From:

Julie Castaneda

Sent:

Wednesday, February 1, 2017 8:31 AM

To:

COB_mail

Subject:

FW: Star Valley

From: Robyn Smith

Date: January 31, 2017 at 9:28:04 PM MST

To: < Sharon. Bronson@pima.gov>

Ms Bronson,

My name is Robyn Smith and I live in Star Valley with my husband Carl West. We are writing to express our full support of changing the planning and zoning of the 7 acre parcel of land at the corner of Valencia and Wade Rd for commercial usage.

We have lived in this community for 10 1/2 years and the prospect of having businesses in our neighborhood is exciting and long overdue.

We have also heard that part of the issue out in this area is a 2 cent retail enhancement fee. I honestly don't know what it is, but anything that stands in the way of good honest progress should be carefully scrutinized and eliminated if it is not in the best interest of the majority of people it affects.

I ask that you and all of the Supervisors support this request for commercial zoning.

Respectfully,

Robyn Smith and Carl West

Sent from my iPad

From:

Julie Castaneda

Sent:

Wednesday, February 1, 2017 10:02 AM

To:

COB_mail

Subject:

FW: Retail Center Wade and Valencia

From: Jessie Garza

Date: February 1, 2017 at 9:08:50 AM MST

To: < Sharon.Bronson@pima.gov>

Subject: Retail Center Wade and Valencia

Ms. Bronson,

Unfortunately, I cannot attend the meeting on February 7th. However, I would like to voice my thoughts in the building of a retail center in our neighborhood.

I would like to start by saying, YES, FINALLY! I have lived in the Eagle Point Estates since 2009. I love the idea and look forward to having a few nice convenient retail stores close by. A Walgreens, CVS, or Starbucks would be nice.

Look forward to hear about this development.

Sincerely, Jessie Garza

Sent from my iPhone

Ricci Romero

From:

Julie Castaneda

Sent:

Wednesday, February 1, 2017 10:02 AM

To:

COB_mail

Subject:

FW: Star Valley Shopping Center Land

From: Kevin

Date: February 1, 2017 at 8:56:33 AM MST

To: Sharon Bronson < sharon.bronson@pima.gov > Subject: Star Valley Shopping Center Land

Ms.Bronson,

Please rezone that 7 +/- acre parcel to go along with the 10 acre piece and also eliminate that 2% tax.

Thank You,

Kevin Mcenerney

From:

Sharon Bronson

Sent:

Monday, January 30, 2017 2:43 PM

To:

Maria Klucarova; Jennifer Cabrera; Anissa Ramirez

Subject:

Fwd: New Shopping Center Valencia and Wade.

Sent from my iPhone

Begin forwarded message:

From: Todd Elder

Date: January 30, 2017 at 2:41:59 PM MST

To: "Sharon.Bronson@pima.gov" < Sharon.Bronson@pima.gov>

Subject: New Shopping Center Valencia and Wade.

Reply-To: "

Hello,

I live in Star Valley.

I am writing to let you know that in my case I prefer no new shoppibg center.

I like living "outside" of town.

Thanks,

Todd Elder

Sent from Yahoo Mail on Android

From:

Sharon Bronson

Sent:

Monday, January 30, 2017 2:44 PM

To:

Maria Klucarova; Jennifer Cabrera; Anissa Ramirez

Subject:

Fwd: RETAIL CENTER WADE AND VALENCIA

Sent from my iPhone

Begin forwarded message:

From: Ben Sabala

Date: January 30, 2017 at 2:43:25 PM MST

To: < Sharon.Bronson@pima.gov >

Subject: RETAIL CENTER WADE AND VALENCIA

Hello Sharon Bronson,

I live in the Star Valley Community at 6829 W Seahawk Way, 85757. I want you to know at this point I do not believe we should allow a retail shopping center be placed in the area of Wade & Valencia.

I feel if we had more information on the businesses that are interested in opening up in the area, then it would be open to more discussion, but since no said information has been released I do not want a retail shopping center.

