardt

From: Jill Kusy Hegardt
Sent: Saturday, January 9, 2021 8:50 PM
To: Jacqueline Yarter
Subject: RE: [External] Eastmark

Hi Jacqueline, Can you tell me what the address is? Jill



Jill Hegardt, FAICP
Senior Vice President
6263 North Scottsdale Road, Ste 330 | Scottsdale AZ 85250-5417
T 480-367-7322 | C 480-415-7780 | jhegardt@dmbinc.com

From: Jacqueline Yarter <jacqueline.yarter@ashtonwoods.com>
Sent: Saturday, January 9, 2021 1:22 PM
To: Jill Kusy Hegardt <jhegardt@dmbinc.com>
Subject: RE: [External] Eastmark

Hi Jill,
Following up on this. We have a house for sale and current buyers that are on Nano. The fence that went up (which I am assuming is for the disc golf) does not extend to those lots. Will that still be a green space? We have potential buyers asking what is going there. Thanks so much!

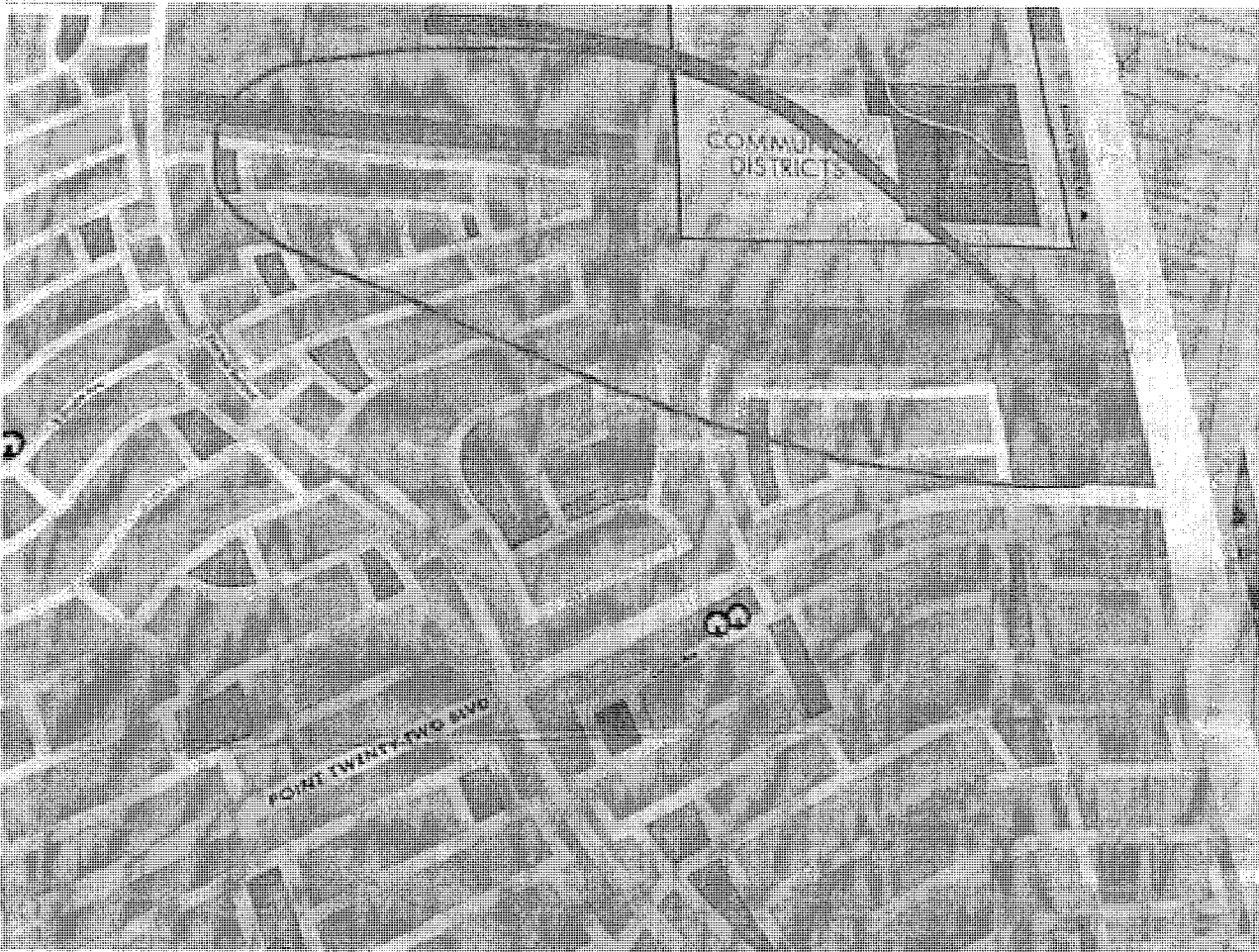


Jacqueline Yarter
Sales Manager
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From: Jacqueline Yarter
Sent: Monday, January 4, 2021 3:25 PM
To: Jill Kusy Hegardt <jhegardt@dmbinc.com>
Subject: RE: [External] Eastmark

Do you have anything showing where it is going? Will it follow the green from this map?



Jacqueline Yarter
Sales Manager
Ashton Woods - Phoenix Division

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jacqueline.yarter@ashtonwoods.com | ashtonwoods.com

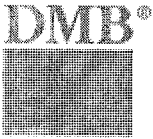
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From: Jill Kusy Hegardt <jhegardt@dmbinc.com>
Sent: Monday, January 4, 2021 12:42 PM

To: Jacqueline Yarter <jacqueline.yarter@ashtonwoods.com>

Subject: RE: [External] Eastmark

Hi Jacqueline, Thanks for reaching out. I have received several emails and calls from the letter. Brookfield has started construction of the Disc Golf facility (I understand that fencing has gone up), so yes, the Disc Golf course is being built. Let me know if you have any other questions. Jill



Jill Hegardt, FAICP
Senior Vice President

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T 480-367-7322 | C 480-415-7780 | jhegardt@dmbinc.com

From: Jacqueline Yarter <jacqueline.yarter@ashtonwoods.com>

Sent: Sunday, January 3, 2021 3:39 PM

To: Jill Kusy Hegardt <jhegardt@dmbinc.com>

Subject: [External] Eastmark

Hi Jill,

I hope you are having a great start to 2021!! ● I sell for Ashton Woods here in Eastmark and also live in the neighborhood bordering DU6S (I live on strobe and am one lot away from where the disc gold was going to go). I have had a few of my past buyers reach out regarding the letter that they received about the possible re-zoning of most of vacant land. Do you know if they are still planning on building the Disc golf course, or is that part of the re-zoning proposition? Thanks so much for your help!



Jacqueline Yarter
Sales Manager
Ashton Woods - Phoenix Division

8655 E Via de Ventura, Suite F – 250 | Scottsdale, AZ 85258
D 602 654 1661 C 480 660 6522

jacqueline.yarter@ashtonwoods.com | ashtonwoods.com

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Jill Kusy Hegardt

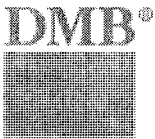
From: Jill Kusy Hegardt
Sent: Monday, January 11, 2021 3:48 PM
To: 'Jacqueline Yarter'
Cc: 'Tune, Eric'
Subject: RE: [External] Eastmark

Jacqueline,

Ok, I looked at that property and it does back up to a tract e. The 18 hole of the disc golf does end north of that parcel (which is currently under construction). The area behind the address you gave me is in Phase 2 and will be constructed once additional planning for the areas adjacent to this section are finalized.

I added Eric Tune to this email in the event he has additional information to add to this. Hope that helps.

Jill



Jill Hegardt, FAICP
Senior Vice President

6263 North Scottsdale Road, Ste 330 | Scottsdale AZ 85250-5417
T 480-367-7322 | C 480-415-7780 | jhegardt@dmbinc.com

From: Jacqueline Yarter <jacqueline.yarter@ashtonwoods.com>
Sent: Sunday, January 10, 2021 2:39 PM
To: Jill Kusy Hegardt <jhegardt@dmbinc.com>
Subject: RE: [External] Eastmark

The spec is at 4217 S Nano and the rest of the houses on Nano back to the same but were already sold. Thanks for your help!



Jacqueline Yarter
Sales Manager
Ashton Woods - Phoenix Division

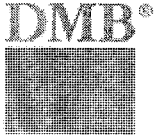
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From: Jill Kusy Hegardt <jhegardt@dmbinc.com>
Sent: Saturday, January 9, 2021 8:50 PM
To: Jacqueline Yarter <jacqueline.yarter@ashtonwoods.com>
Subject: RE: [External] Eastmark

Hi Jacqueline, Can you tell me what the address is? Jill



Jill Hegardt, FAICP
Senior Vice President
6263 North Scottsdale Road, Ste 330 | Scottsdale AZ 85250-5417
T 480-367-7322 | C 480-415-7780 | jhegardt@dmbinc.com

From: Jacqueline Yarter <jacqueline.yarter@ashtonwoods.com>
Sent: Saturday, January 9, 2021 1:22 PM
To: Jill Kusy Hegardt <jhegardt@dmbinc.com>
Subject: RE: [External] Eastmark

Hi Jill,
Following up on this. We have a house for sale and current buyers that are on Nano. The fence that went up (which I am assuming is for the disc golf) does not extend to those lots. Will that still be a green space? We have potential buyers asking what is going there. Thanks so much!

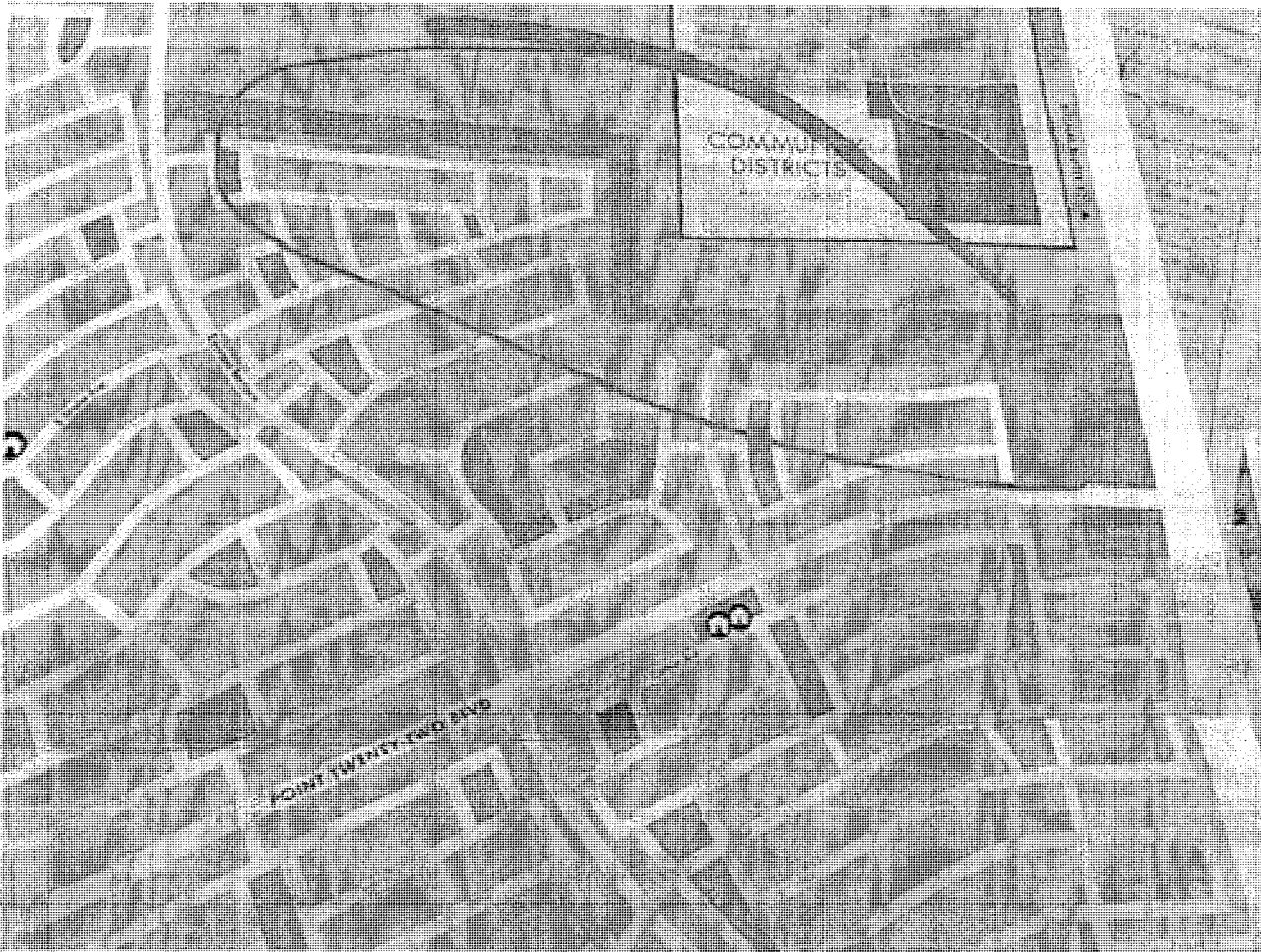


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From: Jacqueline Yarter
Sent: Monday, January 4, 2021 3:25 PM
To: Jill Kusy Hegardt <jhegardt@dmbinc.com>
Subject: RE: [External] Eastmark

Do you have anything showing where it is going? Will it follow the green from this map?



Jacqueline Yarter
Sales Manager
Ashton Woods - Phoenix Division

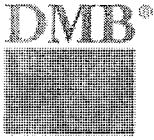
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From: Jill Kusy Hegardt <jhegardt@dmbinc.com>
Sent: Monday, January 4, 2021 12:42 PM
To: Jacqueline Yarter <jacqueline.yarter@ashtonwoods.com>
Subject: RE: [External] Eastmark

Hi Jacqueline, Thanks for reaching out. I have received several emails and calls from the letter. Brookfield has started construction of the Disc Golf facility (I understand that fencing has gone up), so yes, the Disc Golf course is being built. Let me know if you have any other questions. Jill



Jill Hegardt, FAICP
Senior Vice President

6263 North Scottsdale Road, Ste 330 | Scottsdale AZ 85250-5417

T 480-367-7322 | C 480-415-7780 | jhegardt@dmbinc.com

From: Jacqueline Yarter <jacqueline.yarter@ashtonwoods.com>

Sent: Sunday, January 3, 2021 3:39 PM

To: Jill Kusy Hegardt <jhegardt@dmbinc.com>

Subject: [External] Eastmark

Hi Jill,

I hope you are having a great start to 2021!! ● I sell for Ashton Woods here in Eastmark and also live in the neighborhood bordering DU6S (I live on strobe and am one lot away from where the disc gold was going to go). I have had a few of my past buyers reach out regarding the letter that they received about the possible re-zoning of most of vacant land. Do you know if they are still planning on building the Disc golf course, or is that part of the re-zoning proposition? Thanks so much for your help!



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Sales Manager
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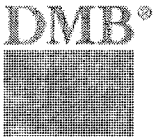
Jill Kusy Hegardt

From: Jill Kusy Hegardt
Sent: Monday, January 11, 2021 5:14 PM
To: Jill Jones
Subject: RE: [External] Eastmark Community Plan

Jill, I am so sorry but and just seeing this email. I don't know how I missed it. I do think it would be very informative if you were able to attend the meeting. We plan to provide a background on what our entitlement mean in a clear manner and then overview each one of the individual requests. We also will have some graphics so you can orient yourself to each area. However, if you cannot attend, I would be happy to try to walk through it with you on the phone. The long and the short of it is that we are asking to do non-residential in some areas and residential in others.

If you want to schedule some time for a call, I would be very happy to do that. Again, so sorry I did not respond to your email earlier!

Jill



Jill Hegardt, FAICP
Senior Vice President

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From: Jill Jones <jillfabianjones@yahoo.com>
Sent: Monday, January 4, 2021 10:30 AM
To: Jill Kusy Hegardt <jhegardt@dmbinc.com>
Subject: [External] Eastmark Community Plan

I, as many others, received your Community Plan Ammendment notice. Instead of sending out the announcement to attend a meeting no one wants to attend, can you please just cut to the chase and tell me what you are intending to put there?

Jill Jones

Sent from Yahoo Mail on Android

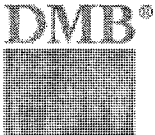
Jill Kusy Hegardt

From: Jill Kusy Hegardt
Sent: Tuesday, January 12, 2021 11:52 AM
To: Dirk Shupe; Nana Appiah; councilmember.thompson@mesaaz.gov; commanager@mesa.gov
Subject: RE: [External] Objections to proposed residential development in the Eastmark Community of Mesa

Mr. Shupe,

Thank you so much for the email. I'm hoping you will be able to attend the zoom meeting tonight at 5:30. Let me know if you need the link.

Jill



Jill Hegardt, FAICP
Senior Vice President

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T 480-367-7322 | C 480-415-7780 | jhegardt@dmbinc.com

From: Dirk Shupe <dirkshupe@gmail.com>
Sent: Tuesday, January 12, 2021 12:18 AM
To: Jill Kusy Hegardt <jhegardt@dmbinc.com>; Nana Appiah <nana.appiah@mesaaz.gov>; councilmember.thompson@mesaaz.gov; commanager@mesa.gov
Subject: [External] Objections to proposed residential development in the Eastmark Community of Mesa

Good morning,

One of the primary reasons for selecting our home in the Eastmark community of Mesa, paying a premium to back up to the planned greenbelt and Disc Golf Course is to provide an outlet for my autistic son who can't play the more traditional team sports, but enjoys the solitude and personal challenge Disc Golf offers. Having a place for him, and my other children, to do that within a safe walking distance was promised to us and has been committed to us by DMB and Brookfield during the annual developer update meeting that occurred on Wednesday, February 5th 2020. These promises and commitments to develop them in a timely manner should be enforced.

Last week, I received a notice that DMB and Brookfield are again seeking to rezone transition and open space to once again add high density housing. I am writing to object to the proposed use of the DU 6S specifically, and generally to the addition of any new residential development in Eastmark. The original stated goals of the Eastmark development were to maintain the flight corridor and support the development of Mesa Gateway by adding aerospace and tech jobs; to create an executive lifestyle community supported by golf, spas, and executive offices space with tech incubators; and to create a live, work, and play community that would be an area of regional significance and attract 50,000 direct jobs with an addition 20,000 indirect supporting jobs to the region by 2040. In fact, incentives were offered to DMB and Brookfield fulfill this specific goal.

