

**AFFIDAVIT OF MAILING
NOTICE OF HEARING ON ASSESSMENT
THE DOWNTOWN CHANDLER ENHANCED MUNICIPAL SERVICES DISTRICT
IN THE CITY OF CHANDLER, ARIZONA**

State of Arizona
County of Maricopa

The undersigned affiant being first duly sworn, deposes and says:

That affidavit is the Executive Director of the Enhanced Municipal Services District in the City of Chandler.

That on **April 10, 2024**, affiant caused to be mailed to each of the persons set forth on the list attached hereto and marked Exhibit A, by first class mail, a copy of the notice of assessment hearing attached hereto and marked Exhibit B.

That the names and addresses of the persons on said Exhibit A are, to the best of affiant's knowledge, information and belief, all persons owning real property affected by the assessments as the names and addresses appear on the last certified property tax roll for the Downtown Chandler Enhanced Municipal Services District in the City of Chandler, Arizona.

Rebecca Hill
Name
Executive Director
Title

Subscribed and sworn to before me this 22-day of April, 2024.



[Signature]
Notary Public

My commission expires:

Jan 28, 2028

Attachments:

Exhibit A: List of Names and Addresses of Property Owners
Exhibit B: Form of Notice Hearing



DCCP
100 W. Boston St. #5
Chandler, AZ 85225

LESTER HOSPITALITY - CHANDLER LLC
PO BOX 9188
RAPID CITY SD 57709

Dear Property Owner:

The Downtown Chandler Community Partnership (DCCP) Board of Directors is proposing an increase in assessments for the Enhanced Municipal Services District (EMSD) for the 2024/2025 Fiscal Year. The services provided by the EMSD include additional cleaning of downtown, safety, beautification, events, and marketing. All of this is to support the downtown businesses, provide a welcoming and engaging environment and create a travel destination.

The assessment rate has only had one increase in the last 20 years, since the DCCP has been created. This increase must be reviewed and approved by the Chandler City Council. This letter is to notify you of the upcoming hearing on 5/23/24 at 6:00pm, but more importantly, to provide you the opportunity to share any concerns you may have regarding the increase assessment of 5%. If you would like to know the increase for your property, please reach out and we can provide you with an exact number. Upon approval, the effective date will be July 1st, 2024 and you will see the difference in your property tax statement October 1, 2024.

If you have any questions or concerns, please reach out to Rebecca Hill, Executive Director of the DCCP at rebecca@downtownchandler.org or 480-855-3539.

Respectfully,

Rebecca Hill, Executive Director
on behalf of the entire Board of Directors
SoHo63, Hilton Garden Inn, DC Steakhouse, New Square, The Brickyard & Hidden House, Burst of Butterflies, City of Chandler, San Tan Brewing & Distilling, Recreo, Uncommon & Topsy Egg, Blacksheep, Murphy's Law, Bourbon Jacks, Saba Brothers, LLC, Mic Drop Mania, The Stanley & The Copper House.

Downtown Chandler Community Partnership
100 W. Boston Street, #5
Chandler, AZ 85225
480-855-3539

Attachment: The hearing notice has been included in this letter.

NOTICE OF HEARING ON ASSESSMENT

TO THE PROPERTY OWNERS AND ALL PERSONS CLAIMING AN INTEREST IN ANY PROPERTY WITHIN THE DOWNTOWN CHANDLER ENHANCED MUNICIPAL SERVICES DISTRICT IN THE CITY OF CHANDLER, ARIZONA.

NOTICE IS HEREBY GIVEN of the time fixed for hearing and passing upon the annual assessments and proceedings heretofore had and taken for enhanced municipal services in the City of Chandler, Arizona (the "City") as described in Resolution of Intention No. 3905 (the "Resolution of Intention").

Pursuant to the provisions of Title 48, Chapter 4, Article 2, Arizona Revised Statutes, and specifically A.R.S. § 48-575, and all amendments thereto, PUBLIC NOTICE IS HEREBY GIVEN that the Mayor and Council of the City made a statement and estimate of all annual expenses for the Downtown Chandler Enhanced Municipal Services District (the "District") for the fiscal year commencing July 1, 2024, and ending June 30, 2025, and assessed the total cost thereof against the lots within the District. The work proposed to be done in the District is described in the Resolution of Intention on file with the Clerk of the City and in the Plans and Specifications therefore on file with the Clerk of the City, to which Resolution, Plans and Specifications reference is hereby made for a more particular description of the work.