Thank you

From:

Sharon Bronson

Sent:

Tuesday, January 31, 2017 4:04 PM

To:

Maria Klucarova; Jennifer Cabrera; Anissa Ramirez; Julie Castaneda

Subject:

Fwd: Star Valley Rezoning

Julie

More back up material for that same agenda item on February 7 thanks Sharon

Sent from my iPhone

Begin forwarded message:

From: Sascha Navarro ·

Date: January 31, 2017 at 3:20:22 PM MST

To: < sharon.bronson@pima.gov> Subject: Star Valley Rezoning

Hello Ms. Bronson. I hope this finds you well, and thank you for your service as our District 3 representative. I am a homeowner in the Star Valley development and was informed that there was a Board of Supervisors meeting scheduled for 2/7/17 @ 9am to discuss the rezoning of a parcel of land for a retail shopping center at Wade and Valencia. I will not be able to attend the meeting so wanted to add my input for possible consideration in this decision making process.

I am against further development in our community, so would like to voice my opposition to the development of a retail shopping center at Wade and Valencia. Many of us purchased our homes in this area specifically due to the lack of big shopping centers, the peace and quiet and the gorgeous night sky thanks to the lack of artificial light at night (hence the name Star Valley). The development of a large retail shopping center so close to our community would compromise all of these benefits we enjoy.

There have been a few different messages sent to our community regarding the development of this land parcel at Wade and Valencia, so in the case that there has already been a decision to develop this parcel, I would also like to voice my opposition to the development of an apartment complex/multiple tenant building at this site. I feel this would bring a significant increase in traffic and crime to our area and most certainly decrease our home values.

If it is decided that a retail shopping center will be developed on this land parcel, I, and many of my fellow community members who I have talked to, are hoping for a healthy, quality grocery store (ie Trader Joe's, Sprouts, Natural Grocers or Sprouts) and local, non-franchise restaurants/coffee shops/shops. We can all access the large franchise chain stores and fast food restaurants just minutes down the road, so allowing any of these kind of establishments into our community would be redundant and inevitably bring down our property values. I know that many of us travel into town with commutes of over 45 minute each way just to access stores like Trader Joe's and mom and pop restaurants, so having access to those higher quality establishments would be convenient.

From:

Sharon Bronson

Sent:

Tuesday, January 31, 2017 4:02 PM

To: Subject: Maria Klucarova; Jennifer Cabrera; Anissa Ramirez Fwd: Land Prcel at Wade and Valencia Road

Sent from my iPhone

Begin forwarded message:

From: Ronald Lemke <

Date: January 31, 2017 at 4:00:36 PM MST

To: Sharon Bronson < Sharon Bronson@pima.gov > Subject: Land Prcel at Wade and Valencia Road

I would like to encourage you to please consider the re-zoning of the 7 acre parcel at Wade and Valencia Road on February 7, 2017. This is for the planned shopping center at this location. The Star Valley community and others have need for this shopping center.

I will appreciate your consideration on this matter.

Thank you,

Ronald B. Lemke

6774 W. Haven Brook Way

Tucson, AZ 85757-6944

Sharon Bronson

Sent:

Tuesday, January 31, 2017 4:02 PM

To:

Maria Klucarova; Jennifer Cabrera; Anissa Ramirez

Subject:

Fwd: Land Prcel at Wade and Valencia Road

Sent from my iPhone

Begin forwarded message:

From: Ronald Lemke

Date: January 31, 2017 at 4:00:36 PM MST To: Sharon Bronson < Sharon Bronson@pima.gov> Subject: Land Prcel at Wade and Valencia Road

I would like to encourage you to please consider the re-zoning of the 7 acre parcel at Wade and Valencia Road on February 7, 2017. This is for the planned shopping center at this location. The Star Valley community and others have need for this shopping center.

I will appreciate your consideration on this matter.