No part of the proposed amendments further the original goals articulated for the Eastmark community.

(1). There currently are no aerospace or tech jobs that have been brought into the Eastmark area. Taking away the areas that have the opportunity to be developed for this purposes, like DU 5N, DU 1, and DU 6S will only ensure that the primary reason Eastmark was approved will become almost impossible to acheive. There is also no benefit to businesses or Mesa Gateway to include hundreds, if not thousands of homes directly under the flight path of planes leaving Mesa Gateway. This plan will also drastically reduce the buffer zone and harms hundreds of homeowners who were told that they were on the edge of the planned community and paid tens of thousands of dollars based upon the previously approved zoning, myself included.

(2). There have been no golf, spa, or executive office space facilities brought to the Eastmark community. I personally work in tech., for Oracle and was highly attracted to the vision that the Eastmark area could create a incubator hub for new technology and the lifestyle amenities that would draw companies to the community. Yet, there has been no development of any class A office space and the promised amenities of a resort, spas, golf, and restaurants that would attract this type of employer are non-existant. Job creation should remain the aim and goal of Eastmark and should be developed before any additional residential buildings are approved.

(3). The initial plan to create a live, work, and play community in Eastmark is not being achieved or furthered by the new submittals. If the submittals are approved, thousands of new homes will be added to the area North of Point 22. All of these homes will be serviced by a single clubhouse, single community pool, and no public elementary school. In fact, there is not a single public elementary school in the entirety of Eastmark and all of our children must be bused out of community. The same is true of doctors' offices, childcare, real estate offices, attorney's offices, and any other service a community needs to truly be self-sustaining and capable of thriving.

In summary, Mesa has allowed DMB and Brookfield to do whatever they have wanted with the Eastmark development. To date, this has meant residential housing. This residential housing has been well planned and built in an estetically pleasing manor, but due to the singular focus on residential development; Eastmark is not meeting any of its intended purposes. Eastmark does not support the Mesa Gateway corridor in any way. Eastmark offers no executive draws (golf, spas, resorts) or even a place to set up an executive or tech office space in the community. Eastmark is not self sustaining. There are nowhere near the number of businesses needed to support the community within the community. There is not even a single elementary school for the Gilbert schools planned, and the north of the community is not connected by the park system, as was promised last year. See petition to DMB from last year signed by 80 residents requesting the announced park system that was promised in 2020 is at least started. https://www.change.org/p/brookfield-dmb-petition-for-promised-eastmark-amenities/dashboard?source_location=user_profile_started. DMB never even bothered to respond to or address these concerns.

Eastmark should behave life a master planned community and execute on the master plan. Mesa planning should act like a planning commission and only approve amendments that further the vision of the master plan's stated objectives. I object to these proposed amendments, because they harm the community, harm me personally, and do nothing to further the master plan of Eastmark.

Thank you for your support,
Dirk Shupe
208-403-9595

Jill Kusy Hegardt

From: Jill Kusy Hegardt
Sent: Tuesday, January 12, 2021 1:03 PM
To: Dirk Shupe
Cc: Nana Appiah; councilmember.thompson@mesaaz.gov; commanager@mesaaz.gov
Subject: RE: [External] Objections to proposed residential development in the Eastmark Community of Mesa

Mr. Shupe,

Below is the link to the meeting. This link was included in the letter that residents received.

If you have any additional questions, you can always email me.

Jill

Topic: Neighborhood Zoning Meeting

Time: Jan 12, 2021 05:30 PM Arizona

Join Zoom Meeting

<https://us02web.zoom.us/j/85906956884?pwd=QmI5SGlTRVRuRVJ6UEExZCtZTzgwOT09>

Meeting ID: 859 0695 6884

Passcode: 626004



Jill Hegardt, FAICP
Senior Vice President

6263 North Scottsdale Road, Ste 330 | Scottsdale AZ 85250-5417
T 480-367-7322 | C 480-415-7780 | jhegardt@dmbinc.com

From: Dirk Shupe <dirkshupe@gmail.com>
Sent: Tuesday, January 12, 2021 12:56 PM
To: Jill Kusy Hegardt <jhegardt@dmbinc.com>
Cc: Nana Appiah <nana.appiah@mesaaz.gov>; councilmember.thompson@mesaaz.gov; commanager@mesaaz.gov
Subject: Re: [External] Objections to proposed residential development in the Eastmark Community of Mesa

Hi Jill,

I would like to attend the Zoom meeting. Please share the link.

Thank you for your support in addressing the very real concerns and stress this proposed change has added to our lives.

Thanks,
Dirk

On Jan 12, 2021, at 11:52 AM, Jill Kusy Hegardt <jhegardt@dmbinc.com> wrote:

Mr. Shupe,

Thank you so much for the email. I'm hoping you will be able to attend the zoom meeting tonight at 5:30. Let me know if you need the link.

Jill

<image001.png> **Jill Hegardt, FAICP**
Senior Vice President
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To: Jill Kusy Hegardt <jhegardt@dmbinc.com>; Nana Appiah <nana.appiah@mesaaz.gov>;
councilmember.thompson@mesaaz.gov; commanager@mesa.gov

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Thank you for your support,
Dirk Shupe
208-403-9595

Jill Kusy Hegardt

From: Jill Kusy Hegardt
Sent: Tuesday, January 12, 2021 2:43 PM
To: 'Monica Kwasny'
Subject: RE: [External] Re: Proposed Major Amendment (4211 S. Nano Dr)

Monica,

I wanted to just touch base with you again on your question. I coordinated with our Brookfield team and they confirmed that there will be some form of open space in that area behind your house as I mentioned with the tract E behind your home. We are calling the construction of the 18 holes of the Disc Golf as Phase 1 and Phase 2 will be the remaining portions that would pick up where the disc golf ends and then extends down and around. We just don't know exactly what we are going to include in that area as we need to understand the planning for the area north of the Phase 2 portion before we commit to any final details. Rest assured, there is still open space planned for this area. We want to be thoughtful about how we design/plan the open space so that it transitions appropriately to whatever land use ends up to the north or east (in your case). We won't finalize those plans until we have finalized the rest of the development adjacent to the north. Hope that helps.

Also, for your convenience, I am including the zoom link below. I think you can just click on it. Feel free to call me tomorrow if you have any additional questions.

Jill

Topic: Neighborhood Zoning Meeting
Time: Jan 12, 2021 05:30 PM Arizona

Join Zoom Meeting

<https://us02web.zoom.us/j/85906956884?pwd=QmI5SGlTRVRuRVJlUEExZCtZTzgwOT09>

Meeting ID: 859 0695 6884
Passcode: 626004

From: Monica Kwasny <monicakwasny@yahoo.com>
Sent: Thursday, January 7, 2021 1:16 PM
To: Jill Kusy Hegardt <jhegardt@dmbinc.com>
Subject: [External] Re: Proposed Major Amendment (4211 S. Nano Dr)

Hi Jill,

You left my husband a voicemail a couple of days ago in relation to the email I sent on Monday. I am looking to get a plot map/plan with a description of what is going in directly behind my property per our conversation you had indicated it would be a 178 ft open park space. I am looking for confirmation or something in writing to ensure this previously planned park space is not impacted by the proposal for a major amendment.

Thanks,

Monica Miller

On Monday, January 4, 2021, 01:06:23 PM MST, Monica Kwasny <monicakwasny@yahoo.com> wrote:

Good Afternoon,

Thank you for taking the time to speak with me today, it is greatly appreciated.

As I mentioned, I live at 4211 S. Nano Dr, Mesa Az 85212. (I have attached a plot plan with my lot). I just want to confirm that per the new proposal, the linear park/disc golf course will still be built behind my house. As I mentioned three houses to the south of me there is an access gate.

I am asking as a fence was installed today and it is not behind our home. It stops about 150 ft north of our property line.

Also, I was asking about the road that is supposed to be installed along the northern border of 6 south? Where will it be placed. Will it connect to Everton Terrace? In the project description for 5 North, there is mention of a road that will crosscut Everton Terrace. Will these roads connect?

Thanks for supporting the community stakeholder engagement process.

Jill Kusy Hegardt

From: Brett Yeater <byeater@gmail.com>
Sent: Tuesday, January 12, 2021 7:26 PM
To: Jill Kusy Hegardt
Subject: [External] Re: Eastmark DUP Changes

Hi Jill,

We couldn't make the meeting on time but heard it was at capacity - I tried to join late but it didn't work? Can we get a copy of the slides, please?

Thanks,
Brett

On Mon, Jan 11, 2021 at 9:43 AM Brett Yeater <byeater@gmail.com> wrote:
Just wanted to follow-up on my email below.

----- Forwarded message -----

From: Brett Yeater <byeater@gmail.com>
Date: Sat, Jan 2, 2021 at 1:47 PM
Subject: Eastmark DUP Changes
To: <jhegardt@dmbinc.com>

Ms Hegardt,

I received your letter regarding changes to the Development Unit Plans. I'm unclear what the proposed changes are specifically for DU5/6 - since the letter says it doesn't impact already developed areas.

Can you elaborate further on what those changes will mean?

For example:

- Do they in any way impact taxes or impose any new CFD(s) or other elements of taxation?
- Do they have any projected HOA budget impact which could result in additional HOA assessment(s)?
- Do they impact the plan to connect Eastmark Parkway to Elliot Road or change the transportation structure of the community in any way?
- Does the proposed change reduce in any way the planned availability of commercial real estate and/or amenities (in favor of more housing for example) in the immediate area?

A fact sheet would be helpful.

Thank you,
Brett Yeater
480-664-8564
9808 E Radioactive Dr
Mesa, AZ 85212

Jill Kusy Hegardt

From: Pierce, Christopher <CPierce@bokf.com>
Sent: Tuesday, January 12, 2021 7:25 PM
To: Jill Kusy Hegardt
Cc: Tom Ellsworth
Subject: RE: [External] Chris Pierce

Jill,

I wanted to send a quick note with some questions that weren't answered. Happy the call ended so it didn't eat into your entire evening!

1. When did DMB and Brookfield decide to seek approval for the District LUG to DU5N? it seems odd that this submission would occur the same quarter that all the houses on the southern wall were sold.
2. Who is developing the disc golf course? Do we have the ability to collaborate on landscape screens?
3. Karrin mentioned several times that she works with developers interested in building in East Mark. Has there been a particular developer interested in DU5N that has been working with your team to change the LUG? If so, who?

I think it was made clear eventually, but our main concern is the District LUG change. It will directly affect the north side of our wall, increase traffic, and increase patrons for the already crowded pool. In my opinion, best case would be single family or Village LUG. It seems like the proposal for the modifications to DU5N was pushed back to allow more conversation and discussions. Please keep me in the loop and I look forward to hearing from you.

Have a great evening and talk soon,

Chris Pierce
BOK Financial
602.217.1585 (o)
918.504.6196 (c)

From: Pierce, Christopher
Sent: Thursday, January 7, 2021 9:25 AM
To: 'Jill Kusy Hegardt' <jhegardt@dmbinc.com>
Cc: Tom Ellsworth <tom.ellsworth@mesaaz.gov>
Subject: RE: [External] Chris Pierce

Thanks for sharing Jill and nice to meet you Tom.

Two quick questions:

1. Has a developer been selected for DU 5 North?
2. Do the residents that live on the north wall next to the Disc Golf course have the ability to collaborate with whoever is designing the course to build in some landscape screens?

Thanks,

Chris Pierce
BOK Financial
602.217.1585 (o)
918.504.6196 (c)

From: Jill Kusy Hegardt <jhegardt@dmbinc.com>
Sent: Wednesday, January 6, 2021 1:05 PM
To: Pierce, Christopher <CPierce@bokf.com>
Cc: Tom Ellsworth <tom.ellsworth@mesaaz.gov>
Subject: RE: [External] Chris Pierce

[External Email] Any attachments or links should be opened with caution.

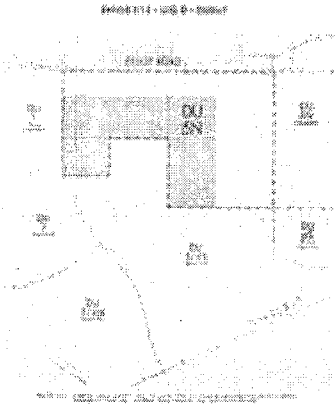
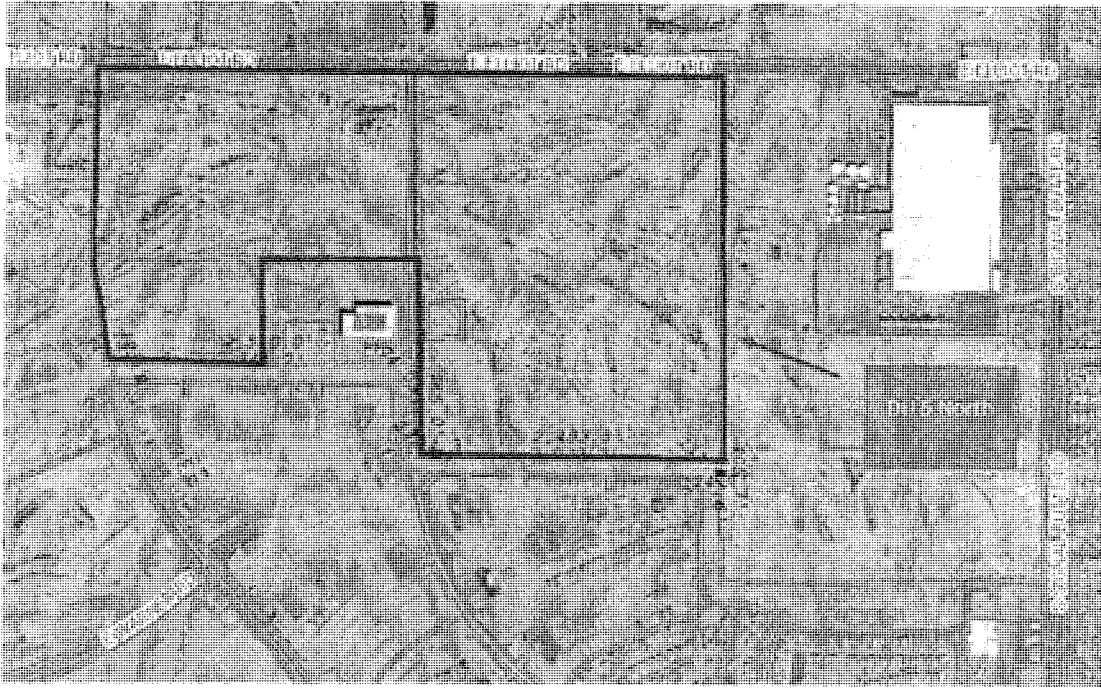
Chris,

As a follow-up to our conversation yesterday, I am providing you with some additional information. First, as it relates to your property, the map below shows your property in relationship to DU 5 North. Your property is the small turquoise lot highlighted. The red outlined area is DU 5 North and the picture below shows the District Land Use Group that we discussed. Also, with regard to the Disc Golf, I highlighted in light green the area that consists of the 18-hole area of the Disc Golf that is under construction (and directly behind your house). The Disc Golf area behind your house is about 140 feet and the DU 5 North area is behind that.

Also, this link (<https://aca-prod.accela.com/mesa/Default.aspx>), takes you to the City of Mesa DIMES system where applications can be accessed, however, I am not able find the records. I added Tom Ellsworth from the City of Mesa to the email in hopes he can help.

Let me know if you have additional questions, otherwise I hope you can attend the zoom meeting on the 12th.

Jill



The map shows the proposed location of the District Land Use Group in relation to the boundary of the DU North area.



Jill Hegardt, FAICP
Senior Vice President

6263 North Scottsdale Road, Ste 330 | Scottsdale AZ 85250-5417
T 480-367-7322 | C 480-415-7780 | jhegardt@dmbinc.com

From: Pierce, Christopher <CPierce@bokf.com>
Sent: Tuesday, January 5, 2021 3:32 PM
To: Jill Kusy Hegardt <jhegardt@dmbinc.com>
Subject: [External] Chris Pierce

Jill,

Thanks in advance for sending the map.

Chris Pierce | Vice President | BOK Financial – Commercial Banking | 275 E Rivulon Blvd, Ste. 101 | Gilbert, AZ 85297 | Direct 602.217.1585 | Mobile 918.504.6196

The company reserves the right to amend statements made herein in the event of a mistake. Unless expressly stated herein to the contrary, only agreements in writing signed by an authorized officer of the Company may be enforced against it.

Jill Kusy Hegardt

From: Stephanie Bors <sbbors@gmail.com>
Sent: Tuesday, January 12, 2021 7:14 PM
To: Jill Kusy Hegardt
Subject: [External] Zoning Meeting

Hello Jill,

Thank you so much for your time tonight with the call to discuss Eastmark Zoning. Your presentation and explanations were very helpful and appreciated!

I'm sorry to ask you more questions as I know you fielded several on the call and I can't even begin to imagine the number of questions you've had to handle outside of the presentation but I was just wondering if you knew if the disc golf course will have grass? Also, do you think it's possible to add bike paths to the area that will connect to the Safeway center?

We're very excited for what's to come and appreciate all of your efforts.

Thanks again for your time. I hope you have a nice evening.

Kind Regards,
Stephanie Bors
(949)204-9029

Jill Kusy Hegardt

From: Dirk Shupe <dirkshupe@gmail.com>
Sent: Tuesday, January 12, 2021 5:33 PM
To: Jill Kusy Hegardt
Cc: Nana Appiah; councilmember.thompson@mesaaz.gov; commanager@mesaaz.gov
Subject: Re: [External] Objections to proposed residential development in the Eastmark Community of Mesa

Hi Jill,

I really want to participate in the Zoom meeting, but it seems to be capped at 100 users. Clearly, with 100+ Eastmark member concerned about this change, it should have not restricted participation numbers.

Is there another mechanism to listen to this? Is it recorded?

