

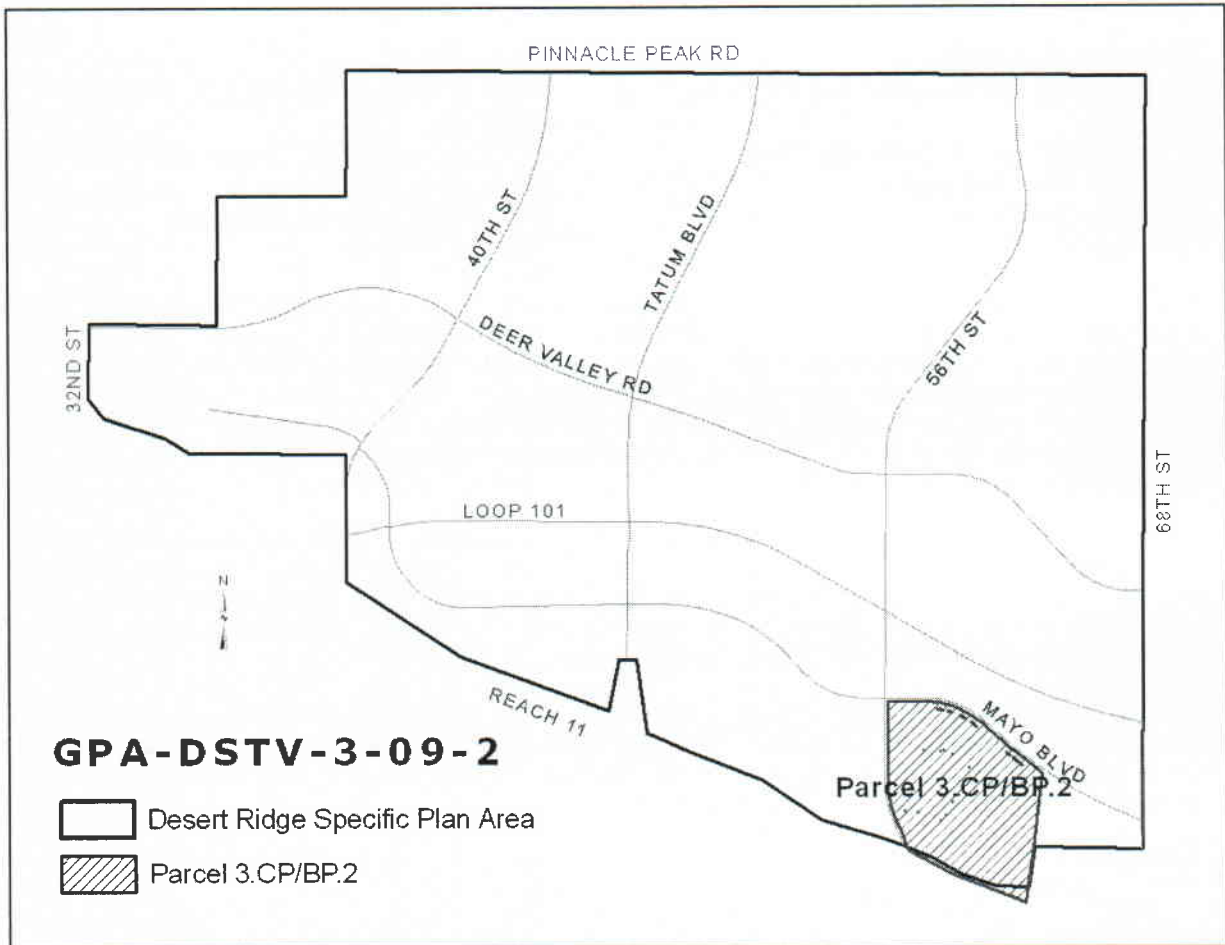


City of Phoenix
PLANNING DEPARTMENT

August 28, 2009

Dear Property Owner:

You have received this letter because you are a property owner within 600 feet of the Desert Ridge Specific Plan area. The Planning Department has received a request to amend the Desert Ridge Specific Plan for Superblock 3, Parcel 3.CP/BP.2 (GPA-DSTV-3-09-2). The map below depicts the Desert Ridge Specific Plan area and the location of Superblock 3.



Highlighted on the map within Superblock 3 is the location of the Parcel 3.CP/BP.2 (205 acres at the southeast corner of 56th Street and Mayo Boulevard). Parcel 3.CP/BP.2 is the current site for the Mayo Clinic and is designated for a hospital and medical offices in the Desert Ridge Specific Plan. No zoning will be changed with this amendment.

The amendment is to increase the height for hospitals and clinics from 140-feet to 250-feet, and the floor area ratio from .65 to .85 for Parcel 3.CP/BP.2 for future expansion of the hospital and medical offices. The proposed .2 increase in FAR for the 210 acre parcel would allow an additional 1,829,520 square feet of building area.

The following series of public meetings and hearings has been scheduled to allow you the opportunity to learn more about the request and make your opinions known.

Desert Ridge Community Meeting
Tuesday, September 15, 2009 at 6:00p.m.
Paradise Valley Community Center
Multi Purpose Room
17402 North 40th Street
Phoenix, Arizona

Desert View Village Planning Committee Meeting
Tuesday, October 6, 2009 at 6:30p.m.
Paradise Valley Community Center
Multi Purpose Room
17402 North 40th Street
Phoenix, Arizona

Planning Commission
Wednesday, November 10, 2009 at 6:00p.m.
Phoenix City Hall, 1st Floor Atrium
Assembly Rooms A and B
200 West Washington Street
Phoenix, Arizona

City Council
Wednesday, December 2, 2009 at 5:00p.m.
Phoenix City Hall, 1st Floor Atrium
Assembly Rooms A and B
200 West Washington Street
Phoenix, Arizona

You are welcome to attend any or all of these meetings. Please confirm the meeting details before attending as they are subject to change. Meeting information may be found on a sign posted on the site, in the August 27th issue of the Record Reporter, and on the city of Phoenix website at <http://phoenix.gov/PUBMEETC/indxhtml.html>. You may also make your feelings known regarding this request by writing to the Planning Department at 200 West Washington Street, Phoenix, Arizona 85003 and referencing case number GPA-DSTV-3-09-2. Your letter will be made part of the case file.

Public comments from the Desert Ridge community meeting will be documented in the staff report that is forwarded to the Desert View Village Planning Committee, Planning Commission and City Council. The recommendation of the Desert View Village Planning Committee will be also be forwarded to the Planning Commission and City Council after considering testimony from affected parties and reviewing the staff report.

Please feel free to contact me at (602) 534-5829 or jacob.zonn@phoenix.gov with any questions about the case or public hearing process. You may also find information about the case, including the staff report once completed, on the Phoenix Planning Department website at <http://phoenix.gov/PLANNING/drspa.html>.

Sincerely,



Jacob Zonn
Desert View Village Planner

Attachment: Letter from the applicant

For reasonable accommodations, call Julia Quinones at Voice/602-262-6888 or TTY/602-534-5500 as early as possible to coordinate needed arrangements.