

ATTACHMENT G

Adrian G Zambrano

From: zebko (null) <zebko@aol.com>
Sent: Friday, March 29, 2024 5:30 PM
To: Adrian G Zambrano
Subject: Rezoning Case No: Z-84-23-3

I am opposed to ANY change to the current zoning of R1-6, Campo Bello cannot support the traffic of apartments in the area and a 14 unit low income apartment building would lower our surrounding single family home values.

Stacy Zbytek
17224 N 19th Terrace
Desert Wind Estates

To Paradise Valley Village Planning,

I oppose any rezoning at the address of 1851 E Campo Bello Dr in Phoenix.

It needs to remain R1-6.

NAME Anthony Keigher

ADDRESS 8326 W Daley Ln Peoria AZ 85383

PHONE# or EMAIL 602 686-5963 tonykeigher@msn.com

CITY OF PHOENIX

APR 08 2024

**Planning & Development
Department**

To the City of Phoenix Rezoning/Planning Commission

I BRADLEY HART am unable to attend the rezoning meeting due to other commitments. I live at 17235 N. 16TH PLACE and I am opposed to rezoning the property located at 1851 E. Campo Bello Drive in Phoenix.

If further information is needed to verify my opposition, please contact me by phone at 602-679-3705

Signed:



CITY OF PHOENIX

APR 08 2024

**Planning & Development
Department**

Campo Bello Neighbors!!

Once again, we need your help. Unfortunately, the property at 1851 E. Campo Bello has sold to Joshua Ursu and his property manager Jason Fronstein. Although they have changed from the original 30 apartments to a total of 14, we still need to oppose the building of high density housing on a residential street. As the direct neighbors of the property, we feel that the current zoning of R1-6 should be maintained. Under R1-6, they are able to build 1 to 6 houses on the property, not apartments. Our street is not wide enough to handle any extra traffic and the utilities are not advanced enough to handle the extra demand for things like cable and electricity.

The new meeting is set for 04-08-2024 at 6 PM at the original location 17402 N. 40th Street. We are asking our neighbors to once again band together and oppose this attempt to ruin our neighborhood.

Since the standard was set at the last meeting for people to be able to speak out in support for this project as long as they reside in "District 3", PLEASE BRING AS MANY PEOPLE THAT YOU CAN! It would be amazing to pack the room and have everyone speak, even if just to say you are opposed.

Adrian's email address is adrian.zambrano@phoenix.gov

If you are unsure how to email or you need assistance with getting your opposition to Adrian, please call Tim Kelly at 602-576-1043. He will pick your letter up from you and ensure it goes to Adrian.

Thank you in advance for your participation in protecting our neighborhood!

To the City of Phoenix Rezoning/Planning Commission

I Candace S. Lipe am unable to attend the rezoning meeting due to other commitments. I live at 17424 N. 16th PLACE Phoenix AZ 85024 and I am opposed to rezoning the property located at 1851 E. Campo Bello Drive in Phoenix.

If further information is needed to verify my opposition, please contact me by phone at

(602) 971-6060.

Signed:

CITY OF PHOENIX

APR 08 2024

**Planning & Development
Department**

Candace S. Lipe

Adrian G Zambrano

From: Claudia Williams <cmeaz58@gmail.com>
Sent: Monday, April 8, 2024 9:37 AM
To: Adrian G Zambrano
Subject: Rezoning

Dear Adrian, I am emailing you in
Opposition of rezoning 1851 E Campo Bello, Phx. AZ.

Our reasons are as follows:

In our opinion the property does not support a 14 unit apartment complex. I have many personal reasons. Here are a few.

The current empty rental properties within less then a 2 miles radius is over 500 units.

These units will only create traffic hazards on Campo Bello traffic it is congested enough as it is. As a neighborhood we are clearing up the unsupported parking along Campo Bello.

As I understand the proposed plan, there is not enough parking allowance for guests of said apartment proposal. Hence overflow unsupported parking along Campo Bello.

This endangers children walking/ playing or adults walking along what sidewalk there is along Campo Bello in that section of the street.

