



Chandler • Arizona
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#9
AUG 28 2008

MEMORANDUM

Planning and Development – CC Memo No. 08-156

DATE: AUGUST 7, 2008

TO: MAYOR AND CITY COUNCIL

THRU: W. MARK PENTZ, CITY MANAGER
JEFF KURTZ, ACTING PLANNING AND DEVELOPMENT DIRECTOR

FROM: KEVIN MAYO, ACTING PLANNING MANAGER

SUBJECT: DVR06-0022 CHANDLER AIRPARK VILLAGE

Request: Rezoning from Agricultural District (AG-1) to Planned Area Development (PAD) with Preliminary Development Plan (PDP) approval for a mixed-use development consisting of retail, medical/general office, and multi-family residential uses

Location: Southwest corner of Germann Road and the Consolidated Canal (1/4 mile east of McQueen Road)

Project Info: Approximately 30-acre site, 11.6-acre commercial component with 76,974 square-feet of office space and 16,665 square-feet of retail space, 17.8-acre residential component with 320 apartment units, 17.9 dwelling units per acre net density

Applicant: Ralph Pew
Pew & Lake, P.L.C.

RECOMMENDATION

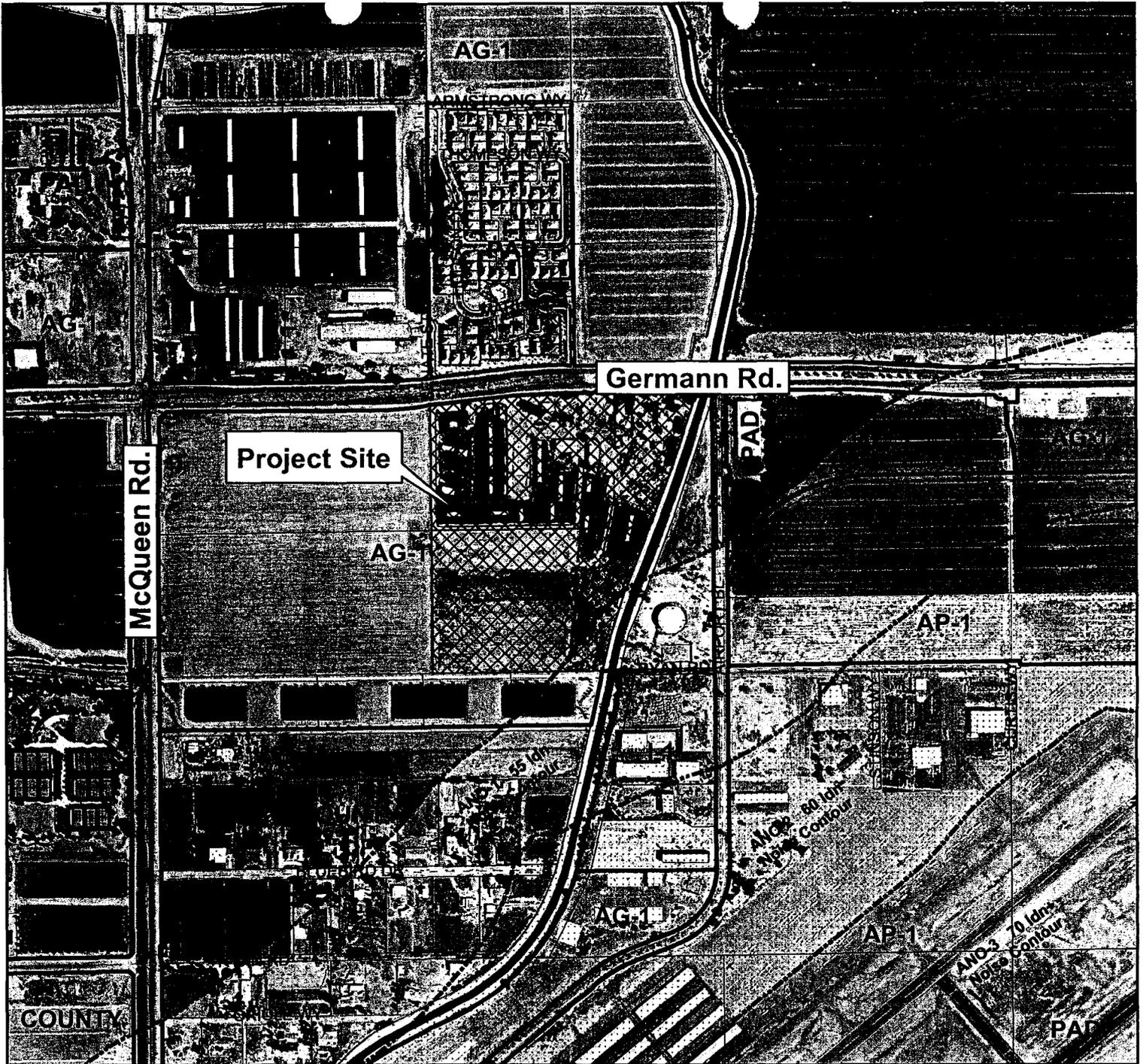
Planning Commission continued the request to the September 3, 2008 Planning Commission hearing to allow the applicant additional time to conduct a follow-up neighborhood meeting. Planning Commission and Staff recommend the case be continued to the September 25, 2008 City Council hearing.

