



P & Z DEVELOPMENT SUMMARY

IRONWOOD

Name/Address	File #/Type	Comments	Case Status	Next Step
Larry Miller Dodge/Toyota/Hyundai South side of Bell Rd. between 84th Ave. & 87th Ave.	SP12-0006 Site Plan	Site improvements and building remodels for three dealerships.	3rd review underway.	3rd review comments go to applicant.

MESQUITE

Name/Address	File #/Type	Comments	Case Status	Next Step
Silver Canyon Ranch NEC 79th Ave. & Calle Lejos	V12-0003 Variance	Variance from lot width and area of lots 32-39.	Scheduled for 11/13 Board of Adjustment	Scheduled for 11/13 Board of Adjustment
Cibola Vista Resort 27501 N. Lake Pleasant Pkwy.	PR02-36A.2 Site Plan Amendment	Site Plan Amendment to add four buildings to the existing resort.	1st Comments sent 9/24/12.	Wait for 2nd review
Terramar Parcel 10B W/O 74th Ave. & Terramar Blvd.	P12-0008 Preliminary Plat	Preliminary Plat for 43 single family residential lots	1st comments provided, waiting for 2nd submittal	Wait for 2nd review.
Blackstone Parcel B-6 NWC Lone Mountain Rd. & El Mirage Rd.	P12-0007 Preliminary Plat	Preliminary Plat for 52 single family residential lots.	Approved 11/1/12.	
Saddleback Heights St. Rt. 74 & 147th Avenue Alignment	Z02-04A.1 Planned Community District Amendment	Amendment to modify the overall project density, hillside development standards, use allowances, and project circulation.	Planning review complete.	Waiting for re-submittal.
Trailside at Happy Valley SWC 93rd Ave. & Happy Valley Rd.	GPA12-0005 General Plan Amendment	Minor GPA from Residential Estate to Residential Low and Residential Medium.	First review complete. Comments sent on 8/28/12.	Waiting for second submittal.
Trailside at Happy Valley SWC 93rd Ave. & Happy Valley Rd.	Z12-0005 Rezone	Rezone from R1-35 to Planned Area Development.	First review complete. Comments sent on 8/28/12.	Waiting for second submittal.
Lake Pleasant Heights SAP Amendment	GPA12-0003 General Plan Amendment	Amendment to the Specific Area Plan to reappropriate land uses within the project area.	scheduled for 2nd P&Z hearing on 11/1/12	Review and prepare for 11/1/12 P&Z hearing
Cholla Hills NWC St. Rt. 74 & Old Lake Pleasant Rd.	Z98-03A.1 Major PAD Amendment	Major PAD Amendment to allow a recreational RV resort.	Advertised for 12/6/12 P&Z Commission hearing	P&Z Commission
Shops at Coldwater Ranch NEC Happy Valley Rd. & El Mirage Rd.	GPA11-0013 General Plan Amendment	Minor GPA to change land use designation from Residential/Low to Neighborhood Commercial.	Comments provided to applicant regarding pre-annexation agreement. No Change: 10/30/12	Wait for revisions from applicant: Finish revisions of pre-annexation agreement; schedule for planning and zoning hearing
Terrazza SW of SWC 67th Ave. & Happy Valley Rd.	Z11-0001 Rezoning	Rezone approx. 26 acres from SR-43 to PAD for a mixed use development including residential condo, retail, restaurant and office uses.	2nd review underway.	2nd review comments go to applicant.
Terrazza SW of SWC 67th Ave. & Happy Valley Rd.	GPA11-0001 General Plan Amendment	General Plan Amendment to change from Residential Estate to Neighborhood Commercial/Mixed Use.	2nd review underway.	2nd review comments go to applicant.

MESQUITE

Name/Address	File #/Type	Comments	Case Status	Next Step
APS Annexation Loop 303, Dysart Rd, 115th Ave, Jomax Rd	ANX07-04 Annexation	Combination annexation of State and private land. Includes APS Westwing site.	On-going discussions with State Land to prepare for Selection Board hearing.	Awaiting State Selection Board hearing to grant the City the ability to annex State Trust Land.
City of Peoria Annexation Section 29/T5N/R1E - N/O Happy Valley Rd.	ANX09-01 Annexation	Annexation of 101 acres of BLM land.	BLM Annexation. Documents to DOR/Assessor 6/4/09.	Need to process petition. Continue to research possible annexation. May not have any personal property to annex parcel.
City of Peoria Annexation Section 6/T5N/R1E - N/O Happy Valley Rd.	ANX09-02 Annexation	Annexation of 168 acres	BLM Annexation. Documents to DOR/Assessor 6/4/09.	Need to process petition. Continue to research possible annexation. May not have any personal property to annex parcel.