Thanks,
Dirk

208-403-9595

On Jan 12, 2021, at 1:02 PM, Jill Kusy Hegardt <jhegardt@dmbinc.com> wrote:

Mr. Shupe,

Below is the link to the meeting. This link was included in the letter that residents received.

If you have any additional questions, you can always email me.

Jill

Topic: Neighborhood Zoning Meeting
Time: Jan 12, 2021 05:30 PM Arizona

Join Zoom Meeting

<https://us02web.zoom.us/j/85906956884?pwd=Qml5SGlTRVRuRVJ6UExzZCtZTzgwQT09>

Meeting ID: 859 0695 6884

Passcode: 626004

<image001.png>

Jill Hegardt, FAICP
Senior Vice President

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T 480-367-7322 | C 480-415-7780 | jhegardt@dmbinc.com

From: Dirk Shupe <dirkshupe@gmail.com>
Sent: Tuesday, January 12, 2021 12:56 PM
To: Jill Kusy Hegardt <jhegardt@dmbinc.com>
Cc: Nana Appiah <nana.appiah@mesaaz.gov>; councilmember.thompson@mesaaz.gov;
commanager@mesaaz.gov
Subject: Re: [External] Objections to proposed residential development in the Eastmark Community of Mesa

Hi Jill,

I would like to attend the Zoom meeting. Please share the link.

Thank you for your support in addressing the very real concerns and stress this proposed change has added to our lives.

Thanks,
Dirk

On Jan 12, 2021, at 11:52 AM, Jill Kusy Hegardt <jhegardt@dmbinc.com> wrote:

Mr. Shupe,

Thank you so much for the email. I'm hoping you will be able to attend the zoom meeting tonight at 5:30. Let me know if you need the link.

Jill

<image001.png> **Jill Hegardt, FAICP**
Senior Vice President
6263 North Scottsdale Road, Ste 330 | Scottsdale AZ 85250-5417
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From: Dirk Shupe <dirkshupe@gmail.com>
Sent: Tuesday, January 12, 2021 12:18 AM
To: Jill Kusy Hegardt <jhegardt@dmbinc.com>; Nana Appiah <nana.appiah@mesaaz.gov>; councilmember.thompson@mesaaz.gov; commanager@mesa.gov
Subject: [External] Objections to proposed residential development in the Eastmark Community of Mesa

Good morning,

One of the primary reasons for selecting our home in the Eastmark community of Mesa, paying a premium to back up to the planned greenbelt and Disc Golf Course is to provide an outlet for my autistic son who can't play the more traditional team sports, but enjoys the solitude and personal challenge Disc Golf offers. Having a place for him,

and my other children, to do that within a safe walking distance was promised to us and has been committed to us by DMB and Brookfield during the annual developer update meeting that occurred on Wednesday, February 5th 2020. These promises and commitments to develop them in a timely manner should be enforced.

Last week, I received a notice that DMB and Brookfield are again seeking to rezone transition and open space to once again add high density housing. I am writing to object to the proposed use of the DU 6S specifically, and generally to the addition of any new residential development in Eastmark. The original stated goals of the Eastmark development were to maintain the flight corridor and support the development of Mesa Gateway by adding aerospace and tech jobs; to create an executive lifestyle community supported by golf, spas, and executive offices space with tech incubators; and to create a live, work, and play community that would be an area of regional significance and attract 50,000 direct jobs with an addition 20,000 indirect supporting jobs to the region by 2040. In fact, incentives were offered to DMB and Brookfield fulfill this specific goal.

No part of the proposed amendments further the original goals articulated for the Eastmark community.

(1). There currently are no aerospace or tech jobs that have been brought into the Eastmark area. Taking away the areas that have the opportunity to be developed for this purposes, like DU 5N, DU 1, and DU 6S will only ensure that the primary reason Eastmark was approved will become almost impossible to acheive. There is also no benefit to businesses or Mesa Gateway to include hundreds, if not thousands of homes directly under the flight path of planes leaving Mesa Gateway. This plan will also drastically reduce the buffer zone and harms hundreds of homeowners who were told that they were on the edge of the planned community and paid tens of thousands of dollars based upon the previously approved zoning, myself included.

(2). There have been no golf, spa, or executive office space facilities brought to the Eastmark community. I personally work in tech., for Oracle and was highly attracted to the vision that the Eastmark area could create a incubator hub for new technology and the lifestyle amenities that would draw companies to the community. Yet, there has been no development of any class A office space and the promised amenities of a resort, spas, golf, and restaurants that would attract this type of employer are non-existent. Job creation should remain the aim and goal of Eastmark and should be developed before any additional residential buildings are approved.

(3). The initial plan to create a live, work, and play community in Eastmark is not being achieved or furthered by the new submittals. If the submittals are approved, thousands of new homes will be added to the area North of Point 22. All of these homes will be serviced by a single clubhouse, single community pool, and no public elementary school. In fact, there is not a single public elementary school in the entirety of Eastmark and all of our children must be bused out of community. The same is true of doctors' offices, childcare, real estate offices, attorney's offices, and any other service a community needs to truly be self-sustaining and capable of thriving.

In summary, Mesa has allowed DMB and Brookfield to do whatever they have wanted with the Eastmark development. To date, this has meant residential housing. This residential housing has been well planned and built in an estetically pleasing manor, but due to the singular focus on residential development; Eastmark is not meeting any of its

intended purposes. Eastmark does not support the Mesa Gateway corridor in any way. Eastmark offers no executive draws (golf, spas, resorts) or even a place to set up an executive or tech office space in the community. Eastmark is not self sustaining. There are nowhere near the number of businesses needed to support the community within the community. There is not even a single elementary school for the Gilbert schools planned, and the north of the community is not connected by the park system, as was promised last year. See petition to DMB from last year signed by 80 residents requesting the announced park system that was promised in 2020 is at least started. https://www.change.org/p/brookfield-dmb-petition-for-promised-eastmark-amenities/dashboard?source_location=user_profile_started. DMB never even bothered to respond to or address these concerns.

Eastmark should behave like a master planned community and execute on the master plan. Mesa planning should act like a planning commission and only approve amendments that further the vision of the master plan's stated objectives. I object to these proposed amendments, because they harm the community, harm me personally, and do nothing to further the master plan of Eastmark.

Thank you for your support,
Dirk Shupe
208-403-9595

Jill Kusy Hegardt

From: Jill Kusy Hegardt
Sent: Wednesday, January 13, 2021 11:56 AM
To: Dirk Shupe
Cc: Nana Appiah; councilmember.thompson@mesaaz.gov; commanager@mesaaz.gov
Subject: RE: [External] Objections to proposed residential development in the Eastmark Community of Mesa

Mr. Shupe,

Thanks for the email and I am so sorry about that 100 person limit. We are going to post the entire presentation on the Eastmark website. As soon as I have the link, I will send it to you. Also, please feel free to call me if you have questions.

Jill



Jill Hegardt, FAICP
Senior Vice President

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Mr. Shupe,

Below is the link to the meeting. This link was included in the letter that residents received.

If you have any additional questions, you can always email me.

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Topic: Neighborhood Zoning Meeting
Time: Jan 12, 2021 05:30 PM Arizona

Join Zoom Meeting

<https://us02web.zoom.us/j/85906956884?pwd=QmI5SGlTRVRuRVJ6UExzZCtZTzgwQT09>

Meeting ID: 859 0695 6884

Passcode: 626004

<image001.png>

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Thank you for your support,
Dirk Shupe
208-403-9595

Jill Kusy Hegardt

From: Jill Kusy Hegardt
Sent: Tuesday, January 12, 2021 2:43 PM
To: 'Monica Kwasny'
Subject: RE: [External] Re: Proposed Major Amendment (4211 S. Nano Dr)

Monica,

I wanted to just touch base with you again on your question. I coordinated with our Brookfield team and they confirmed that there will be some form of open space in that area behind your house as I mentioned with the tract E behind your home. We are calling the construction of the 18 holes of the Disc Golf as Phase 1 and Phase 2 will be the remaining portions that would pick up where the disc golf ends and then extends down and around. We just don't know exactly what we are going to include in that area as we need to understand the planning for the area north of the Phase 2 portion before we commit to any final details. Rest assured, there is still open space planned for this area. We want to be thoughtful about how we design/plan the open space so that it transitions appropriately to whatever land use ends up to the north or east (in your case). We won't finalize those plans until we have finalized the rest of the development adjacent to the north. Hope that helps.

Also, for your convenience, I am including the zoom link below. I think you can just click on it. Feel free to call me tomorrow if you have any additional questions.

Jill

Topic: Neighborhood Zoning Meeting
Time: Jan 12, 2021 05:30 PM Arizona

Join Zoom Meeting

<https://us02web.zoom.us/j/85906956884?pwd=QmI5SGlTRVRuRVJ6UEExZCtZTzgwQT09>

Meeting ID: 859 0695 6884
Passcode: 626004

From: Monica Kwasny <monicakwasny@yahoo.com>
Sent: Thursday, January 7, 2021 1:16 PM
To: Jill Kusy Hegardt <jhegardt@dmbinc.com>
Subject: [External] Re: Proposed Major Amendment (4211 S. Nano Dr)

Hi Jill,

You left my husband a voicemail a couple of days ago in relation to the email I sent on Monday. I am looking to get a plot map/plan with a description of what is going in directly behind my property per our conversation you had indicated it would be a 178 ft open park space. I am looking for confirmation or something in writing to ensure this previously planned park space is not impacted by the proposal for a major amendment.

Thanks,

Monica Miller

On Monday, January 4, 2021, 01:06:23 PM MST, Monica Kwasny <monicakwasny@yahoo.com> wrote:

Good Afternoon,

Thank you for taking the time to speak with me today, it is greatly appreciated.

As I mentioned, I live at 4211 S. Nano Dr, Mesa Az 85212. (I have attached a plot plan with my lot). I just want to confirm that per the new proposal, the linear park/disc golf course will still be built behind my house. As I mentioned three houses to the south of me there is an access gate.

I am asking as a fence was installed today and it is not behind our home. It stops about 150 ft north of our property line.

Also, I was asking about the road that is supposed to be installed along the northern border of 6 south? Where will it be placed. Will it connect to Everton Terrace? In the project description for 5 North, there is mention of a road that will crosscut Everton Terrace. Will these roads connect?

Thanks for supporting the community stakeholder engagement process.

Tab H

Calls Received from the following residents:

1/31

Sophia Morrison: Express opposition to the case.

Monica Miller: Requested additional information.

Merissa: Called with questions.

Chris Pierce: Would like additional information and information on how to access the proposal.

1/4

Monica Miller: Requested information.

From: [Nana Appiah](#)
To: [Tom Ellsworth](#)
Subject: FW:
Date: Friday, January 15, 2021 3:19:57 PM

From: Councilmember Thompson <Councilmember.Thompson@MesaAZ.gov>
Sent: Friday, January 15, 2021 11:29 AM
To: Nana Appiah <Nana.Appiah@mesaaz.gov>
Cc: Alicia White <Alicia.White@mesaaz.gov>
Subject: Fwd:

From: Ashley Barton <ambarton924@gmail.com>
Sent: Friday, January 15, 2021 10:49:58 AM
To: Councilmember Thompson <Councilmember.Thompson@MesaAZ.gov>; Mayor <Mayor@MesaAZ.gov>; Chris Brady <Chris.Brady@mesaaz.gov>
Subject:

Good evening Councilmember Thompson, Mr. Brady, and Mayor Giles,

I am reaching out to you all per Councilmember Thompson's recommendation on a recent update regarding the revised plans for the Eastmark/Cadence community.

Recently it seems that the plans have changed for the community and more multifamily living will be replacing what was once planned as commercial: entertainment, shopping, and dining.

As a homeowner in the Cadence community, I wanted to voice my concerns about these proposed changes. I truly feel that these changes go against the original intention of the master-planned community. Many of the homeowners in both Cadence and Eastmark master-planned communities purchased their homes with hopes that the area would include walking distance options for entertainment, dining, and shopping etc. Currently, it is a seven minute drive to the closest grocery store from our home. I expect this time will increase as more residents move in and the roads are even busier. Also, the couple groceries that we have nearby cannot handle the additional residents, especially if you convert more zoning to residential.

As I am sure you are aware, by definition, a master-planned community is a large-scale residential neighborhood with a large number of recreational and commercial amenities, such as golf courses, tennis courts, lakes, parks, playgrounds, swimming pools, stores, and restaurants.

I just hate to see such a great community that is described and marketed as "master-planned" to be stripped of the great amenities that make it master-planned. We as a community would really love to see more of the commercial amenities that were promised to us instead of seeing them turned

into more housing.

Thank you,
Ashley Barton

From: [Nana Appiah](#)
To: [Tom Ellsworth](#)
Subject: FW: Apartment buildings surrounding Eastmark
Date: Wednesday, January 13, 2021 10:52:57 AM
Attachments: [image001.png](#)

Nana Appiah, PhD, AICP
Planning Director/Zoning Administrator
City of Mesa
55 N Center St
P. O. Box 1466
Mesa, AZ 85211-1466
Phone: 480.644.2181
Email: Nana.Appiah@mesaaz.gov

Standard business hours are 7:00 AM – 6:00 PM Monday through Thursday. City Hall is closed on Fridays.



From: Councilmember Thompson <Councilmember.Thompson@MesaAZ.gov>
Sent: Wednesday, January 13, 2021 10:18 AM
To: Nana Appiah <Nana.Appiah@mesaaz.gov>
Cc: Alicia White <Alicia.White@mesaaz.gov>
Subject: Fwd: Apartment buildings surrounding Eastmark

FYI

From: Brianna Parks <briannalyn2134@gmail.com>
Sent: Wednesday, January 13, 2021 10:14:33 AM
To: Councilmember Thompson <Councilmember.Thompson@MesaAZ.gov>; Chris Brady <Chris.Brady@mesaaz.gov>; Mayor <Mayor@MesaAZ.gov>
Subject: Apartment buildings surrounding Eastmark

Hello All,

I hope this email finds you well.

It has been brought to my attention that after last night's development meeting, residential zoning will be replacing commercial zoning in which it was originally intended.

It is very unfortunate that multiple apartment buildings are in the works to surround Eastmark instead of the retail, restaurants, kid and family friendly activities that Eastmark was supposed to be filled with.

For years Eastmark has always promoted that it was a community in which you

wouldn't have to leave the neighborhood because it was a "one stop shop" for anything needed. Gyms, grocery stores, restaurants, retails spaces, etc etc etc. and now in order to make more money it's being jam packed with more houses AND apartments. People already have to drive to Queen Creek to get any and everything you could need and it would be so great to have more around our own community.

Not only will this create more traffic but we have one community pool that is supposed to be shared by all.....and it's already disgusting when you go there. Filled with hair, dirty water, jam packed because it is so small.

Why is the original vision of Eastmark going to be lost in order to fill peoples pocketbooks?!?!?!?

PLEASE bring back the original envision of this great community and provide entertainment and commercial zoning for all.

Thank you for your time and consideration.

Brianna Parks- Eastmark resident

From: [Nana Appiah](#)
To: [Tom Ellsworth](#)
Subject: FW: Brookfield & Eastmark
Date: Monday, January 11, 2021 2:14:54 PM
Attachments: [image001.png](#)

Nana Appiah, PhD, AICP
Planning Director/Zoning Administrator
City of Mesa
55 N Center St
P. O. Box 1466
Mesa, AZ 85211-1466
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From: Councilmember Thompson <Councilmember.Thompson@MesaAZ.gov>
Sent: Monday, January 11, 2021 1:26 PM
To: Nana Appiah <Nana.Appiah@mesaaz.gov>
Cc: Alicia White <Alicia.White@mesaaz.gov>
Subject: Fwd: Brookfield & Eastmark

FYI

Begin forwarded message:

From: Roberto & Stacy Taylor <robertoandstacy@gmail.com>
Date: January 11, 2021 at 1:05:55 PM MST
To: Councilmember Thompson <Councilmember.Thompson@mesaaz.gov>
Cc: Mayor <Mayor@mesaaz.gov>, Chris Brady <Chris.Brady@mesaaz.gov>
Subject: Brookfield & Eastmark

Dear Councilmember Thompson,

As an Eastmark resident, my wife and I love living in a thriving community that values neighbors and neighborhoods. Eastmark is a truly special place, and the City of Mesa has done much over the years to expand the growth of our community and welcome new residents. With that being said, many residents (including myself) are concerned about the lack of retail and entertainment development in the area. Many of our peer

neighborhoods in Gilbert and Queen Creek are seeing large efforts to expand sit down eateries that bring in revenue and patronage, but Eastmark feels we are being left behind. There is substantial demand within the Eastmark community for sit down eateries, shops, retail and entertainment. We want to spend our money within our community instead of having to drive to Gilbert or Queen Creek.

Most recently, Brookfield has filed some changes with the City of Mesa to change the way they develop some of the land that was reserved for retail and add more rooftops. Many residents were promised Eastmark would balance residential, retail and entertainment. Why has development pivoted to increased residential at the expense of retail? As the east valley grows, we believe Eastmark's value to the City of Mesa will expand exponentially, however, we do not want our community's value to rest solely as a residential development.

Please consider denying the developers proposal to add more rooftops to our area.

Sincerely,

Roberto & Stacy Taylor

From: [Nana Appiah](#)
To: [Tom Ellsworth](#)
Subject: FW: Cadence Community
Date: Friday, January 15, 2021 3:19:29 PM

From: Councilmember Thompson <Councilmember.Thompson@MesaAZ.gov>
Sent: Friday, January 15, 2021 10:28 AM
To: Nana Appiah <Nana.Appiah@mesaaz.gov>
Cc: Alicia White <Alicia.White@mesaaz.gov>
Subject: Fwd: Cadence Community

From: Nick <nick.guitarist@gmail.com>
Sent: Friday, January 15, 2021 10:25:51 AM
To: Councilmember Thompson <Councilmember.Thompson@MesaAZ.gov>; Chris Brady <Chris.Brady@mesaaz.gov>; Mayor <Mayor@MesaAZ.gov>
Subject: Cadence Community

Hello Councilmember Thompson, Mr. Brady, and Mayor Giles,

I am reaching out to you all per Councilmember Thompson's recommendation on a recent update regarding the revised plans for the Eastmark/Cadence community.

Recently it seems that the plans have changed for the community and more multifamily living will be replacing what was once planned as commercial: entertainment, shopping, and dining.