PROPOSED MOTION

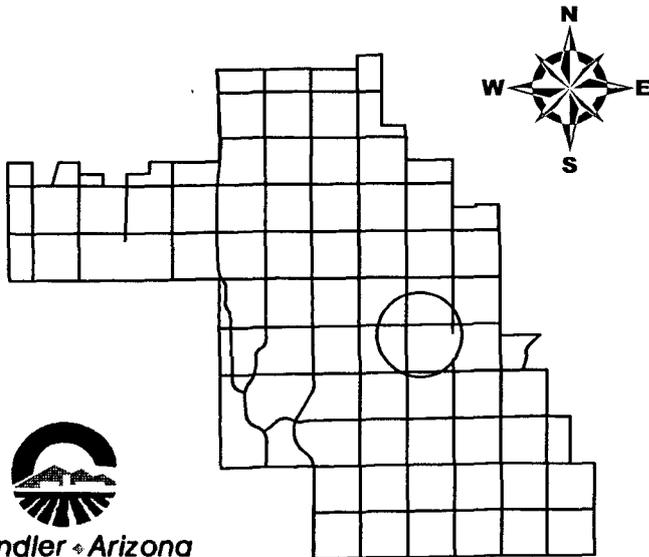
Motion to continue the request DVR06-0022 CHANDLER AIRPARK VILLAGE, to the September 25, 2008 City Council hearing as recommended by Planning Commission and Staff.

Attachments

1. Vicinity Map
2. Letter from applicant



Vicinity Map

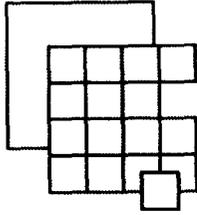


DVR06-0022

Chandler Airpark Village



Chandler, Arizona
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Pew & Lake, P.L.C.
Real Estate and Land Use Attorneys

W. Ralph Pew
Certified Real Estate Specialist
Sean B. Lake
Reese L. Anderson

August 6, 2008

VIA ELECTRONIC MAIL (kevin.mayo@chandleraz.gov)

Kevin Mayo
Acting Planning Manager
City of Chandler
215 E. Buffalo Street
Chandler, AZ 85225

Re: Chandler Airpark Village – DVR06-0022

Dear Kevin:

On behalf of the applicant in the above-referenced case, UTAZ Development Corporation, we respectfully request that the Rezoning/PDP application be continued from the Planning Commission hearing on August 6, 2008 to the September 3, 2008 Planning Commission hearing. Additionally, we request that the City Council meeting for the Rezoning/PDP application on August 28, 2008 be continued to the September 25, 2008 City Council meeting.

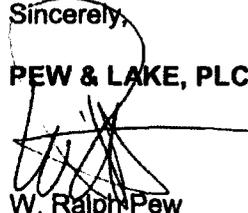
We recently learned that a few of the property owners who live within the nearby county island or own land in this area have questions about this proposal. The additional time will allow the applicant an opportunity to meet with these property owners to discuss the proposed development.

We have notified a neighborhood representative of this request to continue to avoid any unnecessary inconvenience in having these property owners attend the August 6th meeting.

Thank you for your attention to this matter.

Sincerely,

PEW & LAKE, PLC


W. Ralph Pew

cc: Arch Rattliff, UTAZ *[via email]*