

ATTACHMENT B



City of Phoenix

Planning and Development Department

CONDITIONAL APPROVAL – ABND 210019

Your abandonment request was granted **CONDITIONAL APPROVAL**.

This request will **NOT** be completed until all the stipulations have been met and this request is formally adopted by City Council. It is the **APPLICANT'S RESPONSIBILITY** to ensure that all stipulations are satisfied. **Please contact Maggie Dellow at (602) 262-7399** for questions and notification of your completion of the stipulations.

Upon completion of the stipulations your request will be scheduled for City Council formal approval. You will receive a copy of the abandonment document after it has been recorded with Maricopa County.

If the stipulations of abandonment are not completed within **two years** from the date of your conditional approval (**your expiration date is June 3, 2023**), this request will then **expire**. At that time a new submittal will be required along with the required payment for the abandonment process. A one time, **one year** extension can be requested prior to the expiration date, with applicable extension fee due.

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May 6, 2021

Abandonment Staff Report: **ABND 210019**

Project# **21-1023**

Location: 3939 and 3901 West Buckeye Road

Applicant: Kimberly Schroeder, KAEKO, INC.

Request to abandon: 30' non-buildable easement on the west side of 3939 W Buckeye Road and the 30' non-buildable easement on the east side of 3901 W Buckeye Road.

Purpose of request: The applicant states they are requesting the abandonment of the non-buildable easement previously dedicated to increase the area of development.

Planning and Development



City Staff Comments and Recommendations:

Building Official – Stephen Dudley:

“I have confirmed that the existing building at 3901 West. Buckeye is 30,407 SF and of Type II-N (II-B) construction. It does not need the (2) 30’ non-build easements to achieve its allowable area as built. (It is not an unlimited area building.) Therefore, as the building official, I have no objection to the abandonment of the easements.”

PDD Site Planner – Aracely Herrera:

No comments received.

PDD Site Planner – Matteo Moric:

No comments.

Village Planner – Enrique Bojorquez-Gaxiola:


“No comments on this abandonment request.”

Stipulations of Conditional Approval

The request of abandonment ABND 210019 is conditionally approved and the following stipulations will need to be met:

1. The abandonment must be completed within **two years** from the conditional approval decision dated **June 3, 2021**.

This conditional approval has been reviewed and approved.

Signature:  Date: 6/16/21

REPORT SUBMITTED BY: Maggie Dellow, Abandonment Coordinator

cc Applicant/Representative, Kimberly Schroeder, KAEKO, INC.
Christopher DePerro, Team Leader Site Planning