EXHIBIT A

ADDENDA TO 3-7-2008 DRAFT GENERAL PLAN

(New text is underlined and deleted text is struck through)

1. Renumber all pages (including all map and chart pages) in conventional order (e.g., 1,2,3…), and print the appropriate page number on the map/chart pages.

2. Add Web site address on the new cover of the General Plan to direct readers to the General Plan and additional related information available on-line.

3. Add tabs for faster reference to General Plan elements.

4. Intro-2 (Figure #1): "~~Boundaries represented on this map show the incorporated city and town area extents, not necessarily the municipal planning area extents~~. Source: City and town incorporated boundaries obtained from Arizona State Land Department as of April 2008. City of Chandler boundary represents the City's Municipal Planning Area.

5. Intro-3 (Figure #2): Re-title as "CHANDLER PLANNING AREA AND CITY LIMITS" and correct the spelling of "Chandler".

6. Intro-3 (Figure #2), revisions to Legend: Add "Incorporated City Limits" next to a new light brown rectangle, add text "(Unincorporated Area)" after County Island, and "Chandler Municipal Planning Area Boundary" next to rectangle with boundary but no fill color.

7. Intro-4 (1st ¶): As required by the Arizona Revised Statutes for all municipalities, the General Plan serves as an expression of development ~~guidance~~ policies used to guide development decisions.

8. Intro-4 (2st ¶): "Elements are the Plan's fundamental subject area components – ~~most~~ all required by the State~~; others~~ except for one, the Neighborhood Planning Element, which is added by the City. ~~For example, a new component,~~ Neighborhood Planning~~, was~~is included ~~by the City~~ to stress a new emphasis on assisting older neighborhoods to maintain their quality of life. ~~the opportunities for public involvement in the planning process.~~ The Energy Element, recently mandated by the Arizona legislature, introduces goals to encourage energy efficiency and the utilization of renewable resources."

9. Intro-4 (5th ¶): "What is Build-Out? Build-Out occurs when most vacant or agricultural land has been developed~~committed to urban uses~~. The City will never be one hundred percent built out since there will always be infill development and redevelopment efforts. However, the City of Chandler is running out of space for new development. Figure 3, on the following page, shows the current supply of land committed and planned for residential or ~~Non~~non-~~Residential~~ residential use. Committed properties in Figure 3 are defined as properties that were either under construction, recently zoned for a particular development, or in the process of requesting zoning as of the date of

the maps. Uncommitted properties are those that had not submitted any rezoning application to the City, had agricultural zoning or zoning approval for a specific development, but had remained inactive for several years."

10. Intro-5: update each map with the April 1st data when available.

11. Intro-6 (1st ¶): "~~Chandler's General Plan proceeds directly from community goals set by citizens to the implementation steps necessary to achieve those goals.~~ The General Plan ~~itself~~ consists of the Introduction and separate sections addressing Plan Elements, which are the City's basic planning components. ~~An Implementation Strategy guide lists possible follow-up activities in a separate, supporting administrative document.~~"

12. Intro-7 (2nd ¶ in Vision Statement box): "As a major ~~suburban~~ City, Chandler will be home to many world class corporations."

13. Intro-7 (4th ¶ in Vision Statement box): "Besides a strong employment base and desirable neighborhoods, what will make Chandler stand out from other ~~suburban~~ cities is its commitment to become a sustainable City and to encourage sustainable development."

14. Intro-7 (1st ¶ under Citizen Participation) "Persons of ~~all~~ various ages and interests participated in identifying…"

15. Intro-8 (5th ¶): Two public hearings were held by the Planning & Zoning Commission (May ~~20~~ 22, 2008~~*~~ and June 4, 2008~~*~~), after which the Commission recommended approval of the Chandler General Plan. The City Council held a public hearing on June 26, 2008~~*~~, at which time the general Plan was approved and adopted for subsequent ratification by Chandler voters on November 4, 2008. (Delete footnote at bottom of page)

16. Intro-8 (2nd ¶ - last sentence): "Feedback from citizens continued to be gathered throughout the process from persons submitting comments or replying electronically to the questionnaire through the City's website ~~(http://www.chandleraz.gov/gpupdate.aspx)~~."

