From: Planning Commission
To: Planning Commission
Subject: Planning Commission Public Comment (response #239)
Date: Wednesday, January 13, 2021 1:38:43 PM

Planning Commission Public Comment (response #239)

Survey Information

Site:	ScottsdaleAZ.gov
Page Title:	Planning Commission Public Comment
URL:	https://www.scottsdaleaz.gov/boards/planning-commission/public-comment
Submission Time/Date:	1/13/2021 1:38:37 PM

Survey Response

AGENDA ITEM	
What agenda item are you commenting on?	Rezoning Request: 5-GP-2020 and 8-ZN-2020 HAWKINS
COMMENT	
Comment:	We received notice that Hawkins Companies and KCI Investments (“Developer/Owner”) have submitted a rezoning request concerning the property located at Shea Blvd. and 114th Street (“Proposed Development”). We own a single family home in the Montana Vistas neighborhood, located at 11301 E North Ln, Scottsdale, AZ 85259. Our residential neighborhood is directly next to the Proposed Development. We strongly oppose the Developer/Owner’s rezoning request, and respectfully request that the Planning Commission deny the Developer/Owner’s rezoning request due to following reasons: 1. risk of excessive noise, increased crime, and traffic within our quiet neighborhood. 2. The current C-O zoning (set in 2008) already provides the Developer/Owner with numerous options for the use and development of the subject property, without expanding the potential commercial use of the property in ways (such as connecting 114th and Beryl, build a side walk etc) that would adversely impact the integrity of the Montana Vistas residential neighborhood.

	3. The Developer/Owner fails to obtain input or consensus from a majority of the thirty-plus Montana Vista residents that will be directly and adversely affected by the Proposed Development. Thank you for your attention on the above issues.

Comments are limited to 8,000 characters and may be cut and pasted from another source.

PLEASE PROVIDE YOUR NAME:

First & Last Name:	Zhongju Zhang

AND ONE OR MORE OF THE FOLLOWING ITEMS:

Email:	Citizhang@gmail.com
Phone:	(202) 918-3189
Address:	11301 E North Ln, Scottsdale AZ 85259

Example: 3939 N. Drinkwater Blvd, Scottsdale 85251