

From: [Robert Kuhfuss](#)
To: [Sean Watkins \(PND\)](#); [Darren V. Gérard \(PND\)](#)
Cc: [Lloyd Abrams](#)
Subject: RE: LATE Notification Routing: Swisher Property Variance Request - BA2020062
Date: Wednesday, January 20, 2021 7:07:41 PM

Mr. Watkins / Mr. Gerard,

Thank you for the opportunity to comment on this variance request. Please be advised that the subject requests are inconsistent with our understanding of Luke Air Force Base's position on residential development occurring on properties that are bisected by a noise contour. The subject property lies within in the City of Surprise Planning Area, and the city's policy as stated in the General Plan is to seek to protect the mission of Luke Air Force Base. The City of Surprise, therefore, cannot support this request at this time, and would suggest a continuance until the County can obtain clarification from the Luke Air Force Base Community Initiatives Team on this matter.

Again, thank you for the opportunity to comment and feel free to contact me with any questions you may have.

Respectfully,

Robert H. Kuhfuss, AICP, MPA
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From: Sean Watkins (PND) <Sean.Watkins@Maricopa.Gov>
Sent: Tuesday, January 19, 2021 2:16 PM
Subject: LATE Notification Routing: Swisher Property Variance Request - BA2020062

*****The e-mail below is from an external source. Please do not open attachments or click links from an unknown or suspicious origin.*****

Hello Reviewing Agencies and District 4 Interested Parties,

This e-mail provides the notification routing for the Castillo property variance request, case **BA2020062**.

The request is for a proposed setback of 5 ft. from an interior side and 14 ft. from another interior

side where 30 ft. of setback is required in the Rural-43 zoning district per MCZO Art. 503.4.2 and 402.2.2.4. The issue is that the Property is divided in half by a 65 LDN line associated with the Luke Air Force Base Auxiliary Airfield. The 65 LDN line is considered a zoning boundary and accordingly a 30-ft. interior side setback is required from it where a 5 ft. setback is proposed. A second reduction of the interior side setback is also requested, all to place the proposed SFR as close as possible to the center of the property.

I am sending this notification late as I just realized I had not sent it out previously.

The following submittal documents are attached for your review and comment.

Application Form
Site Plan
Narrative

The request is scheduled for the January 21, 2021 Board of Adjustment Hearing.

Please submit any comments as soon as possible.

Thank you,

Sean Watkins

Planner

[Maricopa County Planning & Development Department](#)

501 N. 44th Street, Suite 200, Phoenix, AZ 85008

Desk: 602-506-8150

sean.watkins@maricopa.gov

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