

CITIZEN PARTICIPATION PLAN
to support an
APPLICATION to REZONE
and obtain
SITE PLAN APPROVAL
for



**On approximately 74 acres located at the
NEC of Elliot Road & Hawes Road
Mesa, Arizona**

PURPOSE OF THE CITIZENS PARTICIPATION

On behalf of Marwest Enterprises (Owner/Developer), Gilmore Planning & Landscape Architecture (Applicant) presents this Citizen Participation Plan (CPP) in conjunction with a joint application for Rezoning and Site Plan Approval for Elliot 202, an approximate 74-acre industrial, manufacturing and logistics project located at the northeast corner of Elliot Road and Hawes Road. This rezoning will amend the current LI PAD associated with Elliot Road Technology Corridor, to Light Industrial (LI) with a new Planned Area Development Overlay, and thereby allowing the Subject Property to “opt-out” of the Elliot Road Technology Corridor

The purpose of this Citizen Participation Plan is to inform citizens, property owners, neighborhood associations, and other registered groups in the vicinity of the Property of this proposed project. This CPP is intended to notify the surrounding property owners and encourage them to participate in the process by providing an opportunity to learn about, comment, and share concerns.

Applicant for the Owner:

Jack Gilmore
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Pre-application Meeting: The pre-application meeting with City of Mesa planning staff occurred on October 13, 2020 (PRS20-00639). In addition to the Staff review comments of the Pre-Submittal documents, Staff discussed the proposed deviations to be included and the supporting exhibits to illustrate and justify the request for the PAD Overlay. Staff also indicated that a neighborhood meeting would not be required due to the limited residential development within the notification boundary. Staff did provide a list of the HOA's and registered neighborhood groups requesting notification. In accordance with the CCP process, notification letters will be sent to residents within 500', as well as to the registered HOA's and neighborhood interest groups encouragement to call and send e-mails with questions.

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 of the development that members of the community may have including:

1. A contact list will be developed for citizens and agencies in this area including all property owners within 500' of the Property, and a second list for property owners within 1,000' of the property. A surrounding 500' ownership map with corresponding mailing labels will also be

prepared and attached with this report. It is understood that the City will issue the letters of notification with related exhibits seeking public comment for consideration prior to any public hearings. Public comments and questions may be directed to the applicant, Jack Gilmore, or to the designated Staff Planner for the City of Mesa, Cassidy Welch. Contacts will be recorded and notes prepared for consideration and inclusion within the Citizen Participation Report.

2. All persons listed on the contact list will receive a letter describing the project, site plan, typical building elevation, and an invitation to call or contact our office to answer any questions regarding the proposed project. As the Applicant, GPLA will prepare a record of calls and correspondence from the surrounding property owners, neighbors and any of the registered interest groups. This record will be included with the Citizen Participation Report.
3. Depending on the character of responses to the letters of notification, GPLA will review the comments with our clients and determine their appropriate impact. GPLA will include copies of requests and our responses and include those in the Citizens Participation Report.
4. Presentations will be made to groups of citizens or neighborhood associations upon request by virtual meetings. All materials such as sign-in lists, comments, and petitions received will be copied to the City of Mesa and included in the Citizen Participation Report.

Schedule to Complete the Citizen Participation Plan

	<u>Date</u>
1.) Pre-Application Meeting:	October 13, 2020
2.) Rezone & Site Plan Application Submittal:	November 12, 2020
3.) Submit Citizen Participation Plan:	November 12, 2020
4.) First Review Comments	December 1, 2020
5.) Post Application Meeting:	December 7, 2020
6.) Issue Notification Letter:	3 rd week December 2020
7.) Follow-up Submittal Deadline:	December 21, 2020
8.) Resubmittal Comments Due	December 28, 2020
9.) Comment Resolution Deadline	January 11, 2021
10.) Post Property:	3 rd week January 2021
11.) Submit notification letters to the Planning Dept.	3 rd week January 2021
12.) Submit Citizen Participation Report:	1 st week February 2021
13.) Planning and Zoning Hearing:	February 10, 2021

Communication and Feedback with the Neighbors: With the distribution of the initial Notification Letter, neighbors, registered groups, and any other interested groups or individuals will be encouraged to call, e-mail, or schedule an appointment to meet with the Applicant, Jack Gilmore. Our experience has taught us that open communication that responds quickly to these types of inquiries can be very effective in resolving issues and well as exposing legitimate site planning issues that warrant further consideration within the application. Recording these inquiries and responses is an effective check and balance when these same respondents appear at the public hearings. This first letter will typically include notification that the Property will be posted with signs indicating the dates for the Public Hearings.

Communication with the Mesa Planning Staff: As the Applicant, our office will record all incoming correspondence including: telephone calls (dates, names, and issues), e-mails, and letters received from neighbors and interested groups. Copies will be scanned and forwarded to Cassidy Welch, our designated Staff Planner assigned as the City's liaison for this Rezone and Site Plan Review Application.