



Orsett

AIRGATE CENTER
CASE: ZON20-00655
Parcel 304-30-038
NEIGHBORHOOD PARTICIPATION REPORT
Date: JAN 5, 2021

Owner Developer: Phx Mesa Gateway Airport 193, LLC
c/o Orsett Properties Ltd

Applicant / Architect: Balmer Architectural Group inc
2425 East Camelback, Suite 775
Phoenix, AZ 85016
602.954.6718; 602.468.9680 (fax)
Email: wbalmer@bag-inc.com

Airgate Center took the following actions in a proactive attempt to contact and inform land owners, residents and Associations of the planned development. The following actions were taken:

- 12 Aug 2020 An email was sent to Tony Bianchi at Phoenix Mesa Gateway Airport with submittal documents to appraise him of the project.
- 20 Aug 2020 Tony responded via email, to inform us that design considerations would be handled through the city of Mesa, and standard FAA / Airport requirements would be required.
- 28 Oct 2020 Citizen Participation plans were sent to all property owners within 1000-feet of the project site. (See Exhibit 'A' for list and map) (See Exhibit 'B' for sample of the participation plan).
- 04 Jan 2021 As of this date there have been no inquiries, questions or responses from any property owners that were notified.

Sincerely;

Wesley R. Balmer
President
Balmer Architectural Group
Attachments: Exhibits 'A', 'B'

EXHIBIT "A"

304-30-053
AEI ARIZONA OZ FUND LLC
11100 SANTA MONICA BLVD STE 260
LOS ANGELES, CA 90025-6695

304-30-054
PHX-MESA GATEWAY AIRPORT 193 LLC
5353 N 16TH ST
PHOENIX, AZ 85016

304-30-055
PHX-MESA GATEWAY AIRPORT 193 LLC
5353 N 16TH ST
PHOENIX, AZ 85016

304-30-045
PHX-MESA GATEWAY AIRPORT 193 LLC
5353 N 16TH ST
PHOENIX, AZ 85016

304-30-044
PHX-MESA GATEWAY AIRPORT 193 LLC
5353 N 16TH ST
PHOENIX, AZ 85016

304-30-043
BV STRATEGIC MANAGEMENT LLC
8475 S EMERALD DR
TEMPE, AZ 85284

304-30-056
PHX-MESA GATEWAY AIRPORT 193 LLC
5353 N 16TH ST
PHOENIX, AZ 85016

304-30-047
RRCN OWNERS ASSOCIATION
2999 N 44TH ST STE 500
PHOENIX, AZ 85018

304-30-058
PHX-MESA GATEWAY AIRPORT 193 LLC
5353 N 16TH ST
PHOENIX, AZ 85016

304-30-059
IWA HOLDINGS 2 LLC
5865 S. SOSSAMAN RD.
MESA, AZ 85212

304-30-057
RAY II LLC
P.O. BOX 1078
HIGLEY, AZ 85236

304-30-042
DREAM 11 LLC
1962 N HIGLEY RD
MESA, AZ 85205

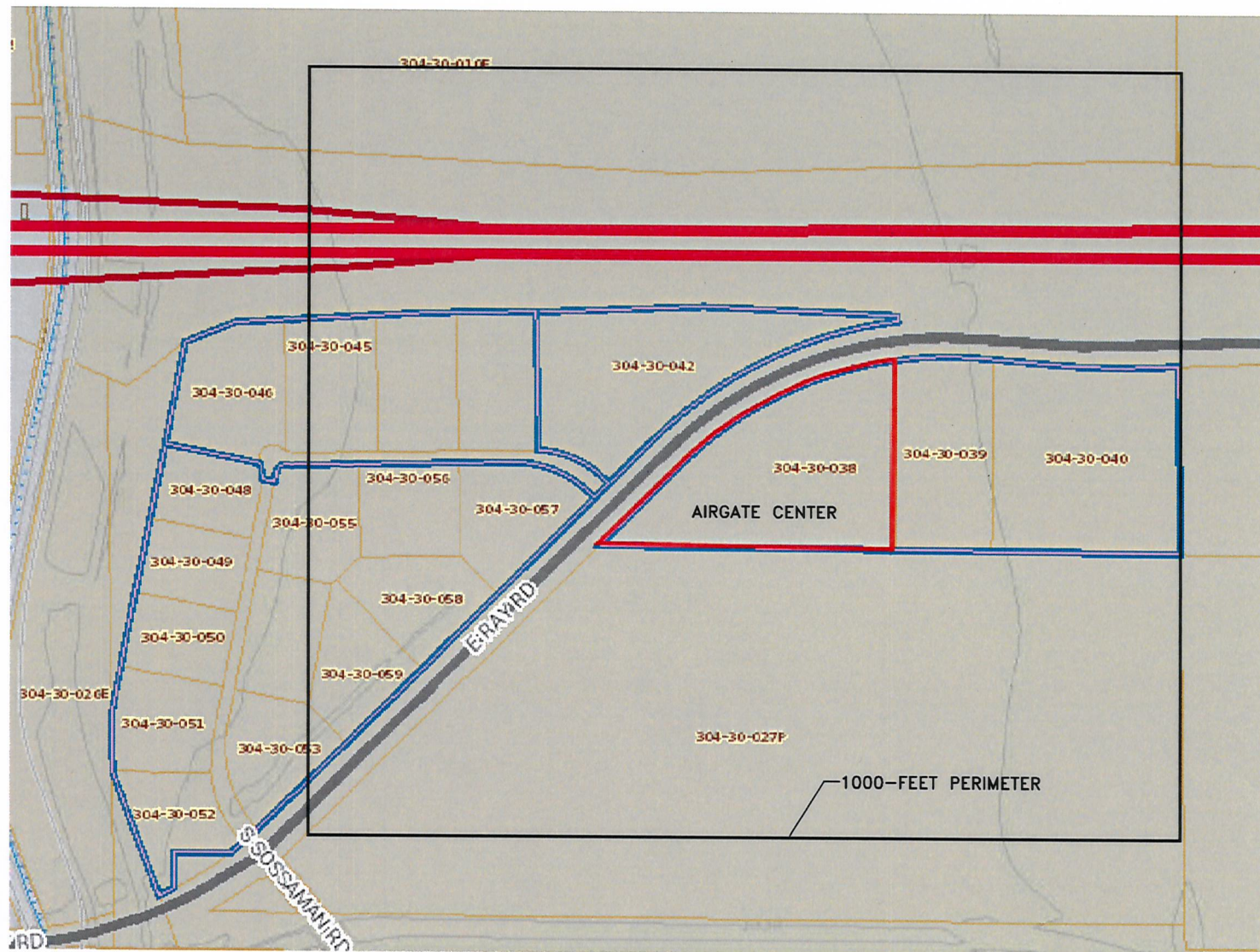
304-30-039
GATEWAY PROPERTIES OF AZ LLC
67 S. HIGLEY RD NO 103-3
GILBERT, AZ 85296

