

EMPIRE MEDIA CORP.

ATC SEQUOIA LLC SITE 420045 LAKE PARK PERMIT RENEWAL CUP24-02

CITIZEN PARTICIPATION PLAN

Mailing Letter

The mailing notification for the neighborhood meeting was sent out on March 8, 2024. A 2nd round of mailing notification was sent out on March 25, 2024, satisfying the requirements for the public hearing notification.

ATC SEQUOIA LLC

RE: ATC 420045 LAKE PARK PERMIT RENEWAL CUP24-02.

This site is generally located at 44705 West Canyon Creek Drive, Maricopa, AZ within the City of Maricopa incorporated limits.

Dear Neighbor,

An application has been filed with the City of Maricopa by ATC SEQUOIA LLC for a renewal of an expired conditional use permit for an existing communications facility ATC 420245 LAKE PARK at the above-mentioned property. The meeting dates in regards to this request are as follows:

Neighborhood Meeting April 3, 2024 @ 6:00 PM Maricopa City Library 18160 N. Maya Angelou Drive Maricopa, AZ 85138 Planning and Zoning Commission:
PUBLIC HEARING
April 22, 2024 @ 6:00 p.m.
City Hall – Council Chambers
39700 W. Civic Center Plaza
Maricopa, AZ 85138

According to the Pinal County Assessor records, you are a property owner within 600 feet of the property under consideration. In order to better inform you of the public meeting scheduled for this matter, this notice is being sent to you via first class mail/certified mail return receipt requested.

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 Alexander Bosworth at the City of Maricopa Planning Division at 520-316-6948. You can also email them at Alexander Bosworth@maricopa-az.gov, subject CUP24-02.

Sincerely,

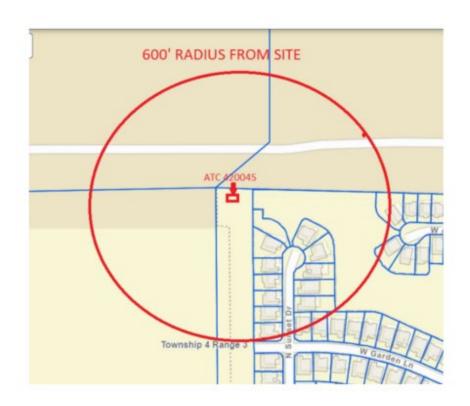
John T. Merritt Authorized Agent for ATC Sequoia LLC

**Esta información se <u>puede proporcionar</u> en <u>español</u> a <u>pedido, por favor comuníquese</u> con Alexander Bosworth, 520-316-6948 para la <u>información,*</u>*

Notification Area Map



600' RADIUS MAPS OF PROPERTIES TO BE CONTACTED



Mailing List (600' Radius)

LIST OF PROPERTY OWNERS TO BE CONTACTED

ATC 420045 LAKE PARK 600' RADIUS MAILING LIST FOR PERMIT RENEWAL

APN	ADDRESS	OWNER	MAILING ADDRESS
	44705 W. CANYON		
512-03-013C	CREEK DRIVE	JENNIFER & TROY SKOUSEN	44705 W. CANYON CREEK DRIVE, MARICOPA, AZ 85139
	22121 N. COBBLESTONE		
512-05-892C	FARMS DRIVE	Cobblestone Farms HOA	1600 West Broadway Road, #200, Tempe, AZ 85282
	22121 N. COBBLESTONE		
512-05-892P	FARMS DRIVE	Cobblestone Farms HOA	1600 West Broadway Road, #200, Tempe, AZ 85282
512-05-2220	22768 N. Sunset Drive	Julie & Bill Kester	5001 31st Ave., Walker, IA 52352
512-05-2210	22746 N. Sunset Drive	Joanne & Joshua Taylor	22746 N. Sunset Drive, Maricopa, AZ 85139
		Janice, Omar & Justin	
512-05-2200	22724 N. Sunset Drive	Hanson	5921 101st Ave. NW, White Earth, ND 58794
512-05-2190	22702 N. Sunset Drive	Kelly & Richard Luteijn	22702 N. Sunset Drive, Maricopa, AZ 85139
		Lnda Ransom & Robert	
512-05-2180	22680 N. Sunset Drive	Cederholm	1400 E. Bogard Road, Wasilla, AK 99654
512-05-2170	22658 N. Sunset Drive	Nancy & Dennis Margevich	22658 N. Sunset Drive, Maricopa, AZ 85139
512-05-2230	22781 N. Sunset Drive	Anna Marie Knorr	22781 N. Sunset Drive, Maricopa, AZ 85139
512-05-2240	22759 N. Sunset Drive	Kathaline & James Wagner	22759 N. Sunset Drive, Maricopa, AZ 85139
512-05-2250	22737 N. Sunset Drive	Mary & Edrique Padilla	22737 N. Sunset Drive, Maricopa, AZ 85139
512-05-2260	22715 N. Sunset Drive	Irma & Arturo Morales	22715 N. Sunset Drive, Maricopa, AZ 85139
512-05-2270	22693 N. Sunset Drive	Stephanie & Curtis Casey	22693 N. Sunset Drive, Maricopa, AZ 85139
512-05-2280	44578 W. Garden Lane	Kenneth & Missuko Davis	44578 W. Garden Lane, Maricopa, AZ 85139
512-05-2290	44576 W. Garden Lane	Marie Christina Sorenson	44576 W. Garden Lane, Maricopa, AZ 85139
512-05-2300	44574 W. Garden Lane	Roberta Werick	44574 W. Garden Lane, Maricopa, AZ 85139
512-05-0290	44462 W. Adobe Circle	Melody & Danny Hunsaker	44462 W. Adobe Circle, Maricopa, AZ 85139
		Jessica Parmer & Raynell	
512-05-0280	44461 W. Adobe Circle	Anderson	44461 W. Adobe Circle, Maricopa, AZ 85139