As a homeowner in the Cadence community, I wanted to voice my concerns about these proposed changes.

I truly feel that these changes go against the original intention of the master-planned community. Many of the homeowners in both Cadence and Eastmark master-planned communities purchased their homes with hopes that the area would include walking distance options for entertainment, dining, and shopping etc.

As I am sure you are aware, by definition, a master-planned community is a large-scale residential neighborhood with a large number of recreational and commercial amenities, such as golf courses, tennis courts, lakes, parks, playgrounds, swimming pools, stores, and restaurants.

I just hate to see such a great community that is described and marketed as "master-planned" to be stripped of the great amenities that make it master-planned. We as a community would really love to see more of the commercial amenities that were promised to us instead of seeing them turned into more housing.

Thank you for your time,

Nick Miller

From: [Nana Appiah](#)
To: [Monica Kwasny](#); [Miller, Travis](#)
Cc: [Alicia White](#); [Tom Ellsworth](#)
Subject: RE: rRe: Notice of Proposed Major Amendments to Eastmark Community Plan
Date: Thursday, December 31, 2020 1:53:44 PM

Hi Monica,

Thanks for the voicemail and email. The Planning Division's principal planner working on this project is going to call you to assist you. However, feel free to also contact me if you have any further concerns or questions.

Sincerely,
Nana Appiah

From: Monica Kwasny <monicakwasny@yahoo.com>
Sent: Thursday, December 31, 2020 1:51 PM
To: Nana Appiah <Nana.Appiah@mesaaz.gov>; Miller, Travis <travismill23@yahoo.com>
Subject: Fw: rRe: Notice of Proposed Major Amendments to Eastmark Community Plan

----- Forwarded Message -----

From: Monica Kwasny <monicakwasny@yahoo.com>
To: nana.appiah@mesa.gov <nana.appiah@mesa.gov>; Miller, Travis <travismill23@yahoo.com>; commanager@mesaaz.gov <commanager@mesaaz.gov>; councilmember.thompson@mesaaz.gov <councilmember.thompson@mesaaz.gov>
Sent: Thursday, December 31, 2020, 01:42:03 PM MST
Subject: rRe: Notice of Proposed Major Amendments to Eastmark Community Plan

Good Afternoon;

I recently received a written notice in the mail from DMB (The Developer For Eastmark). The notice stated that the developer had submitted multiple requests for approval of proposed major amendments to the Eastmark community plan.

The notice did not provide any details regarding the nature of the proposed amendments. I have contacted Jill Hegart the representative that was listed on the notice for additional information. I have not received a response.

Furthermore, in reviewing the Eastmark Community Plan Section 4.2 (available at Mesa.gov) it indicates that requests for major amendments shall be handled in accordance to Mesa City Code Title 11, Chapter 9.1. In reviewing the City code online, it seems that Title 11, Chapter 9.1 seems to be missing.

I need gain access to the proposal for major amendments that was submitted by DMB to the city of Mesa. Furthermore I need information regarding how to file a complaint (Title 11 Chapter 9.1 of Mesa City Code) should I not agree with the proposed changes. As an impacted stakeholder it is important that the process allow for the concerns of the community to be heard as well as adequately considered. Currently,

the process is not transparent and does not allow for community engagement and due process.

Please provide the requested materials/information at your earliest convenience.

Monica Miller

From: [Nana Appiah](#)
To: [Tom Ellsworth](#)
Subject: FW: Changes to Eastmark near Lunar Green
Date: Monday, January 11, 2021 2:19:05 PM
Attachments: [image001.png](#)

Nana Appiah, PhD, AICP
Planning Director/Zoning Administrator
City of Mesa
55 N Center St
P. O. Box 1466
Mesa, AZ 85211-1466
Phone: 480.644.2181
Email: Nana.Appiah@mesaaz.gov

Standard business hours are 7:00 AM – 6:00 PM Monday through Thursday. City Hall is closed on Fridays.



From: Councilmember Thompson <Councilmember.Thompson@MesaAZ.gov>
Sent: Friday, January 08, 2021 9:15 AM
To: Nana Appiah <Nana.Appiah@mesaaz.gov>
Cc: Alicia White <Alicia.White@mesaaz.gov>
Subject: Fwd: Changes to Eastmark near Lunar Green

FYI

Begin forwarded message:

From: christina zimmerman <czimmerman24@gmail.com>
Date: January 8, 2021 at 9:09:39 AM MST
To: Councilmember Thompson <Councilmember.Thompson@mesaaz.gov>, Chris Brady <Chris.Brady@mesaaz.gov>, Mayor <Mayor@mesaaz.gov>
Subject: Changes to Eastmark near Lunar Green

Hello,

My name is Christina Zimmerman. I am an Eastmark resident. I am writing to address my concerns with the changes that the developer of our neighborhood are requesting. Initially I was frustrated that these changes were being purposed without informing us, we found out through a neighbor. When we bought our houses, there was a plan that we were shown as to how the community would develop and so far all the changes

that have been made have not been for the betterment of our community but rather to increase the profit margins for the developer. I am very frustrated that he did not bring in the commercial business that he said he would the shops and restaurant choices and pathetic and disappointing to everyone in Eastmark. The safeway development is very disappointing. But the following are the issues that I have specifically with the proposed changes.

1. I Do not want Benton Park street to be extended. There is already a park there. I do not want to encourage traffic from safeway through our neighborhood. It would be going right next to a park/green belt where kids play and would be very dangerous. Also the park would have to be altered in some way and that park is designed more for young kids. The street is already narrow and there is no need for this to happen.

2. We were told that there would be a nice disc golf course, citrus trees etc, now that is going by the wayside so he can jam more houses in there.

We were not given a fitness center or more public pools because the developer was going to bring commercial businesses like that into Eastmark. He has failed at every turn and has done a lousy job in fulfilling what we were told was the vision of Eastmark. His obvious greed at extorting the exploding housing market is disgusting.

If you have any questions or would like to speak to me further on these issues, please feel free to reach out.

Christina Zimmerman
czimmerman24@gmail.com
520-591-1380

From: [Nana Appiah](#)
To: [Tom Ellsworth](#)
Subject: FW: Community Plan for Eastmark Change to be discussed on 01/12/2021
Date: Monday, January 11, 2021 10:51:21 AM
Attachments: [image001.png](#)

Nana Appiah, PhD, AICP
Planning Director/Zoning Administrator
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Mesa, AZ 85211-1466
Phone: 480.644.2181
Email: Nana.Appiah@mesaaz.gov

Standard business hours are 7:00 AM – 6:00 PM Monday through Thursday. City Hall is closed on Fridays.



From: Councilmember Thompson <Councilmember.Thompson@MesaAZ.gov>
Sent: Monday, January 11, 2021 9:37 AM
To: Nana Appiah <Nana.Appiah@mesaaz.gov>
Cc: Alicia White <Alicia.White@mesaaz.gov>
Subject: Fwd: Community Plan for Eastmark Change to be discussed on 01/12/2021

FYI. This one came from a resident in Bella Via, which is across the street to the east of Eastmark.

Sent from my iPad

Begin forwarded message:

From: Beth Wagner <beth.wagner57@cox.net>
Date: January 11, 2021 at 9:31:26 AM MST
To: Councilmember Thompson <Councilmember.Thompson@mesaaz.gov>, Chris Brady <Chris.Brady@mesaaz.gov>, Mayor <Mayor@mesaaz.gov>
Subject: RE: Community Plan for Eastmark Change to be discussed on 01/12/2021

RE: Community Plan for Eastmark Change to be discussed on 01/12/2021
I live in the Bella Via Community so not directly informed of the requested to changes to the Community Plan for Eastmark. I was made aware of this issue via our community website.

I am concerned about the request for reducing space for the Great Park which I understand to be a City of Mesa Park and open to all Mesa residents. Is some cost for the park funded by the City of Mesa taxpayers?

I have visited the Great Park only when dropping off food for food drive events. I understand I am fortunate to be able to travel to other parks; this may not always be true and is not true for all residents of Eastmark and surrounding communities.

We do not have enough green space per resident. Do future plans for Eastmark include the developer creating at their expense additional green spaces for all to use to make up for the loss of green space they are requesting? If so, where and when. If not, why not? A community needs more than residential dwellings.

Eastmark is very different from the Community Plan we were given in 2013. I miss the commercial development and city services that were planned near the Community Center.

Thank you,

Beth Wagner

beth.wagner57@cox.net

From: [Nana Appiah](#)
To: [Tom Ellsworth](#)
Subject: FW: Community Plan for Eastmark Change to be discussed on 01/12/2021
Date: Monday, January 11, 2021 2:15:35 PM
Attachments: [image001.png](#)

Nana Appiah, PhD, AICP
Planning Director/Zoning Administrator
City of Mesa
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P. O. Box 1466
Mesa, AZ 85211-1466
Phone: 480.644.2181
Email: Nana.Appiah@mesaaz.gov

Standard business hours are 7:00 AM – 6:00 PM Monday through Thursday. City Hall is closed on Fridays.



From: Councilmember Thompson <Councilmember.Thompson@MesaAZ.gov>
Sent: Monday, January 11, 2021 9:37 AM
To: Nana Appiah <Nana.Appiah@mesaaz.gov>
Cc: Alicia White <Alicia.White@mesaaz.gov>
Subject: Fwd: Community Plan for Eastmark Change to be discussed on 01/12/2021

FYI. This one came from a resident in Bella Via, which is across the street to the east of Eastmark.

Sent from my iPad

Begin forwarded message:

From: Beth Wagner <beth.wagner57@cox.net>
Date: January 11, 2021 at 9:31:26 AM MST
To: Councilmember Thompson <Councilmember.Thompson@mesaaz.gov>, Chris Brady <Chris.Brady@mesaaz.gov>, Mayor <Mayor@mesaaz.gov>
Subject: RE: Community Plan for Eastmark Change to be discussed on 01/12/2021

RE: Community Plan for Eastmark Change to be discussed on 01/12/2021
I live in the Bella Via Community so not directly informed of the requested to changes to the Community Plan for Eastmark. I was made aware of this issue via our community website.

I am concerned about the request for reducing space for the Great Park which I understand to be a City of Mesa Park and open to all Mesa residents. Is some cost for the park funded by the City of Mesa taxpayers?

I have visited the Great Park only when dropping off food for food drive events. I understand I am fortunate to be able to travel to other parks; this may not always be true and is not true for all residents of Eastmark and surrounding communities.

We do not have enough green space per resident. Do future plans for Eastmark include the developer creating at their expense additional green spaces for all to use to make up for the loss of green space they are requesting? If so, where and when. If not, why not? A community needs more than residential dwellings.

Eastmark is very different from the Community Plan we were given in 2013. I miss the commercial development and city services that were planned near the Community Center.

Thank you,
Beth Wagner
beth.wagner57@cox.net

From: [Nana Appiah](#)
To: [Tom Ellsworth](#)
Subject: FW: Concerns Regarding Zoning Changes in Eastmark: Benton Pkwy
Date: Monday, January 11, 2021 2:17:54 PM
Attachments: [image001.png](#)

Nana Appiah, PhD, AICP
Planning Director/Zoning Administrator
City of Mesa
55 N Center St
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Phone: 480.644.2181
Email: Nana.Appiah@mesaaz.gov

Standard business hours are 7:00 AM – 6:00 PM Monday through Thursday. City Hall is closed on Fridays.



From: Councilmember Thompson <Councilmember.Thompson@MesaAZ.gov>
Sent: Saturday, January 09, 2021 9:34 PM
To: Nana Appiah <Nana.Appiah@mesaaz.gov>
Cc: Alicia White <Alicia.White@mesaaz.gov>
Subject: Fwd: Concerns Regarding Zoning Changes in Eastmark: Benton Pkwy

FYI

Begin forwarded message:

From: Ayesha Croshaw <ayesha.croshaw@gmail.com>
Date: January 9, 2021 at 8:19:16 PM MST
To: Councilmember Thompson <Councilmember.Thompson@mesaaz.gov>
Cc: Chris Brady <Chris.Brady@mesaaz.gov>, mayor@mesaa.gov
Subject: **Concerns Regarding Zoning Changes in Eastmark: Benton Pkwy**

Mr. Thompson:

We are writing in regards to the proposed plans for zoning changes to the area North of the Eastmark Lunar Green community off of Point Twenty - Two and Signal Butte. We are residents in this community and have concerns with the new proposal. We live just off of Benton Pkwy on the South side of the street.

1) The first concern is the proposal to switch from light industrial zoning to residential zoning North of our community. We were told when we picked out our lot and signed our contract that the field directly North of us would consist of a green belt and other amenities such as Disc Golf. North of that would then be light industrial zoning. For example: Apple. Whether or not there is actually Disc Golf or Apple specifically, is not the concern. The concern is that the potential of green space, amenities, and light industrial zoning that was told to all of the residents in our neighborhood is now possibly being scratched and/or minimized in order to meet the financial greediness of the developer. We specifically chose this neighborhood because of the seclusion from surrounding neighborhoods. We were excited about the future green space and amenities, and not bothered by the proposed tech companies. When we purchased our home two years ago, we purposely chose our lot at the end of the street near the park because Benton Pkwy is NOT a thru street. Relativity Point Park is tucked in a nice corner for our 3 young boys, the mailboxes are nearby, and most importantly there is no necessity for thru traffic making the area safer than most. The park was already developed and there was no current or future reason that it should change.

2) This brings us to our second and more pressing concern. Putting in a residential area North of us changes the zoning laws and requires points of access to those residential areas. To the detriment of our community, the developer is requesting those access streets be made through our neighborhood. This proposal compromises our well established neighborhood. The proposal to make Benton Pkwy an access street to a proposed residential neighborhood is not the solution, and we will 100% do everything we can to make sure this does not happen. Benton Pkwy is not intended to be an access street. It is hardly a full street. The proposal for Parc Joule to be turned into an access street makes more sense because it is made to be an access street. Benton Pkwy is not. Turning it into an access street will compromise the safety of our neighborhood. The traffic will increase, danger will increase to our kids who play at the park, (if the park can even be salvaged) the mailboxes will have to be relocated, and what was the safe corner park of our neighborhood will no longer exist. As stated above, our home is kitty corner Relativity Point Park. We live in the second house in on the South side of the street. This change will permanently affect our way of living in regards to our safety, privacy, and access to a quiet secluded park. Furthermore, a busy access street directly by our home will decrease the resale value should the need occur.

In a letter from Eastmark, addressed, *Dear Neighbor*, sent out December 28th, 2020, the last sentence of the second paragraph states, "The proposed changes do NOT impact areas that are currently developed in Eastmark." Please explain to us how this sentence is true? How will the proposed changes not impact our community when making Benton Pkwy an access street? In that same letter the reason states, "Request for approval for a major Amendment to the community plan." How will a major amendment be made without impacting our neighborhood? Completely rearranging an already established area will directly impact our neighborhood. Turing Benton Pkwy into an access street will greatly increase the traffic, significantly decrease the safety of our neighborhood, and completely compromise our park and mailboxes. Not to

mention the impact an access road will have on our neighborhood privacy and overall feel that the Lunar Green community currently provides to the residents living here. Turning Benton Pkwy into an access road would negatively impact our neighborhood. There are no benefits to demolishing our park and adding an access street.

If DMB and Brookfield must zone for residential North of our community, please do so without making major amendments to our current community plan, without altering the plans of the green space and amenities that were promised to the residents of this community, and without negatively impacting our already established neighborhood. Consider providing points of access off of Signal Butte, Elliott, Ellsworth, (Parc Joule at last resort), but turning the partial street of Benton Pkwy into a full, heavily trafficked thoroughfare, and ruining a perfectly well established park and neighborhood is preposterous. Please do not allow these developers to disrupt our community or permanently alter our neighborhood.

Thank you for your time. We appreciate the opportunity to be heard, and hope that our concerns are taken into account and not be tossed aside.

Sincerely,

Jace and Ayesha Croshaw
Residents of Eastmake Lunar Green Community
--
Ayesha

From: [Nana Appiah](#)
To: [Tom Ellsworth](#)
Subject: FW: EASTMARK - MESA AZ PLANNING CONCERNS
Date: Monday, January 11, 2021 2:17:27 PM
Attachments: [image001.png](#)

Nana Appiah, PhD, AICP
Planning Director/Zoning Administrator
City of Mesa
55 N Center St
P. O. Box 1466
Mesa, AZ 85211-1466
Phone: 480.644.2181
Email: Nana.Appiah@mesaaz.gov

Standard business hours are 7:00 AM – 6:00 PM Monday through Thursday. City Hall is closed on Fridays.



From: Councilmember Thompson <Councilmember.Thompson@MesaAZ.gov>
Sent: Sunday, January 10, 2021 3:14 PM
To: Nana Appiah <Nana.Appiah@mesaaz.gov>
Cc: Alicia White <Alicia.White@mesaaz.gov>
Subject: Fwd: EASTMARK - MESA AZ PLANNING CONCERNS

FYI

Begin forwarded message:

From: Steve Castillo <sjcphx57@yahoo.com>
Date: January 10, 2021 at 3:09:37 PM MST
To: Councilmember Thompson <Councilmember.Thompson@mesaaz.gov>
Cc: Mayor <Mayor@mesaaz.gov>, Chris Brady <Chris.Brady@mesaaz.gov>
Subject: EASTMARK - MESA AZ PLANNING CONCERNS

Good afternoon,

My wife and I signed the papers to build a home in Eastmark back in Sept. 2018. We were excited at the prospect of the Citrus Grove and the Water Garden, just to the north of our back yard. Also, the frisbee golf, exercise stations and the walking trails. Not to mention GCU East and the Gaylord Resort as well as the TECH CORRIDOR. We have been quite disappointed that NONE of this has materialized. The Green Belt and all the amenities to the North of our back yard was the main reason that we chose to build in Eastmark. Now

we feel it has just been all talk; just bait and switch... Instead, we have Little Caesar's, Jack in the Box, and a HUGE 3-story Storage Facility, that now blocks the beautiful view of the Superstition Mountains we and our neighbors used to enjoy. Talk of adding a Car Wash and Auto Zone are not anything to get excited about either. We were hoping this new Community would more reflect Chandler, Gilbert, or at least Queen Creek. Instead, it is starting to look more like Apache Junction West....

