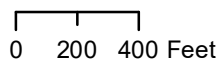
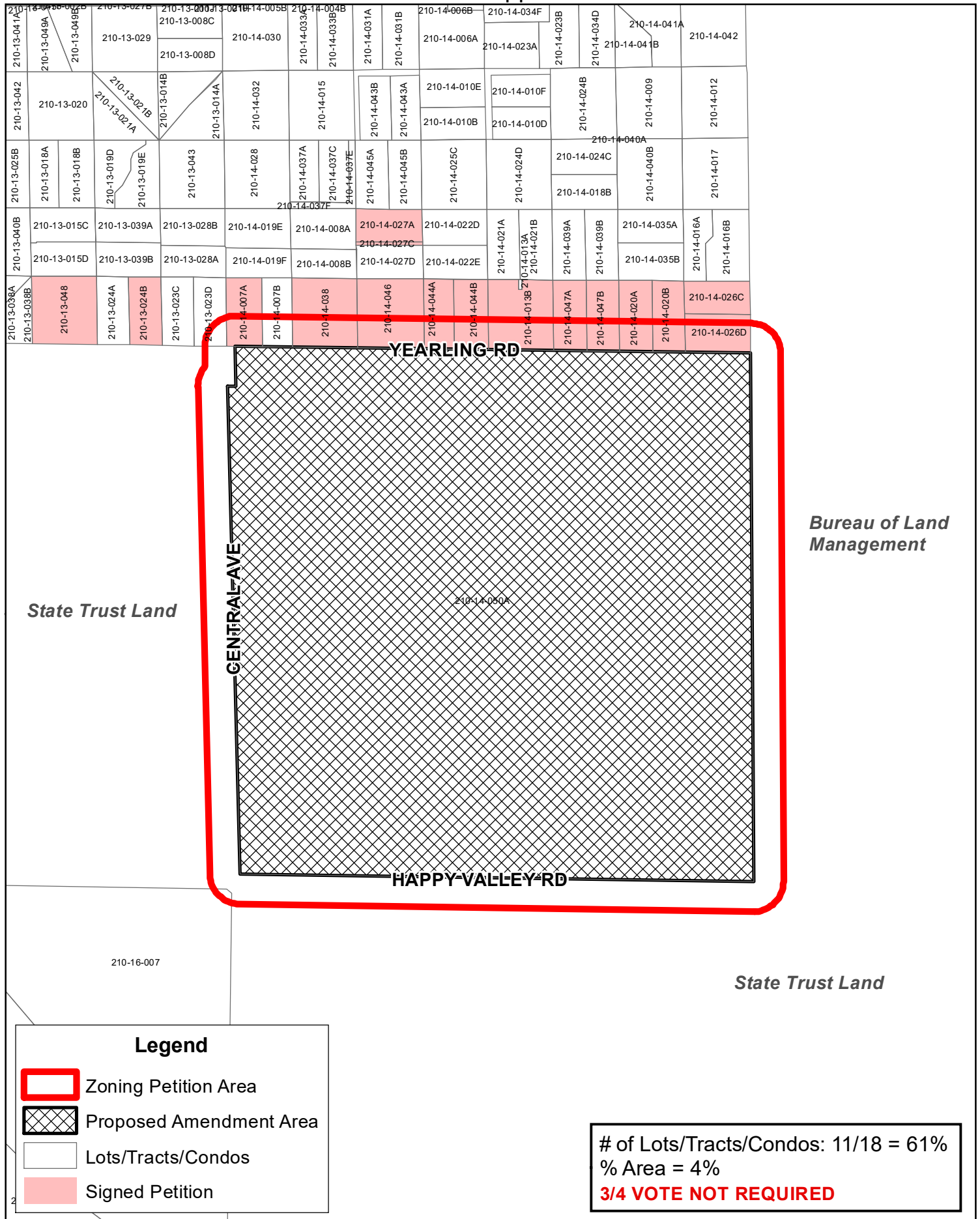


Attachment F - Appeal Petition



Petition Verification Map for Z-37-19-2

Map prepared by City of Phoenix, Planning and Development Services Dept. 8/13/2020