That brings another thought what about the children these proposed apartments would bring where are they to play safety? In the street?

There is a suggest area for guest bicycles. No where I could read play area.

I am very concerned that Mr Ursu more concerned about the amount money per month to be made. Then the residence of our neighborhood.

These are a few of my personal opinions why. We are completely opposed to rezoning of 1851 E Campo Bello

Thank you for your time

Sincerely,

Claudia Williams

17231 N 16th Pl, Phoenix, AZ 85022

Richard Eckhardt

To Paradise Valley Village Planning,

I oppose any rezoning at the address of 1851 E Campo Bello Dr in Phoenix.

It needs to remain R1-6.

NAME

Darin Partin

ADDRESS

13158 N 81st Ave Phoenix AZ

PHONE# or EMAIL

602 910 8209

CITY OF PHOENIX

APR 08 2024

**Planning & Development
Department**

CITY OF PHOENIX

APR 08 2024

**Planning & Development
Department**

To Paradise Valley Village Planning,

Recovered
KiA Left at
1850 E Campo Bello

I oppose any rezoning at the address of 1851 E Campo Bello Dr in Phoenix.

It needs to remain R1-6.

NAME Gabriel Lopez

ADDRESS 1182 W aride way

PHONE# or EMAIL 480-298-0810

CITY OF PHOENIX

APR 08 2024

**Planning & Development
Department**

To Paradise Valley Village Planning,

I oppose any rezoning at the address of 1851 E Campo Bello Dr in Phoenix.

It needs to remain R1-6.

NAME JAQUIE NEWBERRY

ADDRESS 1626 E JUNIPER AVE, PHX 85022

PHONE# or EMAIL jnewberry@gmail.com

CITY OF PHOENIX

APR 08 2024

**Planning & Development
Department**

Campo Bello Neighbors!!

Once again, we need your help. Unfortunately, the property at 1851 E. Campo Bello has sold to Joshua Ursu and his property manager Jason Fronstein. Although they have changed from the original 30 apartments to a total of 14, we still need to oppose the building of high density housing on a residential street. As the direct neighbors of the property, we feel that the current zoning of R1-6 should be maintained. Under R1-6, they are able to build 1 to 6 houses on the property, not apartments. Our street is not wide enough to handle any extra traffic and the utilities are not advanced enough to handle the extra demand for things like cable and electricity.

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Adrian's email address is adrian.zambrano@phoenix.gov

If you are unsure how to email or you need assistance with getting your opposition to Adrian, please call Tim Kelly at 602-576-1043. He will pick your letter up from you and ensure it goes to Adrian.

Thank you in advance for your participation in protecting our neighborhood!

To the City of Phoenix Rezoning/Planning Commission

I JEFF MUCKE am unable to attend the rezoning meeting due to other commitments. I live at 17408 N. 20th ST. and I am opposed to rezoning the property located at 1851 E. Campo Bello Drive in Phoenix.

If further information is needed to verify my opposition, please contact me by phone at

480 414 8179

CITY OF PHOENIX

APR 08 2024

Signed:

**Planning & Development
Department**

Jeff Mucke 4/8/2024

To Paradise Valley Village Planning,

I oppose any rezoning at the address of 1851 E Campo Bello Dr in Phoenix.

It needs to remain R1-6.

NAME JOHN HANCOCK II

ADDRESS 18355 N 15TH AVE

PHONE# or EMAIL 602 317-4185

CITY OF PHOENIX

APR 08 2024

**Planning & Development
Department**

Contract # 576-1043

Meeting on June 12, 2024

To the City of Phoenix Rezoning/Planning Commission

I KATHY FRITZINGER am unable to attend the rezoning meeting due to other commitments. I live at 517212 N. 20TH ST, PHOENIX 85022 and I am opposed to rezoning the property located at 1851 E. Campo Bello Drive in Phoenix.

If further information is needed to verify my opposition, please contact me by phone at

(602) 317-9336 (No Texts please)

Signed:

Kathy Fritzinger - oppose

CITY OF PHOENIX

APR 08 2024

Planning & Development
Department

To Paradise Valley Village Planning,

Recovered Stolen
KIA AT 1850 E
Campo Bello

I oppose any rezoning at the address of 1851 E Campo Bello Dr in Phoenix.