Thank you,

Ronald B. Lemke

6774 W. Haven Brook Way

Tucson, AZ 85757-6944

From:

Sharon Bronson

Sent:

Sunday, January 29, 2017 2:23 PM

To:

Maria Klucarova; Jennifer Cabrera; Anissa Ramirez; Carmine DeBonis

Subject:

Fwd: Shopping Center Wade and Valencia

Sent from my iPhone

Begin forwarded message:

From: Eleanor Cole

Date: January 29, 2017 at 12:20:32 PM MST

To: < Sharon.Bronson@pima.gov>

Subject: Shopping Center Wade and Valencia

Dear Ms. Bronson,

We're contacting you to let you know our family is in support of the rezoning of the parcel at Wade and Valencia for the construction of a shopping center. It is much needed with the growth out here in Star Valley.

Thank You,

Martin and Eleanor Cole 7006 S. Mission Springs Drive

Anissa Ramirez

From:

Sharon Bronson

Sent:

Sunday, January 29, 2017 2:24 PM

To:

Anissa Ramirez; Maria Klucarova; Jennifer Cabrera

Subject:

Fwd: Star valley retail Wade and Valencia

Sent from my iPhone

Begin forwarded message:

From: Comcast

Date: January 28, 2017 at 10:22:55 PM MST

To: < sharon.bronson@pima.gov>

Subject: Star valley retail Wade and Valencia

Sharon and board members:

My husband and I and neighbors attended a meeting of Broadway realty. We very much were happy to hear they are moving to add retail to our development. We will not be in Tucson at the time of their meeting with the board of supervisors. We would like to have a retail closer to our development. My understanding is they need to rezone a certain parcel for retail. Please consider this as a positive for our community. Apartment buildings on the corner do not benefit star valley. Please also remove the impact tax so we can have closer stores. Also consider zoning that benefits not only the residents but also Pima county. Having a nice development with zoning that is pleasing to look at and beneficial to all would be very much desired. Most of our residents would like to see some mom and pop stores and smaller retail and they can't afford the impact tax. I ask that you consider changing the zoning. Star valley is a very nice community in the south west corner of Pima county.

Thank you for your time Carole and Richard Curtin 7266 W Moonmist Pl

From:

Sharon Bronson

Sent:

Sunday, January 29, 2017 2:24 PM

To:

Maria Klucarova; Jennifer Cabrera; Anissa Ramirez

Subject:

Fwd: Retail center at Wade and Valencia

FYI and start a file Sent from my iPhone

Begin forwarded message:

From: Katy Coss

<u>.com</u>>

Date: January 29, 2017 at 8:12:52 AM MST

To: "Sharon.Bronson@pima.gov" <Sharon.Bronson@pima.gov>

Subject: Retail center at Wade and Valencia

RETAIL CENTER WADE AND VALENCIA COMPREHENSIVE PLAN AMENDMENT CASE NO. P16CA00004-STEWART TITLE AND TRUST.

To whom it may concern:

Please consider this letter in your decision to allow rezoning a parcel of land for the retail shopping center near Wade and Valencia. I have lived in this area for five years and while it has been a positive experience and there's few other places I would live in SW Tucson, the biggest issue is not having a grocery store or a retail shopping center nearby. I think the area would greatly benefit and demands it for the increase in size we've had in the past few years. Some parts in Tucson have seen the benefits of having a shopping plaza nearby and allowing our young folks to work and our hard working families have that access to a grocery store and retail center would be in everyone's best interest.

Please consider the rezoning so we can head the project for a shopping center.

Best regards, Kathleen Coss 6887 W Red Snapper Way Tucson, 85757 HOTH CARTER AND THE CONTROL OF THE C

FROM STANDARD A KURRIN

Anissa Ramirez

From:

Sharon Bronson

Sent:

Sunday, January 29, 2017 4:26 PM

To:

Jennifer Cabrera; Maria Klucarova; Anissa Ramirez

Subject:

Fwd: Retail Center Wade and Valencia CASE NO. P16CA00004-STEWART TITLE AND

TRUST TR. 3698w

Sent from my iPhone

Begin forwarded message:

From: Bibiana Law

Date: January 29, 2017 at 4:06:49 PM MST

To: <Sharon.Bronson@pima.gov>

Cc: Bibiana - Law

Subject: Retail Center Wade and Valencia CASE NO. P16CA00004-STEWART TITLE

AND TRUST TR. 3698w

Dear Sharon Bronson,

My name is Bibiana Law, and my husband, daughter and I are residents of Star Valley Estates, at 7027 W Brightwater Way, Tucson, AZ. 85757.

