



CITIZEN PARTICIPATION REPORT

**City of Maricopa, Case: ZON16-02
Future Anderson Substation Site**

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**ELECTRICAL DISTRICT NO. 3 OF PINAL COUNTY
ENGINEERING & OPERATIONS DEPARTMENT**

CUSTOMER SERVICE OFFICE

19756 John Wayne Parkway, Suite 101
Maricopa, AZ 85139

Main (520) 424-9311 • Fax (520) 423-4949

www.ed3online.org

DISTRICT MAILING ADDRESS

41630 W. Louis Johnson Drive
Maricopa, AZ 85138-5402

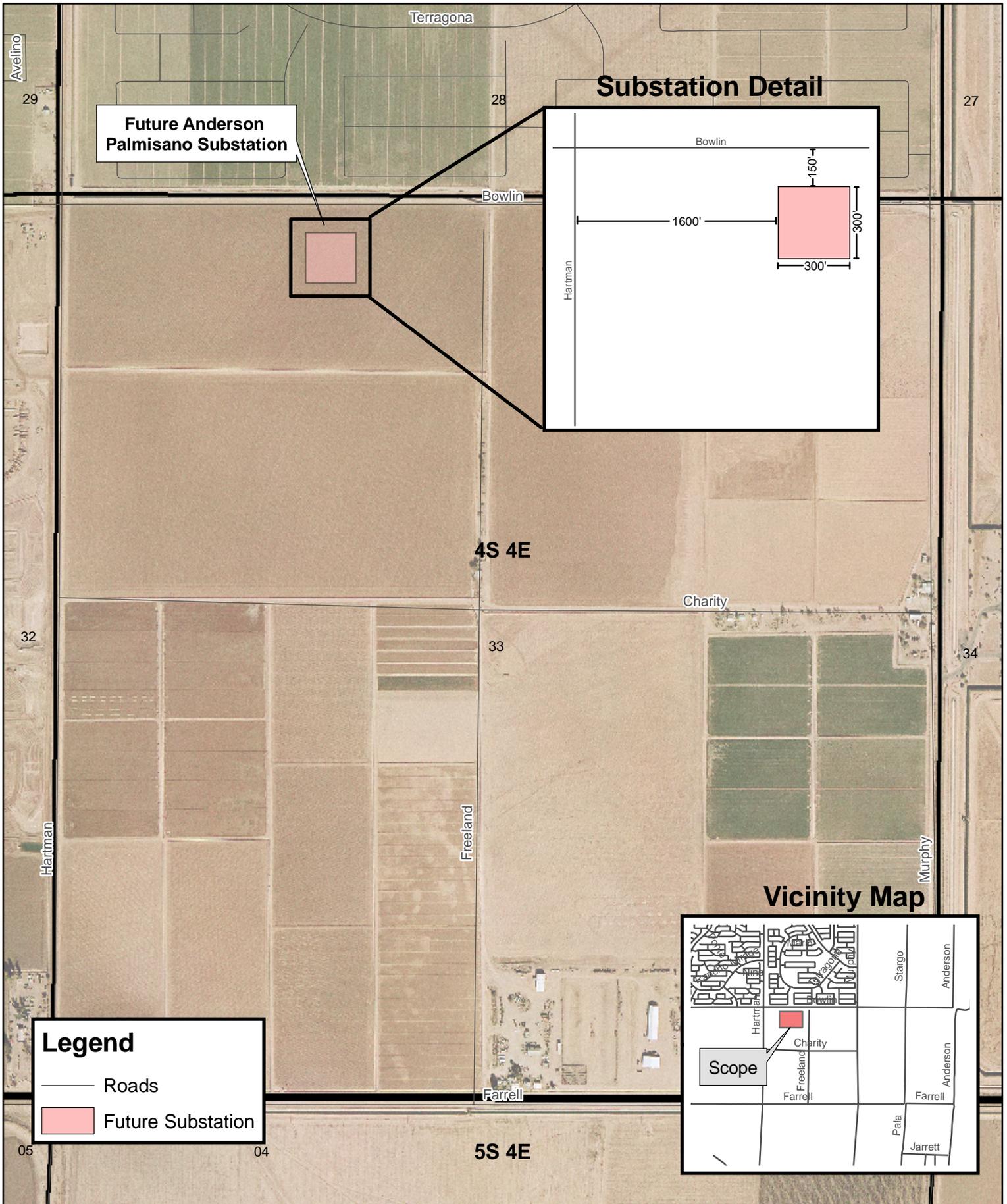
**PROJECT NARRATIVE
ANDERSON SUBSTATION**

SCOPE OF WORK

The new Anderson Substation site is located on the south side of Bowlin Road. The site will have a 69Kv Transmission tie point between Kelly and Talla Substations.

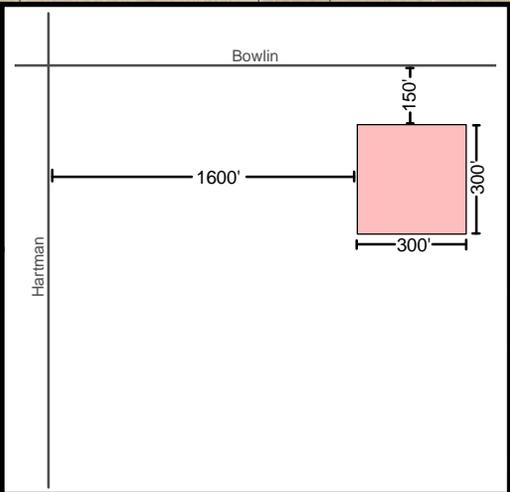
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Also, this substation will increase reliability, service ability, switching capabilities, and redundancy in the area.

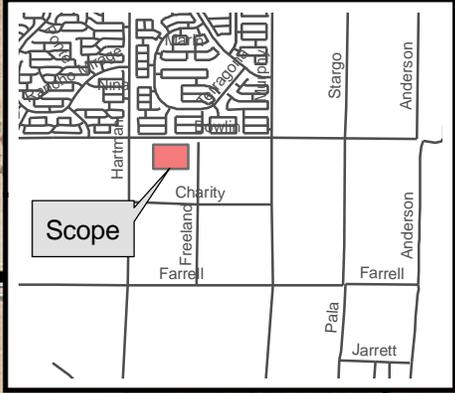


Future Anderson Palmisano Substation

Substation Detail

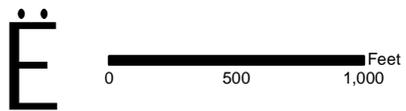


Vicinity Map



Legend

- Roads
- Future Substation



Future Substation

DISCLAIMER:
Electrical District No. 3
Do not warrant the accuracy or
location of the facilities shown

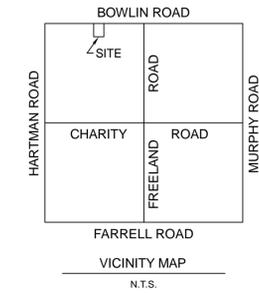


RECORD OF SURVEY

OF

ANDERSON PALMISANO SUBSTATION FEE NO. 2008-111730, P.C.R.

BEING
A PORTION OF THE NORTHWEST QUARTER OF SECTION 33,
TOWNSHIP 4 SOUTH, RANGE 4 EAST,
OF THE GILA AND SALT RIVER BASE AND MERIDIAN,
PINAL COUNTY, ARIZONA.