It needs to remain R1-6.

NAME Magdalena Bagura

ADDRESS 17017 W 12th Phoenix AZ 85050

PHONE# or EMAIL 575 312 6906

CITY OF PHOENIX

APR 08 2024

**Planning & Development
Department**

To the City of Phoenix Rezoning/Planning Commission

I Mary Ann Turner am unable to attend the rezoning meeting due to other commitments. I live at 1930 E Campo Bello Dr. and I am opposed to rezoning the property located at 1851 E. Campo Bello Drive in Phoenix.

If further information is needed to verify my opposition, please contact me by phone at 602-695-1427

Signed:

CITY OF PHOENIX

APR 08 2024

**Planning & Development
Department**

Mary Ann Turner

Campo Bello Neighbors!!

Once again, we need your help. Unfortunately, the property at 1851 E. Campo Bello has sold to Joshua Ursu and his property manager Jason Fronstein. Although they have changed from the original 30 apartments to a total of 14, we still need to oppose the building of high density housing on a residential street. As the direct neighbors of the property, we feel that the current zoning of R1-6 should be maintained. Under R1-6, they are able to build 1 to 6 houses on the property, not apartments. Our street is not wide enough to handle any extra traffic and the utilities are not advanced enough to handle the extra demand for things like cable and electricity.

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Adrian's email address is adrian.zambrano@phoenix.gov

If you are unsure how to email or you need assistance with getting your opposition to Adrian, please call Tim Kelly at 602-576-1043. He will pick your letter up from you and ensure it goes to Adrian.

Thank you in advance for your participation in protecting our neighborhood!

To the City of Phoenix Rezoning/Planning Commission

I Nicole + Christian Ruckdasehl am unable to attend the rezoning meeting due to other commitments. I live at 17310 N 19th Ter Phoenix, AZ 85027 and I am opposed to rezoning the property located at 1851 E. Campo Bello Drive in Phoenix.

If further information is needed to verify my opposition, please contact me by phone at 928-710-6752.

Signed:



CITY OF PHOENIX

APR 08 2024

**Planning & Development
Department**

To Paradise Valley Village Planning,

I oppose any rezoning at the address of 1851 E Campo Bello Dr in Phoenix.

It needs to remain R1-6.

NAME Rikki Briguerras

ADDRESS 5303 W. Sierra St. Glendale AZ 85304

PHONE# or EMAIL 623 806 6416

CITY OF PHOENIX

APR 08 2024

**Planning & Development
Department**

To Paradise Valley Village Planning,

I oppose any rezoning at the address of 1851 E Campo Bello Dr in Phoenix.

It needs to remain R1-6.

NAME GLOTT NOONAN

ADDRESS 2150 W. ALAMEDA RD UNIT 2014
PHOENIX, AZ 85085

PHONE# or EMAIL 623-217-5663

GLOTTNOONAN69@GMAIL.COM

CITY OF PHOENIX

APR 08 2024

**Planning & Development
Department**

To Paradise Valley Village Planning,

I oppose any rezoning at the address of 1851 E Campo Bello Dr in Phoenix.

It needs to remain R1-6.

NAME Yvonne Khusho

ADDRESS 17218 N. 18th Way PHX 85022

PHONE# or EMAIL 312735 2708

CITY OF PHOENIX

APR 08 2024

Planning & Development
Department



CITY OF PHOENIX

APR 16 2024

**Planning & Development
Department**

To Phoenix City Council and Planning Department:

Attn: Andrian Zambrano

Project: 23-076

Rezoning Application for 1851 E Campo Bello Drive

As a property owner within Desert Wind Estates (DWE), adjacent to the property requesting to be rezoned, I DO NOT support the rezoning to allow a small apartment complex to be built.

The plans presented suggest there will not be adequate parking for those living in the apartment complex, thus making it necessary for people to park on Campo Bello, further congesting it and creating a heart pounding concern for the safety of children and adults alike.