17. Intro-8 (3rd ¶): "Special Area meetings were held with citizens in October 2007 to discuss Neighborhood Planning and Redevelopment." "Then they were asked to mark on maps noting locations where they thought ~~further development/redevelopment ought to occur~~neighborhood improvements or redevelopment efforts could be made. Various locations…"

18. Intro-8 (4rd ¶): "Opportunities to provide additional input were made available throughout the General Plan process. City Staff and consultants presented General Plan overviews and provided public input opportunities at a variety of community meetings: Local Initiatives Support Corporation Briefing;

Stakeholders Forum; Congress of Neighborhoods; Intel Community Advisory Panel; ~~Link~~ Neighborhood Link Group; Maricopa Association of Governments; Chandler Chamber of Commerce; Valley Partnership; Ocotillo Spring Event; Airport Commission, Transportation Commission, Neighborhood Advisory Committee, Economic Development Advisory ~~Committee~~Board, and the Energy and Green Building Forum, in addition to ~~a~~ Planning and Zoning Commission and City Council Briefings."

19. Intro-9 (2nd ¶): "Arizona Statutes (ARS §9-462.01) require that all zoning regulations and rezoning actions ~~are~~ be consistent with the General Plan… The Elements taken into consideration with the goals, objectives, build-out policies and implementation ~~strategies~~ recommendations – supply a checklist for… Chandler's ~~flexible~~ innovative Planned Area Development zoning process allows proposed developments to be analyzed for consistency with the policies within this General Plan and taken through a citizen participation and public hearing process. ~~proponents and neighbors of a proposed project to work with Planning Commission, City Council, and staff to achieve site plans that fit the particular location.~~"

20. Intro-9 (4th ¶, last sentence): A Glossary ~~and Appendices are~~ is also provided.

21. Intro-9 (last ¶): ~~It should be noted that the General Plan leads to, but does not incorporate, additional information. Maintaining separate reference sources, such as an Implementation Strategy, allows them to be updated frequently, without requiring a General Plan Amendment.~~

22. Intro-10 (3rd ¶ and last ¶ with bullet points): "The Planning and Development Department is the lead agency to process the amendment request. More detailed information regarding Major and Minor General Plan amendment procedures including steps, important deadlines, and application forms is available at the Planning and Development Department office and Web site.~~This Department will provide the necessary forms and information.~~" Delete the last paragraph beginning with "Steps in the process…" including bullet points.

23. Intro-10 (2nd ¶, #4) "…regarding residential densities, intensities or major roadway locations, ~~,~~ that would have city-wide implications. ~~in one or more locations anywhere within the municipal planning area.~~"

24. Intro-12 (Figure #4. Hierarchy of the General Plan and other City Adopted Plans). In the left-hand box under "AREA PLANS", strike the reference to "Santan Freeway".

25. Intro-12 (2nd ¶, 3rd sentence): "However, when more detailed, specific plans that were adopted by City Council prior to the effective date of this General Plan are found to be in conflict with the goals, objectives, recommendations…"

26. Intro-13 (2nd ¶): "There are ~~two~~ three reasons to recommend planning at this level . . . 3) to establish neighborhood preservation/ maintenance goals and programs."

27. Intro-13 (Figure 5.) "Downtown-South Arizona Avenue Corridor Area"

28. LU-1 (1st ¶ under LAND USE, 3rd sentence): "Now, greater development intensity ~~– consistent with City codes –~~ is sought in appropriate locations and circumstances."

29. LU-2: Add the following objective under the 1st GOAL: "Objective: Encourage the use of shade and environmentally sensitive design."

30. LU-2 (2nd Objective under 2nd GOAL): "Encourage residential preservation, maintenance, and revitalization programs."

31. LU-2 (2nd Objective under 3rd GOAL): "~~Describe criteria and recommend locations for considering mid-rise or high-rise buildings.~~ Encourage building heights greater than forty-five feet at select locations in accordance with the Mid-Rise Development Policy."