CITY OF PHOENIX
PLANNING AND DEVELOPMENT DEPARTMENT

FORM TO REQUEST PC to CC I HEREBY REQUEST THAT THE CC HOLD A PUBLIC HEARING ON: SEPTEMBER 2, 2020				
APPLICATION NO/ LOCATION	GPA-DV-2-19-2 and Z-37-19-2 Happy Valley Road and Central Avenue	(SIGNATURE ON ORIGINAL IN FILE)		
		opposition	x	applicant
APPEALED FROM:	PC 8/6/2020	William P. Verno VA4613@msn.com		
	<i>PC DATE</i>			
TO CC HEARING	CC 9/2/2020	25825 North 1st Place Phoenix, AZ 85085		
	<i>CC DATE</i>	<i>NAME / PHONE / EMAIL</i>		
REASON FOR REQUEST: Reduce density to community suggested and Water Flow Hydrology Report update.				
RECEIVED BY:	Julianna Pierre	RECEIVED ON:	8/13/2020	

Alan Stephenson
Joshua Bednarek
Tricia Gomes
Racelle Escolar
Stephanie Vasquez
Leah Swanton
Vikki Cipolla-Murillo
Danielle Jordan
Applicant



City of Phoenix
PLANNING AND DEVELOPMENT DEPARTMENT

CITY OF PHOENIX

AUG 13 2020

**Planning & Development
Department**

The **PLANNING COMMISSION** agenda for **August 6, 2020** is attached.

The **CITY COUNCIL** may approve the recommendation of the Planning Commission without further hearing **unless**:

1. A **REQUEST FOR A HEARING** by the **CITY COUNCIL** is filed within seven (7) days.

There is a \$630.00 appeal fee for hearings requested by the applicant, due by 5:00 p.m. **August 13, 2020**.

Any member of the public may, within seven (7) days after the Planning Commission's action, request a hearing by the City Council on any application. If you wish to request a hearing, fill out and sign the form below and return it to the Planning and Development Department by 5:00 p.m., **August 13, 2020**.

2. A **WRITTEN PROTEST** is filed, no later than seven (7) days after the Planning Commission's action, which requires a three-fourths vote. A written protest will require a three-fourths vote of the City Council to approve a zoning change when the owners of at least 20 percent of the property by area and number of lots, tracts, and condominium units within the zoning petition area have signed the petition. The zoning petition area includes both the area of the proposed amendment, and the area within 150 feet of the proposed amendment, including all rights-of-way. For condominium, townhouse and other types of ownership with common lands, authorized property owner signatures are required. Please see Planning and Development Department Staff for additional information prior to gathering signatures.

To require a three-fourths vote of the City Council for approval, a written protest for applications on this agenda must be filed with the Planning and Development Department by 5:00 p.m. **August 13, 2020**.

The Planning and Development Department will verify ownership by protestors to determine whether or not a three-fourths vote will be required.

3. A **CONTINUANCE** is granted at the **PLANNING COMMISSION**. In the event of a continuance, there is an \$830.00 fee due from the applicant within fourteen (14) days, by 5:00 p.m. **August 20, 2020**.

FORM TO REQUEST CITY COUNCIL HEARING

I HEARBY REQUEST THAT THE CITY COUNCIL HOLD A PUBLIC HEARING:

GPA-DV-2-19-2/2-37-19-2
APPLICATION NO.

Happy Valley Road & Central
LOCATION OF APPLICATION SITE

6 Aug 2020
DATE APPEALED FROM

☒ **OPPOSITION**
☐ **APPLICANT**

Julianne Pierre
PLANNER
(PLANNER TAKING THE APPEAL)

BY MY SIGNATURE BELOW, I ACKNOWLEDGE CITY COUNCIL APPEAL:

William P. Vernon
PRINTED NAME OF PERSON APPEALING

W. P. Vernon
SIGNATURE

25825 U 13th PLACE
STREET ADDRESS

13 Aug 2020
DATE OF SIGNATURE

Phoenix, AZ 85085
CITY, STATE & ZIP CODE

TELEPHONE NO.