PALO VERDE

Name/Address	File #/Type	Comments	Case Status	Next Step
<u>Loan Max</u> 7450 W. Cactus Rd.	CU12-0013 Conditional Use Permit	Conditional Use Permit for a non-chartered financial institution.	Advertised for 12/6/12 P&Z Commission hearing.	
<u>Loan Max</u> 7450 W. Cactus Rd.	V12-0004 Variance	Appeal of an administrative determination.	Advertised for 11/13/12 BOA hearing.	
<u>Tierra Buena II</u> NEC 75th Ave. & Greenway Rd.	P12-0010 Preliminary Plat	Preliminary plat for 19 single family home lots.	1st Comments due 11/13/12.	
<u>Tierra Buena II</u> NEC 75th Ave. & Greenway Rd.	Z12-0010 Rezone	Rezone approximately 6 acres from SR-43 to R1-6 to allow for a single family residential development.	1st Comments due 11/13/12.	
Zion Church & Daycare 7643 W. Acoma Drive	SP11-0013 Site Plan	Site Plan for a Church and Daycare facility.	2nd review comments issued 6/21/12	Await 3rd revision No Change: 10/30/12
Zion Church and Daycare 7643 W, Acoma Drive	CU11-0021 Conditional Use Permit	Conditional Use Permit for daycare facility.	2nd review comments issued 6/21/12	Await 3rd Revision No Change: 10/30/12

WILLOW

Name/Address	File #/Type	Comments	Case Status	Next Step
<u>Peoria Sports Complex</u> 16165 N. 83rd Ave.	Z93-16A.12 PAD Amendment	PAD Amendment for signage.	Approved 10/22/12	None.
<u>Riverwalk</u> N & S of Pinnacle Peak Rd. between 75th & 77th Avenues.	P12-0009 Preliminary Plat	Preliminary plat for 133 single family residential lots.	1st Comments due 10/24/12.	
Barrel Grill 15703 N. 83rd Ave. #110	CU12-0011 Conditional Use Permit	Conditional Use Permit for outdoor dining.	Scheduled for 11/1/12 Planning and Zoning Commission	Scheduled for 11/1/12 Planning and Zoning Commission
Great Hearts Academy SWC 83rd Ave & Pinnacle Peak	SP12-0008 Site Plan	Site Plan for a new school.	2nd review submitted. Comments due 11/19/12	In review.

WILLOW

Name/Address	File #/Type	Comments	Case Status	Next Step
Peoria Sports Complex (Osage) Peoria Sports Complex, 83rd/Paradise	Z93-16A.11 PAD Amendment	A Minor PAD amendment to facilitate the development of a mixed use center on the western 18 acre parking lot between 83rd Avenue, the Stadium, Stadium Way, and Mariner's Way.	City initiated draft is 75% complete	Complete signage, parking, architectural standards
Tierra Buena NWC 75th Ave. & Tierra Buena Ln.	P12-0005 Preliminary Plat	Preliminary Plat for 41 Single-Family lots.	2nd Comments sent 8/15/12.	Awaiting 3rd submittal.
Tierra Buena NWC 75th Ave. & Tierra Buena Ln.	Z12-0002 Rezone	Rezone approximately 9.25 acres from PAD Multi-Family to Single-Family R1-6.	Approved by City Council on 10/23/12.	
Sunset Ranch II N/O NEC Lake Pleasant Pkwy. & Williams Rd.	Z05-25A.3 Major PAD Amendment	Amendment to the approved zoning (PAD: Z05-25A.3) to accommodate the addition of 19.72 acres of land to the overall development. Total lot count is 156 over 53 acres.	Case was heard at the September 13, 2012 P&Z with a recommendation of approval (5-0). The case will now be heard at the October 23, 2012 City Council meeting.	Present to City Council at the October 23, 2012 meeting.
Goodwill 8288 W. Lake Pleasant Pkwy.	Z12-0003 PAD Amendment	Amendment to add a donation center use to the existing Goodwill location.	Scheduled for 11/13 City Council Hearing	Scheduled for 11/13 City Council Hearing
Sunset Ranch II N/O NEC Lake Pleasant Pkwy. & Williams Rd.	P12-0006 Preliminary Plat	Preliminary Plat for 69 new single-family residential lots over 20 acres.	Case has been submitted and is awaiting approval of General Plan Amendment and rezoning application.	Awaiting results from the October 23, 2012 City Council meeting.
Sunset Ranch II N/O NEC Lake Pleasant Pkwy. & Williams Rd.	GPA12-0006 General Plan Amendment	Minor GPA to change land use from estate to low density residential to allow for similar development characteristics as the existing Sunset Ranch single-family residential development. Total lot count is 156 over 53 acres.	Case was heard at the September 13, 2012 P&Z with a recommendation of approval (5-0). The case will now be heard at the October 23, 2012 City Council meeting.	Present to City Council on October 23, 2012.
Riverwalk N & S of Pinnacle Peak Rd. between 75th & 77th Avenues.	GPA12-0001 General Plan Amendment	Minor amendment to change density from Residential Estate to Residential Low.	2nd review underway.	2nd review comments go to applicant.
Riverwalk N & S of Pinnacle Peak Rd. between 75th & 77th Avenues.	Z12-0001 Rezone	Rezone from R1-35 to a Planned Area Development.	2nd review underway.	2nd review comments go to applicant.
Rock Springs Estates N/O Williams Rd. between 79th Ave. & 75th Ave.	Z11-0008 Rezone	Rezone approximately 78 acres from R1-35 (Single-family Residential) to R1-10 (Single-family Residential).	1st Comments sent 12/5/11.	Waiting for resubmittal.
Rock Springs Estates N/O Williams Rd. between 79th Ave. & 75th Ave.	GPA11-0015 General Plan Amendment	Minor GPA amendment to change the land use designation from Residential Estate to Residential Low.	1st review comments sent 12/5/11.	Waiting for resubmittal.

WILLOW

Name/Address	File #/Type	Comments	Case Status	Next Step
Johnny Fox's 16100 N. Arrowhead Fountains Center Drive	Z95-22A.10 PAD Amendment	Amend current PAD to allow additional signage.	Waiting to receive Proposition 207 waiver from applicant.	Amendment may be approved upon receipt of Proposition 207 waiver.