NOTICE IS FURTHER GIVEN that the Mayor and Council have fixed the time and place of hearing and passing upon the said assessments and proceedings heretofore had and taken with respect thereto at:

TIME:	6:00 p.m.
DATE:	May 23, 2024
LOCATION:	Council Chambers City Hall 88 E. Chicago Street Chandler, Arizona 85225

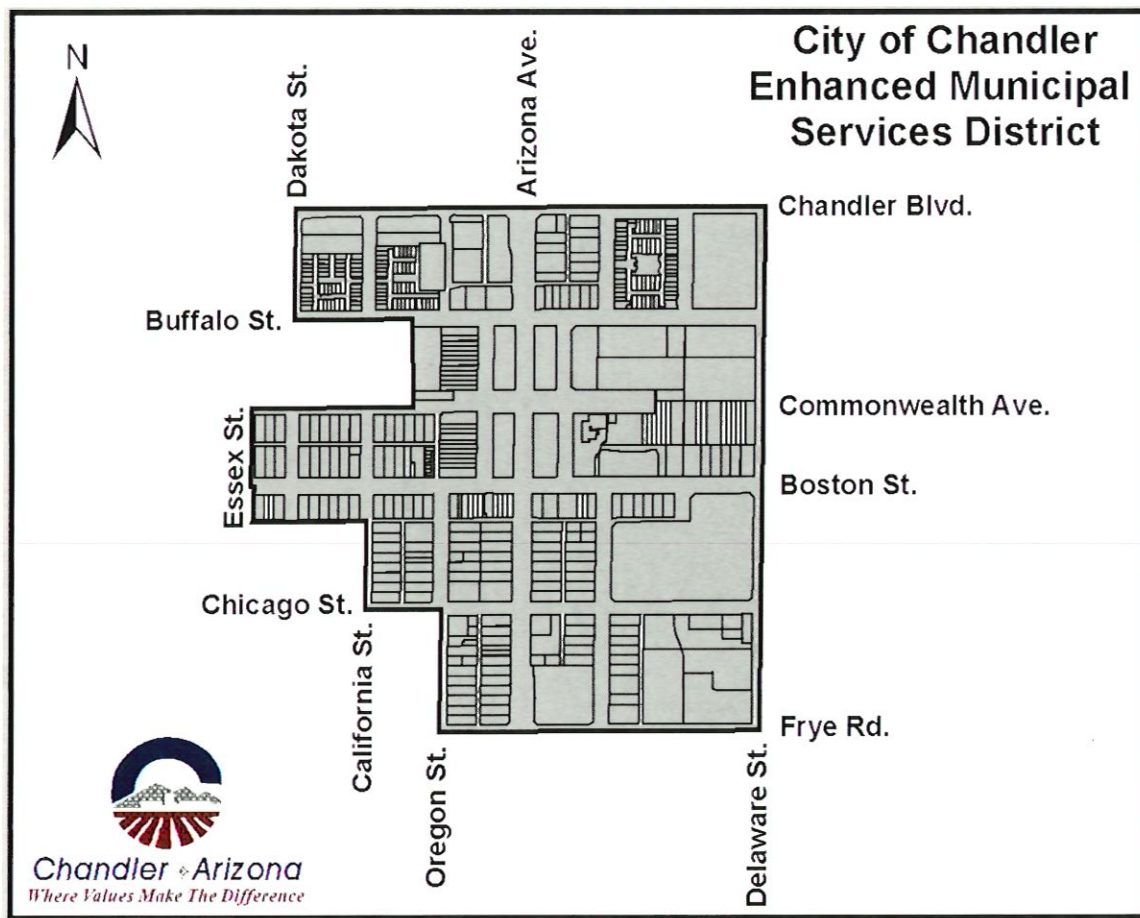
The property assessed to pay for said improvement comprises all lots included within the District in said City as described in the Resolution of Intention. The area subject to assessment is shown on the map below.

