


CITIZEN PARTICIPATION FINAL REPORT



	City of Glendale Development Services Department Planning Division
<input type="checkbox"/> Failed	
<input type="checkbox"/> Conditionally Approved	
<input checked="" type="checkbox"/> Approved	
CUP24-08 Citizen Participation Final Report Approved	
Sydney Trella BY	9/18/2024 DATE

Jack in the Box #1638

6665 W. Bell Road
Glendale, Arizona 85308
(SEC 67th Avenue & Bell Road)

CUP24-08

Prepared for

City of Glendale
Planning Division

By

DxU Architects, LLC
15150 N. Hayden Road, Suite 225
Scottsdale, Arizona 85260

CITIZEN PARTICIPATION FINAL REPORT

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NOTIFICATION MAILING LIST



Jack in the Box #1638



CUP24-08

Jack in the Box #1638
6665 W. Bell Road
Glendale, Arizona 85308

Project Description:

This proposed project is for a new 2,003 sf Jack in the Box restaurant with drive-thru implementing the new Craved image, to be located on a previously developed parcel at 6665 W. Bell Road, where a former Boston Market resided. The existing building and sitework will be demolished and the new building and sitework to include, but not limited to, paving, striping, concrete sidewalks and drive-thru lane with canopy, site lighting, landscaping, a new refuse enclosure, utilities, bicycle rack and a pedestrian connection to the existing sidewalk across the main entry drive to the east. Signage is under a separate submittal/permit by others. A Conditional Use Permit is required due to the drive-thru being located within 500' of a residential development.

Notification:

The public was notified by mail on August 5, 2024 with a notification letter and site plan and given 10 business days to respond. The public was also notified by signage posted at the site on August 12, 2024. There was also an online Neighborhood Meeting via Zoom allowing for additional input and/or questions held on August 26, 2024 at 6:00pm. Please refer to the attachments to view the Notification Area Map, approved Neighborhood Notification Letter and Proposed Site Plan, Public Notice Neighborhood Meeting Sign, Sign posting and removal affidavits. Also included as an appendix is the complete notification mailing list.

Participation:

There were three-hundred-thirty (330) mailings sent. From those, I received two phone calls. One was from a new tenant stating that the person trying to be reached was no longer at this address. The second call was from a contacts daughter who stated that her father had sold the property and that he would not be making any comment. I also received one return letter as undeliverable. There was no response at the online Neighborhood Meeting.

Project affect:

There were no concerns, issues or problems expressed by the public therefore no revision was made to the proposal.

Sincerely,

Jeff DeHart
Project Architect



August 2, 2024

Jeff DeHart
15150 N. Hayden Road, Suite 225
Scottsdale, Arizona 85260
623.518.6779
jdehart@dxuarch.com

SUBJECT: Jack in the Box #1638, Case #SR24-0413

Dear Neighbor:

This letter is to inform you that I am applying for a Conditional Use Permit application with the City of Glendale. The property is located at 6665 W. Bell Road in the Sahuaro District.

The proposed project is a new 2,003sf Jack in the Box restaurant with drive-thru. The lot size is 18,077sf (±0.41 AC) with 15' setbacks on all sides. The property is zoned C-2 (General Commercial). The proposed building height is 24'. The adjacent property uses are Budget Rental Car to the North, Fry's Grocery Store to the East, Multiple tenant center to the South, and Wells Fargo Bank with a drive-thru to the West all of which are also zoned C-2. The Conditional Use Permit is to allow for a drive-thru that is located within 500' of a residential development.

I have included a site plan with this letter for your review. A neighborhood meeting will take place online via Zoom on August 26, 2024 at 6:00 pm. Please follow the link to join the meeting.

<https://us04web.zoom.us/j/74766967421?pwd=It7eIQ1Q6PsbKbemfamiYyyz2CAXZA.1>

Meeting ID: 747 6696 7421

Passcode: 4AhDdy

If you are unable to attend, please write, email or call the contact information above. You may also contact Sydney Tirella, Planner for the City of Glendale at 623.930.2588. Comments must be received by August 19, 2024.

For additional details about this project or to be added to the Interested Parties mailing list, scan the QR code below.