PARCEL DESCRIPTION

BEING A PARCEL OF LAND LOCATED IN SECTION 33, TOWNSHIP 4 SOUTH, RANGE 4 EAST, OF THE GILA AND SALT RIVER MERIDIAN, PINAL COUNTY, ARIZONA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 33 FROM WHICH THE NORTH QUARTER CORNER BEARS NORTH 89°08'55" EAST, 2638.58 FEET;

THENCE NORTH 89°08'55" EAST, ALONG AND WITH THE NORTH LINE OF SAID SECTION 33, 1299.97 FEET;

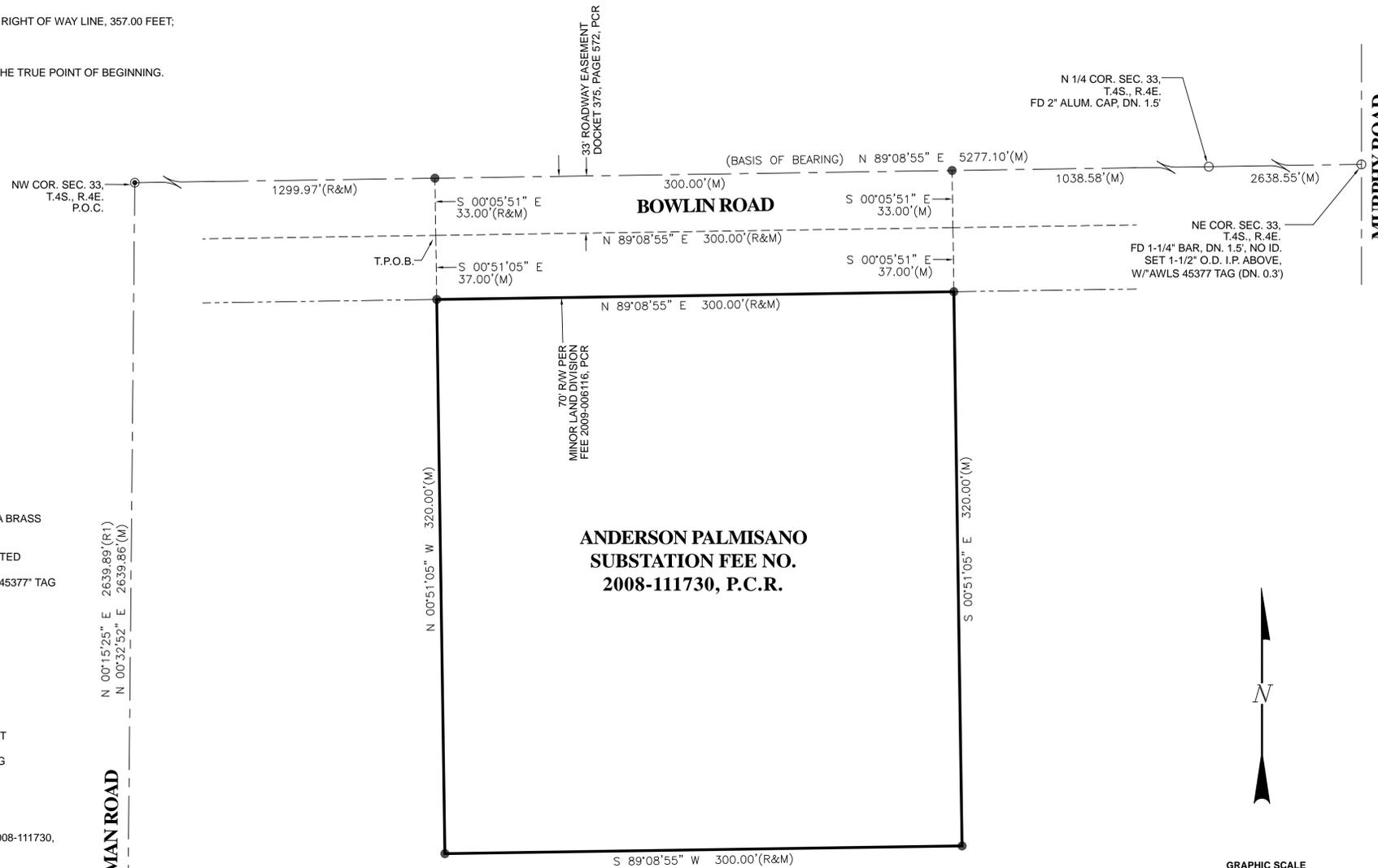
THENCE SOUTH 00°51'05" EAST, 33.00 FEET TO A POINT ON THE SOUTH RIGHT OF WAY LINE OF BOWLIN ROAD AND THE TRUE POINT OF BEGINNING OF THE HEREIN DESCRIBED PARCEL;

THENCE NORTH 89°08'55" EAST, ALONG AND WITH SAID RIGHT OF WAY LINE, 300.00 FEET;

THENCE SOUTH 00°51'05" EAST, DEPARTING SAID RIGHT OF WAY LINE, 357.00 FEET;

THENCE SOUTH 89°08'55" WEST, 300.00 FEET;

THENCE NORTH 00°51'05" WEST, 357.00 FEET TO THE TRUE POINT OF BEGINNING.



BASIS OF BEARING

THE BASIS OF BEARING AND ALL MONUMENTATION SHOWN HEREON IS BASED ON THE NORTH LINE OF THE NORTHWEST QUARTER OF SECTION 33, TOWNSHIP 4 SOUTH, RANGE 4 EAST, OF THE GILA AND SALT RIVER MERIDIAN, PINAL COUNTY, ARIZONA, USING A BEARING OF NORTH 89°08'55" EAST AS DESCRIBED IN SPECIAL WARRANTY DEED RECORDED AS FEE NO. 2008-111730, PINAL COUNTY RECORDS.

OWNER

ELECTRICAL DISTRICT NO. 3, PINAL COUNTY, ARIZONA, A POLITICAL SUBDIVISION OF THE STATE OF ARIZONA, PER FEE NO. 2008-111730, P.C.R.

REFERENCES

- SPECIAL WARRANTY DEED RECORDED AS FEE NO. 2008-111730, P.C.R.
- MINOR LAND DIVISION RECORDED IN BOOK 23 OF SURVEYS, PAGE 171, P.C.R. (FEE NO. 2009-006116, P.C.R.)

NOTES

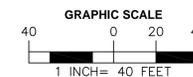
- THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT IF A CURRENT TITLE COMMITMENT.
- A.R.S. 32-151 STATES THAT THE USE OF THE WORD "CERTIFY" OR "CERTIFICATION" BY A PERSON OR FIRM THAT IS REGISTERED OR CERTIFIED BY THE BOARD IS AN EXPRESSION OF PROFESSIONAL OPINION REGARDING THE FACTS OR FINDINGS THAT ARE SUBJECT TO THE CERTIFICATION AND DOES NOT CONSTITUTE A WARRANTY OR GUARANTEE.
- SURVEY FIELD WORK WAS COMPLETED ON APRIL 16, 2016.
- THIS SURVEYOR HAS MADE NO INVESTIGATION OR INDEPENDENT SEARCH FOR EASEMENTS OF RECORD, ENCUMBRANCES, RESTRICTIVE COVENANTS, OWNERSHIP, TITLE EVIDENCE OR ANY OTHER FACTS THAT AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE.
- OWNER INFORMATION SHOWN HEREON IS PER FEE NO. 2008-111730, P.C.R.

CERTIFICATION

THIS SURVEY WAS COMPLETED UNDER MY DIRECTION DURING THE MONTH OF APRIL 2016.

LEGEND

●	FOUND CITY OF MARICOPA BRASS CAP IN HANDHOLE
○	FOUND MONUMENT AS NOTED
●	SET 1/2" REBAR W/ "AWLS 45377" TAG
P.C.R.	PINAL COUNTY RECORDS
FD	FOUND
DOWN	DOWN
O.D.	OUTSIDE DIAMETER
I.P.	IRON PIPE
P.O.C.	POINT OF COMMENCEMENT
T.P.O.B.	TRUE POINT OF BEGINNING
R/W	RIGHT OF WAY
(M)	MEASURED DATA
(R)	RECORD DATA (FEE NO. 2008-111730, P.C.R.)
(R1)	RECORD DATA (BOOK 23 OF SURVEYS, PAGE 171, P.C.R.)
—————	PROPERTY LINE
—————	ADJOINER LINE
- - - - -	MONUMENT LINE



RECORD OF SURVEY
SECTION 33
TOWNSHIP 4 SOUTH
RANGE 4 EAST
OF THE G.S.R.B. & M.
PINAL COUNTY, ARIZONA

AW LAND SURVEYING, LLC
P.O. BOX 2170, CHANDLER, AZ 85244
(480) 244-7630 (480) 243-4287

DRAWN BY: DDA CHECKED BY: DDA DATE: 07/21/16 JOB NO.: 16-033 SHEET NO. 1 OF 1

**Anderson Substation Re-Zone
COM ZON16-02
List of Property Owners Contacted**

Land Owner Name	Contact	Mailing Address	Date Letter Mailed
Anderson Palmisano Farms	Kelly Anderson	17245 N Freeland Lane	12/6/2016
Tortosa HOA	Robert Watt	14646 N Kierland Blvd, Ste 250	12/6/2016
Maricopa-Stanfield Irrigation & Drainage District	Brian Betcher	41630 W Louis Johnson Drive	12/6/2016