I would ask that you please help to keep our community safe by denying this application for rezoning.

Thank you,

Name: Jackson DSRNL

Address: 1931 E. HANTRON AVE PHOENIX, AZ 85022

Phone Number & Email Address: 480-528-6514 JDSRNL@ICLOUD.COM

Signature: 

↑ CRIME, PEDESTRIAN TRAFFIC, LOWER PROPERTY
VALUES. CAMPO BELLO IS TOO NARROW FOR MORE
TRAFFIC. BAD IDEA - NO.

THANK YOU,
JD

CITY OF PHOENIX

APR 18 2024

Planning & Development Department

To Phoenix City Council and Planning Department:

Attn: Andrian Zambrano

Project: 23-076

Rezoning Application for 1851 E Campo Bello Drive

As a property owner within Desert Wind Estates (DWE), adjacent to the property requesting to be rezoned, I DO NOT support the rezoning to allow a small apartment complex to be built.

The plans presented suggest there will not be adequate parking for those living in the apartment complex, thus making it necessary for people to park on Campo Bello, further congesting it and creating a heart pounding concern for the safety of children and adults alike.

I would ask that you please help to keep our community safe by denying this application for rezoning.

Thank you,

Name: I hab Barno

Address: 1830 East Anderson Drive Phoenix, 85022

Phone Number & Email Address: 602-535-6344 ibarno@aol.com

Signature: 

CITY OF PHOENIX

APR 19 2024

Planning & Development Department

To Phoenix City Council and Planning Department:

Attn: Andrian Zambrano

Project: 23-076

Rezoning Application for 1851 E Campo Bello Drive

As a property owner within Desert Wind Estates (DWE), adjacent to the property requesting to be rezoned, I DO NOT support the rezoning to allow a small apartment complex to be built.

The plans presented suggest there will not be adequate parking for those living in the apartment complex, thus making it necessary for people to park on Campo Bello, further congesting it and creating a heart pounding concern for the safety of children and adults alike.

I would ask that you please help to keep our community safe by denying this application for rezoning.

Thank you,

Name: Shane Sullivan

Address: 1834 e anderson dr. Phoenix, AZ 85022

Phone Number & Email Address: 210-557-4125 shanesullivan@gmail.com

Signature: Shane Sullivan

To Phoenix City Council and Planning Department:

Attn: Andrian Zambrano

Project: 23-076

Rezoning Application for 1851 E Campo Bello Drive

CITY OF PHOENIX

APR 19 2024

**Planning & Development
Department**

As a property owner within Desert Wind Estates (DWE), adjacent to the property requesting to be rezoned, I DO NOT support the rezoning to allow a small apartment complex to be built.

The plans presented suggest there will not be adequate parking for those living in the apartment complex, thus making it necessary for people to park on Campo Bello, further congesting it and creating a heart pounding concern for the safety of children and adults alike.

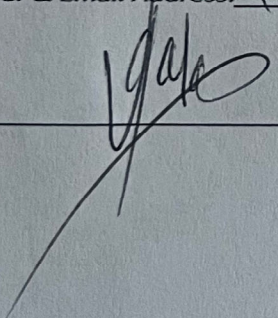
I would ask that you please help to keep our community safe by denying this application for rezoning.

Thank you,

Name: Virginia Garcia - Ayala.

Address: 1923 E. Hartford Ave Phx, Az 85022.

Phone Number & Email Address: (602)918-2073 vigui@gmx.com.

Signature: 

CITY OF PHOENIX

APR 24 2024

Planning & Development Department

To Phoenix City Council and Planning Department:

Re: Project: 23-076

Rezoning Application for 1851 E Campo Bello Drive

As a property owner within Desert Wind Estates, adjacent to the property at 1851 E Campo Bello Dr. I DO NOT support the rezoning to allow the potential Apartment/Condo Complex to be built. The plans presented suggest there will not be adequate parking, which will only increase the street parking and traffic on Campo Bello, which is already a smaller side street than others in the area, creating a concern for the safety of children and adults alike. This area does not need any more high density housing and it does not fit in with the single family homes that surround this property. I ask that you please help keep our community safe by denying the request to rezone this section of land.