Now there is talk about doing away with the Green Belt and amenities to the North, and instead extending Benton Park and Parc Joule through Lunar Green to new houses. And, amazingly, the only reason that the Lunar Green residents found out about these changes was that someone in the David Weekly neighborhood received notification of the proposed changes, and shared that information with a couple of our residents.

The Eastmark home owners that now live next to the small parks near Parc Joule and Benton Park, will now have traffic driving past their homes instead of a place for children to play. Think of yourselves, or your kids or grandkids or parents having this happen to them. We request that the decision makers do the right thing, concerning the Lunar Green Neighborhood, and the promised Green Belt with amenities. I would encourage you all to aim higher, and build a community that you would be proud to live in, and be proud to put your name on.

Thank you for your advocacy on behalf of the Eastmark and the Lunar Green neighbors!

Steven J. Castillo

From: [Nana Appiah](#)
To: [Tom Ellsworth](#)
Subject: FW: Eastmark Changes
Date: Monday, January 11, 2021 2:16:17 PM
Attachments: [image001.png](#)

Nana Appiah, PhD, AICP
Planning Director/Zoning Administrator
City of Mesa
55 N Center St
P. O. Box 1466
Mesa, AZ 85211-1466
Phone: 480.644.2181
Email: Nana.Appiah@mesaaz.gov

Standard business hours are 7:00 AM – 6:00 PM Monday through Thursday. City Hall is closed on Fridays.



From: Councilmember Thompson <Councilmember.Thompson@MesaAZ.gov>
Sent: Monday, January 11, 2021 7:46 AM
To: Nana Appiah <Nana.Appiah@mesaaz.gov>
Cc: Alicia White <Alicia.White@mesaaz.gov>
Subject: Fwd: Eastmark Changes

FYI

Begin forwarded message:

From: Gregory Suddreth <greg@suddreth.com>
Date: January 10, 2021 at 9:25:51 PM MST
To: Councilmember Thompson <Councilmember.Thompson@mesaaz.gov>, Chris Brady <Chris.Brady@mesaaz.gov>, Mayor <Mayor@mesaaz.gov>
Subject: **Eastmark Changes**

Please do not allow this changes that DMB Residential is requesting. First, the services that are being provided by the HOA cannot support the additional houses. Adding houses is about GREED, nothing more nothing less. In addition to not being able to support the current houses with the pool/clubhouse, this area needs more retail development. The area by Safeway unfortunately added yet another storage facility and is planning another car wash, but we need and deserve other retail offerings in this area. We need more restaurants, shopping,

more services such as hair, dental, vision etc.

Our world is being consumed by greed and DMB is proving this. Their greed is willing to take one of the premier communities in Mesa and ruin it. This will destroy property values and in turn by providing an overcrowded community, but also then lower the tax base of the Mesa.

Respectfully

Greg Suddreth

From: [Nana Appiah](#)
To: [Tom Ellsworth](#)
Subject: FW: Eastmark Development
Date: Monday, January 11, 2021 2:17:18 PM
Attachments: [image001.png](#)

Nana Appiah, PhD, AICP
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City of Mesa
55 N Center St
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Phone: 480.644.2181
Email: Nana.Appiah@mesaaz.gov

Standard business hours are 7:00 AM – 6:00 PM Monday through Thursday. City Hall is closed on Fridays.



From: Councilmember Thompson <Councilmember.Thompson@MesaAZ.gov>
Sent: Sunday, January 10, 2021 8:32 PM
To: Nana Appiah <Nana.Appiah@mesaaz.gov>
Cc: Alicia White <Alicia.White@mesaaz.gov>
Subject: Fwd: Eastmark Development

FYI

Begin forwarded message:

From: Samantha Delgadillo <samantha.h.delgadillo@gmail.com>
Date: January 10, 2021 at 8:22:39 PM MST
To: Councilmember Thompson <Councilmember.Thompson@mesaaz.gov>, Chris Brady <Chris.Brady@mesaaz.gov>, Mayor <Mayor@mesaaz.gov>
Subject: Eastmark Development

We would like to join with those in the Eastmark community expressing our concern over the zoning changes proposed for the north area of the neighborhood. Eastmark was proposed to be a master plan community and is lacking in commercial interest already. We do not have restaurants and shops to draw in people that we were told we would have. Adding more single family homes is not beneficial to the area and goes against what current residents were presented with.

Samantha Delgadillo

From: [Nana Appiah](#)
To: [Tom Ellsworth](#); [Jill Kusy Hegardt](#)
Subject: FW: Eastmark Major Amendment to Community Plan
Date: Monday, January 11, 2021 9:46:54 AM
Attachments: [image001.png](#)

FYI-

Nana Appiah, PhD, AICP
Planning Director/Zoning Administrator
City of Mesa
55 N Center St
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Mesa, AZ 85211-1466
Phone: 480.644.2181
Email: Nana.Appiah@mesaaz.gov

Standard business hours are 7:00 AM – 6:00 PM Monday through Thursday. City Hall is closed on Fridays.



From: Brett Yeater <byeater@gmail.com>
Sent: Monday, January 11, 2021 9:46 AM
To: Nana Appiah <Nana.Appiah@mesaaz.gov>
Subject: Eastmark Major Amendment to Community Plan

Ms. Appiah,

I am writing to ask that the City of Mesa place the Community Plan change for the Eastmark Community on hold due to failure to properly explain to the community the nature of the proposed changes:

Case # ZON 20-00861
Case # ZON 20-00888
Case # ZON 20-00887
Case # ZON 20-00889
Case # ZON 20-00884

The POC provided in the letter (Jill Hegardt) is currently unresponsive to email with an out-of-office response showing she is out until August and email to the alternate POC could not be delivered. A call today was also unanswered.

Until the Master Developer can better elaborate on the nature of the changes to the community, we recommend the City of Mesa oppose/halt the proceedings for the change(s) because the community is unable to even form an opinion on the proposed change(s).

If there is another individual I should reach out to (mayor, city council, board member, etc) please let

me know. Happy New Year!

Sincerely,
Brett Yeater
9808 E Radioactive Dr
Mesa, AZ 85212
480-664-8564

From: [Nana Appiah](#)
To: [Tom Ellsworth](#)
Subject: FW: Eastmark multi-family and commercial development
Date: Wednesday, January 13, 2021 10:53:05 AM
Attachments: [image001.png](#)

Nana Appiah, PhD, AICP
Planning Director/Zoning Administrator
City of Mesa
55 N Center St
P. O. Box 1466
Mesa, AZ 85211-1466
Phone: 480.644.2181
Email: Nana.Appiah@mesaaz.gov

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From: Councilmember Thompson <Councilmember.Thompson@MesaAZ.gov>
Sent: Wednesday, January 13, 2021 10:17 AM
To: Nana Appiah <Nana.Appiah@mesaaz.gov>
Cc: Alicia White <Alicia.White@mesaaz.gov>
Subject: Fwd: Eastmark multi-family and commercial development

FYI

From: Micah R <micah.p.ramos@gmail.com>
Sent: Wednesday, January 13, 2021 9:45:22 AM
To: Councilmember Thompson <Councilmember.Thompson@MesaAZ.gov>; Chris Brady <Chris.Brady@mesaaz.gov>; Mayor <Mayor@MesaAZ.gov>
Subject: Eastmark multi-family and commercial development

Hello, I am writing to express my concerns about the development/zoning changes being made in the east mark cadence areas. Several proposed changes have been made to replace planned retail areas with apartment complexes. The area desperately needs more retail. Thriving communities have a mix of living and retail spaces and the area only has residential. It also concerns me that plans to rezone cadence DU3 from commercial/retail to what is described as "mixed" use but when the developers were pressed they admitted that it will be apartments.

In summary, the Eastmark Cadence area desperately needs retail/commercial and not more apartment complexes.

Micah Ramos
Cadence resident

From: [Nana Appiah](#)
To: [Tom Ellsworth](#)
Subject: FW: Eastmark Plans
Date: Tuesday, January 12, 2021 10:01:39 AM
Attachments: [image001.png](#)

Nana Appiah, PhD, AICP
Planning Director/Zoning Administrator
City of Mesa
55 N Center St
P. O. Box 1466
Mesa, AZ 85211-1466
Phone: 480.644.2181
Email: Nana.Appiah@mesaaz.gov

Standard business hours are 7:00 AM – 6:00 PM Monday through Thursday. City Hall is closed on Fridays.



From: Alicia White <Alicia.White@mesaaz.gov>
Sent: Tuesday, January 12, 2021 9:50 AM
To: Councilmember Thompson <Councilmember.Thompson@MesaAZ.gov>; Nana Appiah <Nana.Appiah@mesaaz.gov>
Subject: Eastmark Plans

-----Original Message-----

From: Stephen Hansen <hansenmichelle@me.com>
Sent: Tuesday, January 12, 2021 7:29 AM
To: thompson@mesaaz.gov
Cc: Mayor <Mayor@MesaAZ.gov>; Chris Brady <Chris.Brady@mesaaz.gov>
Subject: Eastmark Plans

Hello!

It's recently come to our attention that there will be a community meeting this evening regarding plans for the northeast portion of the Eastmark Community. We live close to the Safeway on that end of the community. The plan to make Benton Park a through street is particularly concerning to us.

First, because part of our decision to buy where we did was because it was so secluded and there wouldn't be a lot of through traffic. Secondly, our son and his family bought next door to us. We chose those lots because Relativity Point Park was basically across the street. It's easy access for our grandchildren and safe to get to. We would be very upset to lose that park and I'm concerned about having to cross a busy through street for them to get to the park and for us to get to our mailboxes.

Our grandson's school bus stop is also on that side of the street.

We are less concerned about more housing going in to the north but think it would be important to still have the green space that was in the original plan. We are against losing amenities so that the developers can make more money. As more people move in, we think there is a need for more amenities to accommodate the increase in population, not less.

We hope that the concerns of our Lunar Green community are taken into account as we will be most impacted by the decisions being made. Thank you for your time and attention to this matter.

Steve & Michelle Hansen

(661)350-3507

10629 E Relativity Ave

Sent from my iPhone

From: [Nana Appiah](#)
To: [Tom Ellsworth](#)
Subject: FW: Eastmark proposed plan revision
Date: Monday, January 11, 2021 2:16:26 PM
Attachments: [image001.png](#)

Nana Appiah, PhD, AICP
Planning Director/Zoning Administrator
City of Mesa
55 N Center St
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Standard business hours are 7:00 AM – 6:00 PM Monday through Thursday. City Hall is closed on Fridays.



From: Councilmember Thompson <Councilmember.Thompson@MesaAZ.gov>
Sent: Monday, January 11, 2021 7:45 AM
To: Nana Appiah <Nana.Appiah@mesaaz.gov>
Cc: Alicia White <Alicia.White@mesaaz.gov>
Subject: Fwd: Eastmark proposed plan revision

FYI

Begin forwarded message:

From: Steven Cervantes <cervantes3274@gmail.com>
Date: January 10, 2021 at 9:48:00 PM MST
To: Councilmember Thompson <Councilmember.Thompson@mesaaz.gov>
Cc: Chris Brady <Chris.Brady@mesaaz.gov>, Mayor <Mayor@mesaaz.gov>, Nana Appiah <Nana.Appiah@mesaaz.gov>
Subject: Eastmark proposed plan revision

Councilman Thompson,

This email is in reference to the major plan revision being proposed for the northeast portion of Eastmark, between Everton Terrace and Signal Butte Roads, south of Elliot Rd (basically behind the Safeway).

We do not approve and we will be extremely unhappy if the plan to bring more

residential especially multi housing complexes gets approved over what what was originally planned.

Both my wife and I work for the City of Mesa and are proud to be residents of a thriving community. As you know this community is lacking what our east valley neighbors have which is retail and restaurants. I am not talking about fast food chains, Chili's (Applebees, Olive Garden, etc) or Goodwill thrift stores either. Where is our Fox Restaurant Concepts, Snooze, Hash Kitchen, Shake Shack, and small business specialty restaurants? The Handle Bar is great but they absolutely can not handle the amount of residents in Eastmark and now Cadence that has direct access to Ray Road from Crismon.

The City of Mesa has a chance to get away from the norm here and make Eastmark truly one of a kind. Let's not forget our Communities to the east of Signal Butte Rd either. Bella Villa has been waiting for something new and fresh for years.

Currently my wife and I have been looking hard to get out of our beautiful David Weekly home and move to another City because as I would say, we are getting "Mesa'd" again. We currently spend all our entertainment dollars in Gilbert and Queen Creek but would love to spend our money in our City. We just have to have the opportunity to do so. The dream of taking our family out on a bike or golf cart ride to have brunch or go shopping is starting to just be that, a dream.

I am sure you know you can't touch an Eastmark home for under \$400k, Ashton Woods, Shea Homes, Taylor Morrison and David Weekly, you are looking anywhere between \$500k-\$800k. Which means the Community has some expectations due to the amount of money being spent to move here. Let's not forget the one single home with the backyard of dreams that this planned proposal change will directly affect, if you haven't done so look up the permits for the Storment residence at 4301 S Nano. The Storment family is one of a kind and they actually own two David Weekly homes. We would hate to see their family amongst other families in the community depart because they bought here for what the original plan was supposed to be.

In closing, let's not miss a great opportunity to keep Eastmark on the map.

Thank you for your time.

Respectfully,

Steve Cervantes
480-321-5297

From: [Nana Appiah](#)
To: [Tom Ellsworth](#)
Subject: FW: Eastmark rezoning concern
Date: Monday, January 11, 2021 2:16:35 PM
Attachments: [image001.png](#)

Nana Appiah, PhD, AICP
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City of Mesa
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Phone: 480.644.2181
Email: Nana.Appiah@mesaaz.gov

Standard business hours are 7:00 AM – 6:00 PM Monday through Thursday. City Hall is closed on Fridays.



From: Councilmember Thompson <Councilmember.Thompson@MesaAZ.gov>
Sent: Monday, January 11, 2021 7:43 AM
To: Nana Appiah <Nana.Appiah@mesaaz.gov>
Cc: Alicia White <Alicia.White@mesaaz.gov>
Subject: Fwd: Eastmark rezoning concern

FYI

Begin forwarded message:

From: Tyler Beasley <tyler.w.beasley@gmail.com>
Date: January 10, 2021 at 9:52:31 PM MST
To: Chris Brady <Chris.Brady@mesaaz.gov>, Councilmember Thompson <Councilmember.Thompson@mesaaz.gov>, Mayor <Mayor@mesaaz.gov>
Subject: Eastmark rezoning concern

We have been informed by DMB and Brookfield residential has submitted a major revision to the eastmark development. Simply I want to know if a current resident of eastmark has a say, are we represented by the city in this matter? Frankly speaking, hundreds of residents have paid thousands in lot fees to not have people behind them. My family moved to eastmark because of the commercial zoning and “great park” plans. We were literally sold on a “small town vibe with huge parks and booming stores.” Adding an additional 700 acres of land for homes would diminish everything we moved here for in the first place. And sadly you all would lose residents to Mesa. As

well as our votes.

Thank you
Tyler Beasley

From: [Nana Appiah](#)
To: [Tom Ellsworth](#)
Cc: [Christine Zielonka](#)
Subject: FW: eastmark town hall
Date: Wednesday, January 13, 2021 9:08:26 AM
Attachments: [image001.png](#)

Nana Appiah, PhD, AICP
Planning Director/Zoning Administrator
City of Mesa
55 N Center St
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Mesa, AZ 85211-1466
Phone: 480.644.2181
Email: Nana.Appiah@mesaaz.gov

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From: Councilmember Thompson <Councilmember.Thompson@MesaAZ.gov>
Sent: Wednesday, January 13, 2021 8:49 AM
To: Nana Appiah <Nana.Appiah@mesaaz.gov>
Cc: Alicia White <Alicia.White@mesaaz.gov>
Subject: Fwd: eastmark town hall

This is the second email now with people pushing back against multi-family.

From: Kassy Nikkhah <kassynikkhah1@gmail.com>
Sent: Wednesday, January 13, 2021 8:45:54 AM
To: Councilmember Thompson <Councilmember.Thompson@MesaAZ.gov>; Chris Brady <Chris.Brady@mesaaz.gov>; Mayor <Mayor@MesaAZ.gov>
Subject: eastmark town hall

good morning all,

i wanted to reach out with concern about the proposed plan to build more multi-family housing surrounding eastmark. the original plan was to build shopping centers and create a more liveable community by having services closer to home. with the growth in population in the eastmark community, the need for more shopping centers is highly needed and not just desired. currently the closest shopping centers are in queen creek and on power road, both of which have extremely large communities already surrounding them, which makes for an overpopulated shopping

experience. in addition, multi-family dwellings will be going up around power road which will just increase the amount of traffic and accidents.

please consider the concerns of the eastmark community as this is affecting not only our investments but the safety of our community.

thanks,
kassy nikkhah
eastmark neighbor

From: [Nana Appiah](#)
To: [Tom Ellsworth](#)
Subject: FW: Eastmark Zoning Change
Date: Wednesday, January 13, 2021 9:08:42 AM
Attachments: [image001.png](#)

Nana Appiah, PhD, AICP
Planning Director/Zoning Administrator
City of Mesa
55 N Center St
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Mesa, AZ 85211-1466
Phone: 480.644.2181
Email: Nana.Appiah@mesaaz.gov

Standard business hours are 7:00 AM – 6:00 PM Monday through Thursday. City Hall is closed on Fridays.



From: Councilmember Thompson <Councilmember.Thompson@MesaAZ.gov>
Sent: Wednesday, January 13, 2021 8:48 AM
To: Nana Appiah <Nana.Appiah@mesaaz.gov>
Cc: Alicia White <Alicia.White@mesaaz.gov>
Subject: Fwd: Eastmark Zoning Change

FYI

From: Robert Dohanyos <rdohanyos@gmail.com>
Sent: Wednesday, January 13, 2021 8:45:11 AM
To: Councilmember Thompson <Councilmember.Thompson@MesaAZ.gov>; Chris Brady <Chris.Brady@mesaaz.gov>; Mayor <Mayor@MesaAZ.gov>
Subject: Eastmark Zoning Change

WARNING: This email came from an External Sender – Use caution when clicking links, opening attachments, or responding to requests for information.