304-30-040
GTCC VENTURES LLC
5353 N 16TH STREET 105
PHOENIX, AZ 85016

304-30-027P
PHOENIX-MESA GATEWAY AIRPORT
AUTHORITY
600 S POWER RD BLDG 41
MESA, AZ 85206-5219

304-30-010E
STRUCTURES INVESTMENT, LLC
2378 E. GUADALUPE RD.
GILBERT, AZ 85234

PROJECT: AIRGATE I
PARCEL #304-30-038
CASE No.



OWNER NOTIFICATION MAP



EXHIBIT "B"



Orsett

AIRGATE I

CASE # ZON20-00655 & DRB20-0654
Parcel 304-30-038

Citizen Participation Plan

Date: Oct. 28, 2020

Owner Developer: Phx Mesa Gateway Airport 193, LLC
c/o Orsett Properties Ltd

Applicant / Architect: Balmer Architectural Group Inc
2425 East Camelback, Suite 775
Phoenix, AZ 85016
602.954.6718; 602.468.9680 (fax)
Email: wbalmer@bag-inc.com

The purpose of this Citizen Participation Plan is to inform citizens, property owners, neighbor associations, agencies, schools and businesses in the vicinity of the site of the application for **Airgate I**. This site is located in the 7300 block of E. Ray Road, just north of the Mesa Gateway Airport and is an application for the Site Plan Approval of 9.8265 acres in the existing **LIAB District** for one flex-industrial multi-tenant building consisting of 142,738+/-sf.. This Citizen Participation plan shall ensure that those affected by this application will have an adequate opportunity to learn about and comment on the proposal.

General Plan Compliance

This Project conforms with the Mesa General Plan and Light Industrial Zoning.

Affected Neighbors

Neighbors may contact Wesley R. Balmer, Balmer Architectural Group, Inc. for additional information or to register any comments via phone, fax or email at:

Wesley R. Balmer
2425 East Camelback, Suite 775
Phoenix, AZ 85016
602.954.6718; 602.468.9680 (fax)
Email: wbalmer@bag-inc.com

[All materials such as comments, and petitions received are copied to the City of Mesa]

Pre-application meeting (PRS20-00547):

A pre-application meeting with City of Mesa planning staff was held on September 2, 2020. Staff reviewed the application and recommended that adjacent property owners within 1,000 feet of the property be included in this participation plan. It was noted in this meeting that there are no HOAs within ½ mile and no registered neighborhoods within 1-mile of the proposed development.

Action Plan:

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

1. A contact list will be developed for citizens and agencies in this area including:
Interested neighbors – focused on 1000 feet from the site, but may include more.
(There are no registered neighborhood associations within 1 mile of the project.
There are no Homeowners Associations within 1/2 mile of the project.)
2. All persons listed on the contact list will receive a letter describing the project, site plan and elevations.

[All materials such as comments, and petitions received are copied to the City of Mesa]

Sincerely;

A handwritten signature in red ink, appearing to be 'W. Balmer', with a stylized flourish at the end.

Wesley R. Balmer, AIA
Balmer Architectural Group inc
2425 E Camelback 775
Phoenix Az 85016