SENDER: COMPLETE THIS SECTION	COMPLETE THIS SECTION ON DELIVERY																
<ul style="list-style-type: none"> Complete items 1, 2, and 3. Print your name and address on the reverse so that we can return the card to you. Attach this card to the back of the mailpiece, or on the front if space permits. 	<p>A. Signature <input checked="" type="checkbox"/> Agent <input checked="" type="checkbox"/> Addressee</p>																
<p>1. Article Addressed to:</p> <div style="border: 1px solid black; padding: 5px; text-align: center;"> Robert Watt Tortosa HOA Matrixx Management, LLC 14646 N Kierland Blvd, Ste 250 Scottsdale, AZ 85254 </div>	<p>B. Received by (Printed Name) C. Date of Delivery Chris Capritto 12/7/16</p> <p>D. Is delivery address different from item 1? <input type="checkbox"/> Yes If YES, enter delivery address below: <input type="checkbox"/> No</p>																
<div style="text-align: center;">  9590 9402 1260 5246 4630 96 </div>	<p>3. Service Type</p> <table border="0"> <tr> <td><input type="checkbox"/> Adult Signature</td> <td><input type="checkbox"/> Priority Mail Express®</td> </tr> <tr> <td><input type="checkbox"/> Adult Signature Restricted Delivery</td> <td><input type="checkbox"/> Registered Mail™</td> </tr> <tr> <td><input checked="" type="checkbox"/> Certified Mail®</td> <td><input type="checkbox"/> Registered Mail Restricted Delivery</td> </tr> <tr> <td><input type="checkbox"/> Certified Mail Restricted Delivery</td> <td><input checked="" type="checkbox"/> Return Receipt for Merchandise</td> </tr> <tr> <td><input type="checkbox"/> Collect on Delivery</td> <td><input type="checkbox"/> Signature Confirmation™</td> </tr> <tr> <td><input type="checkbox"/> Collect on Delivery Restricted Delivery</td> <td><input type="checkbox"/> Signature Confirmation Restricted Delivery</td> </tr> <tr> <td><input type="checkbox"/> Insured Mail</td> <td></td> </tr> <tr> <td><input type="checkbox"/> Insured Mail Restricted Delivery (over \$500)</td> <td></td> </tr> </table>	<input type="checkbox"/> Adult Signature	<input type="checkbox"/> Priority Mail Express®	<input type="checkbox"/> Adult Signature Restricted Delivery	<input type="checkbox"/> Registered Mail™	<input checked="" type="checkbox"/> Certified Mail®	<input type="checkbox"/> Registered Mail Restricted Delivery	<input type="checkbox"/> Certified Mail Restricted Delivery	<input checked="" type="checkbox"/> Return Receipt for Merchandise	<input type="checkbox"/> Collect on Delivery	<input type="checkbox"/> Signature Confirmation™	<input type="checkbox"/> Collect on Delivery Restricted Delivery	<input type="checkbox"/> Signature Confirmation Restricted Delivery	<input type="checkbox"/> Insured Mail		<input type="checkbox"/> Insured Mail Restricted Delivery (over \$500)	
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<input type="checkbox"/> Insured Mail Restricted Delivery (over \$500)																	
<p>2. Article Number (Transfer from service label)</p> <div style="border: 1px solid black; padding: 2px;"> 7015 1730 0000 3685 3597 </div>																	
<p>PS Form 3811, July 2015 PSN 7530-02-000-9053</p>	<p>Domestic Return Receipt</p>																

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<p>1. Article Addressed to:</p> <div style="border: 1px solid black; padding: 5px; text-align: center;"> Christy Hashisaki Tortosa HOA CAAM CMCA 36340 W Picasso St Maricopa, AZ 85138 </div>	<p>B. Received by (Printed Name) C. Date of Delivery</p> <p>D. Is delivery address different from item 1? <input type="checkbox"/> Yes If YES, enter delivery address below: <input type="checkbox"/> No</p>																
<div style="text-align: center;">  9590 9402 1260 5246 4630 72 </div>	<p>3. Service Type</p> <table border="0"> <tr> <td><input type="checkbox"/> Adult Signature</td> <td><input type="checkbox"/> Priority Mail Express®</td> </tr> <tr> <td><input type="checkbox"/> Adult Signature Restricted Delivery</td> <td><input type="checkbox"/> Registered Mail™</td> </tr> <tr> <td><input checked="" type="checkbox"/> Certified Mail®</td> <td><input type="checkbox"/> Registered Mail Restricted Delivery</td> </tr> <tr> <td><input type="checkbox"/> Certified Mail Restricted Delivery</td> <td><input checked="" type="checkbox"/> Return Receipt for Merchandise</td> </tr> <tr> <td><input type="checkbox"/> Collect on Delivery</td> <td><input type="checkbox"/> Signature Confirmation™</td> </tr> <tr> <td><input type="checkbox"/> Collect on Delivery Restricted Delivery</td> <td><input type="checkbox"/> Signature Confirmation Restricted Delivery</td> </tr> <tr> <td><input type="checkbox"/> Insured Mail</td> <td></td> </tr> <tr> <td><input type="checkbox"/> Insured Mail Restricted Delivery (over \$500)</td> <td></td> </tr> </table>	<input type="checkbox"/> Adult Signature	<input type="checkbox"/> Priority Mail Express®	<input type="checkbox"/> Adult Signature Restricted Delivery	<input type="checkbox"/> Registered Mail™	<input checked="" type="checkbox"/> Certified Mail®	<input type="checkbox"/> Registered Mail Restricted Delivery	<input type="checkbox"/> Certified Mail Restricted Delivery	<input checked="" type="checkbox"/> Return Receipt for Merchandise	<input type="checkbox"/> Collect on Delivery	<input type="checkbox"/> Signature Confirmation™	<input type="checkbox"/> Collect on Delivery Restricted Delivery	<input type="checkbox"/> Signature Confirmation Restricted Delivery	<input type="checkbox"/> Insured Mail		<input type="checkbox"/> Insured Mail Restricted Delivery (over \$500)	
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1. Article Addressed to:

**Kelly Anderson
Anderson Palmisano Farms
17245 N Freeland Lane
Maricopa, AZ 85138**



9590 9402 1260 5246 4630 89

2. Article Number (Transfer from service label)

7015 1730 0000 3685 3573

PS Form 3811, July 2015 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X

Agent

Addressee

B. Received by (Printed Name)

C. Date of Delivery

D. Is delivery address different from item 1? Yes
If YES, enter delivery address below: No



3. Service Type

- Adult Signature
- Adult Signature Restricted Delivery
- Certified Mail®
- Certified Mail Restricted Delivery
- Collect on Delivery
- Collect on Delivery Restricted Delivery
- Insured Mail
- Insured Mail Restricted Delivery (over \$500)
- Priority Mail Express®
- Registered Mail™
- Registered Mail Restricted Delivery
- Return Receipt for Merchandise
- Signature Confirmation™
- Signature Confirmation Restricted Delivery

Domestic Return Receipt



ELECTRICAL DISTRICT NO. 3 OF PINAL COUNTY
ENGINEERING & OPERATIONS DEPARTMENT

CUSTOMER SERVICE OFFICE
19756 John Wayne Parkway, Suite 101
Maricopa, AZ 85139

DISTRICT MAILING ADDRESS
41630 W. Louis Johnson Drive
Maricopa, AZ 85138-5402

Main (520) 424-9311 • Fax (520) 423-4949
www.ed3online.org

NOTIFICATION LETTER

December 5, 2016

Brian Betcher
Maricopa-Stanfield Irrigation & Drainage District
41630 W Louis Johnson Drive
Maricopa, AZ 85138

