

Repl PHZ

OCT 27 2011



Chandler · Arizona
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Chandler



2010

MEMORANDUM **Transportation & Development – CC Memo No. 11-113b**

DATE: OCTOBER 26, 2011

TO: MAYOR AND CITY COUNCIL

THRU: RICH DLUGAS, CITY MANAGER *RD*
 PATRICK MCDERMOTT, ASSISTANT CITY MANAGER *PM*
 R.J. ZEDER, TRANSPORTATION & DEVELOPMENT DIRECTOR *RJZ*
 JEFF KURTZ, PLANNING ADMINISTRATOR *JK*
 KEVIN MAYO, PLANNING MANAGER *KM*

FROM: ERIK SWANSON, CITY PLANNER *ES*

SUBJECT: ANNEXATION – EAST OF THE SOUTHEAST CORNER OF LINDSAY AND OCOTILLO ROADS

Request: Annexation of approximately 23.8 acres

Location: East of the southeast corner of Lindsay and Ocotillo Roads

Staff recommends a cancellation of the public hearing for the annexation of approximately 23.8 acres located east of the southeast corner of Lindsay and Ocotillo roads, due to an inaccurate legal description. The correct legal description has been filed with the City Clerk, and the public hearing for the annexation will be held at the November 14, 2011 City Council hearing in accordance with Arizona Revised Statutes.

RECOMMENDATION

Staff recommends a cancellation of the public hearing for the annexation of approximately 23.8 acres located east of the southeast corner of Lindsay and Ocotillo roads.

Attachments

- 1. Location Map

OCT 27 2011



MEMORANDUM

Transportation & Development – CC Memo No. 11-113

DATE: OCTOBER 17, 2011

TO: MAYOR AND CITY COUNCIL

THRU: RICH DLUGAS, CITY MANAGER *RD*
PATRICK MCDERMOTT, ASSISTANT CITY MANAGER *PM*
R.J. ZEDER, TRANSPORTATION & DEVELOPMENT DIRECTOR *RJ*
JEFF KURTZ, PLANNING ADMINISTRATOR *JK*
KEVIN MAYO, PLANNING MANAGER *KM*

FROM: ERIK SWANSON, CITY PLANNER *ES*

SUBJECT: ANNEXATION – EAST OF THE SOUTHEAST CORNER OF LINDSAY AND OCOTILLO ROADS

Request: Annexation of approximately 23.8 acres

Location: East of the southeast corner of Lindsay and Ocotillo Roads

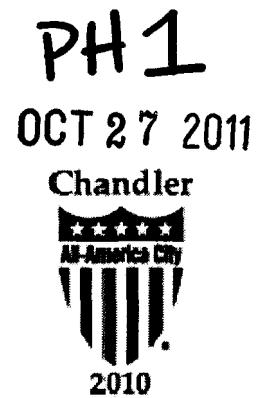
Applicant: Jason Weber; Maracay Homes

BACKGROUND

The subject site is located east of the southeast corner of Lindsay and Ocotillo roads, and is currently zoned R-43. The Chandler Land Use Element of the General Plan designates the area for Low Density (single-family) Residential. Furthermore, the subject site is located within the Southeast Chandler Area Plan and is designated as Residential for Traditional Suburban Character, allowing for single-family residential development to be considered.

EXISTING CONDITIONS

The subject site is currently zoned R-43 within the County. Directly north, across Ocotillo Road is vacant land and single-family homes, both within the jurisdiction of the Town of Gilbert. East of the site is a partially developed subdivision that construction had started in the County, but has since ceased. It is anticipated that with the successful annexation of the subject site the adjacent eastern site will be requesting annexation into the City of Chandler. South is vacant land in the County zoned R-43. West is vacant land zoned PAD for a single-family residential subdivision. It is anticipated that the introduction of the annexation will be heard at the November 14th City Council hearing, with the final adoption taking place at the November 17th City Council hearing.