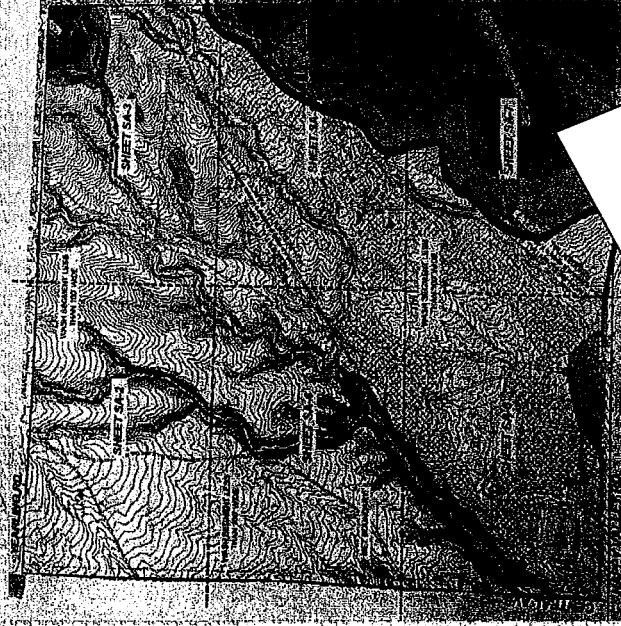
VAN613@MSNO.COM
EMAIL ADDRESS

REASON FOR REQUEST

Reduce Density to community suggested
Water Saver & Hydrology Report update

APPEALS MUST BE FILED IN PERSON AT 200 WEST WASHINGTON, 2ND FLOOR, ZONING COUNTER

Sonoran Preserve



This hillside area has greater than 10% slopes. 60% of this area is greater than 10% slope.

Transfer to the Sonoran Preserve. Remove it from the PUD.



Implement the City Council approved Sonoran Master Plan

✓ Protect large areas of scenic and sensitive lands as a visual amenity

✓ Preserve significant hillsides that have a greater than 10% slope

Parcel 3 concept is to build a 3 story, 40 foot multi-story building on the corner adjacent to preserve property line

Parcel 3 has over 60% of the land greater than 10% slope

✓ Maintain physical public access to the preserve which provides a sense of public ownership

✓ See Stipulation #2 and #4

AUG 13 2020

**Planning & Development
Department**

MEMORANDUM FOR RECORD

DATE: 12 August 2020

TO: City of Phoenix, Planning and Development Department

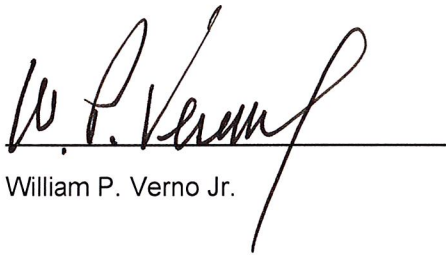
FROM: Concerned Citizen's Response to Central Foothills PUD Z-37-19/GPA-DV-1-19-2

SUBJECT: Petitions for Three-Fourths (3/4) Vote by City Council

As required by the City of Phoenix, we are submitting the required form and Concern Citizens written protest and petitions. Our submission exceeds the required 20% of owners within the zoning petition area which requires three-fourths (3/4) of the City Council to approve the Central Foothills PUD Z-37-19/GPA-DV-1-19-2 rezoning request.

Thank you, I appreciate your assistance. Please contact me at 602-291-3194 if there are any questions or other required details about this submission.

I am,


A handwritten signature in black ink, appearing to read "W. P. Verno Jr.", is written over a horizontal line.

William P. Verno Jr.

Attachments: 16 Pages


**Petition for THREE-FOURTHS (3/4) Vote by City Council
For Advancing of Central Foothills,
Planned Unit Development (PUD), Z-37-19/GPA-DV-1-19-2, May 21, 2020
At 25401 Central Avenue, Corner of Happy Valley Road and Central Avenue**

