



City of Phoenix, Arizona
Planning and Development Department
200 West Washington Street, 3rd Floor
Phoenix, AZ 85003

Re: Letter or Support for Rezoning Case No. Z-SP-2-22-3 (Rezoning Request Located at 1635 West Palmer Drive, Phoenix AZ 85021)

Dear Planning and Development Department,

Please accept this letter of support for Rezoning Case No. Z-SP-2-22-3 regarding a private hobby unit use to be located at 1635 West Palmer Drive, Phoenix, AZ 85021. My name is Greg Fish and I am the owner of the Property located at 1531 W Palmer Dr Phoenix Az 85021. I have been in contact with the applicant and development team who have provided information regarding this rezoning case. After review of the request, I am in support of rezoning this property from C-2 to C-2 SP (Intermediate Commercial with a Special Permit) to allow the proposed private hobby unit use with all underlying C-2 uses. I understand the hobby units will be privately owned and will be conducted completely indoors and am glad to know that 11 new unit owners will become invested in the community. I believe the proposed use would be beneficial to the area by utilizing the currently vacant property. I am happy to welcome the Hatcher Hobby Unit use to the neighborhood.

Very truly yours,

A handwritten signature in blue ink is positioned below the text 'Very truly yours,'. The signature is written over a solid horizontal line. The signature appears to be 'Greg Fish' in a cursive, stylized script.



June 12, 2022

City of Phoenix, Arizona
Planning and Development Department
200 West Washington Street, 3rd Floor
Phoenix, AZ 85003

RE: Hatcher Urban Businesses Letter or Support for Rezoning Case No. Z-SP-2-22-3 (Rezoning Request Located at 1635 West Palmer Drive, Phoenix AZ 85021)

Dear Planning and Development Department,

The Hatcher Urban Businesses ("theHUB") is pleased to provide this letter of support for the **Hatcher Hobby Units** development proposed by North Central Garage Club, LLC. We understand this is a specialized environment for owners to contain high-end products, such as collectable cars and other unique vehicles. Based on the Rezoning application, we further understand that the property will have two Buildings with a total of 11 units. The units may also be utilized, to accommodate an owner's personal hobby, as long as all activities are permitted within the C-2 zoning. This development is a much needed new development to the Hatcher Corridor. We believe this project has the potential to spark future development as envisioned in our Hatcher Corridor '**Placemaking**' document.

The applicant has been very proactive with reaching out to our members, starting with our first meeting back on July 30, 2021. The applicant provided HUB with advance copies of the proposed site plan and building elevations/renderings. Our members provided feedback and requested improvements to the landscaping and building colors/materials. Then, on May 12, 2022, the applicant and development team attended our HUB meeting and gave a formal presentation. We were very happy to see that the updated building renderings now incorporated our requested changes. After review of the request, HUB is in full support of rezoning this property from C-2 to C-2 SP (Intermediate Commercial with a Special Permit) to allow the proposed private hobby unit use with all underlying C-2 uses.

theHUB is a group of business owners, property owners, and neighbors on Hatcher Road with an interest, energy and sense of activism to revitalize the area along Hatcher Road east of 19th Avenue all the way to 12th Street. By working with city representatives to help develop, improve, and prosper our neighborhood, we hope to make our corridor a well-known destination for business and the arts. The home of the Hobby Units on Hatcher located at 1635, West Palmer Drive, falls within our revitalization target area and we welcome this new development.

theHUB is appreciative of the investment that the North Central Garage Club is making in the Sunnyslope neighborhood, particularly the Hatcher Corridor. We are grateful for the opportunity to comment on this application and look forward to a fruitful project that benefits our Business and Residential community. If you have any questions, please contact me at 602.677.3141 or you may email me at caroline.lobo@suoLL.com

Sincerely,

A handwritten signature in black ink, appearing to read 'Caroline Lobo', with a horizontal line underneath.

Caroline Lobo
President, theHUB

June 13, 2022

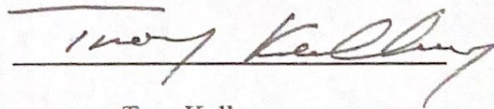
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Re: Letter or Support for Rezoning Case No. Z-SP-2-22-3 (Rezoning Request Located at 1635 West Palmer Drive, Phoenix AZ 85021)

Dear Planning and Development Department,

Please accept this letter of support for Rezoning Case No. Z-SP-2-22-3 regarding a private hobby unit use to be located at 1635 West Palmer Drive, Phoenix, AZ 85021. My name is Troy Kelley and I am the owner of the Property located at 1706 W Hatcher Rd, Phoenix, AZ 85021. I have been in contact with the applicant and development team who have provided information regarding this rezoning case. After review of the request, I am in support of rezoning this property from C-2 to C-2 SP (Intermediate Commercial with a Special Permit) to allow the proposed private hobby unit use with all underlying C-2 uses. I understand the hobby units will be privately owned and will be conducted completely indoors and am glad to know that 11 new unit owners will become invested in the community. I believe the proposed use would be beneficial to the area by utilizing the currently vacant property. I am happy to welcome the Hatcher Hobby Unit use to the neighborhood.

Very truly yours,

A handwritten signature in dark ink, appearing to read "Troy Kelley", is written over a horizontal line.

Troy Kelley
Kelley's Machine Shop



7201 W. John Cabot Road
Glendale, Arizona 85308
Phone: (602) 548-1088
Fax: (602) 504-8545

June 15, 2022

City of Phoenix, Arizona
Planning and Development Department
200 West Washington Street, 3rd Floor
Phoenix, AZ 85003

Re: Letter or Support for Rezoning Case No. Z-SP-2-22-3 (Rezoning Request
Located at 1635 West Palmer Drive, Phoenix AZ 85021)

Dear Planning and Development Department,

Please accept this letter of support for Rezoning Case No. Z-SP-2-22-3 regarding a private hobby unit use to be located at 1635 West Palmer Drive, Phoenix, AZ 85021. My name is Robin Giordano and I am the owner of the Property located at 9602 N. 16th Ave, Phoenix, AZ 85021. I have been in contact with the applicant and development team who have provided information regarding this rezoning case. After review of the request, I am in support of rezoning this property from C-2 to C-2 SP (Intermediate Commercial with a Special Permit) to allow the proposed private hobby unit use with all underlying C-2 uses. I understand the hobby units will be privately owned and will be conducted completely indoors and am glad to know that 11 new unit owners will become invested in the community. I believe the proposed use would be beneficial to the area by utilizing the currently vacant property. I am happy to welcome the Hatcher Hobby Unit use to the neighborhood.

Very truly yours,

Robin Giordano

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ROC#221449
Your Property.... Our Reputation