Hello All,

Please don't approve of the zoning change. My family bought in eastmark way back in 2015. The plans have consistently changed to the benefit of the developers but to the detriment of the homeowners.

We were sold a plan where there would be shopping, dining, a university, and commercial

endeavors. Almost none of that has come to fruition. Now they ask to change to include MORE high density residential, and blame Covid.

This is unacceptable. I would rather the land sat vacant and undeveloped than to look at more apartments and condos.

DMB has done a horrific job of delivering on the vision we were all sold. As a thank you from DMB we get the pleasure of paying the highest tax rate (CFD, Eastmark Bond, etc) in Mesa whilst they don't deliver on their "masterplan"

Please do not enable anymore of their failures.

Best Regards.
Rob Dohanyos

From: [Nana Appiah](#)
To: [Tom Ellsworth](#)
Subject: FW: Eastmark
Date: Monday, January 11, 2021 2:15:13 PM
Attachments: [image001.png](#)

Nana Appiah, PhD, AICP
Planning Director/Zoning Administrator
City of Mesa
55 N Center St
P. O. Box 1466
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Phone: 480.644.2181
Email: Nana.Appiah@mesaaz.gov

Standard business hours are 7:00 AM – 6:00 PM Monday through Thursday. City Hall is closed on Fridays.



From: Councilmember Thompson <Councilmember.Thompson@MesaAZ.gov>
Sent: Monday, January 11, 2021 12:14 PM
To: Nana Appiah <Nana.Appiah@mesaaz.gov>
Cc: Alicia White <Alicia.White@mesaaz.gov>
Subject: Fwd: Eastmark

FYI

Begin forwarded message:

From: Laura Cervantes <teamcervantes2017@gmail.com>
Date: January 11, 2021 at 11:10:45 AM MST
To: Councilmember Thompson <Councilmember.Thompson@mesaaz.gov>
Subject: Eastmark

Councilman Thompson,

This email is reference a notice parts of our community received about the proposed plan revision for the northeastern portion of Eastmark.

I am extremely unhappy with this proposal to bring in more residential homes and apartment complexes instead of what was originally planned.

I grew up in Mesa and am a Mesa High Jackrabbit. It was an honor to come back 'home' to serve my community. My husband and I both work for the City of Mesa. For the longest time we were strongly against 'living where we work' and it didn't help that Mesa really didn't have anything that catered to our 'off duty time'; the retail and restaurants. Gilbert and Chandler have a booming downtown area with tons energy. They have a large selection of places for couples and families to eat and shop. Queen Creek has even built up a huge corridor of shopping and dining. Phoenix, Scottsdale go without saying. But Mesa, the second largest city in the Valley really has nothing. Rio Salado is a ghost town and downtown Mesa is very small and artsy and isn't somewhere I would feel safe moving my family to be close to. I have worked that area, the beat specifically and it is not somewhere I would feel comfortable with my young kids. Both malls are mostly closed down. The one outdoor shopping area, Dana Park, is small and ok for restaurants, but the shops are for an older crowd. But really that is all Mesa has. The SECOND LARGEST CITY IN ARIZONA.

In 2018, we started looking for a home to raise our newborn twins. Our realtor recommended looking into 'master planned communities' and suggested an up and coming community; Eastmark. We quickly fell in love with the family like community, parks, the Marks and the future restaurants and shops that we were told would be coming. Then we found the David Weekley Community. We were sold on the small gated community of single level homes as well as the promise of the homes directly behind us being single story and the plans of what was going to be built just northeast of the community. We were told lots would be at a premium because of those plans. And most importantly the shops and dining choices that would be a bike ride away. When we got keys to our new home we were even given two beach cruiser bikes as did every new home owner. We were excited to finally have a place to spend our extra income, our entertainment money AND in the community we serve. Maybe Mesa was finally getting it right. A family community with shops and dining.

We have been in Eastmark a little over a year and the only place we can ride our bikes to as a family is the Handle Bar. Which has been here years before us and the population of Cadence and Eastmark is starting to become more than that little business can handle. There is no gym, no fun restaurants like The Perch, San Tan Brewery or any of the Fox Restaurants. We have waited and watched for news of something fun to pop up... the things that brought us to Mesa. Yet instead we are finding the original plans changing and fizzling and our community, which was supposed to be somewhere our family could enjoy the dining and entertainment is slowly dissipating. Maybe some people are excited for a Goodwill, Starbucks, a few storage places, some fast food spots and we

hear there may be a car wash, QT; but this for us, is turning out to be a HUGE LET DOWN. We did not move to Mesa to be stuck in yet another residential neighborhood which is becoming hugely over populated.

My husband and I spend our family time and our money traveling to Gilbert, Queen Creek, Chandler and even Scottsdale. If Eastmark continues to go the direction of these new plans we will be moving out of Mesa and closer to where we are being forced to spend our time as that only makes sense.

If these plans are allowed to change, Eastmark will miss out on the amazing opportunity to be a great community it was originally planned out to be and a great source of revenue that families in other cities would come to enjoy.

Respectfully,

Laura Cervantes
480-707-8781

From: [Nana Appiah](#)
To: [Tom Ellsworth](#)
Subject: FW: Eastmark
Date: Monday, January 11, 2021 1:01:06 PM
Attachments: [image001.png](#)

Nana Appiah, PhD, AICP
Planning Director/Zoning Administrator
City of Mesa
55 N Center St
P. O. Box 1466
Mesa, AZ 85211-1466
Phone: 480.644.2181
Email: Nana.Appiah@mesaaz.gov

Standard business hours are 7:00 AM – 6:00 PM Monday through Thursday. City Hall is closed on Fridays.



From: Laura Cervantes <teamcervantes2017@gmail.com>
Sent: Monday, January 11, 2021 11:12 AM
To: Nana Appiah <Nana.Appiah@mesaaz.gov>
Subject: Eastmark

Councilman Thompson,

This email is reference a notice parts of our community received about the proposed plan revision for the northeastern portion of Eastmark.

I am extremely unhappy with this proposal to bring in more residential homes and apartment complexes instead of what was originally planned.

I grew up in Mesa and am a Mesa High Jackrabbit. It was an honor to come back 'home' to serve my community. My husband and I both work for the City of Mesa. For the longest time we were strongly against 'living where we work' and it didn't help that Mesa really didn't have anything that catered to our 'off duty time'; the retail and restaurants. Gilbert and Chandler have a booming downtown area with tons energy. They have a large selection of places for couples and families to eat and shop. Queen Creek has even built up a huge corridor of shopping and dining. Phoenix, Scottsdale go without saying. But Mesa, the second largest city in the Valley really has nothing. Rio Salado is a ghost town and downtown Mesa is very small and artsy and isn't somewhere I would feel safe moving my family to be close to. I have worked that area, the beat specifically and it is not somewhere I would feel comfortable with

my young kids. Both malls are mostly closed down. The one outdoor shopping area, Dana Park, is small and ok for restaurants, but the shops are for an older crowd. But really that is all Mesa has. The SECOND LARGEST CITY IN ARIZONA.

In 2018, we started looking for a home to raise our newborn twins. Our realtor recommended looking into 'master planned communities' and suggested an up and coming community; Eastmark. We quickly fell in love with the family like community, parks, the Marks and the future restaurants and shops that we were told would be coming. Then we found the David Weekley Community. We were sold on the small gated community of single level homes as well as the promise of the homes directly behind us being single story and the plans of what was going to be built just northeast of the community. We were told lots would be at a premium because of those plans. And most importantly the shops and dining choices that would be a bike ride away. When we got keys to our new home we were even given two beach cruiser bikes as did every new home owner. We were excited to finally have a place to spend our extra income, our entertainment money AND in the community we serve. Maybe Mesa was finally getting it right. A family community with shops and dining.

We have been in Eastmark a little over a year and the only place we can ride our bikes to as a family is the Handle Bar. Which has been here years before us and the population of Cadence and Eastmark is starting to become more than that little business can handle. There is no gym, no fun restaurants like The Perch, San Tan Brewery or any of the Fox Restaurants. We have waited and watched for news of something fun to pop up... the things that brought us to Mesa. Yet instead we are finding the original plans changing and fizzling and our community, which was supposed to be somewhere our family could enjoy the dining and entertainment is slowly dissipating. Maybe some people are excited for a Goodwill, Starbucks, a few storage places, some fast food spots and we hear there may be a car wash, QT; but this for us, is turning out to be a HUGE LET DOWN. We did not move to Mesa to be stuck in yet another residential neighborhood which is becoming hugely over populated.

My husband and I spend our family time and our money traveling to Gilbert, Queen Creek, Chandler and even Scottsdale. If Eastmark continues to go the direction of these new plans we will be moving out of Mesa and closer to where we are being forced to spend our time as that only makes sense.

If these plans are allowed to change, Eastmark will miss out on the amazing opportunity to be a great community it was originally planned out to be and a great source of revenue that families in other cities would come to enjoy.

Respectfully,

Laura Cervantes
480-707-8781

From: [Nana Appiah](#)
To: [Tom Ellsworth](#)
Subject: FW: Eastmark
Date: Monday, January 11, 2021 2:16:43 PM
Attachments: [image001.png](#)

Nana Appiah, PhD, AICP
Planning Director/Zoning Administrator
City of Mesa
55 N Center St
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Phone: 480.644.2181
Email: Nana.Appiah@mesaaz.gov

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From: Councilmember Thompson <Councilmember.Thompson@MesaAZ.gov>
Sent: Monday, January 11, 2021 7:43 AM
To: Nana Appiah <Nana.Appiah@mesaaz.gov>
Cc: Alicia White <Alicia.White@mesaaz.gov>
Subject: Fwd: Eastmark

FYI

Begin forwarded message:

From: Cassandra Holzhauser <cpaloian@mac.com>
Date: January 10, 2021 at 11:28:27 PM MST
To: Councilmember Thompson <Councilmember.Thompson@mesaaz.gov>
Subject: Eastmark

Councilman Thompson,

It has been brought to my attention that parts of Eastmark are under consideration to be re-zoned from commercial/retail and the Great Park to residential. I am voicing my opinion that I am against this change. I know I am not alone when I say that we chose Eastmark because we were promised a village with walkable amenities planned throughout the community anchored by a beautiful sprawling Great Park. Please help our voices be heard and help prevent this change from taking place.

Thank you,
Cassandra Holzauer
cpaloian@mac.com

Sent from my iPhone

From: [Nana Appiah](#)
To: [Tom Ellsworth](#)
Subject: FW: Eastmark-request for approval for Major Amendment to Community Plan
Date: Monday, January 11, 2021 2:17:08 PM
Attachments: [image001.png](#)

Nana Appiah, PhD, AICP
Planning Director/Zoning Administrator
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Phone: 480.644.2181
Email: Nana.Appiah@mesaaz.gov

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From: Councilmember Thompson <Councilmember.Thompson@MesaAZ.gov>
Sent: Monday, January 11, 2021 7:41 AM
To: Nana Appiah <Nana.Appiah@mesaaz.gov>
Cc: Alicia White <Alicia.White@mesaaz.gov>
Subject: Fwd: Eastmark-request for approval for Major Amendment to Community Plan

FYI

Begin forwarded message:

From: Pat Bezenek <bezenekp@gmail.com>
Date: January 11, 2021 at 7:19:10 AM MST
To: Councilmember Thompson <Councilmember.Thompson@mesaaz.gov>, Mayor <Mayor@mesaaz.gov>, Chris Brady <Chris.Brady@mesaaz.gov>
Subject: Eastmark-request for approval for Major Amendment to Community Plan

Mayor Giles, Mr. Thompson, Mr. Brady,

We am writing this letter in response to a communication we received from DMB and Brookfield Residential regarding proposed zoning changes to the original Eastmark community plans and to formally submit our opposition to the proposed changes.

The decision to build our new home was not taken lightly. After months of evaluating potential neighborhoods, we settled on David Weekley in Eastmark. This decision was

largely predicated on the diligence we conducted related to macro and micro trends associated with the current neighborhood and more importantly the future plans of the neighborhood. It was clearly articulated to us by Eastmark and David Weekly representatives that the land behind our home would not and could not be built out with roads or homes, but would have dedicated green space backed up to a disc golf course. The remaining land was zoned for small business.

We have invested significant resources into building our forever home and the thought of a developer changing the rules mid game in an effort to capitalize on the housing market at our expense is both heartbreaking and quite candidly, unacceptable!

We will be attending the virtual meeting on 1/12/21 to listen, learn, and make sure our voices are heard.

Respectfully,

Pat and Raema Bezenek
4301 South Binary Circle
Mesa, AZ 85212

From: [Nana Appiah](#)
To: [Tom Ellsworth](#)
Subject: FW: High density housing
Date: Wednesday, January 13, 2021 9:08:56 AM
Attachments: [image001.png](#)

Nana Appiah, PhD, AICP
Planning Director/Zoning Administrator
City of Mesa
55 N Center St
P. O. Box 1466
Mesa, AZ 85211-1466
Phone: 480.644.2181
Email: Nana.Appiah@mesaaz.gov

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From: Councilmember Thompson <Councilmember.Thompson@MesaAZ.gov>
Sent: Wednesday, January 13, 2021 8:39 AM
To: Nana Appiah <Nana.Appiah@mesaaz.gov>
Cc: Alicia White <Alicia.White@mesaaz.gov>
Subject: Fwd: High density housing

From: christina zimmerman <czimmerman24@gmail.com>
Sent: Wednesday, January 13, 2021 8:34:09 AM
To: Councilmember Thompson <Councilmember.Thompson@MesaAZ.gov>; Chris Brady <Chris.Brady@mesaaz.gov>; Mayor <Mayor@MesaAZ.gov>
Subject: High density housing

Hello,

After the developer meeting last night I have to add to my previous email...

I do not want ANY more high density housing ANYWHERE in Eastmark.

All the changes are purely for profit, against the vision of the community and in fact a direct opposition to what we want.

Eastmark residents want quality shops, boutiques, businesses, and some

nice eating establishments. No more unhealthy chain restaurants. Lower the rent. Let us spend our money in Mesa rather than going to Gilbert and Queen Creek.

Christina
520-591-1380

From: [Nana Appiah](#)
To: [Tom Ellsworth](#)
Subject: FW: Input re: DMB & Brookfield Residential Request /3,200 acres of Eastmark
Date: Monday, January 11, 2021 10:50:52 AM
Attachments: [image001.png](#)

Nana Appiah, PhD, AICP
Planning Director/Zoning Administrator
City of Mesa
55 N Center St
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Phone: 480.644.2181
Email: Nana.Appiah@mesaaz.gov

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From: Councilmember Thompson <Councilmember.Thompson@MesaAZ.gov>
Sent: Monday, January 11, 2021 9:04 AM
To: Nana Appiah <Nana.Appiah@mesaaz.gov>
Cc: Alicia White <Alicia.White@mesaaz.gov>
Subject: Fwd: Input re: DMB & Brookfield Residential Request /3,200 acres of Eastmark

FYI

Begin forwarded message:

From: Kerri Baune <kerribaune@gmail.com>
Date: January 11, 2021 at 8:54:15 AM MST
To: Councilmember Thompson <Councilmember.Thompson@mesaaz.gov>, Chris Brady <Chris.Brady@mesaaz.gov>, Mayor <Mayor@mesaaz.gov>
Subject: Input re: DMB & Brookfield Residential Request /3,200 acres of Eastmark

Please do not change the development plan for Eastmark by adding more homes. The area needs more small businesses to give the "neighborhood" feel we bought into this area for. Please do not change the plans to include additional homes, and please leave the park expansion in place. We PAID for that when we bought here (the Eastmark surcharge, something like \$1,200). Will our money we pay as part of our HOA in Encore each month for the great park be refunded if you build more homes? It's something like \$12 additional dollars per

month. Why would we pay that going forward if the City of Mesa uses that land to build more homes? Will the city then pay for a new community center and pool for the Eastmark residents whose Mark community center would be inundated with more people if more housing goes in? They are already complaining that the pool is way too small for the number of housing units. Doesn't seem fair. Asking for your consideration in not building more homes.

This email is in reference to:

DMB and Brookfield Residential, the owner/developer for approximately 3,200 acres of Eastmark for the area west of Signal Butte Road, south of Elliot Road, and north of Williams Field Road, has submitted a request for a major revision to the Eastmark development plan to the City of Mesa. This request for revision affects approximately 680 acres of Eastmark in the north and west portions of our community (thus far undeveloped). The city requires DMB and Brookfield Residential to host a community meeting to review these plans. Please strongly consider attending to learn more and put a voice to your thoughts about what you feel should be located in Eastmark to further our development as a community that provides local services and opportunities for residents. The virtual meeting will be held on Tuesday, January 12th from 5:30 – 6:30 PM.

Please log into zoom

Meeting ID 859 0695 6884

Passcode 626004

Thank you.

Kerri Baune

5510 S Boca, Mesa AZ 85212

From: [Nana Appiah](#)
To: [Tom Ellsworth](#)
Subject: FW: Input re: DMB & Brookfield Residential Request /3,200 acres of Eastmark
Date: Monday, January 11, 2021 2:15:58 PM
Attachments: [image001.png](#)

Nana Appiah, PhD, AICP
Planning Director/Zoning Administrator
City of Mesa
55 N Center St
P. O. Box 1466
Mesa, AZ 85211-1466
Phone: 480.644.2181
Email: Nana.Appiah@mesaaz.gov

Standard business hours are 7:00 AM – 6:00 PM Monday through Thursday. City Hall is closed on Fridays.



From: Councilmember Thompson <Councilmember.Thompson@MesaAZ.gov>
Sent: Monday, January 11, 2021 9:04 AM
To: Nana Appiah <Nana.Appiah@mesaaz.gov>
Cc: Alicia White <Alicia.White@mesaaz.gov>
Subject: Fwd: Input re: DMB & Brookfield Residential Request /3,200 acres of Eastmark

FYI

Begin forwarded message:

From: Kerri Baune <kerribaune@gmail.com>
Date: January 11, 2021 at 8:54:15 AM MST
To: Councilmember Thompson <Councilmember.Thompson@mesaaz.gov>, Chris Brady <Chris.Brady@mesaaz.gov>, Mayor <Mayor@mesaaz.gov>
Subject: Input re: DMB & Brookfield Residential Request /3,200 acres of Eastmark

Please do not change the development plan for Eastmark by adding more homes. The area needs more small businesses to give the "neighborhood" feel we bought into this area for. Please do not change the plans to include additional homes, and please leave the park expansion in place. We PAID for that when we bought here (the Eastmark surcharge, something like \$1,200). Will our money we pay as part of our HOA in Encore each month for the great park be refunded if you build more homes? It's something like \$12 additional dollars per

month. Why would we pay that going forward if the City of Mesa uses that land to build more homes? Will the city then pay for a new community center and pool for the Eastmark residents whose Mark community center would be inundated with more people if more housing goes in? They are already complaining that the pool is way too small for the number of housing units. Doesn't seem fair. Asking for your consideration in not building more homes.