MEMORANDUM **Transportation & Development – CC Memo No. 11-113**

DATE: OCTOBER 13, 2011

TO: MAYOR AND CITY COUNCIL

THRU: RICH DLUGAS, CITY MANAGER *RD*
 PATRICK MCDERMOTT, ASSISTANT CITY MANAGER *PM*
 R.J. ZEDER, TRANSPORTATION & DEVELOPMENT DIRECTOR *RJZ*
 JEFF KURTZ, PLANNING ADMINISTRATOR *KA + JK*
 KEVIN MAYO, PLANNING MANAGER *KA*

FROM: ERIK SWANSON, CITY PLANNER *ES*

SUBJECT: ANNEXATION – EAST OF THE SOUTHEAST CORNER OF LINDSAY AND OCOTILLO ROADS

Request: Annexation of approximately 23.8 acres
Location: East of the southeast corner of Lindsay and Ocotillo Roads
Applicant: Jason Weber; Maracay Homes
 Vince Pastorino; Owner

BACKGROUND

The subject site is located east of the southeast corner of Lindsay and Ocotillo roads, and is currently zoned R-43. The Chandler Land Use Element of the General Plan designates the area for Low Density (single-family) Residential. Furthermore, the subject site is located within the Southeast Chandler Area Plan and is designated as Residential for Traditional Suburban Character, allowing for single-family residential development to be considered.

EXISTING CONDITIONS

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UTILITY SERVICES

The site is served with a 12" water line, 12" reclaimed water line, and an 8" sewer line, all located in Ocotillo Road; however, design of the lines has not been finally accepted by the City Engineer and additional work will need to occur by the developer.

STAFF COMMENTS

Staff circulated this request among City Departments and received no negative comments relative to the property's annexation.

RECOMMENDATION

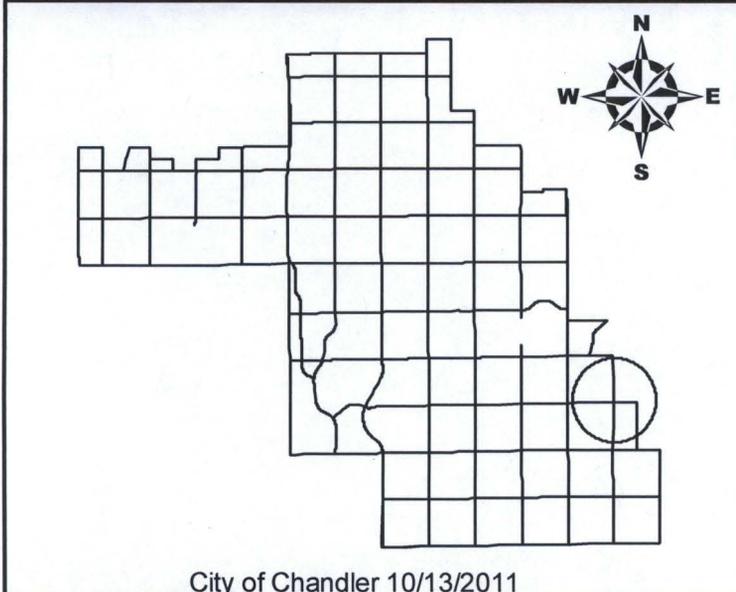
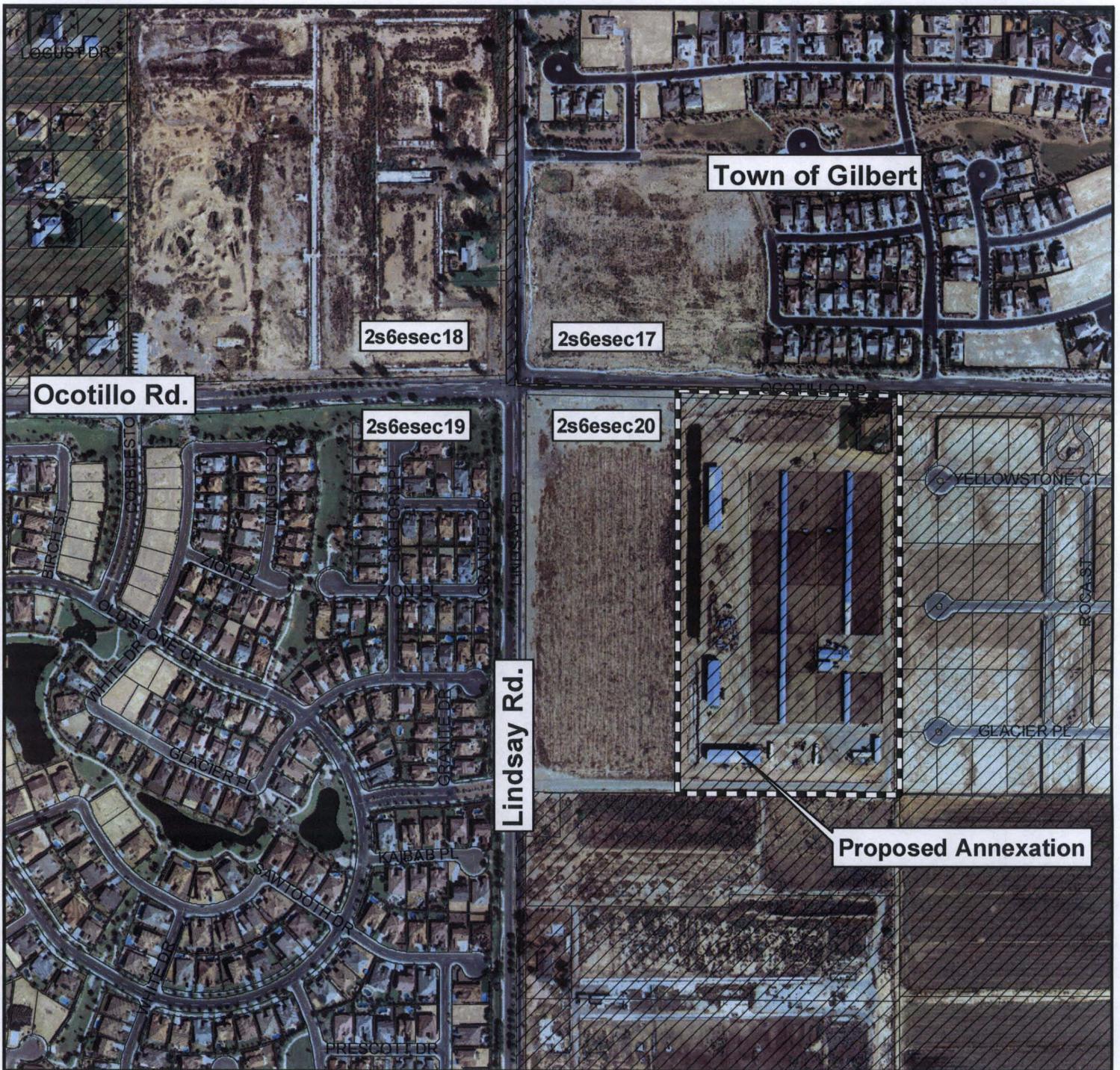
Per Arizona Revised Statutes, the City Council must hold a Public Hearing to gather input regarding a proposed annexation prior to taking action on the request. No action is required of Council at this time.