Hand delivered
DATE MAILED: 12/6/16
BY: *Jise*
Brian M. Betcher
12-6-16

**RE: CASE #ZON16-02 ANDERSON SUBSTATION REZONING. THIS SITE IS
GENERALLY LOCATED WEST OF SOUTH EAST CORNER OF HARTMAN AND
BOWLIN RD WITHIN THE CITY OF MARICOPA INCORPORATED LIMITS.**

Dear Neighbor,

An application has been filed with the City of Maricopa by Electrical District No. 3 for the rezoning of Anderson Substation from General Rural (GR) to General Industrial (GI) at the above mentioned property. The meeting dates in regards to this request are as follows:

Neighborhood Meeting:

December 20, 2016 @ 6:30 p.m.
ED3 Customer Service Office
19756 N. John Wayne Pkwy. #101
Maricopa, AZ 85139

Planning and Zoning Hearing:

January 9, 2017 @ 6:00 p.m.
City Hall
39700 W. Civic Center Plaza
Maricopa, AZ 85138

City Council Hearing:

February 7, 2017 @ 7:00 p.m.
City Hall
39700 W. Civic Center Plaza
Maricopa, AZ 85138

According to the Pinal County Assessors records, you are a property owner within 300 feet of the property under consideration. In order to better inform you of the public meeting(s) scheduled for this matter, this notice is being sent to you via USPS Certified Mail.

If you wish to provide input on this matter, you may attend each meeting or submit written comment before or at the meeting. If you have any questions concerning this matter, please contact Rodolfo Lopez at the City of Maricopa Planning Department at 520-568-9098. You can also email him at rodolfo.lopez@maricopa-az.gov subject Rezoning Case #ZON16-028 Anderson Substation Rezoning.



ELECTRICAL DISTRICT NO. 3 OF PINAL COUNTY
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www.ed3online.org

NOTIFICATION LETTER

**Sent via Certified
Mail to Robert Watt
& Christy Hashisaki
By: Lisa Sjoberg
12/6/16**

December 5, 2016

Robert Watt
Tortosa Homeowners Association|Matrixx Management, LLC
14646 N Kierland Blvd, Suite 250
Scottsdale, AZ 85254

**RE: CASE #ZON16-02 ANDERSON SUBSTATION REZONING. THIS SITE IS
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Robert Watt
Tortosa HOA|Matrixx Management, LLC
December 5, 2016
Page 2

Please see additional pages for project narrative and other exhibits.

Please note that City Council holds a work session prior to the aforementioned Council meeting time. As the work session meeting time varies, please contact the City Clerk at 520-568-9098 or visit the City of Maricopa website at www.maricopa-az.gov for information on the specific time that the work session will be held. Kindly address additional questions or comments to the Planning Department at 520-568-9098.

Sincerely,

A handwritten signature in black ink, appearing to read "Larry Yates", with a long horizontal flourish extending to the right.

Larry Yates
Director of Engineering & Operations

Cc: Christy Hashisaki, Tortosa HOA



**ELECTRICAL DISTRICT NO. 3 OF PINAL COUNTY
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ANDERSON SUBSTATION**

SCOPE OF WORK

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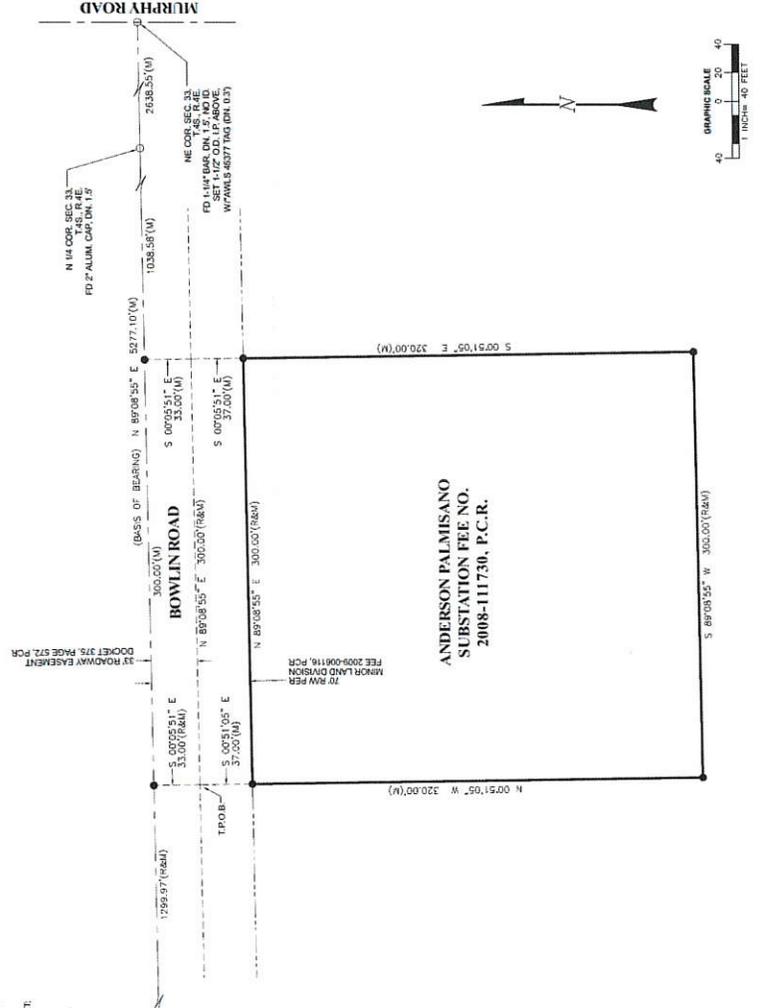
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PARCEL DESCRIPTION

BEING A PARCEL OF LAND IN MARICOPA COUNTY, ARIZONA, TOWNSHIP 4 SOUTH, RANGE 4 EAST, MERIDIAN GILA AND SALT RIVER MERIDIAN, PINAL COUNTY, ARIZONA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
 COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 33 FROM WHICH THE NORTH QUARTER CORNER BEARS NORTH 89°08'55" EAST, 208.58 FEET;
 THENCE NORTH 89°08'55" EAST, ALONG AND WITH THE NORTH LINE OF SAID SECTION 33, 1299.97 FEET;
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 THENCE NORTH 89°08'55" EAST, ALONG AND WITH SAID RIGHT OF WAY LINE, 300.00 FEET;
 THENCE SOUTH 00°51'05" EAST, DEPARTING SAID RIGHT OF WAY LINE, 357.00 FEET;
 THENCE SOUTH 89°08'55" WEST, 300.00 FEET;
 THENCE NORTH 00°51'05" WEST, 357.00 FEET TO THE TRUE POINT OF BEGINNING.



LEGEND

- FOUND CITY OF MARICOPA BRASS CAP IN HANDHOLE
- FOUND MONUMENT AS NOTED
- SET 1/2" REBAR W/ "NWS-43077" TAG
- P.C.R.
- PINAL COUNTY RECORDS
- FOUND
- DOWN
- O.D.
- I.P.
- IRON PIPE
- POINT OF COMMENCEMENT
- TRUE POINT OF BEGINNING
- RIGHT OF WAY
- MEASURED DATA
- RECORD DATA (FEE NO. 2008-111730, P.C.R.)
- RECORD DATA (BOOK 33 OF SURVEYS, PAGE 171, P.C.R.)
- PROPERTY LINE
- ADJOINER LINE
- MONUMENT LINE

BASIS OF BEARING

THE BASIS OF BEARING FOR THIS SURVEY IS AS SHOWN HEREON IS BASED ON THE BASIS OF BEARING FOR THE NORTHWEST QUARTER OF SECTION 33, TOWNSHIP 4 SOUTH, RANGE 4 EAST, OF THE GILA AND SALT RIVER MERIDIAN, PINAL COUNTY, ARIZONA, WHICH IS A PORTION OF THE GILA AND SALT RIVER MERIDIAN, PINAL COUNTY RECORDS, AS RECORDED AS FEE NO. 2008-111730, PINAL COUNTY RECORDS.

OWNER

ELECTRICAL DISTRICT NO. 3, PINAL COUNTY, ARIZONA, A POLITICAL SUBDIVISION OF THE STATE OF ARIZONA, PER FEE NO. 2008-111730, P.C.R.