Newspaper Public Notice

The applicant was required to publish a public notice in the local newspaper that circulates within the City of Maricopa. Notice was published in the Casa Grande Dispatch on March 26, 2024.



AFFIDAVIT OF PUBLICATION

State of New Jersey, County of Hudson, ss:

Nichole Seitz, being first duly sworn, deposes and says: That (s)he is a duly authorized signatory of Column Software, PBC, duly authorized agent of Casa Grande Dispatch, a newspaper published at Casa Grande, Pinal County, Arizona, Tuesday, Thursday, and Saturday 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 1 issues. The publications thereof having been on the following dates:

PUBLICATION DATES:

Mar. 26, 2024

NOTICE ID: 90Vle9NLLeouRtloRxvJ

NOTICE NAME: NOTICE OF PUBLIC HEARING

Nichole Seits

(Signed

VERIFICATION

State of New Jersey County of Hudson

have of Holmes

SHANNEA H HOLMES

NOTARY PUBLIC STATE OF NEW JERSEY My Commission Expires August 1, 2026

Subscribed in my presence and sworn to before me on this: 03/26/2024

Notary Public

Notarized remotely online using communication technology via Proof.

NEWSPAPER NOTICE NOTICE OF PUBLIC HEARING AND PUBLIC MEETING Conditional Use Permit Case CUP24-02 Neighborhood Meeting April 3, 2024 @ 6:00 PM Maricopa City Library 18160 N. Maya Angelou Drive Maricopa, AZ 85138 Planning & Zoning Commission Meeting (PUBLIC HEARING) April 22, 2024 @ 6:00 PM City Hall - Council Chambers 39700 W. Civic Center Plaza Maricopa, AZ 85138 NOTICE IS HEREBY GIVEN THAT at the above listed meeting, a PUBLIC HEARING will be held at the above stated date, time, and location. Troy Jennifer represented by John Merritt of ATC Sequoia LLC is proposing renewal of an expired Conditional Use permit at 44705 West Canyon Creek Drive, Maricopa, AZ 85138 for an existing communications facility (cell site), generally located NW of the north end of Sunset Drive. The Planning and Zoning Division is processing this proposal in accordance to the Zoning Code as a Conditional Use Permit. 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 a written form to the Planning and Zoning Division, Attn: Alexander Bosworth at 39700 W Civic Center Plaza, Maricopa, AZ 85138 or email at Alexander.Bosworth@maricopaaz.gov. Please include name, address, telephone number and signature. For questions, contact

the Planning and Zoning Division

at (520) 568-9098. Published 3/26/24

Public Notice Sign

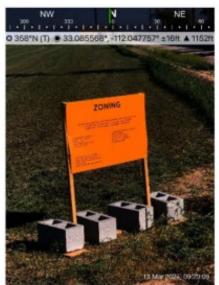
ATC SITE 420045 LAKE PARK PERMIT CUP11-01 RENEWAL CUP24-02

AFFIDAVIT OF POSTING

Pursuant to the City of Maricopa Citizen Participation Plan (CPP) a sign advising of the community meeting and Planning Commission hearing scheduled for 4/3/24 and 4/22/24 respectively has been posted at the location shown below. Posting was completed March 13, 2024 as documented by the time stamped photo's below.







So attested:

John mens

John T. Merritt Authorized Agent of ATC Sequoia LLC

630 Quintana Road, Suite 321 Morro Bay, CA 93442 805-771-0123 JTMEMC@protonmail.com

Neighborhood Meeting

The required neighborhood meeting was held on April 3, 2024, 6:00p.m., at the Maricopa Library – Willow Room. There were no attendees from the general public. The case applicant, John Merritt, and the City of Maricopa's case planner, Alexander Bosworth, were the only ones present at the meeting. The meeting ended at approximately 6:32p.m.