Petition summary and background	The subject PUD, Z-37-19/GPA-DV-1-19-2, has been submitted to the City of Phoenix (CoP) City Council for review and approval.
Action: Petition to delay and not approve the advancing of Z-37-19/GPA-DV-1-19-2, May 21, 2020 submission. Summary: We have accepted the fact development will occur. We are presenting our concerns with emphasis that focuses on Density and Water Flow that significantly affects current and future Public Safety.	<p>I (we) the undersigned is (are) concerned citizens property is near where this development will take place. We strongly urge you, our leaders to not approve and stop any further actions on advancing this PUD/GPA for following reasons:</p> <ol style="list-style-type: none"> 1. Density is our major concern. Parcel 1 should be the only part of the PUD consider for rezoning. Eliminate the PUD and just implement a rezoning request for a R1-18/R1-10 rezoning mix for the following reasons. 2. Another concern is about storm water runoff from the Maricopa County residential area into this development and how will it be handled. There has been no hydrology study done in this area since 1995. The landscape of the county residence has significantly changed since 1995 and now they are proposing over 200 dwellings on Parcel 1. As such, a new Hydrology Study needs to be done and based upon the new Flo-2D model. Until this is completed, the Applicant/Developer submission should be denied. 3. The Happy Valley access road improvement along the frontage of this project to be completed at the time of Parcel 1 development. 4. Our conclusion is "How can an adequate site plan be developed for approval without this new analysis?" This is why the community has recommended the City Council to delay and not approve this proposal.

DATE	SIGNATURE	PRINT NAME	ADDRESS	APN
8/12 2020		James Cullen	18 E 7 th Ave / W. Rd PHX 85088	216-14-007A


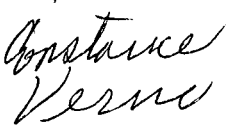
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DATE	SIGNATURE	PRINT NAME	ADDRESS	APN
8/12/20		THOMAS SUTTON	104 EYEARLING RD	210-14-038

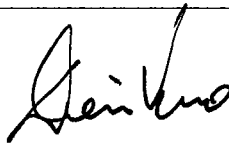
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DATE	SIGNATURE	PRINT NAME	ADDRESS	APN
12 Aug 2020		William P. Verboon Jr.	25825 N. 1 ST PLACE PHOENIX, AZ 85085	210-14-046
8-12-20		CONSTANCE VERNO	25825 N. 1 ST PLACE PHOENIX, AZ 85085	210-14-046


**Petition for THREE-FOURTHS (3/4) Vote by City Council
For Advancing of Central Foothills,
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DATE	SIGNATURE	PRINT NAME	ADDRESS	APN
9-12-20		Dennis Verno	25825 N 1st Pl Phoenix, AZ 85085	210-14-046

**Petition for THREE-FOURTHS (3/4) Vote by City Council
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DATE	SIGNATURE	PRINT NAME	ADDRESS	APN
8/12		KEVIN FINLEY	25917 N. 2ND ST. PHX AZ 85085	210-14-027E



**Petition for THREE-FOURTHS (3/4) Vote by City Council
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DATE	SIGNATURE	PRINT NAME	ADDRESS	APN
8/12/2020	Susan E Johnson	Susan E. Johnson	204 E Yearling Rd Phoenix, AZ 85085	210-14-044A 218-14-044A
8/12/2020	Robert L. Johnson	ROBERT L. JOHNSON	204 E. YEARLING RD - PHOENIX - ARIZ 85085	210-14-044A

**Petition for THREE-FOURTHS (3/4) Vote by City Council
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DATE	SIGNATURE	PRINT NAME	ADDRESS	APN
8/12/20		John Blue	218 E Yearling Rd Phoenix, AZ 85085	210-14-0448
8/12/20		CHERYL STEVENSON	218 E. Yearling Rd PHX, AZ 85085	210-14-0448

**Petition for THREE-FOURTHS (3/4) Vote by City Council
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DATE	SIGNATURE	PRINT NAME	ADDRESS	APN
08/12/2020	<i>Julie C Bradfeldt</i>	Julie Bradfeldt (formerly Thompson)	412 E Yearling Road, Phoenix AZ 85085	210-14-047A

Certificate of Authenticity

Session Information

Signing Session ID:	db15707d-c2da-4abd-8bbb-79d7c6b98733	Status:	Completed
Transaction Name:	412 E Yearling Road	Created On:	08/12/2020 10:08:59 AM MST
Session Title:	Petition	Last Modified:	08/12/2020 10:13:01 AM MST
Documents:	1	Owner:	Julie Bradfeldt
Signers:	1	Company:	HomeSmart