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1. THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A CURRENT TITLE COMMITMENT.
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3. SURVEY FIELD WORK WAS COMPLETED ON APRIL 16, 2016.
4. THIS SURVEYOR HAS MADE NO INVESTIGATION OR INDEPENDENT SEARCH FOR EASEMENTS OF RECORD, ENCUMBRANCES, RESTRICTIVE COVENANTS, OWNERSHIP, TITLE EVIDENCE OR ANY OTHER FACTS THAT AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE.
5. OWNER INFORMATION SHOWN HEREON IS PER FEE NO. 2008-111730, P.C.R.

CERTIFICATION

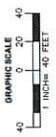
THIS SURVEY WAS COMPLETED UNDER MY DIRECTION DURING THE MONTH OF APRIL, 2016.

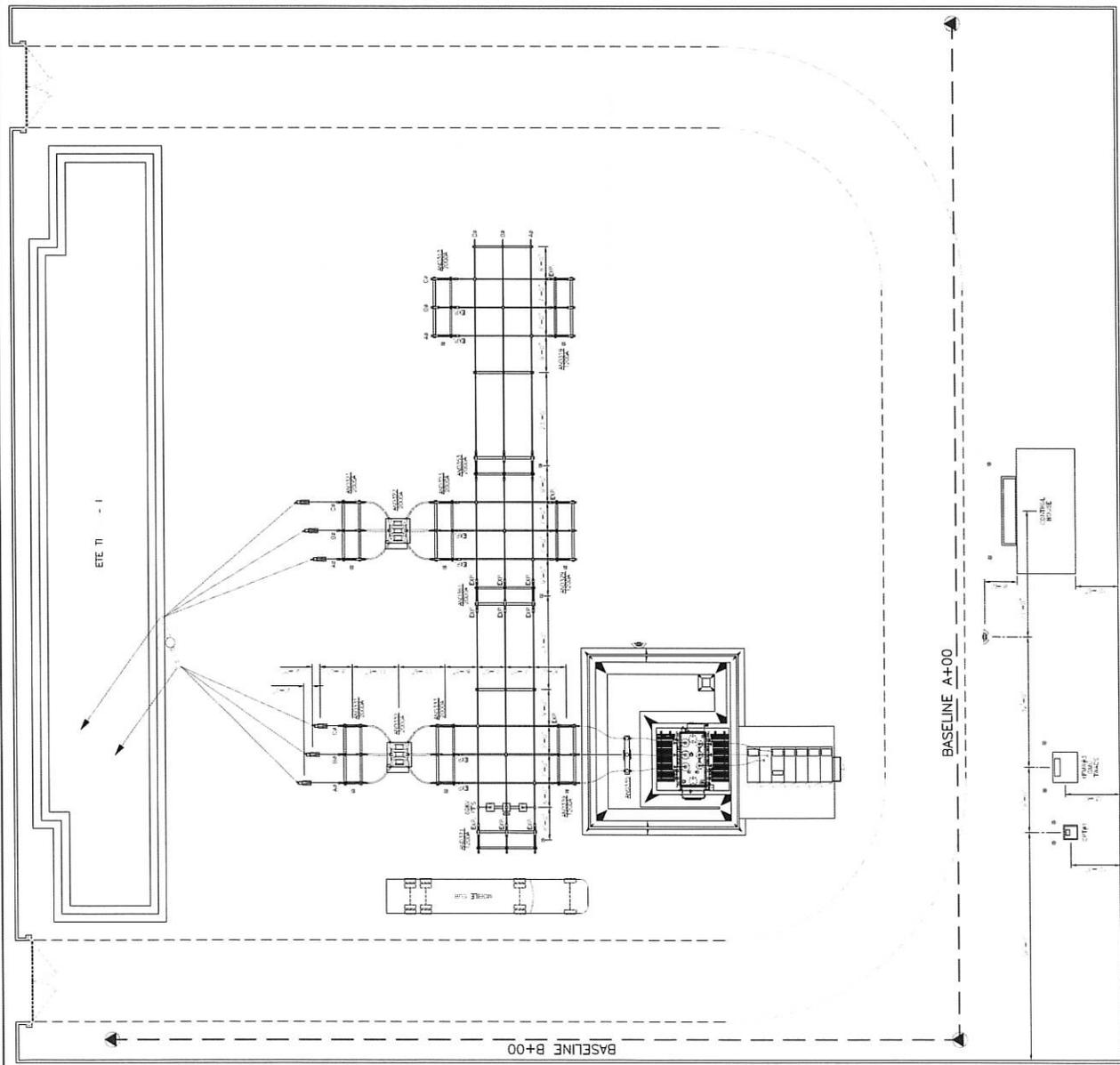


RECORD OF SURVEY
 TOWNSHIP 4 SOUTH
 RANGE 4 EAST
 OF THE G.S.R.B. & M.
 PINAL COUNTY, ARIZONA

AVI SURVEYING INC.
 P.O. BOX 2170, CHANDLER, AZ 85244
 (480) 244-7530
 (480) 244-2287

JOB NO. 14-033 SHEET NO. 1 OF 1





SCALE: 3/32" = 1'-0"

ELECTRICAL DISTRICT NO. 3 - ENGINEERING DIVISION

DRAWN: NM	CHECKED: TJR	APPROVED:	SHEET: 1 OF 1	REV: 0
TITLE: ANDERSON SUBSTATION ELECTRICAL PLAN			DATE: 11/---/16	DWG NO: E13-2

ELECTRICAL DISTRICT NO. 3

REVISION RECORD

NO.	DATE	BY	REVISION

FOR ENGINEERING
 ELECTRICAL ENGINEERING CONSULTANTS
 10000 WILLOW STREET #100
 BOSTON, MA 02120

PRELIMINARY
FOR ENGINEERING
 NOT FOR CONSTRUCTION
 12-08-2016



**ELECTRICAL DISTRICT NO. 3 OF PINAL COUNTY
ENGINEERING & OPERATIONS DEPARTMENT**

CUSTOMER SERVICE OFFICE

19756 John Wayne Parkway, Suite 101
Maricopa, AZ 85139

DISTRICT MAILING ADDRESS

41630 W. Louis Johnson Drive
Maricopa, AZ 85138-5402

Main (520) 424-9311 • Fax (520) 423-4949

www.ed3online.org

NOTIFICATION LETTER

Sent via Certified Mail

By: Lisa Sjoberg

12/6/16

December 5, 2016

Kelly Anderson
Anderson Palmisano Farms
17245 N. Freeland Lane
Maricopa, AZ 85138

**RE: CASE #ZON16-02 ANDERSON SUBSTATION REZONING. THIS SITE IS
GENERALLY LOCATED WEST OF SOUTH EAST CORNER OF HARTMAN AND
BOWLIN RD WITHIN THE CITY OF MARICOPA INCORPORATED LIMITS.**

Dear Neighbor,

An application has been filed with the City of Maricopa by Electrical District No. 3 for the rezoning of Anderson Substation from General Rural (GR) to General Industrial (GI) at the above mentioned property. The meeting dates in regards to this request are as follows:

Neighborhood Meeting:

December 20, 2016 @ 6:30 p.m.
ED3 Customer Service Office
19756 N. John Wayne Pkwy. #101
Maricopa, AZ 85139

<p><u>Planning and Zoning Hearing:</u></p>	<p><u>City Council Hearing:</u></p>
<p>January 9, 2017 @ 6:00 p.m. City Hall 39700 W. Civic Center Plaza Maricopa, AZ 85138</p>	<p>February 7, 2017 @ 7:00 p.m. City Hall 39700 W. Civic Center Plaza Maricopa, AZ 85138</p>

According to the Pinal County Assessors records, you are a property owner within 300 feet of the property under consideration. In order to better inform you of the public meeting(s) scheduled for this matter, this notice is being sent to you via USPS Certified Mail.

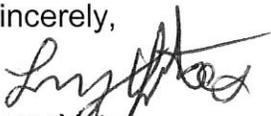
If you wish to provide input on this matter, you may attend each meeting or submit written comment before or at the meeting. If you have any questions concerning this matter, please contact Rodolfo Lopez at the City of Maricopa Planning Department at 520-568-9098. You can also email him at rodolfo.lopez@maricopa-az.gov subject Rezoning Case #ZON16-02 Anderson Substation Rezoning.