Name: Eric Morton

Address: 17216 N 19th Terrace

Phone number: 602-653-5314

Email address: ericm@proforcesurvey.com

Signature:  4/24/24

To Phoenix City Council and Planning Department:

Re: Project: 23-076

Rezoning Application for 1851 E Campo Bello Drive

As a property owner within Desert Wind Estates, adjacent to the property at 1851 E Campo Bello Dr. I DO NOT support the rezoning to allow the potential Apartment/Condo Complex to be built. The plans presented suggest there will not be adequate parking, which will only increase the street parking and traffic on Campo Bello, which is already a smaller side street than others in the area, creating a concern for the safety of children and adults alike. This area does not need any more high density housing and it does not fit in with the single family homes that surround this property. I ask that you please help keep our community safe by denying the request to rezone this section of land.

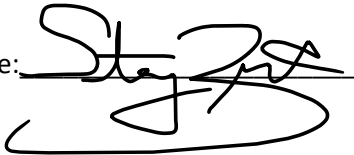
Name: Stacy Zbytek

Address: 17224 N 19th Terrace

Phone number: 602-616-2458

Email address: zebko@aol.com

Signature:

A handwritten signature in black ink, appearing to read 'Stacy Zbytek', with a large, stylized flourish at the bottom.

CITY OF PHOENIX

APR 24 2024

**Planning & Development
Department**



DESERT WIND ESTATES PETITION TO REZONING 1851 E CAMPO BELLO DR

LOT	ADDRESS	FIRST NAME	LAST NAME	CONTACT PHONE OR EMAIL	OPPOSED	SUPPORT
1	17317 N 19TH TER	Susan	Westlake	swestlake@hotmail.com	X	
2	17313 N 19TH TER	Svetlana	Mijalski	mijalski@cox.net	X	
3	17309 N 19TH TER	Elva L	Lawlary	602 754 1511	X	
4	17305 N 19TH TER	Stephanie	Solis	602-561-2837	X	
5	17301 N 19TH TER	Erika	LOPEZ	602-303-5733	X	
6	1924 E ANDERSON DR	Luis	Alvarez	602-363-3247	X	
7	1928 E ANDERSON DR	Samantha	Lee		X	
8	1932 E ANDERSON DR	Monica	Smith	michaelw@mbsscotsdal.com	X	
9	17227 N 19TH RUN	ERIC	VAN OOSTEN	480-544-7709	X	
10	17223 N 19TH RUN	Kevin	Schwab	kevin.s.dwe@gmail.com	X	
11	17219 N 19TH RUN	Ryan	SANTIAGO	RSANTIAGO7X@GMAIL.COM	X	
12	17215 N 19TH RUN	SCOTT/RUTH	AMBS	865-384-4380	X	
13	17211 N 19TH RUN	Chloe	Sabao	602-595-9020	X	
14	1931 E HARTFORD AVE	Jackson	DSR 426	480-528-6514 dsr426@acland.com	X	
15	1927 E HARTFORD AVE	Tanner	BUCK	602-526-6907	X	
16	1923 E HARTFORD AVE	VIRGINIA	GARCIA-AYALA	602-918-2073	X	
17	1919 E HARTFORD AVE	Tom	Sabo	602-524-8035	X	
18	1915 E HARTFORD AVE	Kyle	DeVoe	928-951-0901	X	
19	1911 E HARTFORD AVE	Kristen	Sica	520-404-0076	X	
20	1907 E HARTFORD AVE	Candace	Stillman	603-505-1832	X	
21	1903 E HARTFORD AVE			Vacant	-	-
21	17215 N 19TH RUN				-	-
22	17212 N 19TH TER	JESSICA	BOROWSKI	307-441-4324	X	
23	17216 N 19TH TER	ERIC	MORTON	ericm@proforcesurvey.com	X	
24	17220 N 19TH TER	MICHELLE	MILLIS	602-320-3254	X	
25	17224 N 19TH TER	STACY	ZBYTEK	zebko@aol.com	X	
26	17228 N 19TH TER	Michael	Wood	mwood@msn.com	X	
27	17232 N 19TH TER	Luisa Jose	DeLuca	602-923-0570	X	
28	17302 N 19TH TER	Sarah	McQuade	Sarah.mcquade411@gmail	X	
29	17306 N 19TH TER	MICHAEL	HERMAN			X
30	17310 N 19TH TER	SUZIE	CONRAD	conradsuzi@gmail.com	X	
31	17314 N 19TH TER	DAVID	BORTNESS	dbortness@gmail.com	X	
32	17318 N 19TH TER	Marluca	Torres	tonedm30b@gmail.com	X	
33	1853 E HARTFORD AVE	ERIN	WEEMS	602-292-8853	X	
34	1849 E HARTFORD AVE	Jesina	Nova-Loftin	602-638-7565	X	
35	1845 E HARTFORD AVE	Pradeep	Devarasetty	319-320-8030	X	
36	1841 E HARTFORD AVE	Nora Logan	Shriel		X	
37	1837 E HARTFORD AVE	Joe	Dabili	602-570-3070	X	
38	1833 E HARTFORD AVE	Anthony	Vaught	760-453-6823	X	
39	1829 E HARTFORD AVE	Mary	Schnuck	602-628-7172	X	
40	17214 N 18TH WAY	SALMA	TASHIJIAN	480-492-2047	X	
41	17218 N 18TH WAY	YVONNE	KHASHO-MISHAIL	312-735-2708	X	
42	1830 E ANDERSON DR	Reem	Barno	602-919-7919	X	
43	1834 E ANDERSON DR	SHANE	SULLIVAN	210-557-4125	X	
44	1838 E ANDERSON DR	Andrew	Komero	858-692-7721	X	
45	1842 E ANDERSON DR	Maben	Tewolde	480-334-7642	X	
46	1846 E ANDERSON DR	Janice	Kuntz	kuntz7@gmail.com	X	
47	1850 E ANDERSON DR	MARK	MATHESON	drmarkmatheson@gmail.com	X	
48	17217 N 18TH TER	J. WAYNE	HOLDEN	j-wayne-holden@yahoo.com	X	