MAYOR'S STATEMENT

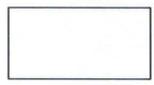
The Public Hearing regarding the proposed annexation is now open for comment.

Attachments

1. Location Maps



Annexation Map

-  Proposed Annexation
East of the Southeast Corner of Ocotillo Road and Lindsay Road
-  Incorporated Area
-  Unincorporated Area

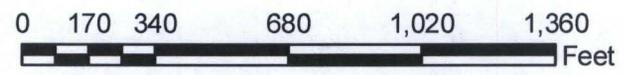
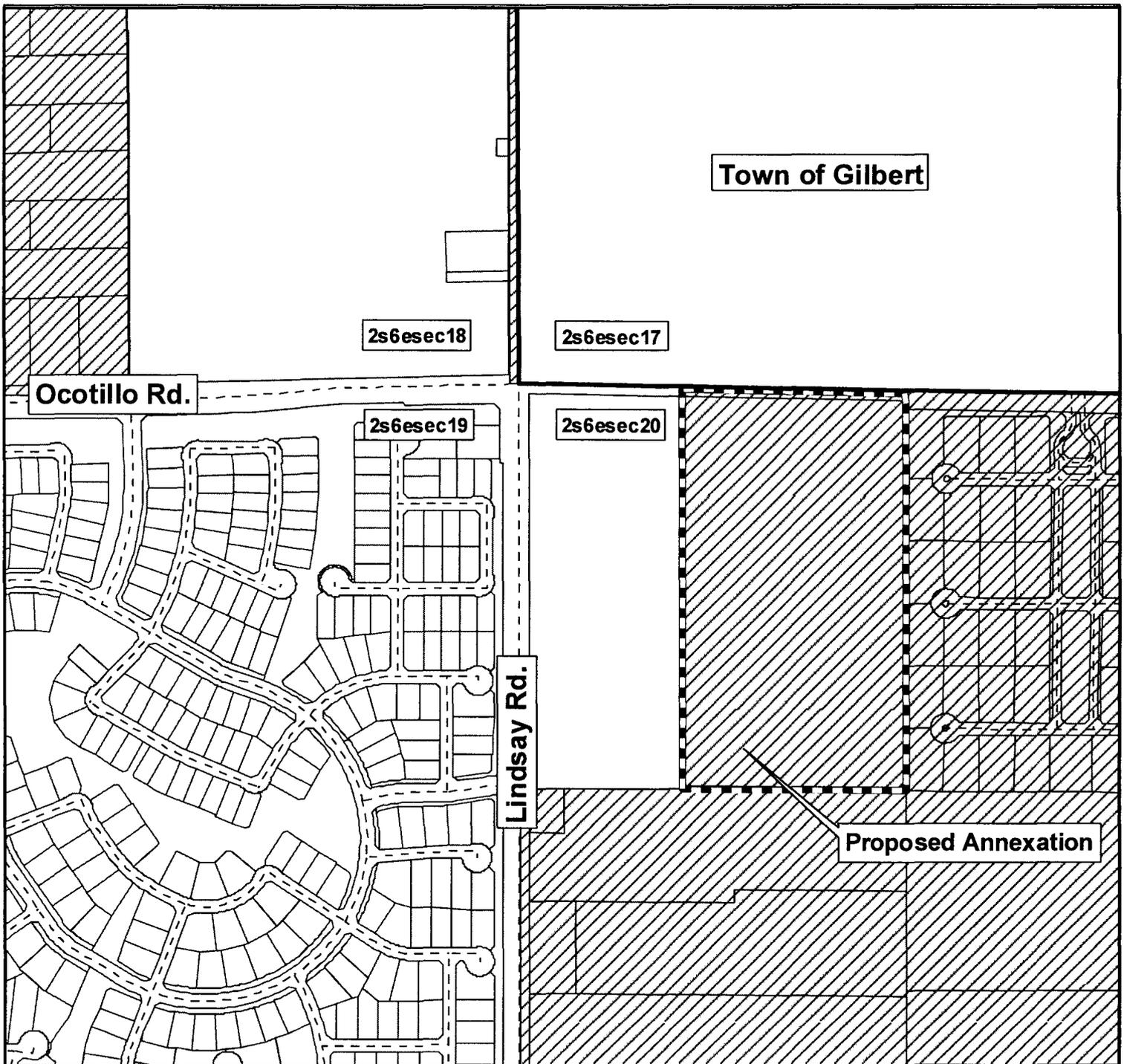


Exhibit A



Town of Gilbert

2s6e sec 18

2s6e sec 17

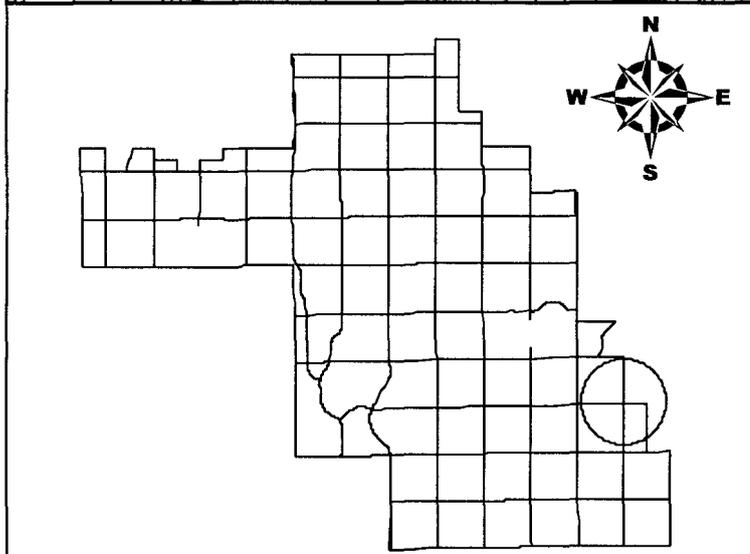
Ocotillo Rd.

2s6e sec 19

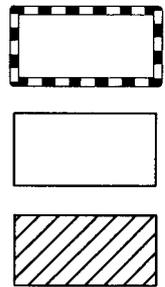
2s6e sec 20

Lindsay Rd.

Proposed Annexation



Annexation Map



- Proposed Annexation**
East of the Southeast Corner of Ocotillo Road and Lindsay Road
- Incorporated Area**
- Unincorporated Area**



Exhibit A