Kelly Anderson
Anderson Palmisano Farms
December 5, 2016
Page 2

Please see additional pages for project narrative and other exhibits.

Please note that City Council holds a work session prior to the aforementioned Council meeting time. As the work session meeting time varies, please contact the City Clerk at 520-568-9098 or visit the City of Maricopa website at www.maricopa-az.gov for information on the specific time that the work session will be held. Kindly address additional questions or comments to the Planning Department at 520-568-9098.

Sincerely,



Larry Yates
Director of Engineering & Operations



**ELECTRICAL DISTRICT NO. 3 OF PINAL COUNTY
ENGINEERING & OPERATIONS DEPARTMENT**

CUSTOMER SERVICE OFFICE

19756 John Wayne Parkway, Suite 101
Maricopa, AZ 85139

Main (520) 424-9311 • Fax (520) 423-4949
www.ed3online.org

DISTRICT MAILING ADDRESS

41630 W. Louis Johnson Drive
Maricopa, AZ 85138-5402

**PROJECT NARRATIVE
ANDERSON SUBSTATION**

SCOPE OF WORK

The new Anderson Substation site is located on the south side of Bowlin Road. The site will have a 69Kv Transmission tie point between Kelly and Talla Substations.

Ultimately, the substation will provide four 12Kv distribution circuits for existing and future load in the area.

Also, this substation will increase reliability, service ability, switching capabilities, and redundancy in the area.



**ELECTRICAL DISTRICT NO. 3 OF PINAL COUNTY
ENGINEERING & OPERATIONS DEPARTMENT**

CUSTOMER SERVICE OFFICE
19756 John Wayne Parkway, Suite 101
Maricopa, AZ 85139

DISTRICT MAILING ADDRESS
41630 W. Louis Johnson Drive
Maricopa, AZ 85138-5402

Main (520) 424-9311 • Fax (520) 423-4949
www.ed3online.org

NOTIFICATION LETTER

**Hand Delivered
By: Lisa Sjoberg
12/6/16**

December 5, 2016

Brian Betcher
Maricopa-Stanfield Irrigation & Drainage District
41630 W Louis Johnson Drive
Maricopa, AZ 85138

**RE: CASE #ZON16-02 ANDERSON SUBSTATION REZONING. THIS SITE IS
GENERALLY LOCATED WEST OF SOUTH EAST CORNER OF HARTMAN AND
BOWLIN RD WITHIN THE CITY OF MARICOPA INCORPORATED LIMITS.**

Dear Neighbor,

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ED3 Customer Service Office
19756 N. John Wayne Pkwy. #101
Maricopa, AZ 85139

<p><u>Planning and Zoning Hearing:</u></p>	<p><u>City Council Hearing:</u></p>
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Brian Betcher
Maricopa-Stanfield Irrigation & Drainage District
December 5, 2016
Page 2

Please see additional pages for project narrative and other exhibits.

Please note that City Council holds a work session prior to the aforementioned Council meeting time. As the work session meeting time varies, please contact the City Clerk at 520-568-9098 or visit the City of Maricopa website at www.maricopa-az.gov for information on the specific time that the work session will be held. Kindly address additional questions or comments to the Planning Department at 520-568-9098.

Sincerely,

A handwritten signature in black ink, appearing to read "Larry Yates", written in a cursive style.

Larry Yates
Director of Engineering & Operations



**ELECTRICAL DISTRICT NO. 3 OF PINAL COUNTY
ENGINEERING & OPERATIONS DEPARTMENT**

CUSTOMER SERVICE OFFICE

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Maricopa, AZ 85139

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**PROJECT NARRATIVE
ANDERSON SUBSTATION**

SCOPE OF WORK

The new Anderson Substation site is located on the south side of Bowlin Road. The site will have a 69Kv Transmission tie point between Kelly and Talla Substations.

Ultimately, the substation will provide four 12Kv distribution circuits for existing and future load in the area.

Also, this substation will increase reliability, service ability, switching capabilities, and redundancy in the area.

RECORD OF SURVEY

OF
ANDERSON PALMISANO SUBSTATION
FEE NO. 2008-111730, P.C.R.

BEING
A PORTION OF THE NORTHWEST QUARTER OF SECTION 33,
TOWNSHIP 4 SOUTH, RANGE 4 EAST,
OF THE GILA AND SALT RIVER BASE AND MERIDIAN,
PINAL COUNTY, ARIZONA.

PARCEL DESCRIPTION

BEING A PARCEL OF LAND LOCATED IN SECTION 33, TOWNSHIP 4 SOUTH, RANGE 4 EAST, MERIDIAN 4, PINAL COUNTY, ARIZONA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID SECTION 33 FROM WHICH THE NORTH QUARTER CORNER BEARS NORTH 89°05'55" EAST, 2038.28 FEET;

THENCE NORTH 89°05'55" EAST, ALONG AND WITH THE NORTH LINE OF SAID SECTION 33, 1298.97 FEET;

THENCE SOUTH 00°51'05" EAST, 30.00 FEET TO A POINT ON THE SOUTH RIGHT OF WAY LINE OF BOWLIN ROAD AND THE TRUE POINT OF BEGINNING OF THE HERBEN DESCRIBED PARCEL;

THENCE NORTH 89°05'55" EAST, ALONG AND WITH SAID RIGHT OF WAY LINE, 300.00 FEET;

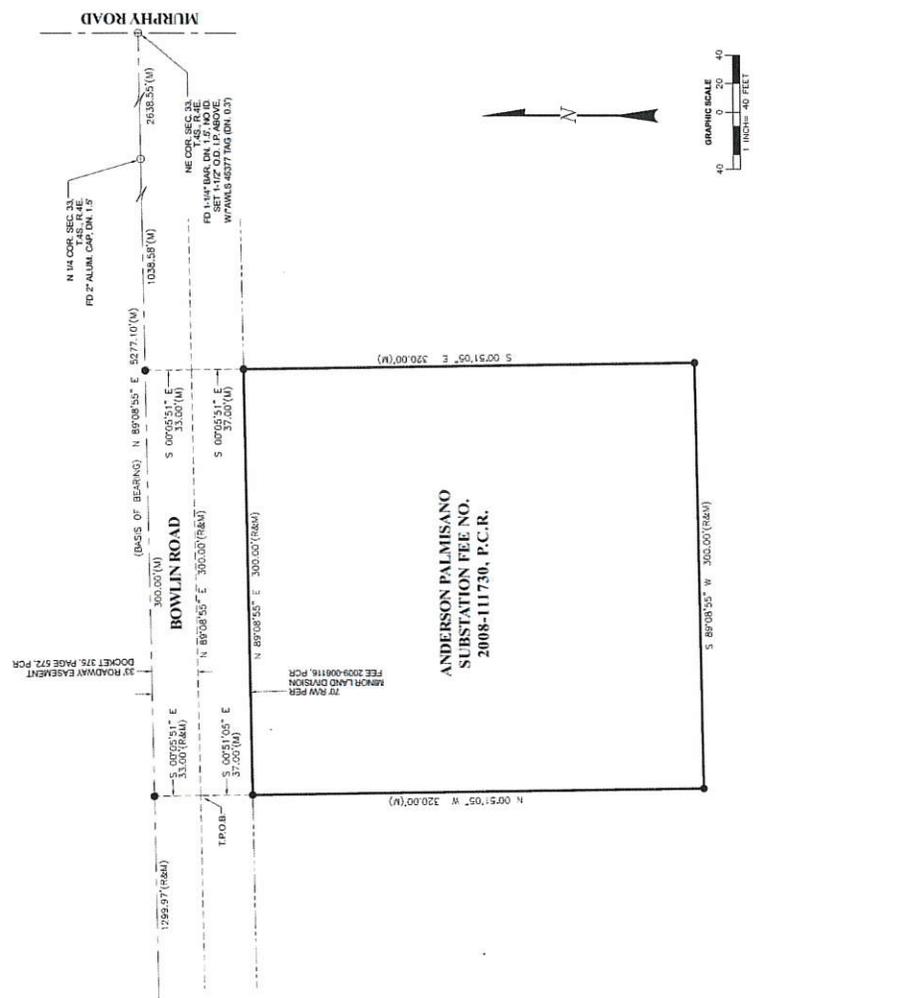
THENCE SOUTH 00°51'05" EAST, DEPARTING SAID RIGHT OF WAY LINE, 357.00 FEET;

THENCE SOUTH 89°05'55" WEST, 300.00 FEET;

THENCE NORTH 00°51'05" WEST, 357.00 FEET TO THE TRUE POINT OF BEGINNING.

