



MILLENNIUM SUPERSTITION SPRINGS

ZON22-00431 / DRB22-0064

1910 South Sunview

CITIZEN PARTICIPATION REPORT



HUELLMANTEL
AFFILIATES

P.O. Box 1833, Tempe, Arizona 85280-1833 ♦ T: (480) 921-2800 ♦ E: charles@huellmantel.com

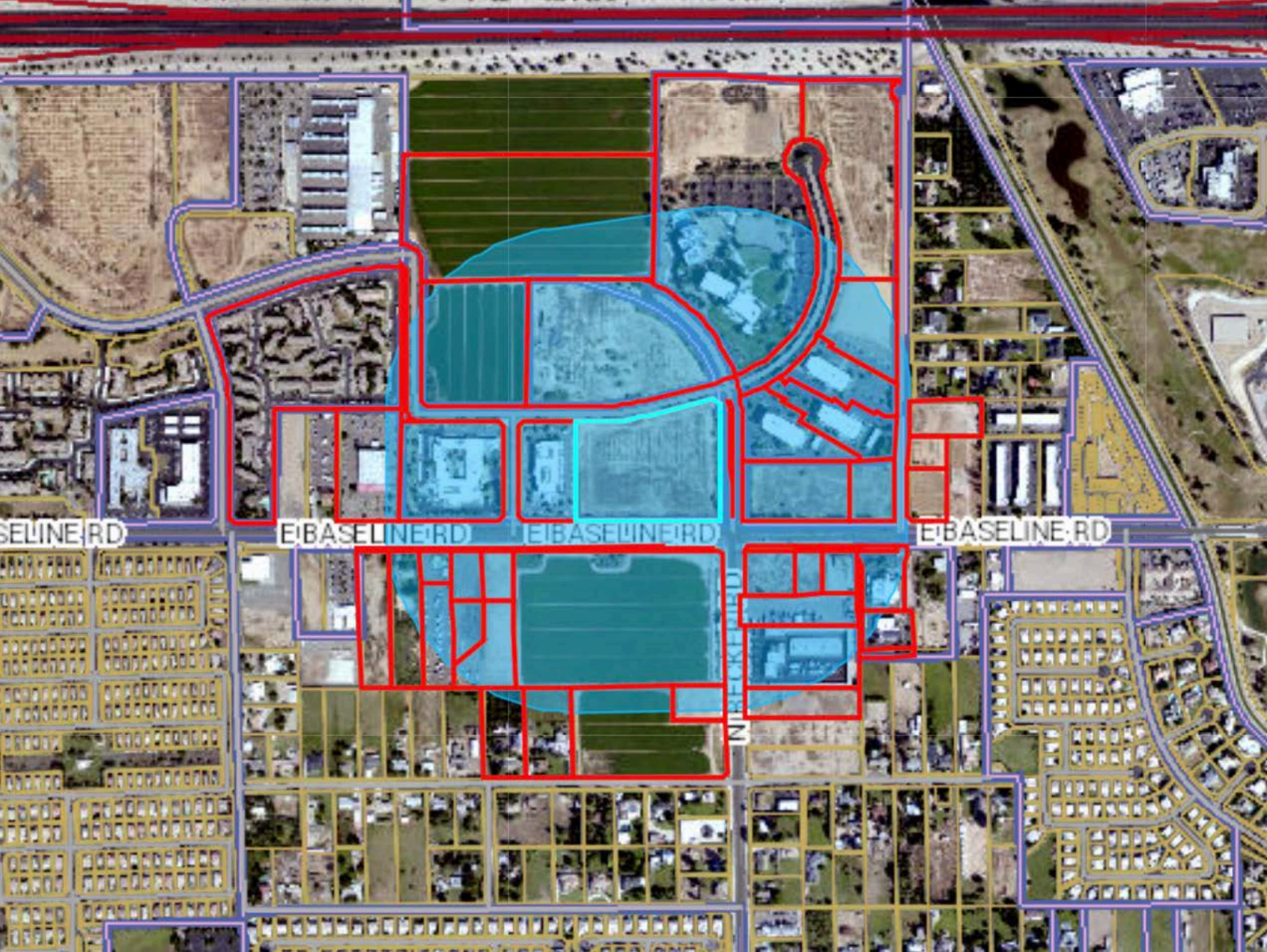
Date: September 7, 2022

Neighborhood Meeting Minutes: The notification letters for the neighborhood meetings were sent to property owners within 1,000 feet of the site and the registered neighborhood associations and HOAs within 1 mile of the site on June 15, 2022, through USPS.