Signer Information

Signature Events	Signature	Timestamp
Julie C Bradfeldt	<i>Julie C Bradfeldt</i>	Sent: 08/12/2020 10:12:16 AM MST
julie@bradfeldt.com		Viewed: 08/12/2020 10:12:35 AM MST
Signer Security: Email	IP Address: 216.70.31.13	Disclosure: 08/12/2020 10:12:35 AM MST
	ID: 85102c61-5bcc-4561-80aa-0805745eba08	Signed: 08/12/2020 10:12:57 AM MST

Session Documents

Document	Signatures	Initials	Dates	FormFields	Dropdown	Checkbox	RadioButton
JBradfeldt_2_Sept_2020_CoPCC_Locals_Petition.pdf	1	0	1	0	0	0	0

Session Activity

Timestamp	IP Address	Activity
08/12/2020 10:13:01 AM MST	216.70.31.13	Session completed and closed by Julie Bradfeldt
08/12/2020 10:12:57 AM MST	216.70.31.13	Signing Completed by Julie C Bradfeldt (julie@bradfeldt.com)
08/12/2020 10:12:35 AM MST	216.70.31.13	Signature created and disclosure approved by Julie C Bradfeldt (julie@bradfeldt.com)
08/12/2020 10:12:16 AM MST	216.70.31.13	Invitation sent to Julie C Bradfeldt(julie@bradfeldt.com) by Julie Bradfeldt
08/12/2020 10:12:16 AM MST	216.70.31.13	eSignOnline Session Created by Julie Bradfeldt
08/12/2020 10:11:29 AM MST	216.70.31.13	Document has been marked up by Julie Bradfeldt

Disclosure

Consumer Disclosure

Please read the information below regarding the terms and conditions of receiving documents, contracts, and disclosures electronically through the eSign Online electronic signature system. If this information is to your satisfaction and you agree to the terms and conditions,

please confirm your acceptance and agreement by checking the box 'I Agree to the above Consumer Disclosure' and selecting the 'Create and Approve Signature button'.

Electronic distribution of documents and contracts

HomeSmart (We, us, or the Company) acknowledges your agreement to receive required documents, contracts, notices, disclosures, authorizations, and other documents electronically through the eSign Online electronic signature system. We appreciate and thank you for doing your part to go paperless and save our environment. Through the eSign Online electronic signature system, we are able to save time and process a transaction faster. We do not have to print and mail paper copies, wait for signatures that could take days or weeks, and there are no delays associated with waiting for you to mail it back to us. Unless you tell us otherwise in accordance with the procedures described herein this disclosure, we will provide documents through this electronic method during the course of our relationship with you. If you do not agree with this process and method, please let us know as described below.

HomeSmart outsources personal information to a third party processing and storage service provider which is located in the USA. The Buyer and Seller hereby acknowledge that personal information processed and stored by a US third party service provider is subject to the laws of that country and that information may be made available to the US government or its agencies under a lawful order made in that country.

Paper copies

During the signing process on eSign Online, you will have the opportunity to download and print your copies of the documents before and after signing. At any time, you may contact us to obtain paper copies of documents that have been provided to you electronically. To request paper copies, you must send an email to julie@bradfeldt.com and in the body of the email state your full name, address, telephone number, and the name of the document or transaction that you would like a paper copy for. If any fees apply, we will notify you.

Withdrawing your consent to sign electronically

Once you have decided and agreed to the following disclosure to sign documents electronically, you may at any time thereafter decide to withdraw your consent and receive required documents only in paper format. There are several ways to inform us that you no longer wish to receive documents and sign electronically:

- a) During the electronic signing process, you may elect to 'decline' and indicate your reasons for declining and withdrawing your consent.
- b) Send an email to julie@bradfeldt.com and in the body of the email indicate your full name, address, telephone number and that you no longer wish to sign electronically and instead would like to receive paper copies

Please be aware that withdrawing your consent to sign electronically may result in delays and/or more time to complete a transaction. We will then have to print and mail paper copies to you, wait for you to receive and sign documents, then wait for you to mail it back and follow the same procedure with other parties to the transaction.