Re Case No. P16CA00004-STEWART TITLE AND TRUST TR. 3698w for a retail center/shopping center at Wade and Valencia, I am writing to give support to rezoning the parcel of land for a retail shopping center. We would LOVE to have a shopping center at the corner of Wade and Valencia as it would make our lives so much better by giving convenience. We would love to have a grocery store and restaurants, etc.

If there's anything else we can do to offer support to have a shopping center, pls let me know.

Thank you, Bibiana Law

7027 W Brightwater Way, Tucson, AZ 85757

From:

Sharon Bronson

Sent:

Sunday, January 29, 2017 4:27 PM

To:

Maria Klucarova; Jennifer Cabrera; Anissa Ramirez

Subject:

Fwd: Zoning

Sent from my iPhone

Begin forwarded message:

From: Martin Bringas

Date: January 29, 2017 at 2:57:43 PM MST

To: < Sharon.Bronson@pima.gov>

Subject: Zoning

Hi Mrs. Bronson.

Please allow the zoning permit for the Star Valley shopping center at Wade and Valencia Rd. Thank you for being our representative here at district #3. We need a shopping center closer to our neighborhood and would also create jobs for quite a few constituents. Thank you for reading my e mail and have a great week.

Martin Bringas

Sent from my iPhone

From:

Sharon Bronson

Sent:

Sunday, January 29, 2017 4:28 PM

To:

Maria Klucarova; Jennifer Cabrera; Anissa Ramirez

Subject:

Fwd: Star Valley Retail Shopping Center

Sent from my iPhone

Begin forwarded message:

From: Joe Enriquez

Date: January 29, 2017 at 2:27:17 PM MST

To: "Sharon.Bronson@pima.gov" < Sharon.Bronson@pima.gov>

Subject: Star Valley Retail Shopping Center

Miss Bronson,

Unfortunately I will not be able to attend the upcoming board meeting on the 7th to discuss the amended commercial property re-zoning of Star Valley. As a resident of The Star Valley neighborhood, I would like to voice my support of the re-zoning of the parcel of land that is currently zoned for an apartment complex, to a commercial retail zone. With so many homes already in this area, and many more planned in the near future, the right type of retail stores and restaurants would bring more value to this area and help the Tucson economy. Furthermore, I believe using that land for an apartment complex could devalue the surrounding neighborhoods and block the beautiful mountain views that so many have moved out here for. Thank you for your time and consideration.

Respectfully,

Joe Enriquez 7123 W Fall Haven Way Tucson, AZ 85757

Sent from my iPhone

From:

Sharon Bronson

Sent:

Sunday, January 29, 2017 6:15 PM

To:

Maria Klucarova; Jennifer Cabrera; Anissa Ramirez

Subject:

Fwd: RETAIL CENTER WADE AND VALENCIA COMPREHENSIVE PLAN AMENDMENT

CASE NO. P16CA00004-STEWART TITLE AND TRUST TR. 3698w.

Sent from my iPhone

Begin forwarded message:

From: Donna Propes

Date: January 29, 2017 at 5:05:23 PM MST

To: "Sharon.Bronson@pima.gov" < Sharon.Bronson@pima.gov>

Subject: RETAIL CENTER WADE AND VALENCIA COMPREHENSIVE PLAN AMENDMENT CASE NO. P16CA00004-STEWART TITLE AND TRUST TR. 3698w.

Ms. Bronson:

My husband and I are residents of Star Valley and are definitely interested in rezoning the parcel of land for the retail shopping center at Wade and Valencia. We have no close stores and a shopping center will be very beneficial to our area. We do not want apartments, as it will bring down the value of our homes. Thank you for representing us.

Sincerely,

Jeff & Donna Propes

6650 W. Harbin Ridge Way

Tucson, AZ

From:

Sharon Bronson

Sent:

Sunday, January 29, 2017 4:33 PM

To:

Maria Klucarova; Jennifer Cabrera; Anissa Ramirez

Subject:

Fwd: Rezoning Wade and Valencia

Sent from my iPhone

Begin forwarded message:

From: "Charles E Casper, Jr."