Although the code only requires a single neighborhood meeting, we elected to provide two neighborhood meetings for this proposed residential project. The first neighborhood meeting was held in person on June 28, 2022, at Jefferson Gym and Recreation Center at 120 South Jefferson Avenue, Mesa, at 6:00 p.m. Representatives from Huellmantel & Affiliates and Guardian attended the meeting. No members of the public attended.

The second neighborhood meeting was held virtually on July 5, 2022, through Go To Webinar, and started at 5:30 p.m. Representatives from Huellmantel & Affiliates and Guardian attended the meeting. One neighbor, the property owner of the commercial land located diagonally from the site, attended. Charles Huellmantel presented the case and she asked questions regarding the height of the buildings, the entrance to the development, the number of units and inquired about traffic. The neighborhood meeting was adjourned at approximately 5:45 p.m.

Huellmantel & Affiliates conducted significant outreach, including meetings, telephone calls and correspondence with representatives of A. T. Still University, which is the property owner across Sunview from the subject site. A. T. Still University is our most significant adjacent property owner. As a result of our interactions with A. T. Still, they support the project – the letter of support from the university is included in this participation report.



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1,000 Ft. PROPERTY OWNERS:

OWNER	ADDRESS	CITY	STATE	ZIP CODE	APN
F F F Baseline LLC	P.O. Box 667	Waddell	AZ	85355	141-53-043C
VHS Acquisition Subsidiary Number 11 INC	14400 Metcalf Ave.	Overland Park	KS	66223	141-53-045P
					141-53-049D
					141-53-896B
					141-53-716
					141-53-726B
AT Still University Inc.	5850 E. Still Cir.	Mesa	AZ	85206	141-53-729
Kirkville College of Osteo Med.	800 W. Jefferson Street	Kirkville	MO	63501	141-53-730
					141-53-890
					141-53-891
					141-53-892
					141-53-893
San Angelin Apartments LP	3777 E. Broadway Blvd., #200	Tucson	AZ	85716	141-53-880
A T Still University of Health Sciences	800 W. Jefferson Street	Kirkville	MO	63501	141-53-889
					141-53-899
					141-53-900
VHS of Phoenix INC	14400 Metcalf Ave.	Overland Park	KS	66223	141-53-896A
					141-53-898
GMR Mesa LLC	P.O. Box 92129	Southlake	TX	76092	141-53-897
Pacific Rim Mesa 2 LLC	8160 N. Hayden Rd., STE J-208	Scottsdale	AZ	85258	141-54-004C
					141-54-004K
					141-54-005G
Baker-Larkin Family Trust	P.O. Box 2650	Mesa	AZ	85214	304-06-011D
					304-06-021
					304-06-022A
Armita Parkhideh Living Trust	10 North Ridge Rd.	Setauket	NY	11733	304-06-023
					304-06-024A
					304-06-025A
					304-06-026A
Troy H. & Nicole A. Burns	5822 E. Melody Lane	Gilbert	AZ	85234	304-07-001F
Craig L. & Tammi L. Burnham	17418 E. Melody Lane	Gilbert	AZ	85234	304-07-001N
CR Gilbert LLC	105 W. Madison St., STE 3720	Chicago	IL	60601	304-07-001T
					304-07-035B
					304-07-036A
					304-07-001U
Muhammad & Amatal Salim Family Trust	373 South Balboa Drive	Gilbert	AZ	85296	304-07-025
					304-07-026A
					304-07-027
					304-07-028A
The LBS Trust	5649 E. Baseline Rd.	Mesa	AZ	85206	304-07-029C
					304-07-029D
					304-07-030E
CB & CB LLC	2704 East Gemini Street	Gilbert	AZ	85234	304-07-031C
					304-07-031D
					304-07-031E
					304-07-031F
					304-07-032A
					304-07-034A
Corporation of the Presiding Bishop LDS	50 E. Temple Street, 22nd Floor	Salt Lake City	UT	84150	304-98-985
Luicla LLC	6912 E. Chaparral Rd.	Paradise Valley	AZ	85253	309-05-482A
B and R Land LLC	1840 E. Guadalupe Rd., No. 110	Tempe	AZ	85283-3287	313-11-950
B & R Land Parcel B LLC	875 N. Greenfield Rd., STE 105	Gilbert	AZ	85234	313-11-951
B and R Land Owners Association	1840 E. Guadalupe Rd., No. 110	Tempe	AZ	85283	313-11-953
					313-11-954
					313-11-955
Huellmantel & Affiliates	P.O. Box 1833	Tempe	AZ	85280	
City of Mesa c/o Cassidy Welch	P.O. Box 1466	Mesa	AZ	85211-1466	