How to contact HomeSmart

At any time, you may contact us to change your email and contact information, request paper copies, or to indicate your change in consent to sign electronically hereafter.

Contact Name : Julie Bradfeldt
Email Address : julie@bradfeldt.com
Phone Number : (612) 965-7749

Hardware and Software Requirements

The following are minimum hardware and software requirements to use the eSign Online electronic signature system.

Operating Systems: Windows® 8, Windows® 7, Windows Vista®, Mac OS® X 10.6 and higher.

Browsers: Google Chrome® 36 and higher, Internet Explorer® 9.0 and higher, Mozilla Firefox® 31.0 and higher, Safari® 5.1.7 and higher.

Screen Resolution: 800 x 600 minimum

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**Petition for Advancing of Central Foothills,
Planned Unit Development (PUD), Z-37-19/GPA-DV-1-19-2, May 21, 2020
At 25401 Central Avenue, Corner of Happy Valley Road and Central Avenue**

Petition summary and background	The subject PUD, Z-37-19/GPA-DV-1-19-2, has been submitted to the City of Phoenix (CoP) City Council for review and approval.
Action: Petition to delay and not approve the advancing of Z-37-19/GPA-DV-1-19-2, May 21, 2020 submission. Summary: We have accepted the fact development will occur. We are presenting our concerns with emphasis that focuses on Density and Water Flow that significantly affects current and future Public Safety.	<p>I (we) the undersigned is (are) concerned citizens property is near where this development will take place. We strongly urge you, our leaders to not approve and stop any further actions on advancing this PUD/GPA for following reasons:</p> <ol style="list-style-type: none"> 1. Density is our major concern. Parcel 1 should be the only part of the PUD consider for rezoning. Eliminate the PUD and just implement a rezoning request for a R1-18/R1-10 rezoning mix for the following reasons. 2. Another concern is about storm water runoff from the Maricopa County residential area into this development and how will it be handled. There has been no hydrology study done in this area since 1995. The landscape of the county residence has significantly changed since 1995 and now they are proposing over 200 dwellings on Parcel 1. As such, a new Hydrology Study needs to be done and based upon the new Flo-2D model. Until this is completed, the Applicant/Developer submission should be denied. 3. The Happy Valley access road improvement along the frontage of this project to be completed at the time of Parcel 1 development. 4. Our conclusion is "How can an adequate site plan be developed for approval without this new analysis?" This is why the community has recommended the City Council to delay and not approve this proposal.

DATE	SIGNATURE	PRINT NAME	ADDRESS	PUD
8/12 2020	<i>Robert L. Hanson</i>	ROBERT L. HANSON	508 EAST YEARLING RD.	210-14-020A
8/12 2020	<i>Modelaine Hanson</i>	Modelaine Hanson	508 East Yearling Road	210-14-020A
8/12 2020	<i>Shirley Larsen</i>	Shirley Larsen	308 E. Yearling Rd.	210-14-013B
8/12 2020	<i>Alan Larsen</i>	Alan Larsen	308 E. Yearling Rd	210-14-013B
8/12 2020	<i>Alexandra Larsen</i>	Alexandra Larsen	308 E. Yearling rd	210-14-013B

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Petition to Disapprove FUD 2-37 12/CIPA-DV-1-19-2

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PUD
210-14-
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DATE	SIGNATURE	PRINT NAME	ADDRESS
8/12/20	Stuart Hamer	Stuart Hamer	520 E. Yearling Rd PRN 210-14-0208
8/12/20	Brenda Hamer	Brenda Hamer	520 E Yearling Rd 85085 PRN 210-14-0208
8/12/2020	Pamela Crenshaw	Pamela Crenshaw	106 W Yearling 85085
8/12/2020	Mark Crenshaw	Mark Crenshaw	106 W. Yearling Rd 85085
8/12/2020	Jodi LeBlanc	Jodi LeBlanc	122 W. Yearling Rd 85085
8/12	Everett Mowry	Everett Mowry	616 E. YEARLING RD 85085 PRN 210-14-0260
8/12	Joanne E. Mowry	Joanne E. Mowry	616 E. YEARLING RD 85085

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