Date: January 29, 2017 at 2:50:57 PM MST

To: < Sharon.Bronson@pima.gov >

Subject: Rezoning Wade and Valencia

Sharon,

Please vote for rezoning this parcel.

Thanks, Charles and Denise Casper 6820 S Star Ridge Place Tucson AZ 85757

Sent from my Verizon, Samsung Galaxy smartphone



From:

Sharon Bronson

Sent:

Monday, January 30, 2017 9:01 AM

To:

Anissa Ramirez; Jennifer Cabrera; Maria Klucarova

Subject:

FW: Support RETAIL CENTER WADE AND VALENCIA

From: Luis Molina

Sent: Monday, January 30, 2017 8:59 AM

To: Sharon Bronson <Sharon.Bronson@pima.gov>
Subject: Support RETAIL CENTER WADE AND VALENCIA

RE: RETAIL CENTER WADE AND VALENCIA COMPREHENSIVE PLAN AMENDMENT

CASE NO. P16CA00004-STEWART TITLE AND TRUST

TR. 3698w

To: Sharon Bronson

I have been a resident in Star Valley neighborhood since 2009. I am writing this letter to show my support on rezoning a parcel of land for the retail shopping center located on the corner of Wade and Valencia. Please take into consideration the positive affect the retail stores would have in our community.

Thank you.

Luís Molina 7646 S. Cypress Tree Dr Tucson, AZ 85757

From:

Sharon Bronson

Sent:

Monday, January 30, 2017 8:58 AM

To:

Anissa Ramirez; Maria Klucarova; Jennifer Cabrera

Subject:

FW: Star valley shopping center

From: timothy j tarwater

Sent: Monday, January 30, 2017 8:20 AM

To: Sharon Bronson < Sharon. Bronson@pima.gov>

Subject: Star valley shopping center

Hello my name is Tim Tarwater and I an a resident in Star Valley I am all for a proposed shopping center at intersection of wade and Valencia as long as they are not going to put in any businesses like dollar tree or family dollar that will bring down out neighborhood.

From:

Sharon Bronson

Sent:

Monday, January 30, 2017 8:57 AM

To:

Maria Klucarova; Jennifer Cabrera; Anissa Ramirez

Subject:

FW: Star Valley shopping center

----Original Message----

From: Meg Grant

Sent: Monday, January 30, 2017 8:21 AM

To: Sharon Bronson <Sharon.Bronson@pima.gov>

Subject: Star Valley shopping center

Good morning Ms. Bronson,

My husband and I are snowbirds from Colorado and we live in the general vicinity of Starvalley. Our son is a registered constituent in your district because he lives here full-time. We would like to ask you to support the shopping center that will be discussed at your meeting on Tuesday.

Charles, Maria and Daryl Grant Sent from my iPad



From:

Sharon Bronson

Sent:

Monday, January 30, 2017 8:56 AM

To:

Anissa Ramirez; Jennifer Cabrera; Maria Klucarova

Subject:

FW: Star Valley retail zones

From: Robin Bundy

Sent: Monday, January 30, 2017 8:29 AM

To: Sharon Bronson < Sharon. Bronson@pima.gov>

Subject: Star Valley retail zones

Valencia and Wade area

Ms Bronson,

I hope you are the correct representative for my district. I live on Golden Shore Drive in the Stars Valley Master planned community.

I am hearing rumors that the county and or city are trying to take away commercial zoning and replace with resisidential zone at Wade and Valencia. This would eliminate our opportunity for future shopping and would be detrimental to the positive growth and fulfillment of the Stars Valley master plan. I built a home here with thehope of shopping being built nearby. I support a diverse community both in ethnicity age and commercial options.

Think Big! Your support to retain this commercial zone at Valencia and Wade should also advocate for light rail system to run from the Ajo and Valencia intersection to the far East side. The future can bring job opportunities, fresh food and services to food and transportation deserts like this if we stand fast now. I am asking you to vote and work retain this commercial zone and fight for other balanced ecologically friendly options.

