

Rob Paulus Architects Ltd

09.17.2018

Pima County Board of Supervisors
Pima County
130 West Congress Street, 11th Floor
Tucson, AZ 85701

RE: Foothills Mall Specific Plan

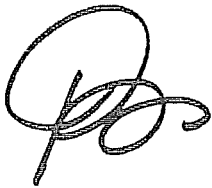
Dear Board of Supervisors:

It is a pleasure to express my enthusiastic support for the Foothills Mall Specific Plan by FHM Partners.

This type of mixed use, urban infill project represents a positive tipping point for smart growth development in Tucson and Pima County that complements and validates responsible density and high quality design. The planning and design concept for the project is forward thinking and the mixed use approach put forth by the design and development team creates a new precedent for the region of how to provide the best possible outcome for 21st century development in Tucson.

I implore you to approve the Proposed Foothills Mall Specific Plan to allow a thoughtful and significant development take place that is appropriate for the site and critical to the positive growth of Tucson and Pima County. High quality projects of this type and scale are few and far between in our region and the many opportunities presented by this project will have a profound and positive impact to the immediate neighborhood, the City of Tucson and Pima County at large.

Sincerely,



Rob Paulus AIA LEED AP

SFP 1718W0424PC Q KDF RD



Katrina Martinez

From: Lucy Howell [REDACTED]
Sent: Monday, September 17, 2018 4:34 PM
To: COB_mail
Cc: Angie Rangel
Subject: Letter of support for Foothills Mall Project from neighborhood citizen - Lucy Howell

Importance: High

This message and sender come from outside Pima County. If you did not expect this message, proceed with caution. Verify the sender's identity before performing any action, such as clicking on a link or opening an attachment.

Dear Pima County Board of Supervisors:

I would like to share the following information with you, showing my STRONG support for the proposed plans, being submitted by Allen Tanner, for the Foothills Mall project.

My family and I live at 8470 North Winchester Creek Drive, Tucson, AZ 85742, which is near the Foothills Mall. I understand the new owner has plans for revitalizing the property, and I am very enthusiastic and supportive of their plans. Over the years, I have watched the Foothills Mall thrive and decline. Today, the mall is near-empty, and I am concerned it will begin to physically deteriorate if something doesn't happen with it soon. I wish to highlight the following:

- I am excited that my son, 15 year old sophomore, at the neighborhood high school, Mountain View, is participating in a committee organized by the developer to come up with ideas for entertainment activities for the project. He is excited to be a part of the planning process, and it shows the developer is committed to making this a family-friendly destination center.
- Some of my neighbors seem to be worried about the height of the proposed buildings on the property, but I do not share their concerns. This is an urbanized area, and the shopping mall is already an intense land use. Given that the property is surrounded by apartments and commercial/office development, the taller buildings are completely appropriate at this location. I've seen the visual simulations included in the Specific Plan, and the proposed buildings will not block mountain views of people sitting in the backyards of their single-family homes.
- As a long-time resident of Pima County, I understand the importance of encouraging infill and growing smarter as a community. This is an ideal location for dense development, including the proposed taller buildings, as all of the major infrastructure (roads, utilities, site improvements) is already in place. This property needs significant investment, and the revitalization of the Foothills Mall into a mixed-use activity center is good for the surrounding property owners, as well as the local economy.
- One of the most interesting ideas I've heard about is the food hall concept featuring local chefs and restaurants. This will make the project unique from every other mall destination that has the same, tired chain restaurants. Supporting local businesses and talent is good for the local economy.

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I am very excited about the developer's ideas for the Foothills Mall, and I appreciate the vision and significant investment they are putting into this project.
I encourage you approve their zoning request.

Please don't hesitate to reach out to me with any questions, ok?

Sincerely,

Lucy Howell, Managing Director



MOVE Financial Solutions, Inc.
www.MoveFinancialSolutions.com

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September 18, 2018

Pima County Board of Supervisors
130 W. Congress Street, 11th Floor
Tucson, AZ 85701

Attention: Chairman Richard Elías and Members of the Board

Re: P18SP00001, FHM PARTNERS, L.L.C. - FOOTHILLS MALL SPECIFIC PLAN REZONING

Dear Chairman Elías and Members of the Board,

Over a two-year period, Imagine Greater Tucson (IGT) engaged the community in a region-wide conversation that included more than 10,000 residents contributing their ideas. This dialogue led to a collective vision that builds on our unique assets—the defining features of this place we call home—and ultimately allow us to grow and prosper. The Regional Vision is dedicated to:

- Improving employment opportunities, including better-paying jobs and an educational system that prepares us for these jobs.
- Creating walkable neighborhoods with diverse amenities—arts and culture, sports and recreation, and community services—that enhance our quality of life.
- Preserving our unique Sonoran Desert that draws visitors from around the world and offers us unparalleled access to the natural environment.
- Facilitating our ability to move around our region using all modes of transportation while capitalizing on our role as an international trade corridor.

This Regional Vision and the shared community values was accepted by Pima County in 2012 and became the basis for the Pima County's Comprehensive Plan Pima Prospers.

I was a member of the IGT Initiating Committee, served on the Board for five years including two years as Board Chair. I am proud of the work our community accomplished and am excited to see a project like the Foothills Mall Specific Plan striving to implement the principles of the Regional Vision and Pima Prospers.

