



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

#5  
JUL 28 2016  
Chandler  
All-America City  
2010

**MEMORANDUM**

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

**DATE:** JULY 28, 2016

**TO:** MAYOR AND COUNCIL

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

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

**SUBJECT:** APL16-0002 PETERSON FARMS AREA PLAN AMENDMENT/DVR16-0010  
QUIKTRIP  
Adoption of Resolution No. 4963  
Introduction and Tentative Adoption of Ordinance No. 4709

**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

The applicant requests a continuance to the September 15, 2016, City Council meeting to allow the development team to meet with the leadership team from the adjacent church. Accordingly, Planning Commission and Planning Staff recommend a continuance to the September 15, 2016, City Council meeting.

**PLANNING COMMISSION VOTE REPORT**

Motion to Continue:

In Favor: 4    Opposed: 0    Absent: 2 (Baron, Pridemore)

**PROPOSED MOTIONS**

**Area Plan Amendment**

Move City Council continue Area Plan Amendment APL16-0002 PETERSON FARMS AREA PLAN, to the September 15, 2016, City Council meeting, as recommended by Planning Commission and Planning Staff.

**Rezoning**

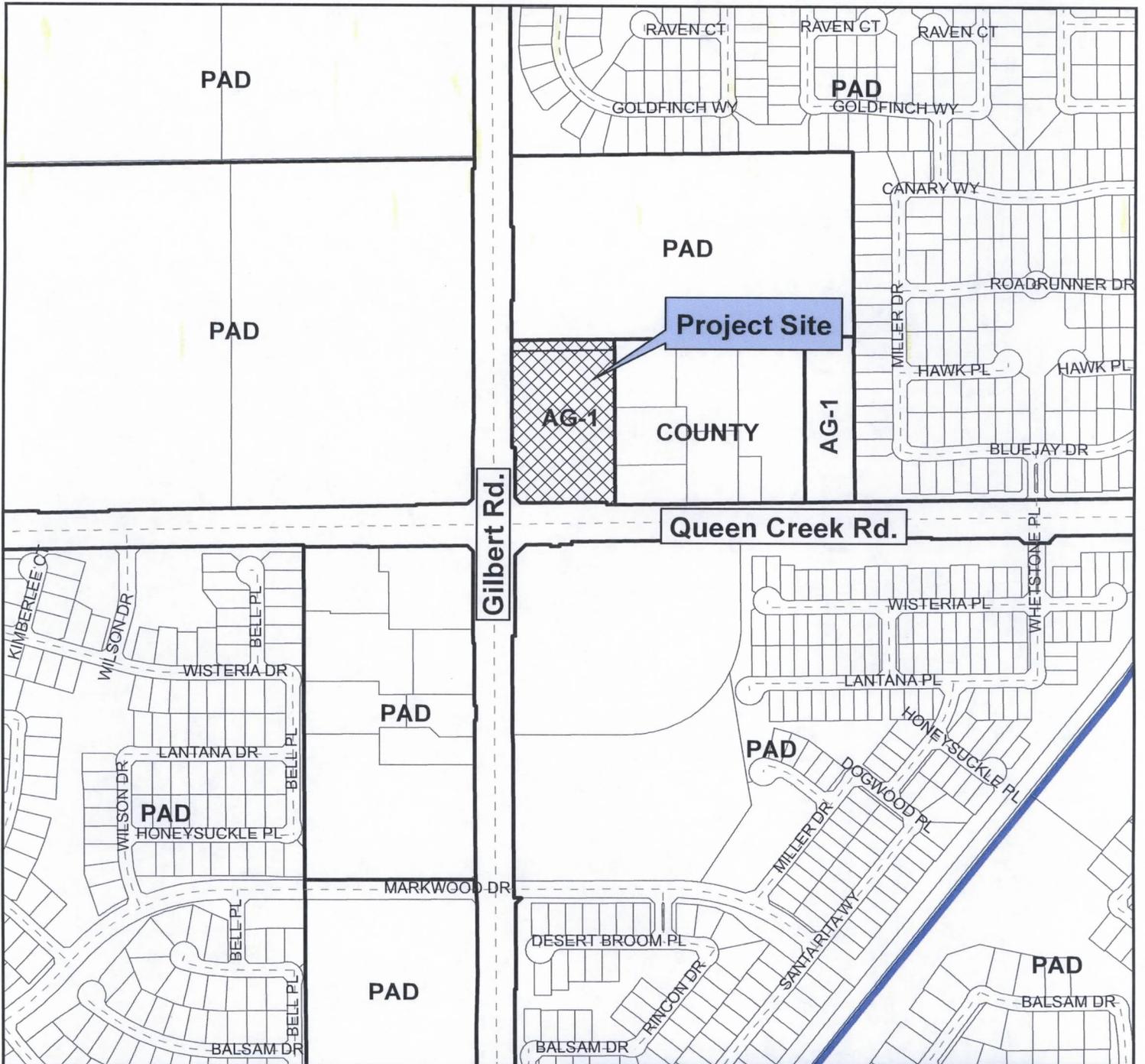
Move City Council continue Rezoning DVR16-0010 QUIKTRIP, to the September 15, 2016, City Council meeting, as recommended by Planning Commission and Planning Staff.

**Preliminary Development Plan**

Move City Council continue Preliminary Development Plan DVR16-0010 QUIKTRIP, to the September 15, 2016, City Council meeting, as recommended by Planning Commission and Planning Staff.

**Attachments**

1. Vicinity Maps



## Vicinity Map



DVR16-0010

QuikTrip





## Vicinity Map



DVR16-0010

QuikTrip