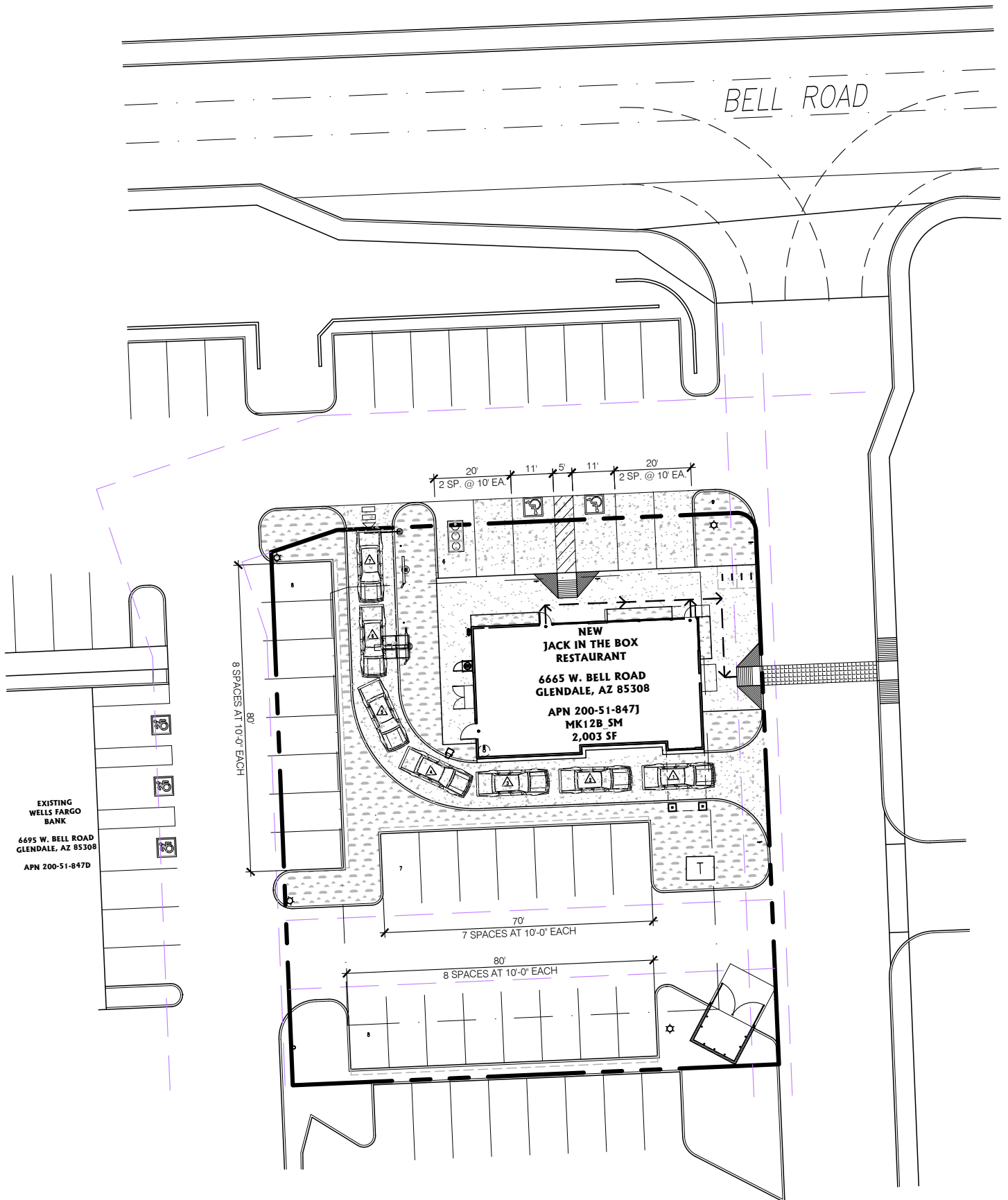


Sincerely,

Jeff DeHart
Project Architect
DxU Architects, LLC
Encl:
Site Plan

Jack in the Box #1638
6665 W. Bell Road
Glendale, Arizona 85301

Case #SR24-0413



PROPOSED SITE PLAN



Planning Division

NEIGHBORHOOD NOTIFICATION LETTER

AFFIDAVIT OF MAILING

Case No. (if available) SR24-0413

Project Name: Jack in the Box #1638

I, Jeff Looker certify that I am the authorized applicant /

representative to the City of Glendale for the above application and do hereby affirm that notice, as required for the case noted above, has been completed in accordance with the Citizen Participation Process in the City of Glendale's Zoning Ordinance, and a copy of the letter and mailing labels has also been submitted.

Applicant/Representative Signature: [Signature]

STATE OF ARIZONA

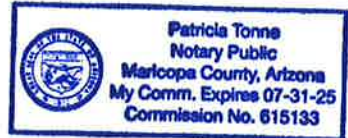
SS.

COUNTY OF MARICOPA

The foregoing instrument was acknowledged before me this 7 day of August, 2024.

[Signature]
Notary Public

My Commission Expires: 07-31-2025





PLANNING DIVISION

AFFIDAVIT OF POSTING

Case No. SR24-0413 / Jack in the Box #1638

Project Name: _____

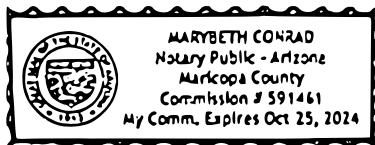
X Neighborhood Meeting

I, Meghan Liggett, being first duly sworn upon oath, state that on the 13 day of August, 2024, I posted 2 hearing notice(s) for hearing date August 26, 2024.

Applicant/Representative Signature: Meghan Liggett

STATE OF ARIZONA
COUNTY OF MARICOPA

SS.



Subscribed and sworn to before me on August 13, 2024

Marybeth Conrad
Notary Public

My Commission Expires:

10-25-24



PLANNING DIVISION

AFFIDAVIT OF SIGN REMOVAL

Case No. SR24-0413 / Jack in the Box #1638

Project Name: _____

___ Planning Commission

___ Glendale City Council

I, Meghan Liggett, being first duly sworn upon oath, state that on the 29th day of August, 2024, all public notice signs were removed from the site for the case noted above.

Applicant/Representative Signature: Meghan Liggett

STATE OF ARIZONA

SS.

COUNTY OF MARICOPA



Subscribed and sworn to before me this 3rd day of September, 2024.

Marybeth Conrad
Notary Public

My Commission Expires:

10-25-24