LEGEND

- * FOUND CITY OF MARICOPA BRASS CAP IN HANDHOLE
- FOUND MONUMENT AS NOTED
- SET 1/2" NEAR W/ NWS-43077 TAG
- PC.R PINAL COUNTY RECORDS
- FD FOUND
- DOWN
- OD OUTSIDE DIAMETER
- IP IRON PIPE
- POINT OF COMMENCEMENT
- T.P.O.B. TRUE POINT OF BEGINNING
- R.W. RIGHT OF WAY
- (M) MEASURED DATA
- (R) RECORD DATA (FEE NO. 2006-111730, P.C.R.)
- (R1) RECORD DATA (BOOK 33 OF SURVEYS, PAGE 171, P.C.R.)
- PROPERTY LINE
- ADJOINER LINE
- MONUMENT LINE



BASIS OF BEARING

THE BASIS OF BEARING AND DISTANCE MEASUREMENTS FOR THIS SURVEY ARE AS BASED ON THE SOUTH LINE OF BOWLIN ROAD, BEING THE NORTHWEST QUARTER OF SECTION 33, TOWNSHIP 4 SOUTH, RANGE 4 EAST, OF THE GILA AND SALT RIVER MERIDIAN PINAL COUNTY, ARIZONA, USING A BEARING OF 89°05'55" EAST, AND A DISTANCE OF 2038.28 FEET. THIS WARRANTY IS SUBJECT TO THE RECORDS OF THE PINAL COUNTY RECORDS.

OWNER

ELECTRICAL DISTRICT NO. 3, PINAL COUNTY, ARIZONA, A POLITICAL SUBDIVISION OF THE STATE OF ARIZONA, PER FEE NO. 2008-111730, P.C.R.

REFERENCES

1. SPECIAL WARRANTY DEED RECORDED AS FEE NO. 2008-111730, P.C.R.
2. MINORLAND DIVISION RECORDED IN BOOK 23 OF SURVEYS, PAGE 171, P.C.R. (FEE NO. 2004-081011, P.C.R.)

NOTES

1. THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A CURRENT TITLE COMMITMENT.
2. A.R.S. 32-115 STATES THAT THE USE OF THE WORD "CERTIFY" OR "CERTIFICATION" BY A PERSON OR FIRM THAT IS REGISTERED OR CERTIFIED BY THE BOARD IS AN IMPLIED WARRANTY OF ACCURACY OF THE INFORMATION AND MEASUREMENTS PROVIDED. THIS WARRANTY IS SUBJECT TO THE CERTIFICATION AND DOES NOT CONSTITUTE A WARRANTY OR GUARANTEE.
3. SURVEY FIELD WORK WAS COMPLETED ON APRIL 16, 2016.
4. THIS SURVEYOR HAS MADE NO INVESTIGATION OR INDEPENDENT SEARCH FOR EVIDENCE OF RECORD ENCUMBRANCES, RESTRICTIVE COVENANTS, OWNERSHIP TITLE EVIDENCE OR ANY OTHER FACTS THAT AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE.
5. OWNER INFORMATION SHOWN HEREON IS PER FEE NO. 2008-111730, P.C.R.

CERTIFICATION

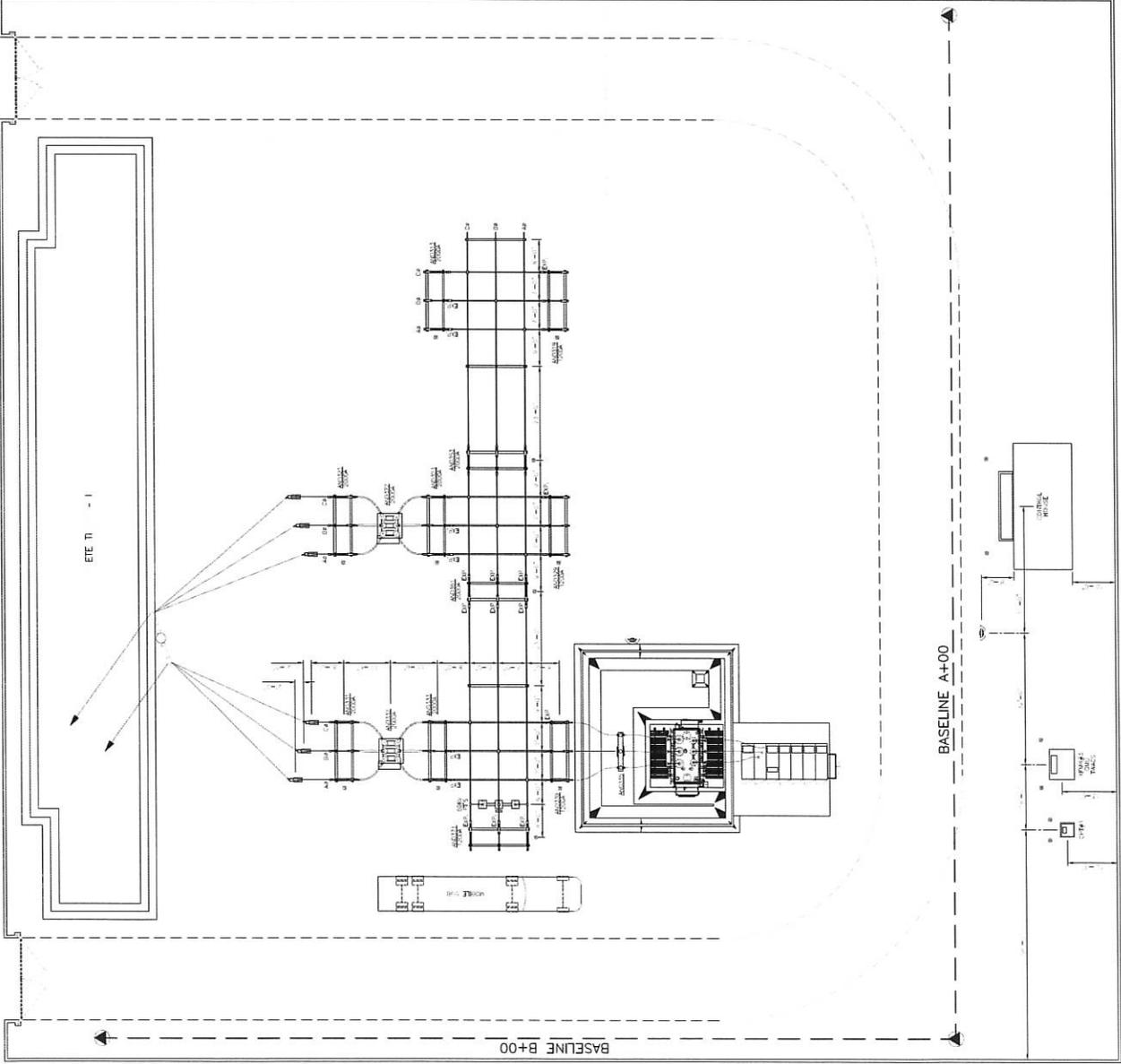
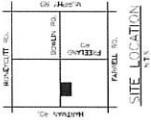
THIS SURVEY WAS COMPLETED UNDER MY DIRECTION DURING THE MONTH OF APRIL 2016.