This email is in reference to:

DMB and Brookfield Residential, the owner/developer for approximately 3,200 acres of Eastmark for the area west of Signal Butte Road, south of Elliot Road, and north of Williams Field Road, has submitted a request for a major revision to the Eastmark development plan to the City of Mesa. This request for revision affects approximately 680 acres of Eastmark in the north and west portions of our community (thus far undeveloped). The city requires DMB and Brookfield Residential to host a community meeting to review these plans. Please strongly consider attending to learn more and put a voice to your thoughts about what you feel should be located in Eastmark to further our development as a community that provides local services and opportunities for residents. The virtual meeting will be held on Tuesday, January 12th from 5:30 – 6:30 PM.

Please log into zoom
Meeting ID 859 0695 6884
Passcode 626004

Thank you.

Kerri Baune
5510 S Boca, Mesa AZ 85212

From: [Nana Appiah](#)
To: [Tom Ellsworth](#)
Subject: FW: Notice of Major Amendment for Eastmark Community Plan
Date: Monday, January 04, 2021 10:04:46 AM

FYI-

From: Councilmember Thompson <Councilmember.Thompson@MesaAZ.gov>
Sent: Monday, January 4, 2021 9:15 AM
To: Nana Appiah <Nana.Appiah@mesaaz.gov>
Cc: Alicia White <Alicia.White@mesaaz.gov>
Subject: Fwd: Notice of Major Amendment for Eastmark Community Plan

FYI

Begin forwarded message:

From: Monica Kwasny <monicakwasny@yahoo.com>
Date: January 4, 2021 at 9:09:49 AM MST
To: Councilmember Thompson <Councilmember.Thompson@mesaaz.gov>
Subject: RE: Notice of Major Amendment for Eastmark Community Plan

Good Morning,

I am writing in regards to the written notice that I received pertaining to DMB's request for approval to amend the community plan. I strongly oppose.

I live at 4211 S. Nano Drive. We recently built our home and paid a significant premium for our lot (\$40,000). While we do have a larger lot, other lots of the same size in our neighborhood had much smaller premiums. We paid approximately \$15,000 more than other homeowners with the same lot size. The reason for the additional expense for our home was that we were not to have any rear neighbors. This was of great value to our family and we invested in moving our family to this homesite.

It is upsetting that as soon as our homes have been built, the developer is proposing to amend the community plan in a manner that contradicts the justification and rationale for the additional cost of our lots and negatively impacts our home values. Additionally the proposal is not in alignment with the intended use of this plot.

The proposed amendment ensures that the initial goals and vision for Eastmark will not be achieved. At the outset, the main goal was to make Eastmark a Regional Center of Importance. Per the plan, DMB was to

create an environment that would attract executives and be a desirable location for the home of highly sought after employers. The vision specifically mentions aerospace and tech, incubator spaces, healthcare, resorts, hospitality and golf courses. DMB is tasked with creating 50,000 jobs within Eastmark and understood the development of the commercial property would likely not be complete until 2040. In exchange for accomplishing these goals the city provided incentives to the DMB.

While it is not surprising that a for profit company would try to maximize profits on a project in the shortest time possible, I feel that it is the governance role of the city to ensure the residents benefit from the tax breaks the city offered and hold the developer accountable to the deal that was made.

The area that I am most concerned about is DU 6 South. This parcel of land was always intended to be a transition zone between residential and industrial. In reviewing the meeting minutes, It seems that the concern was Apple did not want homeowners to abut their facility. If the city approves the proposed amendment they will be abandoning the land use plan for this acreage. Furthermore approval of the amendment, will provide an additional burden to community facilities (Gilbert Public Schools and Transportation)

I am asking for the city of Mesa to hold DMB accountable to establishing Eastmark as a center of regional importance as opposed to creating an exurb. As such, Mesa should vote no to the proposed major amendments.

Kindly,

Monica Miller

From: [Nana Appiah](#)
To: [Tom Ellsworth](#)
Subject: FW: Objection to the Request for Approval of a Major Amendment to Eastmark
Date: Monday, January 04, 2021 10:08:07 AM

FYI-

From: Travis Miller <travismill23@yahoo.com>
Sent: Sunday, January 3, 2021 10:41 AM
To: Jill Kusy Hegardt <jhegardt@dmbinc.com>; Nana Appiah <Nana.Appiah@mesaaz.gov>; Councilmember Thompson <Councilmember.Thompson@MesaAZ.gov>; commanager@mesa.gov
Subject: Objection to the Request for Approval of a Major Amendment to Eastmark

Good morning,

Last week, I received a notice that DMB and Brookfield are again seeking to rezone transition and open space to once again add high density housing. I am writing to object to the proposed use of the DU 6S specifically, and generally to the addition of any new residential development in Eastmark. The original stated goals of the Eastmark development were to maintain the flight corridor and support the development of Mesa Gateway by adding aerospace and tech jobs; to create an executive lifestyle community supported by golf, spas, and executive offices space with tech incubators; and to create a live, work, and play community that would be an area of regional significance and attract 50,000 direct jobs with an addition 20,000 indirect supporting jobs to the region by 2040. In fact, incentives were offered to DMB and Brookfield fulfill this specific goal. **No part of the proposed amendments further the original goals articulated for the Eastmark community.**

(1) **There currently are no aerospace or tech jobs that have been brought into the Eastmark area.** Taking away the areas that have the opportunity to be developed for this purposes, like DU 5N, DU 1, and DU 6S will only ensure that the primary reason Eastmark was approved will become almost impossible to achieve. There is also no benefit to businesses or Mesa Gateway to include hundreds, if not thousands of homes directly under the flight path of planes leaving Mesa Gateway. This plan will also drastically reduce the buffer zone and harms hundreds of homeowners who were told that they were on the edge of the planned community and paid tens of thousands of dollars based upon the previously approved zoning, myself included.

(2) **There have been no golf, spa, or executive office space facilities brought to the Eastmark community.** I personally work in tech startups and was highly attracted to the vision that the Eastmark area could create a incubator hub for new technology and the lifestyle amenities that would draw companies to the community. I have frequently suggested to my own company, Assent Compliance, that Eastmark would be an excellent location for Western US operations, citing the master plan. Yet, **there has been no development of any class A office space and the promised amenities of a resort, spas, golf, and restaurants that would attract this type of employer are non-existent.** Job creation should remain the aim and goal of Eastmark and should be developed before any additional residential buildings are approved.

(3) **The initial plan to create a live, work, and play community in Eastmark is not being achieved or furthered by the new submittals.** If the submittals are approved, thousands of new homes will be added to the area North of Point 22. All of these homes will be serviced by a single clubhouse, single community pool, and no public elementary school. In fact, there is not a single public elementary school in the entirety of Eastmark and all of our children must be bused out of community. The same is true of doctors' offices, childcare, real estate offices, attorney's offices, and any other service a community needs to truly be self-sustaining and capable of thriving.

In summary, Mesa has allowed DMB and Brookfield to do whatever they have wanted with the Eastmark

development. To date, this has meant residential housing. This residential housing has been well planned and built in an estetically pleasing manor, but due to the singular focus on residential development; Eastmark is not meeting any of its intended purposes. Eastmark does not support the Mesa Gateway corridor in any way. Eastmark offers no executive draws (golf, spas, resorts) or even a place to set up an executive or tech office space in the community. Eastmark is not self sustaining. There are nowhere near the number of businesses needed to support the community within the community. There is not even a single elementary school for the Gilbert schools planned, and the north of the community is not connected by the park system, as was promised last year. See petition to DMB from last year signed by 80 residents requesting the announced park system that was promised in 2020 is at least started. https://www.change.org/p/brookfield-dmb-petition-for-promised-eastmark-amenities/dashboard?source_location=user_profile_started (DMB never even bothered to respond to or address these concerns).

My ask is simple. Eastmark should behave like a master planned community and execute on the master plan. Mesa planning should act like a planning commission and only approve amendments that further the vision of the master plan's stated objectives. I object to these proposed amendments, because they harm the community, harm me personally, and do nothing to further the master plan of Eastmark.

Regards,

Travis Miller
480-438-5400

From: [Nana Appiah](#)
To: [Tom Ellsworth](#)
Subject: FW: Proposed changes in Eastmark
Date: Monday, January 11, 2021 10:51:38 AM
Attachments: [image001.png](#)

Nana Appiah, PhD, AICP
Planning Director/Zoning Administrator
City of Mesa
55 N Center St
P. O. Box 1466
Mesa, AZ 85211-1466
Phone: 480.644.2181
Email: Nana.Appiah@mesaaz.gov

Standard business hours are 7:00 AM – 6:00 PM Monday through Thursday. City Hall is closed on Fridays.



From: Councilmember Thompson <Councilmember.Thompson@MesaAZ.gov>
Sent: Monday, January 11, 2021 10:28 AM
To: Nana Appiah <Nana.Appiah@mesaaz.gov>
Cc: Alicia White <Alicia.White@mesaaz.gov>
Subject: Fwd: Proposed changes in Eastmark

FYI

Begin forwarded message:

From: "Storment, Marijo" <marijo.storment@paradigmcorp.com>
Date: January 11, 2021 at 9:41:17 AM MST
To: Councilmember Thompson <Councilmember.Thompson@mesaaz.gov>
Cc: "Husband - jeff storment (stormentfront@gmail.com)"
<stormentfront@gmail.com>, "Marijo Storment - ALARIS (mlstorment@gmail.com)"
<mlstorment@gmail.com>
Subject: Proposed changes in Eastmark

Council member Thompson

Thank you in advance for hearing our concerns

We built our second Eastmark home in the David Weekly division. We purchased not just a premium lot but the largest lot in the entire community not for the size but for two reasons:

1. We have a view of the Superstition Mountains that is really something
2. The lot we purchased would afford us a level of privacy due to the lack of build behind us.

On this lot we built a million dollar home. We have also put in a back yard that is well over another 1/2 million dollars. Our investment on this property has been significant to say the least. It is likely one of the most expensive homes in the Eastmark development.

The discussed changes which we have not actually seen yet could significantly change the value of our property. They could impact our resale and if the changes impact our view also significantly impact our enjoyment of our property and our investment.

We would like to understand more about the proposal and it's impact on our community and our investment.

We appreciate your support getting to the bottom of the proposed changes and the impact on families like ours.

Please TL free to reach out should you have any questions.

Marijo & Jeff storment
4301 s nano
Mesa az

This electronic message transmission, including any attachments, contains information which may be confidential, privileged and/or otherwise exempt from disclosure under applicable law. The information is intended to be for the use of the individual(s) or entity named above. If you are not the intended recipient or the employee or agent responsible for delivering the message to the intended recipient, you are hereby notified that any disclosure, copying, distribution or use of the contents of this information is strictly prohibited.

If you have received this electronic transmission in error, please notify the sender immediately by telephone (800-676-6777) or by a "reply to sender only" message and destroy all electronic and hard copies of the communication, including attachments. Thank you.

For more information on Paradigm Management Services, LLC, please visit <http://www.paradigmcorp.com>

From: [Nana Appiah](#)
To: [Tom Ellsworth](#)
Subject: FW: Proposed changes in Eastmark
Date: Monday, January 11, 2021 2:15:25 PM
Attachments: [image001.png](#)

Nana Appiah, PhD, AICP
Planning Director/Zoning Administrator
City of Mesa
55 N Center St
P. O. Box 1466
Mesa, AZ 85211-1466
Phone: 480.644.2181
Email: Nana.Appiah@mesaaz.gov

Standard business hours are 7:00 AM – 6:00 PM Monday through Thursday. City Hall is closed on Fridays.



From: Councilmember Thompson <Councilmember.Thompson@MesaAZ.gov>
Sent: Monday, January 11, 2021 10:28 AM
To: Nana Appiah <Nana.Appiah@mesaaz.gov>
Cc: Alicia White <Alicia.White@mesaaz.gov>
Subject: Fwd: Proposed changes in Eastmark

FYI

Begin forwarded message:

From: "Storment, Marijo" <marijo.storment@paradigmcorp.com>
Date: January 11, 2021 at 9:41:17 AM MST
To: Councilmember Thompson <Councilmember.Thompson@mesaaz.gov>
Cc: "Husband - jeff storment (stormentfront@gmail.com)"
<stormentfront@gmail.com>, "Marijo Storment - ALARIS (mlstorment@gmail.com)"
<mlstorment@gmail.com>
Subject: Proposed changes in Eastmark

Council member Thompson

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2. The lot we purchased would afford us a level of privacy due to the lack of build behind us.

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We appreciate your support getting to the bottom of the proposed changes and the impact on families like ours.

Please TL free to reach out should you have any questions.

Marijo & Jeff storment
4301 s nano
Mesa az

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For more information on Paradigm Management Services, LLC, please visit <http://www.paradigmcorp.com>

From: [Nana Appiah](#)
To: [Tom Ellsworth](#)
Subject: FW: Proposed Eastmark Changes
Date: Monday, January 11, 2021 2:16:08 PM
Attachments: [image001.png](#)

Nana Appiah, PhD, AICP
Planning Director/Zoning Administrator
City of Mesa
55 N Center St
P. O. Box 1466
Mesa, AZ 85211-1466
Phone: 480.644.2181
Email: Nana.Appiah@mesaaz.gov

Standard business hours are 7:00 AM – 6:00 PM Monday through Thursday. City Hall is closed on Fridays.



From: Councilmember Thompson <Councilmember.Thompson@MesaAZ.gov>
Sent: Monday, January 11, 2021 7:46 AM
To: Nana Appiah <Nana.Appiah@mesaaz.gov>
Cc: Alicia White <Alicia.White@mesaaz.gov>
Subject: Fwd: Proposed Eastmark Changes

FYI

Begin forwarded message:

From: Andrew Robert Hiemstra <andrew2@email.arizona.edu>
Date: January 10, 2021 at 8:55:44 PM MST
To: Councilmember Thompson <Councilmember.Thompson@mesaaz.gov>
Subject: Proposed Eastmark Changes

Hello,

My name is Andrew Hiemstra and my wife and I are new residents of the Eastmark Community. I was recently made aware of proposed changes being made by one of the developers, DMB and Brookfield, to the Eastmark development plan. I was given your email in order to express my concern. We moved to Eastmark looking forward to the various plans for retail/commercial opportunities. Our area does not currently have many choices or options for restaurants or businesses and requires driving to reach

anything. Adding additional homes will put strain on the already present businesses and make them less attractive for residents. Additional homes will also drive down the price for existing homes. Please reconsider allowing these changes to be made.

Sincerely,
Andrew Hiemstra

From: [Nana Appiah](#)
To: [Tom Ellsworth](#)
Subject: FW: Proposed Eastmark Development Changes
Date: Monday, January 11, 2021 2:18:18 PM
Attachments: [image001.png](#)

Nana Appiah, PhD, AICP
Planning Director/Zoning Administrator
City of Mesa
55 N Center St
P. O. Box 1466
Mesa, AZ 85211-1466
Phone: 480.644.2181
Email: Nana.Appiah@mesaaz.gov

Standard business hours are 7:00 AM – 6:00 PM Monday through Thursday. City Hall is closed on Fridays.



From: Councilmember Thompson <Councilmember.Thompson@MesaAZ.gov>
Sent: Friday, January 08, 2021 5:29 PM
To: Nana Appiah <Nana.Appiah@mesaaz.gov>
Cc: Alicia White <Alicia.White@mesaaz.gov>
Subject: Fwd: Proposed Eastmark Development Changes

FYI

Begin forwarded message:

From: Timothy Samz <tasamz01@gmail.com>
Date: January 8, 2021 at 5:10:50 PM MST
To: Councilmember Thompson <Councilmember.Thompson@mesaaz.gov>
Cc: Chris Brady <Chris.Brady@mesaaz.gov>, Mayor <Mayor@mesaaz.gov>
Subject: Proposed Eastmark Development Changes

Good Evening Councilmember Thompson,

I would like to take a minute of your time to express my concerns about the recent proposed Eastmark development changes, specifically the new submission for DU 6S. As you may be aware, the proposal calls for extending Benton Park Rd and Park Joule Rd north beyond their current end points in order to access the proposed new homes. It is my understanding that the proposal indicates the currently planned green space

for this area would be made smaller and additional homes would be built on this property.

I currently live at 10638 East Relativity Ave. Specifically the corner house on the north side of the street which borders Relativity Park. Currently I only have 1 neighbor, to the west of me, a park to the east and an open field to the north that was originally proposed and advertised by the developer as a green belt of at least 50 to 75 yards. I understand that at times plans can change, but this proposal is beyond reasonable.

Many neighbors on the north side of Relativity built on these lots because of the planned green belt behind us. This was the specific reason my wife and I purchased our corner lot. We had a delay in our new build and had the option to select one of the larger lots on the south side of Relativity Ave at no extra cost, but we chose to keep this lot, because we would have no neighbors directly behind us. Now, 3 years after we went under contract to purchase our home, we are being told the developer wants to build a road right next to my home and another house directly behind. This is simply unacceptable.

I rarely, actually I have never made a complaint to any of my elected officials. My family tends to keep to ourselves and adapt to the circumstances. I am an Army retiree and have always lived by the saying, adapt and overcome. I served two combat tours in Iraq and unfortunately now suffer from anxiety and adjustment disorder. Honestly, that is why I chose this lot. It was comforting knowing I would not have any more than one neighbor directly bordering my lot.

Ultimately, I am sure the developer will end up doing what they want, but if I, or any neighbor has a voice, we would like to have the advertised green belt, that sold us on these lots to remain and the road extension to be nixed. If the developer wants homes or businesses beyond the green belt, that would be fine, but to take away the green belt would be devastating to us.