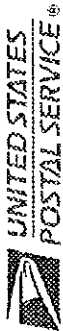
Any property owner and all other persons directly interested in the work or in the assessment having any objection to the legality of the assessment or to any of the previous proceedings connected therewith, may, at any time prior to the time fixed for said hearing, file with the City Clerk a written notice briefly specifying the grounds for such objection and at the time fixed for said hearing or at a time or times not later than ten (10) days thereafter, to which such hearing may be postponed, the Mayor and City Council will hear and pass upon all objections so made and filed.

All decisions and determinations of the Mayor and Council upon the hearing aforesaid will be final and conclusive upon all persons entitled to object as to all errors, informalities and irregularities which the Mayor and Council might have remedied or avoided at any time during the progress of the proceedings.

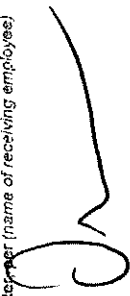
/s/ Dana DeLong

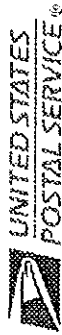
CITY CLERK





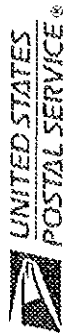
Certificate of Mailing — Firm

Name and Address of Sender	TOTAL NO. of Pieces Listed by Sender	TOTAL NO. of Pieces Received at Post Office™	Affix Stamp Here Postmark with Date of Receipt.
Postmaster (name of receiving employee) 		52	U.S. POSTAGE PAID CHANDLER, AZ 85225 APR 10, 24 AMOUNT \$28.42 R2305P151474-26 
USPS® Tracking Number: Firm-specific Identifier			
1.	JAM MANAGEMENT LLC 24621 S 122ND ST. CHANDLER AZ 85249 DOWN TOWN HOTEL LLC 153 S PAYNE STEWART DR. BRANSON MO 65616		U.S. POSTAGE PAID CHANDLER, AZ 85225 APR 10, 24 AMOUNT \$1.74 R2305P151474-26 
2.			
3.	FIFTY FIVE LLC 560 N BENSON LN Chandler, AZ 85224 SSPA LLC 81 W BOSTON ST Chandler, AZ 85225 LAVENUE LLC 242 S WALL ST Chandler, AZ 85225 77 LLC 81 W BOSTON ST Chandler, AZ 85225		
4.			
5.			
6.			



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1. SPECHT COMMERCIAL PROPERTIES LLC 1728 W. LARK DR. CHANDLER AZ 85286							
2. NEW SQUARE LLC 2577 QUEEN CREEK RD STE 111 CHANDLER AZ 85248							
3. AZ MANAGEMENT & INVESTMENTS LLC 11310 VALLEY BLVD EL MONTE CA 91731							
4. PSCI INVESTMENTS LLC 77 W CHICAGO ST 6 Chandler, AZ 85225							
5. LAVENUE LLC 560 N BENSON LN Chandler, AZ 85224							
6. DOLEZAL DARIN JAMES/DEBORAH SUE 1212 S 124TH ST. CHANDLER AZ 85249							

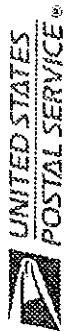


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USPS® Tracking Number Firm-specific Identifier	Address (Street, City, State, and ZIP Code™)		Postage	Fee	Special Handling	Parcel Airtift	
1.	MOUNTAIN FIELD LLC 8 S SAN MARCOS CHANDLER, AZ 85225						
2.	City of Chandler 175 S ARIZONA AVE CHANDLER, AZ 85225						
3.	DJS RENTALS LLC 67 W BOSTON CHANDLER AZ 85224						
4.	SABA BROTHERS RENTALS LLC 3270 N COLORADO ST CHANDLER, AZ 85224						
5.	LYREHC INVESTMENTS LLC/ALTAN DAN 2707 CONGRESS ST STE 1R SAN DIEGO CA 92110-2764						
6.	R & V HOLDINGS LLC 4509 E JOJOBA RD. PHOENIX AZ 85044						

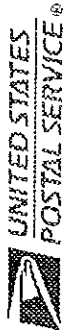
PS Form 3665, January 2017 (Page ___ of ___) PSN 7530-17-01