The Foothills Mall Specific Plan will:

- Reenergize the declining mall to living, entertainment, employment, and shopping opportunities in safe, compact, walkable, accessible, and enjoyable environments
- Leverage existing infrastructure including roads, public transportation, multi-modal connectivity and utilities in a previously developed area – preserving our natural desert


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environment and available resources

- Incorporate appropriate height and density to encourage the range of uses such as corporate employers, hotels and multifamily housing which will help the project and the region thrive

The Regional Vision gave voice to Pima County residents. We know we must build upon our unique identity and Shared Regional Values to create a prosperous and vibrant place that provides accessibility, choices, and opportunity for all our region's diverse residents. This project is an opportunity to listen to those voices. I support the Foothills Mall Specific Plan rezoning and I encourage you to do so as well.

Sincerely,

A handwritten signature in black ink, appearing to read "Robin Shambach". The signature is fluid and cursive, with a long horizontal stroke at the end.

Robin Shambach AIA LEED AP
BWS Architects
Principal

Ricci Romero

From: D Knight [REDACTED]
Sent: Monday, September 17, 2018 10:17 PM
To: COB_mail
Cc: Angie Rangel
Subject: Foothills Mall

This message and sender come from outside Pima County. If you did not expect this message, proceed with caution. Verify the sender's identity before performing any action, such as clicking on a link or opening an attachment.

September 12, 2018

VIA EMAIL: COB_MAIL@PIMA.GOV

Pima County Board of Supervisors
130 W. Congress Street, 11th Floor
Tucson, AZ 85701

Subject: Foothills Mall Specific Plan

Dear Supervisors:

Our family lives at 915 W. Landoran Lane, Oro Valley, which is near the Foothills Mall. We are excited for the revitalization of the property, and we are very enthusiastic and supportive of the developer's Specific Plan request.

Over the years, we have witnessed the Foothills Mall ups and downs. Presently, the Mall is in bad shape. With more vacancies and poor exterior condition, we are concerned about how it will affect property values and the health of our area.

We are business owners and residents near the Foothills Mall. We are excited that Bourn Companies is committed to making this a destination for families. The success of this project is critical for the Foothills Mall area and all of Tucson! Our family, colleagues and neighbors are excited for the opportunities this will provide. We are especially looking forward to having an entertainment center with lots of fun options for our grandkids and that it's out of the heat.


Some folks seem to be worried about the height of the proposed buildings on the property, but we are not concerned. This land is an excellent infill project with existing utilities and a 10 story building will not interfere with any sight lines that we can tell.

The revitalization of Foothills Mall as a mixed-use family center is good for all of us and the local economy.

We appreciate the leadership and significant investment of the developer into this project. We look forward to the approval of the zoning and seeing it under construction soon.

SEP 18 10:00 AM '18
PC CLK OF 90

Sincerely,

Donna and Tim Knight
915 W. Landoran lane
Tucson, AZ. 85737


AMY E. FLETCHER
2216 E. CERRADA BALA
TUCSON, ARIZONA 85718

September 18, 2018

Via Email Only
COB_MAIL@PIMA.GOV

Pima County Board of Supervisors
130 W. Congress Street, 11th Floor
Tucson, AZ 85701

Re: Foothills Mall Specific Plan

Dear Supervisors:

I am writing to you to express my support for the revitalization of the Foothills Mall property and specifically for the developer's Plan request. I lived within one-half of a mile from the Foothills Mall property for 10 years and I have an interest in seeing the Foothills Mall prosper again.

Over the years, as a neighbor to the Foothills Mall, I observed the Foothills Mall's successes and recently, its decline. The mall is almost empty at this time with the exception of the movie theater and Barnes and Noble. With more vacancies, I am concerned about how a deserted mall property will affect the businesses and neighborhoods adjacent to the mall.

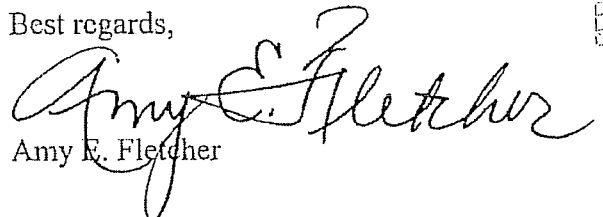
I am the parent of two children who are 11 and 10 years of age. My children are participating in a committee organized by the developer to brainstorm with the children about entertainment activities that should be considered in the Foothills Mall redevelopment project. This planning, collaboration and inclusion illustrates the developer commitment to creating a family centered project that will benefit our community.

In my opinion, Tucson and Pima County lack activities for children older than 8 years of age. The entertainment component of the revitalized Foothills Mall is appealing to me and my children. We would enjoy spending family time together in a safe, air conditioned and engaging environment.

I understand that some have concerns about the height of the proposed buildings, but I do not have this concern. I believe that Tucson must be better at growing smart and this means upward and in-fill. The revitalization of Foothills Mall as a mixed-use family destination is good for all of us and the local economy.

My family and I appreciate the vision and significant investment of the developer in this project. I look forward to the approval of the zoning and experiencing the new Foothills Mall.

Best regards,


Amy E. Fletcher

cc: Angie.Rangel@pima.gov

CLERK'S NOTE:
COPY TO SUPERVISORS
COUNTY ADMINISTRATOR
Development Services

DATE 9/18/18 ASB

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ASB