I have enjoyed my time in Eastmark and hope to be here for a long time, but unfortunately that will not be the case if this proposed change takes place.

Thank you for your time and understanding.

Sincerely,

Tim Samz

From: [Nana Appiah](#)
To: [Tom Ellsworth](#)
Subject: FW: Proposed zoning changes
Date: Monday, January 11, 2021 10:51:01 AM
Attachments: [image001.png](#)

Nana Appiah, PhD, AICP
Planning Director/Zoning Administrator
City of Mesa
55 N Center St
P. O. Box 1466
Mesa, AZ 85211-1466
Phone: 480.644.2181
Email: Nana.Appiah@mesaaz.gov

Standard business hours are 7:00 AM – 6:00 PM Monday through Thursday. City Hall is closed on Fridays.



From: Councilmember Thompson <Councilmember.Thompson@MesaAZ.gov>
Sent: Monday, January 11, 2021 9:05 AM
To: Nana Appiah <Nana.Appiah@mesaaz.gov>
Cc: Alicia White <Alicia.White@mesaaz.gov>
Subject: Fwd: Proposed zoning changes

FYI

Begin forwarded message:

From: "Dan.G.Moyes" <dan.g.moyes@gmail.com>
Date: January 11, 2021 at 8:45:42 AM MST
To: Councilmember Thompson <Councilmember.Thompson@mesaaz.gov>, Chris Brady <Chris.Brady@mesaaz.gov>, Mayor <Mayor@mesaaz.gov>
Subject: Proposed zoning changes

Dear Sirs:

We are very strongly opposed to the proposed changes in land use as presented in the request for approval of Major Amendment to the Community Plan (Cases #ZON 20-00861; ZON 20-00888, ZON 20-00889, and ZON 20-00884). As we understand the requested change, land currently designated for (1) community retail and commercial and (2) completion of the Great Park as planned would be,

instead, diverted to the building of more family housing.

The announcement that we saw, dated December 28, 2020, stated that the proposed changes would not impact areas within Eastmark that are currently developed. That is a misleading and deceptive statement. While the proposal does not change the zoning or land use of areas already developed, it certainly changes the character and nature of the entire area, including areas outside of but adjacent to Eastmark.

When we chose to buy into Eastmark and Mesa, we did so based on the assurance from the developers and builders that our properties would be part of a community with a 'small town' feel. Those assurances were supported by land use plans approved by the City of Mesa and on file with the City. Included in that pitch to us was the planned presence of affordable community Mom and Pop shops, boutiques, unique dining and recreational opportunities, all within a mile or two from home and certainly within easy walking distance from the Great Park. We have been here years and still don't see the promises being fulfilled. As it is, Queen Creek and Gilbert get the bulk of our sales tax money and we wear out our car driving seven to ten miles for anything beyond the basics provided by the small development on Point 22 and Signal Butte. We do not believe that more family housing, without appropriate and promised amenities, represent the best and highest use of the properties in question.

Our properties in Eastmark are burdened with an assessment for the Great Park. To now change the use of the land that was set aside for the Great Park for other purposes seems to border on fraud. Will our assessments in the future be reduced due to this change? Will assessments already paid be refunded?

The proposed changes to land use will NOT provide the promised community amenities and a small-town feel. The loss of the promised future amenities will decrease the desirability and property values in Eastmark and erode the tax base. This is not the first change to land use in recent years that moves the Eastmark area further away from what we were promised. What other promises do the developers hope to break to maximize their profits at our expense?

Please deny the requested land use changes.

Sincerely,

Dan and Glenda Moyes

10445 E Tesla Ave
Mesa, AZ 85212

Sent from [Mail](#) for Windows 10

From: [Nana Appiah](#)
To: [Tom Ellsworth](#)
Subject: FW: Proposed zoning changes
Date: Monday, January 11, 2021 2:15:47 PM
Attachments: [image001.png](#)

Nana Appiah, PhD, AICP
Planning Director/Zoning Administrator
City of Mesa
55 N Center St
P. O. Box 1466
Mesa, AZ 85211-1466
Phone: 480.644.2181
Email: Nana.Appiah@mesaaz.gov

Standard business hours are 7:00 AM – 6:00 PM Monday through Thursday. City Hall is closed on Fridays.



From: Councilmember Thompson <Councilmember.Thompson@MesaAZ.gov>
Sent: Monday, January 11, 2021 9:05 AM
To: Nana Appiah <Nana.Appiah@mesaaz.gov>
Cc: Alicia White <Alicia.White@mesaaz.gov>
Subject: Fwd: Proposed zoning changes

FYI

Begin forwarded message:

From: "Dan.G.Moyes" <dan.g.moyes@gmail.com>
Date: January 11, 2021 at 8:45:42 AM MST
To: Councilmember Thompson <Councilmember.Thompson@mesaaz.gov>, Chris Brady <Chris.Brady@mesaaz.gov>, Mayor <Mayor@mesaaz.gov>
Subject: Proposed zoning changes

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instead, diverted to the building of more family housing.

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The proposed changes to land use will NOT provide the promised community amenities and a small-town feel. The loss of the promised future amenities will decrease the desirability and property values in Eastmark and erode the tax base. This is not the first change to land use in recent years that moves the Eastmark area further away from what we were promised. What other promises do the developers hope to break to maximize their profits at our expense?

Please deny the requested land use changes.

Sincerely,

Dan and Glenda Moyes

10445 E Tesla Ave
Mesa, AZ 85212

Sent from [Mail](#) for Windows 10

From: [Nana Appiah](#)
To: [Tom Ellsworth](#); [Christine Zielonka](#)
Subject: FW: Regarding proposed: DU 5N
Date: Monday, January 04, 2021 11:56:34 AM

FYI-

From: Councilmember Thompson <Councilmember.Thompson@MesaAZ.gov>
Sent: Monday, January 4, 2021 11:22 AM
To: Nana Appiah <Nana.Appiah@mesaaz.gov>
Cc: Alicia White <Alicia.White@mesaaz.gov>
Subject: Fwd: Regarding proposed: DU 5N

FYI

Begin forwarded message:

From: Ismael Murillo <ish64@yahoo.com>
Date: January 4, 2021 at 11:18:16 AM MST
To: Councilmember Thompson <Councilmember.Thompson@mesaaz.gov>
Subject: Regarding proposed: DU 5N
Reply-To: Ismael Murillo <ish64@yahoo.com>

WARNING: This email came from an External Sender – Use caution when clicking links, opening attachments, or responding to requests for information.

Hello councilman, my family moved in 2020 in Eastmark so excited for our location, we along with many others paid lot premiums as we were promised a green belt park behind our lots. There is very little park area for my kids to play at our part of the neighborhood so we've been patiently waiting for the promised park. It was supposed to start in early 2019 but when Covid hit we were told it was "un-essential" so they paused it - never mind the new houses being built every where.

I just caught wind the builder has decided to cancel the plans for the park and instead are petitioning to re- zone for more houses instead. My kids and our neighbors are really upset by this as we feel like we've been bait and switched. Please take into consideration the fact that the builder could still provide us this promised park in between us and still have plenty of room for the new section of homes. That would be a great compromise and we wouldn't feel good-winked.

If there is a petition I can sign or something to voice more opinion I'd pledge myself to do so. Thank you for considering our thoughts. We love this neighborhood and will be so glad to have some space for kids to play that's away from the streets.

Ismael.jmurillo
S resistance
Mesa AZ 85212
Eastmark DU 5/6S

Regarding proposed: DU 5N

[Sent from Yahoo Mail on Android](#)

From: [Nana Appiah](#)
To: [Tom Ellsworth](#)
Subject: FW: replacing commercial with apartments in eastmark really?
Date: Wednesday, January 13, 2021 10:52:49 AM
Attachments: [image001.png](#)

Nana Appiah, PhD, AICP
Planning Director/Zoning Administrator
City of Mesa
55 N Center St
P. O. Box 1466
Mesa, AZ 85211-1466
Phone: 480.644.2181
Email: Nana.Appiah@mesaaz.gov

Standard business hours are 7:00 AM – 6:00 PM Monday through Thursday. City Hall is closed on Fridays.



From: Councilmember Thompson <Councilmember.Thompson@MesaAZ.gov>
Sent: Wednesday, January 13, 2021 10:47 AM
To: Nana Appiah <Nana.Appiah@mesaaz.gov>
Cc: Alicia White <Alicia.White@mesaaz.gov>
Subject: Fwd: replacing commercial with apartments in eastmark really?

FYI

From: Sam Rogers <sam.rogers10@yahoo.com>
Sent: Wednesday, January 13, 2021 10:40:27 AM
To: Councilmember Thompson <Councilmember.Thompson@MesaAZ.gov>
Subject: replacing commercial with apartments in eastmark really?

So over herd there are plans to scrap the commercial side of EastMark for more apartments really?

A lot of us across the street at Cadence and in Eastmark chose to move here with the expectation of industrial growth to have fun and exciting neighborhoods. we chose to get away from deteriorating areas. Now the plans have changed to build apartments that are proven time after time to drop property values and increase congestion.... we moved out here to get away from that and you guys are choosing the dollar over the people yet again. to benefit the builders and that is wrong. our community does not want more home devaluing apartments to tarnish our lifestyles, children's activities, commodities.

thanks for your time and we hope you really take time and think about the neighbor hoods and the

people who chose to move here for a better lifestyle.

Sincerely,

Sam R.

referenced off google.

Multifamily **apartments lower** the **value** of single-family **homes** in the neighborhood.
more infrastructure support • Higher-density housing creates traffic congestion and parking problems.

From: [Nana Appiah](#)
To: [Tom Ellsworth](#)
Subject: FW: Rezoning of Eastmark
Date: Friday, January 15, 2021 3:24:41 PM

From: Councilmember Thompson <Councilmember.Thompson@MesaAZ.gov>
Sent: Friday, January 15, 2021 2:26 PM
To: Nana Appiah <Nana.Appiah@mesaaz.gov>
Cc: Alicia White <Alicia.White@mesaaz.gov>
Subject: Fwd: Rezoning of Eastmark

From: Jeffrey Rank <jenarallic@gmail.com>
Sent: Friday, January 15, 2021 2:23:37 PM
To: Councilmember Thompson <Councilmember.Thompson@MesaAZ.gov>
Cc: Chris Brady <Chris.Brady@mesaaz.gov>; Mayor <Mayor@MesaAZ.gov>
Subject: Rezoning of Eastmark

Dear Council Member Thompson and others,

I moved into Encore of Eastmark on April, 2017. When we moved there, we were given a booklet of what Eastmark was planning on being. Housing everywhere, with the exception of North of Warner, which was to be commercial property, like the Apple facility. A hotel complex and golf course were proposed for the SE corner of Elliott and Ellsworth. Retail shopping at Warner (Point. 22) and Signal Butte and also at NE corner of Ellsworth and Ray Rd. Other items were educational near Point 22 and Ellsworth. The master plan was beautiful.

My wife and I moved into Encore, the 55+ community. It seems that the whole plan has been totally destroyed. We do NOT have much in retail and restaurants like planned. We were told that a grocery store and gas station were to be at Ellsworth and Ray Rd. There were plans on a Fire Department on Eastmark north of Ray. Now all I see are apartments in stead. We NEVER would have moved here if we knew that we still must drive 5+ miles for most amenities. We have been taken for a ride by DMB (and subsequent developer) and the City of Mesa. What was to be a very dynamic community is nothing but housing with high density housing replacing retail and commercial. Also disappointed that the Fire Station is now at Point 22 and Ellsworth. Only a mile away, but when you have a 55+ community, I would have hoped it could have been more centrally located within Eastmark, not on the edge.

What was the City of Mesa thinking? This has been nothing but a bate and switch community by DMB. Nothing has been done to make this a striving community with combination of residential, commercial and retail. I will add another disappointment that I have for the City of Mesa's approval of DMBs landscaping. We are in a desert !!! Why are our parkways mandated to be nothing buy

plants that demand water? They are overgrown and now have a major rat problem everywhere within Eastmark. Should have looked at Las Sendas. Their right-a-ways and common grounds use desert type plants. Not overgrown and certainly not demanding of a high volume of water.

My wife and I can only hope that the City goes back to the original proposal by DMB and holds their feet to the fire to give us a mixed use community like was originally planned. Queen Creek has totally outmaneuvered Mesa on building a community. I love their downtown district of retail and restaurants. We still have to drive over 5 miles to get to any restaurants other than fast food. VERY VERY DISAPPOINTED IN THIS COMMUNITY.

Jeffrey Rank (and Nancy Rank)
10315 E Thistle Av
Mesa, AZ 85212
480-229-0051

From: [Nana Appiah](#)
To: [Tom Ellsworth](#)
Subject: FW: rRe: Notice of Proposed Major Amendments to Eastmark Community Plan
Date: Thursday, December 31, 2020 1:51:32 PM
Attachments: [C95D167D-9F2B-4058-963F-384DA75099FC.png](#)
[F105ACAF-BADA-4094-A16F-039E56DEA188.png](#)

From: Monica Kwasny <monicakwasny@yahoo.com>
Sent: Thursday, December 31, 2020 1:51 PM
To: Nana Appiah <Nana.Appiah@mesaaz.gov>; Miller, Travis <travismill23@yahoo.com>
Subject: Fw: rRe: Notice of Proposed Major Amendments to Eastmark Community Plan

----- Forwarded Message -----

From: Monica Kwasny <monicakwasny@yahoo.com>
To: nana.appiah@mesa.gov <nana.appiah@mesa.gov>; Miller, Travis <travismill23@yahoo.com>; commanager@mesaaz.gov <commanager@mesaaz.gov>; councilmember.thompson@mesaaz.gov <councilmember.thompson@mesaaz.gov>
Sent: Thursday, December 31, 2020, 01:42:03 PM MST
Subject: rRe: Notice of Proposed Major Amendments to Eastmark Community Plan

Good Afternoon;

I recently received a written notice in the mail from DMB (The Developer For Eastmark). The notice stated that the developer had submitted multiple requests for approval of proposed major amendments to the Eastmark community plan.

The notice did not provide any details regarding the nature of the proposed amendments. I have contacted Jill Hegart the representative that was listed on the notice for additional information. I have not received a response.

Furthermore, in reviewing the Eastmark Community Plan Section 4.2 (available at Mesa.gov) it indicates that requests for major amendments shall be handled in accordance to Mesa City Code Title 11, Chapter 9.1. In reviewing the City code online, it seems that Title 11, Chapter 9.1 seems to be missing.

I need gain access to the proposal for major amendments that was submitted by DMB to the city of Mesa. Furthermore I need information regarding how to file a complaint (Title 11 Chapter 9.1 of Mesa City Code) should I not agree with the proposed changes. As an impacted stakeholder it is important that the process allow for the concerns of the community to be heard as well as adequately considered. Currently, the process is not transparent and does not allow for community engagement and due process.

Please provide the requested materials/information at your earliest convenience.

Monica Miller

From: [Nana Appiah](#)
To: [Tom Ellsworth](#)
Subject: FW: we don't want multi unit housing in east mark and cadence.
Date: Wednesday, January 13, 2021 10:53:23 AM
Attachments: [image001.png](#)

Nana Appiah, PhD, AICP
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Email: Nana.Appiah@mesaaz.gov

Standard business hours are 7:00 AM – 6:00 PM Monday through Thursday. City Hall is closed on Fridays.



From: Councilmember Thompson <Councilmember.Thompson@MesaAZ.gov>
Sent: Wednesday, January 13, 2021 9:42 AM
To: Nana Appiah <Nana.Appiah@mesaaz.gov>
Cc: Alicia White <Alicia.White@mesaaz.gov>
Subject: Fwd: we don't want multi unit housing in east mark and cadence.

FYI

From: Arthur Chidester <acchidester@gmail.com>
Sent: Wednesday, January 13, 2021 9:40:28 AM
To: Chris Brady <Chris.Brady@mesaaz.gov>; Councilmember Thompson <Councilmember.Thompson@MesaAZ.gov>; Mayor <Mayor@MesaAZ.gov>
Subject: we don't want multi unit housing in east mark and cadence.

I just wanted to notify you that we as residents of the Cadence and east mark communities do not want any apartments or multi unit housing put into our community. Please do not approve anymore of this type of housing but leave it as single family and commercial building.

Thank you,

Arthur Chidester

From: [Nana Appiah](#)
To: [Tom Ellsworth](#)
Subject: FW: Zon 20-00884
Date: Monday, January 11, 2021 2:18:53 PM
Attachments: [image001.png](#)

Nana Appiah, PhD, AICP
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Standard business hours are 7:00 AM – 6:00 PM Monday through Thursday. City Hall is closed on Fridays.



From: Councilmember Thompson <Councilmember.Thompson@MesaAZ.gov>
Sent: Friday, January 08, 2021 2:41 PM
To: Nana Appiah <Nana.Appiah@mesaaz.gov>
Subject: Fwd: Zon 20-00884

FYI

Begin forwarded message:

From: sjcphx@cox.net
Date: January 8, 2021 at 2:02:59 PM MST
To: Councilmember Thompson <Councilmember.Thompson@mesaaz.gov>, Chris Brady <Chris.Brady@mesaaz.gov>, Mayor <Mayor@mesaaz.gov>
Subject: Zon 20-00884

Good afternoon

My name is Jennifer Castillo and I live on E. Relativity Ave. just to the south of the changes which are being proposed to amend. I would like to express my disapproval of these plans. When we moved here, we were told this was going to be the “outskirts” of Eastmark, there would be no other houses to the north of us. We were also told there would be a park behind our house. These plans were submitted and presented to us last year. I could not tell from the diagram if the park would be included or not, but I

could see you there would be a through street at Benton Park, cutting into the corner park. There is also a through street proposed at Parc Jul. These are both unacceptable. Our property disclosure did not state that there would be a through street at the end of Relativity!

We we're also told that the property to the north of us would be businesses specifically A "Tech corridor" NOT a more houses. If Mesa would like to draw more "big businesses" to our area, we need to have large area to draw big businesses as well as restaurants and other businesses.

As a property owner, I highly recommend that you do not support the rezoning of this area!

Thank you
Jennifer Castillo
10620 E Relativity Ave.
Mesa az 85212

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