See Reverse for Instructions



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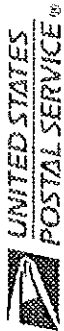
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1.	-----	-----	-----	PSCI INVESTMENTS LLC				
	-----	-----	-----	77 W CHICAGO ST UNIT 8				
	-----	-----	-----	Chandler, AZ 85225				
2.	-----	-----	-----	SCIACCA PETER GEORGE				
	-----	-----	-----	77 W CHICAGO ST 8				
	-----	-----	-----	CHANDLER, AZ 85225				
3.	-----	-----	-----	CIRCLE K STORES INC				
	-----	-----	-----	PO BOX 52085				
4.	-----	-----	-----	PHOENIX AZ 85072-2085				
	-----	-----	-----	201 SOUTH LLC				
5.	-----	-----	-----	77 W CHICAGO ST UNIT 8				
	-----	-----	-----	Chandler, AZ 85225				
	-----	-----	-----	SERRANO FAMILY LIMITED				
	-----	-----	-----	PARTNERSHIP				
6.	-----	-----	-----	141 S ARIZONA AVE				
	-----	-----	-----	Chandler, AZ 85225 CS CHANDLER REAL ESTATE LLC				



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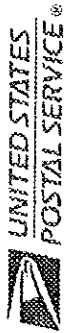
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1.	DC HEIGHTS WEST LLC								
	105 AFFINITY LN								
	BUFFALO NY 14215								
2.	95 WEST LLC								
	77 W CHICAGO ST STE 8								
	CHANDLER AZ 85225								
3.	SABA DAVID JR TR/DJS RENTALS LLC								
	67 W BOSTON								
	CHANDLER AZ 85224								
4.	OCHUN HOLDINGS LLC								
	101 W BOSTON								
	CHANDLER AZ 85224								
5.	BOSTON PROPERTIES LLC								
	PO BOX 2120								
	QUEEN CREEK AZ 85142								

DOWNTOWN DEVELOPMENT LLC
18541 E MARY ANN WAY
QUEEN CREEK AZ 85142



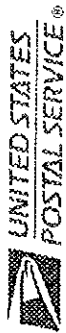
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1.	AP AJ LLC 802 Gervais Columbia, SC 29201 Jack in the Box 9357 SPECTRUM CENTER BLVD SAN DIEGO CA 92123									
2.	SAN TAN 8 S SAN MARCOS CHANDLER AZ 85225									
3.	D AND B RENTAL PROPERTIES LLC 67 W BOSTON CHANDLER AZ 85224									
4.	FULLER R RANDALL 128 W BOSTON ST. CHANDLER AZ 85224									
5.	THOMAS HOLDINGS LLC 5101 N CASA BLANCA DR UNIT 317 PARADISE VALLEY AZ 85253									



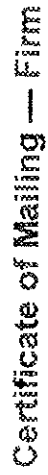
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1. 11310 VALLEY BLVD. EL MONTE CA 91731 Hall Investments							
2. 620 W SAN MARCOS DR. CHANDLER AZ 85225							
3. BOSTON STREET PROPERTIES LLC 11308 E. CHESTNUT DR. CHANDLER AZ 85249							
4. Hall Investments 620 W SAN MARCOS DR. CHANDLER AZ 85225							
5. LESTER HOSPITALITY - CHANDLER LLC PO BOX 9188 RAPID CITY SD 57709							
6. One Chandler 510 S NEIL ST Champaign, IL 61820							



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1.		QWEST CORPORATION 1801 CALIFORNIA STREET 25TH FLOOR DENVER CO 80202					
2.		One Chandler 404 S. Wells Chicago, IL 60607					
3.		55 North 3821 N 54TH CT PHOENIX AZ 85018					
4.		DESERT VIKING-DOWNTOWN CHANDLER I LLC 3002 E. WASHINGTON ST., PHOENIX AZ 85034					
5.		AP S SAN MARCOS PL LLC 1616 CAMDEN RD STE 210 CHARLOTTE NC 28203					
6.							



Certificate of Mailing — Form

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1.	EXQUISITE PROPERTIES LLC 3105 W MATTHEW DR. PHOENIX AZ 85027							
2.	EXQUISITE PROPERTIES LLC 3105 W MATTHEW DR. PHOENIX AZ 85027							
3.	NIGHTWALK LLC 24416 S SUNBROOK DR SUN LAKES, AZ 85248							
4.	SPIKE LAWRENCE VENTURES 1 LLC 2577 QUEEN CREEK RD STE 111 CHANDLER AZ 85248							
5.	229 S OREGON ST LLC 748 W PARK AVE Chandler, AZ 85225							
6.								