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JUN 09 2016

Chandler



**Chandler · Arizona**  
*Where Values Make The Difference*

**MEMORANDUM**

**Planning Division – CC Memo No. 16-055**

**DATE:** JUNE 9, 2016

**TO:** MAYOR AND COUNCIL

**THRU:** MARSHA REED, CITY MANAGER *MR*  
JEFF KURTZ, PLANNING ADMINISTRATOR *JK*  
KEVIN MAYO, PLANNING MANAGER *KM*

**FROM:** ERIK SWANSON, SENIOR CITY PLANNER *ES*

**SUBJECT:** APL16-0002 PETERSON FARMS AREA PLAN AMENDMENT/DVR16-0010 QUIKTRIP

**Request:** Area Plan Amendment to the Peterson Farms (Section 7) Area Plan from Low-Density Residential to Commercial, along with rezoning from Agricultural (AG-1) to Planned Area Development (PAD) for commercial uses including a fuel station and Preliminary Development Plan (PDP) approval for site layout and building architecture for a fuel station

**Location:** Northeast corner of Gilbert and Queen Creek roads

**Applicant:** Charles Huellmantel, Huellmantel & Affiliates

Planning Staff recommends a withdrawal for the purposes of re-advertising. The request for 24-hour uses as permitted in the Late Hour Business Policy was inadvertently excluded from the advertising. The request has been re-advertised for the June 1, 2016, Planning Commission meeting, resulting in the request being heard at the June 23, 2016 City Council meeting.

**PLANNING COMMISSION VOTE REPORT**

Motion to Withdraw:

In Favor: 6    Opposed: 0    Absent: 1 (Foley)

**PROPOSED MOTIONS**

**Area Plan Amendment**

Move City Council withdrawal the request for the purpose of re-advertising Area Plan Amendment APL16-0002 PETERSON FARMS AREA PLAN, amending the Area Plan from Low-Density Residential to Commercial, as recommended by Planning Commission and Planning Staff.

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**Rezoning**

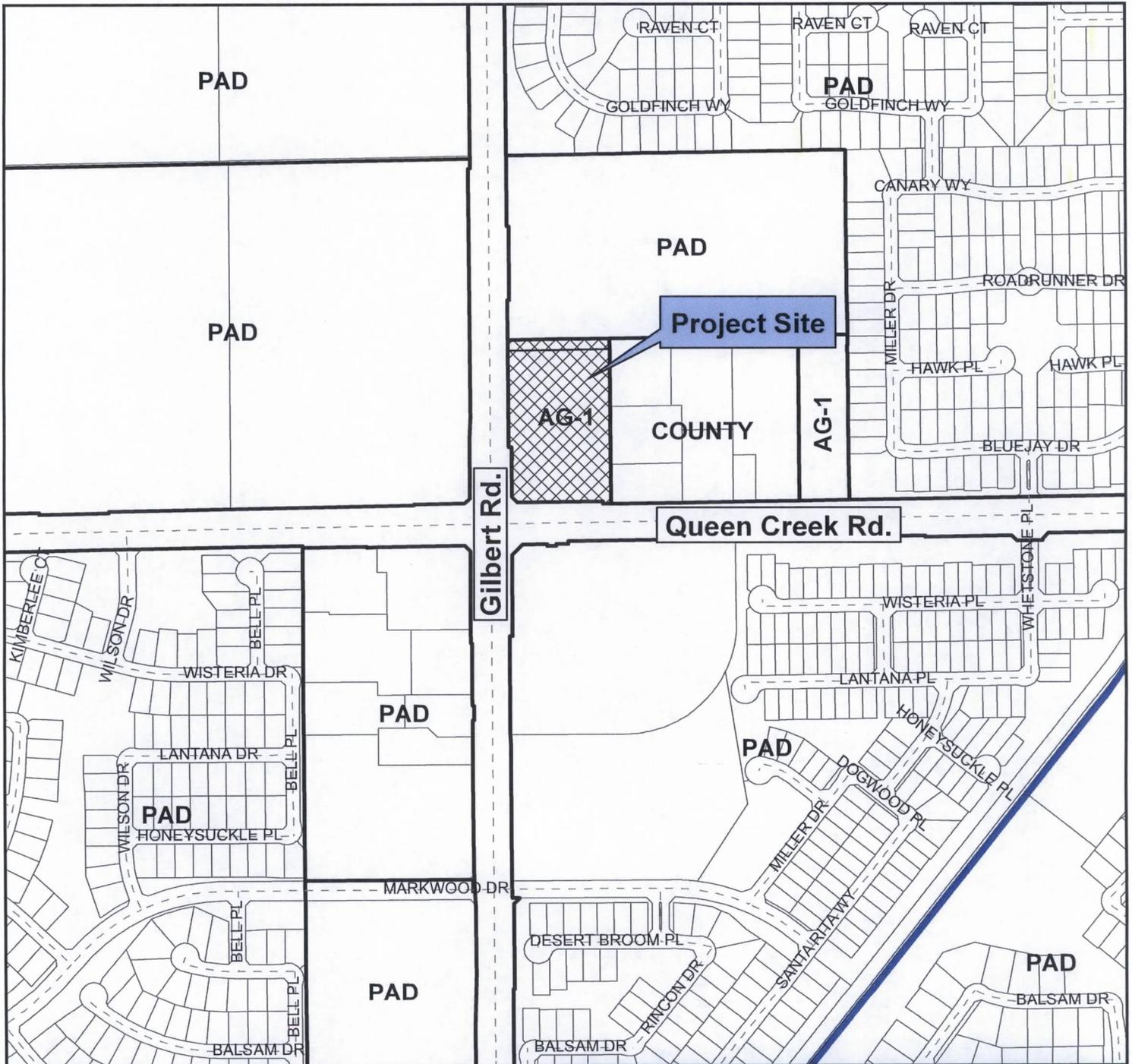
Move City Council withdrawal the request for the purpose of re-advertising Rezoning DVR16-0010 QUIKTRIP, Rezoning from AG-1 to PAD, for a fuel station, as recommended by Planning Commission and Planning Staff.

