

UNBOUND GATEWAY

CITIZEN PARTICIPATION PLAN

Sossaman & Pecos Roads

Case # ZON21-XXXX

Initial Submittal: June 28, 2021

I. Introduction

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. The Property is currently zoned Agricultural (AG). This application requests a rezoning to General Industrial (GI) with a Planned Area Development (PAD) overlay and site plan review. A Design Review (DR) application will also accompany the application.

These applications will allow ownership to facilitate the development of new, industrial, manufacturing and employment development called Unbound Gateway. The project is consistent with the City's General Plan designation and compatible with the existing and anticipated surrounding uses. This plan will ensure that those affected by this application will have an adequate opportunity to learn about and comment on the proposal.

II. Contact

George Pasquel III
Withey Morris, PLC
2525 East Arizona Biltmore Circle
Phoenix, Arizona 85016
602-230-0600
Email: George@witheymorris.com

III. Contact List

Parties affected by such an application typically includes properties owners within 1000-feet of the Property (as identified by the Maricopa County Assessor's Map), residents, registered neighborhoods, homeowners' associations, and/or other interested parties as identified by the City of Mesa. It should be noted, City Staff has informed the Applicant that no neighborhood groups or associates exist in the

vicinity of this project. A copy of the contact list and map of the mailing area are attached at **TAB A**.

IV. Notification Technique / Notice of Meetings

Property owners and Interested parties affected by the applications will be notified of the requests through an informational mailing. Additional mailings with hearing dates will also occur in the future as well as sign postings on site. Given the isolated nature of the site, conformance with long-anticipated development within the area, and lack of associations or nearby residents, the Applicant anticipates foregoing an open house meeting in lieu of direct correspondence (emails / phone calls / etc.) with any interested parties that reach out to the Applicant or City.

V. Response Procedures

The Applicant shall respond to citizens that express interest. Individual meetings will be conducted upon specific request. The City of Mesa will be available to answer questions regarding the review and public hearing process. Parties affected by the applications may also share their feelings about the project by writing to the City of Mesa, at 55 East Center Street, Mesa, Arizona 85211.

VI. Status Procedures

The Applicant shall keep the City of Mesa informed of the status of its citizen participation efforts through a Citizen Participation Report. Copies of the applications containing the complete details of the requests shall be kept on file with the City of Mesa.

VII. Inquiries

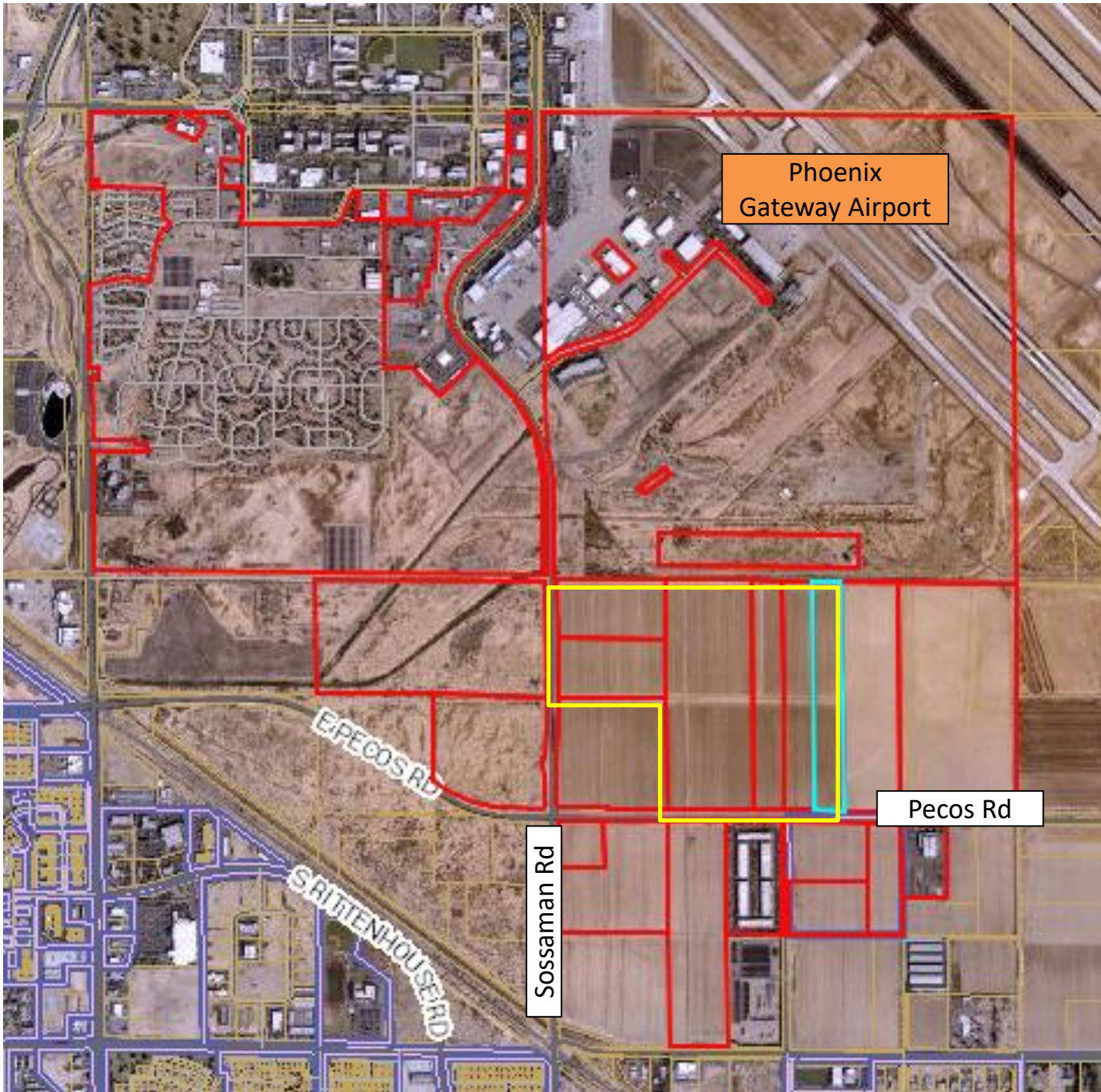
Inquiries will be documented in the Citizen Participation Report