Adrian G Zambrano

From: Joshua Thompson <JThompson@lgohospitality.com>
Sent: Thursday, May 2, 2024 4:14 PM
To: Adrian G Zambrano
Subject: 1851 East Campo Bello Drive - Rezoning hearing

Hi Adrian,

I am writing this email as I will not be able to attend the rezoning hearing tonight due to work complications. I am writing again to oppose the re-zoning of 1851 East Campo Bello Drive, Phoenix, AZ 85022. As stated in a previous letter the traffic and parking on the street will be way out of hand and the street cannot support it. From what I can tell there are only 27 parking spaces which isn't enough for every unit to have 2 parking spaces as well as insufficient room for visitors. We already have an issue with cars parking on the street with the adjacent apartment complex in addition to cars going very fast up and down Campo Bello. If I had children or family I would be very concerned with having them play outside or close to the street. (I actually feel the city needs to install speed bumps all up and down Campo Bello Drive for safety reasons). Also, from the letter that Mr. Ursu sent out I cannot tell if these new design of units is going to be apartments, townhomes or condos as it isn't clear in the proposed plan. As an owner in the neighborhood (and living there) I feel that if something were to be approved it would need to be considerably smaller in terms of the number of units and they would need to be owned/owner occupied and not apartment rentals. If you should have any questions or need further clarification, please feel free to contact me at the number below.

1942 East Campo Bello Drive
Phoenix, AZ 85018

Joshua E. Thompson | Director – Operations | Partner
Cakeshop by LGO Hospitality • Grateful Spoon Gelato • LGO Bake Shop.
Cell: 602.363.7306
PH: [602.254.5440](tel:602.254.5440)

gratefulspoon.com [protect-us.mimecast.com]

lgobakeshop.com [protect-us.mimecast.com]

lgocakeshop.com [protect-us.mimecast.com]

Follow us @lgobakeshop and @lgocakeshop and @gratefulspoongelato on Instagram!