RECORD OF SURVEY
 SECTION 33
 TOWNSHIP 4 SOUTH
 RANGE 4 EAST
 OF THE G.S.R.B. & M.
 PINAL COUNTY, ARIZONA

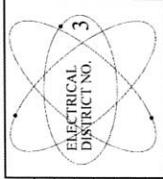
AVI LAND SURVEYING, LLC
 P.O. BOX 2170, CHANDLER, AZ 85244
 (480) 244-7630
 (480) 244-1297

DATE: 07/27/16
 SHEET NO. 1 OF 1



SCALE: 3/32"=1'-0"

DRAWN: N/A		CHECKED: TON		APPROVED:		SHEET: 1 OF 1		REV: D	
DATE: 11/1/16		DWG NO: E13-2		ELECTRICAL DISTRICT NO. 3 - ENGINEERING DIVISION ANDERSON SUBSTATION ELECTRICAL PLAN					



NO.	DATE	BY	CHK	DATE	BY	CHK	DATE

FOR ENGINEERING
 ELECTRICAL DISTRICT NO. 3
 11111 11111 11111 11111
 PHOENIX, AZ 85001

PRELIMINARY
 FOR ENGINEERING
 ELECTRICAL DISTRICT NO. 3
 11111 11111 11111 11111
 PHOENIX, AZ 85001

STATE OF ARIZONA

COUNTY OF PINAL

} SS.

Affidavit of Publication

NOTICE OF PUBLIC MEETING AND HEARING REZONING CASE # ZON16-02 Neighborhood Meeting: December 20, 2016 @ 6:30 p.m. ED3 Customer Service Office 19756 N. John Wayne Pkwy. #101 Maricopa, AZ 85139

Planning and Zoning Hearing: January 9, 2017 @ 6:00 p.m. City Hall 39700 W. Civic Center Plaza Maricopa, AZ 85138

City Council Hearing: February 7, 2017 @ 7:00 p.m. City Hall 39700 W. Civic Center Plaza Maricopa, AZ 85138

NOTICE IS HEREBY GIVEN THAT at the above listed meeting and public hearings will be held at the above stated date, time, and location. The purpose of the public meeting and public hearings is to receive public comments, suggestions on the following request prior to approval.

ZON16-02 - A request by ED#3 to rezone 2.20 acres, assessor parcel number 502-03-015J located generally west of south east corner of Hartman and Bowlin Rd. requesting to change from existing GR-General Rural (Old Zoning Code) to General Industrial (GI), as identified in the New Zoning Code, adopted December 2014

Anyone wishing to appear and make comment is encouraged to attend. Written comments are welcome and, if received prior to the meeting, will be included in the record. All comments or appeals should be sent in written form to the Development Services Department, Attn: ZON16-02, Rodolfo Lopez at 39700 W. Civic Center Plaza, Maricopa, AZ 85138. Please include name, address, telephone number and signature. For questions, please contact Planning Division at 520-568-9098.

Dated this 1st Of December, 2016 No. of publications: 1; date of publication: Dec. 3, 2016.

RUTH A. KRAMER first being duly sworn deposes and says: That he/she is a native born citizen of the United States of America, over 21 years of age, that I am an agent and/or publisher of the Casa Grande Dispatch, a daily newspaper published at Casa Grande, Pinal County, Arizona, Tuesday through Sunday of each week; that a notice, a full, true and complete printed copy of which is hereunto attached, was printed in the regular edition of said newspaper, and not in a supplement thereto, for ONE issues. The first publication thereof having been on the

3RD day of DECEMBER A.D., 2016

Second publication _____

Third publication _____

Fourth publication _____

Fifth publication _____

Sixth publication _____

CASA GRANDE DISPATCH

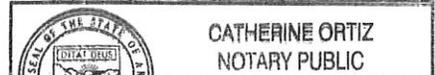
By [Signature] agent and/or publisher of the Casa Grande Dispatch

Sworn to before me this 6th

day of December A.D., 2016

[Signature]

Notary Public in and for the County of Pinal, State of Arizona



46231 W VIN MARICOPA, ARIZONA
1. You are this complain this court required fee. ED3 Customer Service Office 19756 N. John Wayne Pkwy. #101 Maricopa, AZ 85139
2. If you w monis in the must receive plaint within 1 from the date were served Arizona, the answer to th (30) days fr holiday, day working day calculating th you were ser 3. This co address); PC 85239.
4. Your at (a) You may from the cou Self-Service Judicial http://www.a "Public Servi http://www.az your answer requires pay (c) You may on a plain answer must the court loc the parties.
5. You mu If YOU F ANSWER W THE TIME DEFAULT ENTERED REQUESTE COMPLAINT
Date: 9/2 /s/Illegible Justice of the REQUESTS ACCOMMOD WITH DISAB TO THE CO SIBLE BEH CEEDING. A copy Complaint m ing the Plar MECHAM, M CHARTERE Avenue, Pti Phone: (6) mk6@azjuri 12/6, 12/13. GNS-29523 MARICOPA

NOTICE OF PUBLIC MEETING AND HEARING REZONING CASE # ZON16-02 Neighborhood Meeting: December 20, 2016 @ 6:30 p.m. ED3 Customer Service Office 19756 N. John Wayne Pkwy. #101 Maricopa, AZ 85139
Planning and Zoning Hearing: January 9, 2017 @ 6:00 p.m. City Hall 39700 W. Civic Center Plaza Maricopa, AZ 85138
City Council Hearing: February 7, 2017 @ 7:00 p.m. City Hall 39700 W. Civic Center Plaza Maricopa, AZ 85138
NOTICE IS HEREBY GIVEN THAT at the above listed meeting and public hearings will be held at the above stated date, time, and location. The purpose of the public meeting and public hearings is to receive public comments, suggestions on the following request prior to approval.
ZON16-02 - A request by ED#3 to rezone 2.20 acres, assessor parcel number 502-03-015J located generally west of south east corner of Hartman and Bowlin Rd. requesting to change from existing GR-General Rural (Old Zoning Code) to General Industrial (GI), as identified in the New Zoning Code, adopted December 2014
Anyone wishing to appear and make comment is encouraged to attend. Written comments are welcome and, if received prior to the meeting, will be included in the record. All comments or appeals should be sent in written form to the Development Services Department, Attn: ZON16-02, Rodolfo Lopez at 39700 W. Civic Center Plaza, Maricopa, AZ 85138. Please include name, address, telephone number and signature. For questions, please contact Planning Division at 520-568-9098.
Dated this 1st Of December, 2016 No. of publications: 1; date of publication: Dec. 6, 2016.

SUMMONS
CASE NO. 0020160802
MARICOPA/STANFIELD JUSTICE COURT, PINAL COUNTY, ARIZONA
P.O. Box 201 * Maricopa, AZ 85239
A SPEEDY CASH CAR TITLE LOANS, LLC Plaintiff,
vs.
ROXANNE ELEANOR VINCENT AND DOE VINCENT; a married couple, Defendant.
THE STATE OF ARIZONA TO:
Roxanne Eleanor Vincent And Doe Vincent

ZONING
CITY OF MARICOPA - PLANNING DIVISION
Proposal: A request by ED#3 to rezone 2.20 acres, assessor parcel number 502-03-015J located generally west of south east corner of Hartman and Bowlin Rd, requesting to change from existing GR-General Rural (Old Zoning Code) to General Industrial (GI), as identified in the New Zoning Code, adopted December 2014
Current Zoning: ZON16-02

NEIGHBORHOOD MEETING December 20, 2016 @ 6:30pm ED3 Customer Service Office 19758 N. John Wayne Pkwy, #101 Maricopa, AZ 85138	PLANNING AND ZONING January 9, 2017 @ 6:00pm City Hall 30700 W. Civic Center Plaza Maricopa AZ 85138
FOR QUESTIONS OR COMMENTS REGARDING THIS CASE CONTACT Case Planner - Rodolfo Lopez Phone: 520-560-9098	CITY COUNCIL MEETING February 7, 2017 @ 7:00pm City Hall 30700 W. Civic Center Plaza Maricopa AZ 85138



ED3 Employees in Attendance:

Larry Yates, ED3 Director of Engineering & Operations
Brett Benedict, ED3 Assistant GM
Scott Kelly, ED3 System Designer
Margaret Wilden, ED3 Assistant Customer Service/Billing Supervisor

TUESDAY, DECEMBER 20, 2016

6:30 – 7:30 p.m.

REZONING CASE #ZON16-02



Name	Address (Street, City, Zip)	Phone # (optional)	E-mail (optional)
No public attendance to record.			
Meeting commenced at 6:30p.m. and adjourned at 7:05p.m.			