1-MILE HOAs & REGISTERED NEIGHBORHOODS

Superstition Springs Community Master Assoc.					
c/o Jennifer Campbell	6555 E. Southern Ave.	Mesa	AZ	85206	
Superstition Springs Community Master Assoc.					
c/o Director Sullivan	7235 E. Hampton Ave., Suite 105	Mesa	AZ	85209	
Superstition Springs Community Master Assoc.					
c/o Officer Simeona	7235 E. Hampton Ave., Suite 105	Mesa	AZ	85209	

June 16, 2022

Dear Neighbor:

The purpose of this letter is to inform you that we have submitted an application for a new multifamily residential development on the northwest corner of Baseline Road and Sunview.

We are requesting a Zoning Map Amendment to change the zoning from Planned Employment Park with a Planned Area Development overlay and Council Use Permit (PEP-PAD-CUP) to Multiple Residence (RM-5) with a new Planned Area Development Overlay to establish revised development standards in the RM-5 zoning district, and a Design Review.

We have scheduled both an in-person and virtual neighborhood meeting to discuss the case with anyone who may have questions regarding this proposal:

In Person

Date: Tuesday, June 28, 2022
Time: 6:00 p.m.
Location: Jefferson Gym & Recreation Center
120 S. Jefferson Ave.
Mesa, Arizona 85208

Virtual

Date: Tuesday, July 5, 2022
Time: 5:30 p.m.
Registration: <https://attendee.gotowebinar.com/register/7408555951226198030>
Webinar ID: 928-642-867

If you would like to discuss this project in greater detail, I can be reached at (480) 921-2800 or via e-mail at charles@huellmantel.com. Thank you.

September 7, 2022

City of Mesa
Planning Division
55 N. Center Street
Mesa, Arizona 85201

Councilmember Julie Spilsbury:

This letter is to express my support for the Millennium Superstition Springs multifamily community that is being proposed at the northwest corner of Baseline and Recker Roads.

Our campus is located adjacent to the proposed residential project, and we would welcome their joining the surrounding academic healthcare university community. The existing gathering of health and education entities form a surrounding community that includes, Mesa's Ross Farnsworth East Valley YMCA, Steward Emergency Center's mini-hospital, Encompass Rehabilitation Hospital of the East Valley, Wesley Community Health Center's Mesa clinic and A.T. Still University.

A.T. Still University is an established, non-profit, national, graduate health professions university, renowned for educating healers that address the needs of the nation's under-served communities. A.T. Still University's Mesa presence includes a medical school (School of Osteopathic Medicine in Arizona); a dental school (Arizona School of Dentistry and Oral Health, including its large community, special needs, and orthodontic clinics); the College of Graduate Health Studies (offering degree programs for health care leaders); and the Arizona School of Health Sciences (with degree programs in Athletic Training, Audiology, Occupational Therapy, Physician Assistant studies, Physical Therapy, and Speech Language Therapy.)

A.T. Still University began working with the City of Mesa to attract an academic community prior to opening of its Mesa presence in 2001. Academic healthcare communities best thrive when there are proximal places to learn, share ideas, exercise, live, eat and practice. We believe that Millennium Superstition Springs would be a great addition to Mesa's academic healthcare university community, and plan on providing input for decisions around density, traffic, aesthetics, and campus fit.

We ask that you also support the Millennium Superstition Springs multifamily project because we believe it will enhance our campus, benefit our students, contribute to the academic healthcare community, and continue the City of Mesa's tradition of being an incredible place to live, work and play.

Thank you for your consideration.

Sincerely,



Gary Cloud, PhD, MBA
Vice President
A.T. Still University