VIII. Tentative Schedule for Implementation

| | |
|--|--------------------|
| 1. Pre-Submittal Conference: | April 13, 2021 |
| 2. PAD, Site Plan Review, DR submittal: | June / July |
| 3. Project Notification letters | July |
| 4. Resubmit application materials: | August |
| 5. Hearing Notification letters: | Late August |
| 6. Citizen Participation Report submitted: | Late August |
| 7. Site Posting for Planning and Zoning Board: | Late August |
| 8. Planning and Zoning Board hearing: | September 22, 2021 |
| 9. City Council hearing: | October |

Tab A

1,000 Ft Property Mailing



ARIZONA BOARD OF REGENTS

1125 N VINE AVE STE 103

TUCSON, AZ 85721

GERMANN INVESTMENTS NO 1

1745 E KNOX RD

TEMPE, AZ 85284

GI 30 LLC

2401 E MAGNOLIA ST

PHOENIX, AZ 85034

MESA CITY OF

20 E MAIN ST STE 650

MESA, AZ 85211

PECOS CHARTER LLC

3115 E LION LN STE 300

SALT LAKE CITY, UT 84121

PR20 LLC

1745 E KNOX ROAD

TEMPE, AZ 85284

UNITED STATES OF AMERICA

10 CAMPUS BLVD

NEWTOWN SQUARE, PA 19073

ARMSTRONG DENNIS L & INGEBORG E

2133 MONTICELLO RD

NAPA, CA 94558

GERMANN ROAD INVESTMENTS LP

8133 E PECOS RD

MESA, AZ 85212

KEB ENTERPRISES LLC

2100 W PLEASANT GROVE BLVD STE 450

PLEASANT GROVE, UT 84062

METSO MINERALS INDUSTRIES INC

20965 CROSSROADS CIRCLE

WAUKESHA, WI 53186

PECOS SOSSAMAN COMMERCE LLC

8120 E CACTUS RD NO 300

SCOTTSDALE, AZ 85260

TCA DEVELOPMENT L LC

1745 E KNOX RD

TEMPE, AZ 85284

WILLIAMS GATEWAY AIRPORT AUTHORITY

5835 S SOSSAMAN RD

MESA, AZ 85212

GATEWAY SOUTH LLC

2415 E CAMELBACK RD NO 700

PHOENIX, AZ 85016

GI 20 LLC

1745 E KNOX RD

TEMPE, AZ 85284

KEB ENTERPRISES LLC

5255 EDGEWOOD DR

PROVO, UT 84604

PECOS 2005 LLC/FIABA ENTERPRISES
INC/DADEE EN

3901 E SAN MIGUEL

PARADISE VALLEY, AZ 85253

PHOENIX-MESA GATEWAY AIRPORT
AUTHORITY

600 S POWER RD BLDG 41

MESA, AZ 85206

UNITED STATES OF AMERICA

3707 N 7TH ST

PHOENIX, AZ 85017

WILLIAMS GATEWAY BUSINESS PARK LLC

1825 N STAPLEY DR

MESA, AZ 85203