**Preliminary Development Plan**

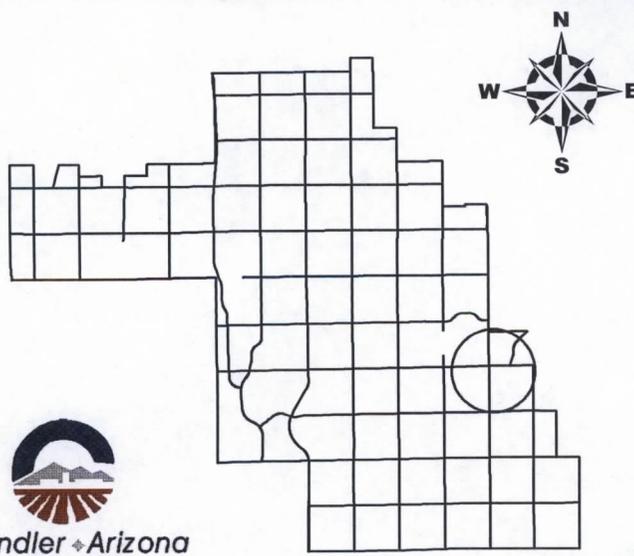
Move City Council withdrawal the request for the purpose of re-advertising Preliminary Development Plan DVR16-0010 QUIKTRIP, for site layout and building architecture, as recommended by Planning Commission and Planning Staff.

**Attachments**

1. Vicinity Maps



## Vicinity Map

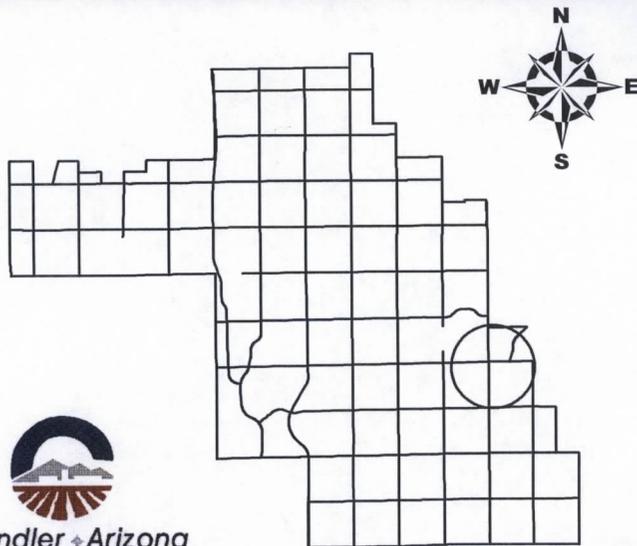


DVR16-0010

QuikTrip



## Vicinity Map



DVR16-0010

QuikTrip