Sincerely,

Robin Bundy Stars Valley Resident

From:

Sharon Bronson

Sent:

Monday, January 30, 2017 9:25 AM

To:

Jennifer Cabrera; Maria Klucarova; Anissa Ramirez

Subject:

Fwd: Retail Center Wade/Valencia

Sent from my iPhone

Begin forwarded message:

From: ML

Date: January 30, 2017 at 9:22:58 AM MST

To: < Sharon.Bronson@pima.gov >

Subject: Retail Center Wade/Valencia

Hello,

I am writing in to give my opinion on the parcels for Wade and Valencia.

My family currently lives in Star Valley.

We would greatly appreciate more retail space to be available rather than see a apartment or

townhome complex be put in.

We would also like to see local Mom and Pop shops/restaurants rather than chain retailers. As far as grocery store types, we would like a Whole Foods, Sprouts, AJ's or Trader Joe's type since we have Safeway and Frys just a few miles away.

We moved out here for the quietness the community has and the safety of our family.

I appreciate your time to read and listen to our communities concerns.

Thank you, Mallory Likout

From:

Sharon Bronson

Sent:

Monday, January 30, 2017 3:39 PM

To:

Maria Klucarova; Jennifer Cabrera; Anissa Ramirez

Subject:

Fwd: Retail Center @ Wade & Valencia

Sent from my iPhone

Begin forwarded message:

From: MARIETTA RODRIGUEZ

Date: January 30, 2017 at 3:14:03 PM MST

To: "Sharon.Bronson@pima.gov" <Sharon.Bronson@pima.gov>

Subject: Retail Center @ Wade & Valencia

I am expressing to you - my representative. my desire for the Retail Center at Wade and Valencia. I feel our area is badly in need of retail stores.

Sincerely, Marietta Sanders

Sent from my Samsung Galaxy Tab®4

From:

Sharon Bronson

Sent:

Monday, January 30, 2017 10:42 PM

To:

Maria Klucarova; Jennifer Cabrera; Anissa Ramirez

Subject:

Fwd: Retail Center Wade and Valencia

Sent from my iPhone

Begin forwarded message:

From: Diana Hasier

Date: January 30, 2017 at 9:47:56 PM MST

To: Sharon Bronson < sharon.bronson@pima.gov>

Subject: Retail Center Wade and Valencia

Reply-To: Diana Hasier < dianahas 1@yahoo.com>

RETAIL CENTER WADE AND VALENCIA COMPREHENSIVE PLAN AMENDMENT

CASE NO. P16CA00004-STEWART TITLE AND TRUST

TR. 3698w.

1/30/2017

Dear Sharon Bronson,

I am Diana Hasier 7412 S Climbing Dr, Tucson, AZ 85757 (Star Valley).

You as Representative of district 3. I want you to know I am in support of rezoning so that we can have a shopping/retail center for are community.

Thank You,

Diana Hasier Star Valley

From:

notification@pima.gov

Sent:

Tuesday, January 31, 2017 9:26 AM

To:

District3

Subject:

Supervisor Sharon Bronson feedback form 2017-01-31 09:25 AM Submission

Notification

Supervisor Sharon Bronson feedback form 2017-01-31 09:25 AM was submitted by Guest on 1/31/2017 9:25:36 AM (GMT-07:00) US/Arizona

Name

Value

First Name Del

Last Name Flowers

Email

Phone

Address 6564 S Star Ridge Place

City Tucson

State AZ

Zipcode 85757

District_of_Concern

Department_of_concern Planning and Zoning

Subject_or_Nature_of_Concern Planned shopping center Wade and Valencia

Planning and Zoning
Planned shopping center Wade and Valencia
We live on S Star Ridge Place and would like to have grocery store(s) in the shopping center that we don't already have near. Albertson's or Basha's would be two that we like.
Yes Comments shopping center that we don't already have near. Albertson's or Basha's

Would_like_a_response Yes

Referred_Page

Thank you, Pima County, Arizona