



This Request

In light of Tangerine Road's ultimate functional classification as only a major arterial roadway and not a limited-access State Route, the severe access restrictions established in the 1980's are no longer needed or appropriate. Oro Valley now has the opportunity to grant access to Tangerine Road on a careful and intentional basis centered on sound traffic engineering and design. Venture West wishes to proceed with development of their parcel at the northeast corner of Tangerine Road and Innovation Park Drive and has submitted engineering plans and a traffic report demonstrating safe and efficient traffic circulation associated with that development. The plans include one new access drive connection to Tangerine Road, approximately 450 feet east of Innovation Park Drive. In order for that access connection to be allowed we seek approval not only of the various engineering plans and traffic report under separate application, but also of a text amendment to the PAD, removing the following text:

*"Neighborhood Policy 3.9. Tangerine Road: Access from Tangerine Road will be solely from the interchange designated between Big Wash Bridge and Oracle Road (Tucson-Florence Highway, U.S. 89)"*

That text, referencing an interchange at the intersection of Tangerine Road and Innovation Park Drive, is clearly obsolete and aligned with ADOT's stringent access control policies that are no longer in effect.

We appreciate your consideration of these requests. Please do not hesitate to contact me with any questions.

Sincerely,

A handwritten signature in black ink, appearing to read "Paul Oland", with a stylized flourish extending to the right.

Paul Oland