



## Report to the Planning and Zoning Commission

Prepared by the Maricopa County Planning and Development Department

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**Case:** Z2021161 – Willis Commercial Project

**Hearing Date:** September 22, 2022

**Supervisor District:** 1

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**Applicant:** Jessica Sarkissian, Upfront Planning & Entitlements, LLC

**Owner:** Jon Fomer

**Request:** Zone Change with Overlay Rural – 43 to C-2 CUPD

**Site Location:** Generally located at the NEC of 144<sup>th</sup> St. and Willis Rd.

**Site Size:** Approx. 1.12 acres

**Density:** N/A

**County Island:** Yes (Town of Gilbert)

**County Plan:** Rural Development Area (0-1 d.u./ac)

**Municipal Plan:** Town of Gilbert – Business Park

**Municipal Comments:** Town of Gilbert

**Support/Opposition:** None Received

**Request:** **The applicant has requested a continuance of the case to the December 8, 2022 Commission hearing. No action required by the Commission.**

Presented by: Joseph Mueller, Planner  
Reviewed by: Matthew Holm, AICP, Planning Supervisor

Attachments: Request for Continuance (2 pages)

## Joseph Mueller (PND)

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**From:** Jessica Sarkissian <jessica@upfrontplanning.com>  
**Sent:** Monday, August 29, 2022 8:16 AM  
**To:** Joseph Mueller (PND)  
**Subject:** Re: Z2021161 - Willis Commercial

Can you please continue the Willis commercial case on 144th St. and Willis so we can work with the neighbors on some questions they had.

Can you please continue it to a December meeting as we need to work on Design an agreements between the neighbors and landowner

Jessica Sarkissian  
480-221-6150

On Aug 29, 2022, at 7:08 AM, Joseph Mueller (PND) <Joseph.Mueller@maricopa.gov> wrote:

Jessica,

I have received the labels. Thank you.

Joseph Mueller  
Planner  
Maricopa County Planning And Development  
602-506-7629  
[Joseph.Mueller@Maricopa.Gov](mailto:Joseph.Mueller@Maricopa.Gov)

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**From:** Jessica Sarkissian <jessica@upfrontplanning.com>  
**Sent:** Monday, August 22, 2022 12:52 PM  
**To:** Joseph Mueller (PND) <Joseph.Mueller@Maricopa.Gov>  
**Subject:** RE: Z2021161 - Willis Commercial

You should have gotten the stamps and labels last week. Here is the CPPR.. I am waiting on the company to send me the affidavits for the posting.

**Jessica Sarkissian, AICP, LEED AP**

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**From:** Joseph Mueller (PND) <[Joseph.Mueller@Maricopa.Gov](mailto:Joseph.Mueller@Maricopa.Gov)>  
**Sent:** Wednesday, August 17, 2022 4:35 PM  
**To:** Jessica Sarkissian <[jessica@upfrontplanning.com](mailto:jessica@upfrontplanning.com)>  
**Subject:** Z2021161 - Willis Commercial

Good afternoon Jessica,

Just wanted to give you a heads up I'm going to go ahead and sign off on the above case for 9/22/22 PnZ (October 19 BOS). I double checked earlier and I have not received stamps nor labels for this case yet. I will also need the signed affidavit and report on the CPP. Just a heads up I will be out the office and unavailable next week so it is important to get those items in as there may not be extra time after I get back for me to send a reminder out.

Kind Regards,

Joseph Mueller  
Planner  
Maricopa County Planning And Development  
602-506-7629  
[Joseph.Mueller@Maricopa.Gov](mailto:Joseph.Mueller@Maricopa.Gov)