Comprehensive Summary of Neighborhood Meetings

ORO VALLEY ARIZONA

Project: Proposed 31-lot subdivision at the southwest corner of Moore Rd. and La Cañada Dr.
Meeting Location and Time: Town Hall and online from 6-7:30
Dates: 1st Neighborhood Meeting held on: November 16, 2023. 2nd Neighborhood Meeting held on: TBD

Staff Contact: Kyle Packer, kpacker@orovalleyaz.gov or 520-229-4822
Applicant Contact: Paul Oland, Paradigm Land Design, LLC

Staff's and the applicant's presentations are available online at OVprojects.com.

Next Steps: Formal applicant submittal, 2nd neighborhood meeting to be determined.

Questions and Comments
During the neighborhood meetings, participants identified concerns and discussed design solutions to mitigate the concerns. A summary of the neighborhood meetings is provided below. Recordings of each meeting are available online at OVprojects.com.

Additional questions or comments: Please contact Kyle Packer with any additional questions or comments.

1st Neighborhood Meeting: Attended by 22 people

Questions

- Will property have a fence or wall along the boundary?
- Can a noise study occur to measure noise from vehicles?
- How wide is the wash?
- Is there a state, county, or town requirement for the width of the wash?
- Could the size of the wash be reduced?
- Is there a way that runs along La Canada?
- Is there common area or recreational area?
- Where does the wash drain to?
- How much buffer is there between property and existing neighborhoods?
- What is the road design plan to cross the wash?
- What is green areas
- Will the
- Will vehicles using the gate entrance be
- How will the site manage
- How is it determined if there is
- Who conducts the
- What is the lot size and
- Is it possible to reduce
- Use of drainage area will be used

Comments or Concerns

Traffic
- Parking and use of ROW along Moore Road
- No egress to Moore Road is appreciated.
- Traffic along La Canada will be impacted.
- Solve noise issue created along Moore Road
- Additional traffic onto La Canada
- Will project have traffic study conducted?
- Road noise has increased with addition of development.
- Constraints getting out of White Diamond to La Canada?

Design
- Incorporate landscaping along Moore Road
- Average home size of 3,500 sq. single story planned.
- Use of walls along the site perimeter as sound abatement
- Restricted access for vehicles
- Proximity to neighboring properties along the southern boundary.
- 40 foot building setback planned for the site.

Environment
- Wildlife friendly crossings
- Where will retention basins go?
- Open space will be throughout the property

Water
- Affect of new development on OV water table supply

Other
(blank notes)

Compromises / Design Changes
(blank notes)

What is a setback?	Will the green areas stay as depicted?	Will vehicles using the gate entrance be stopped at along La Canada	How will the site manage public trail users from community?	How is it determined if there is adequate water supply for the project?	Who conducts the traffic study for the project?	What is the lot size and potential home size for the project?	Is it possible to reduce speed limit on La Canada?	Use of drainage area will be used for the public trail, will other areas be used as open space?
The backyard wall can be on the property line?	Does the setback include driveway?	Will Moore Road be used as a staging area?	Is there a retention basin to mitigate additional storm water leaving the property?	What is the traffic impact of the project calculated?	How is traffic calculated for studies?	Will wildlife have the ability to cross the culvert?	Can a 1/3 of an acre per lot can be graded?	Will the new development have private roads and gated?

2nd Neighborhood Meeting

Questions				Other

Compromises / Design Changes