



P & Z DEVELOPMENT SUMMARY

ACACIA

Name/Address	File #/Type	Comments	Case Status	Next Step
<u>Charter Oak Academy</u> 7307 W. Mountain View Rd.	CU12-0010 Conditional Use Permit	Residential daycare facility for 5.	1st Comments due 9/19/12.	

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.	2nd review underway.	2nd review comments due 9/5/12.

MESQUITE

Name/Address	File #/Type	Comments	Case Status	Next Step
<u>Cibola Vista Resort</u> 27501 N. Lake Pleasant Pkwy.	PR02-36A.2 Site Plan Amendment	Site Plan Amendment to add four buildings to the existing resort.	1st Comments due 9/12/12.	
<u>Terramar Parcel 10B</u> W/O 74th Ave. & Terramar Blvd.	P12-0008 Preliminary Plat	Preliminary Plat for 43 single family residential lots	1st Comments due 8/30/12.	
Blackstone Parcel B-6 NWC Lone Mountain Rd. & El Mirage Rd.	P12-0007 Preliminary Plat	Preliminary Plat for 52 single family residential lots.	First review comments sent on 8/27/12.	Waiting for second submittal.
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. First Comments due 8/9/12.	Waiting for other departmental comments.
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.	1st comment issued, awaiting 2nd review submittal	wait for 2nd submittal
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.	Fourth review complete. Only minor comments. Waiting for comments from other departments to determine if another submittal is required.	Waiting for other departmental comments.
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: 08/29/12	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.	GPA11-0001 General Plan Amendment	General Plan Amendment to change from Residential Estate to Neighborhood Commercial/Mixed Use.	1st review comments sent 2/17/11.	Waiting for applicant to resubmit.

MESQUITE

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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.	1st review comments sent 2/17/11.	Applicant must resubmit by 10/10/12.
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
Aprisa Mexican Cuisine SEC 84th Ave. & Thunderbird Rd.	CU12-0007 Conditional Use Permit	Conditional Use Permit for a Mexican food restaurant with a drive-thru.	Approved at 8/2/2012 Planning and Zoning Commission	Building Permits
Dutch Bros Coffee SEC 84th Ave. & Thunderbird Rd.	CU12-0006 Conditional Use Permit	Conditional Use Permit for a Coffee Shop with drive-thru.	Approved at 8/2/2012 Planning and Zoning Commission	Building Permits
Dutch Bros Coffee & Aprisa Mexican Cuisine SEC 84th Ave. & Thunderbird Rd.	SP12-0005 Site Plan	Site Plan for a coffee shop and Mexican restaurant on the same parcel, both with drive-through windows.	Approved.	Building Permits
Zion Church & Daycare 7643 W. Acoma Drive	SP11-0013 Site Plan	Site Plan for a Church and Daycare facility.	2nd review comments issues 6/21/12	Await 3rd revision No Change: 8/29/12
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: 8/29/12

PINE

Name/Address	File #/Type	Comments	Case Status	Next Step
Agua Fria Lowlands North side of Northern Ave. at 115th Ave.	Z11-0007 Special Use Permit	Special Use Permit to allow a land reclamation facility to bring the area up to grade level with inert materials.	Scheduled for 9/4 City Council.	Scheduled for 9/4 City Council, then civil permits

WILLOW

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WILLOW

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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
Hooters 16550 N. 83rd Ave.	DR12-0017 Design Review	Design Review to update façade.	Approved 8/15/12.	Applicant may submit for building permits.
The Meadows Parcel 4 NEC 91st Ave. & Deer Valley Rd.	P12-0004 Preliminary Plat	Preliminary Plat for 219 Single-Family lots.	Case approved 8/6/12.	
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.	Review complete. Advertised for hearing.	9/6/12 P&Z Commission hearing.
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 has been scheduled for the September 13, 2012 P&Z and the October 23, 2012 City Council meetings.	Present to P&Z and City Council.
Goodwill 8288 W. Lake Pleasant Pkwy.	Z12-0003 PAD Amendment	Amendment to add a donation center use to the existing Goodwill location.	Sept 13 Planning and Zoning Commission	9/13 Planning and Zoning Commission then 10/23 City Council
Goodwill 8288 W. Lake Pleasant Pkwy.	CU12-0009 Conditional Use Permit	Conditional Use Permit for the addition of a donation center at an existing location.	Sept 13 Planning and Zoning Commission	Sept 13 Planning and Zoning Commission
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 P&Z and City Council.
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 has been scheduled for the September 13, 2012 P&Z and the October 23, 2012 City Council meetings.	Present to P&Z and City Council.
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.	1st review comments sent 5/1/12	Waiting for applicant to resubmit
Riverwalk N & S of Pinnacle Peak Rd. between 75th & 77th Avenues.	Z12-0001 Rezone	Rezone from R1-35 to a Planned Area Development.	1st review comments sent 5/1/12.	Waiting for applicant to resubmit.

WILLOW

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Peoria Sports Complex SEC 83rd Ave. & Paradise Lane	Z93-16A.9 P.A.D. Amendment	Minor P.A.D. amendment for a multi-tenant monument sign.	Approved 7/26/2012	None.
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.
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 12/5/12.	Waiting for resubmittal.
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.