32. LU-2 (3rd Objective under the last GOAL): "Encourage knowledge-intensive industries ~~(~~such as high-technology, biomedical…"

33. LU-2 (4th Objective under the last GOAL): "Promote the innovation zone concept (See Growth Area Element) where research and industry intersect and benefit . . ."

34. LU-3 (Figure #6): update Land Use Distribution (pie chart) and Land Use Comparison Table with April 1st data when available.

35. LU-4 (2nd ¶, 2nd sentence): "~~The more specific planning layer addresses distinguishing physical or locational characteristics that support targeted land use implementation strategies.~~These Area Plans address unique characteristics and support unique land use planning and implementation strategies for each area."

36. LU-5 (1st ¶ under Downtown-South Arizona…, 2nd sentence) "The Redevelopment Area Plan contains Chandler's strategies, policies and action~~s~~ steps as they pertain to five specific areas."

37. LU-5 (3rd bullet point under Downtown-South Arizona…): "Create a cultural and commercial entertainment environment linked to the historic downtown square. ~~zone along the west side of Arizona Avenue and north of Frye Road~~."

38. LU-5 (Last bullet point under Downtown-South Arizona…): "Create design standards ~~a strong design theme~~ for the downtown corridor~~area~~."

39. LU-5 (1st ¶ under Land Use Categories): "…its land use categories are not parcel specific. Area plans may provide more specific land use designations for particular areas in accordance with the land use considerations provided in this section. Further, the zoning process is used to evaluate proposed developments and determine consistency with area plans and ultimately, the land use considerations in this section. The strategic broad category descriptions and land use considerations for each category are as follows:"

40. LU-5 (last ¶): Change paragraph format to bullet points. "*Rural Residential* (link to Glossary) properties (0-2.5 dwelling units per acre) are appropriate in areas adjacent to rural or large lot subdivisions. *Low-density residential* (link to Glossary) 2.5-3.5 du/ac continues to be appropriate in areas ~~that are not located within designated growth areas~~ designated Residential as shown on the Future Land Use Plan (see Figure #8) (link). *Medium density residential* (link to Glossary)…"

41. LU-6 (1st ¶): Change paragraph format to bullet points "High density residential (link to Glossary) (12-18 du/ac) can be considered as a stand alone use in downtown, areas adjacent to arterial roads, and freeways, or as part of a mixed-use development (link to Glossary) in areas adjacent to arterial roads, freeways, commercial areas, Revitalization/Infill Growth Areas, Growth Expansion Nodes, and within designated High Capacity Transit Corridors. *Urban residential densities* (link to Glossary) exceeding eighteen dwelling units per acre can be considered in downtown and other Revitalization/Infill Growth Areas, Growth Expansion Nodes, regional commercial areas, and within designated High Capacity Transit Corridors (maximum allowable densities would be determined at the time of development plan approval by the City, based upon such considerations as existing and planned capacities for water and sewer infrastructure, trip generation vis-à-vis traffic/transit systems, compatibility with adjoining land uses, and other factors). In order to maximize the efficiency of land uses and promote sustainable urban development, developments with high or urban residential densities should be considered as part of mixed-use developments consisting of ground floor retail, office, or live-work opportunities."

42. LU-6 (2nd ¶): "Mixed-use developments (link to Glossary) containing residential, commercial and office, can be considered at the intersection of major arterials, freeway~~ intersections~~ interchanges with arterial streets~~,~~ commercial areas, Revitalization/Infill Growth Areas, Growth Expansion Nodes, and along High Capacity Transit Corridors. Residential densities within mixed-use developments will be determined in accordance with the locational considerations outlined above as well as by infrastructure capacity, neighborhood compatibility, and design quality."

43. LU-6 (4th ¶): "Chandler's adopted Area Plans establish target densities intended to blend with the surrounding environment. For example, at 0-2.5 dwellings per acre the Southeast Chandler Area Plan (web link) suggests spacious single-family lot layouts to maintain ~~connection~~ compatibility with nearby rural character. The South Arizona Avenue Corridor Area Plan……such as those served by public transit (weblink). ~~Chandler's preferred Planned Area Development (PAD) zoning process provides the ideal mechanism for fitting proposed residential projects in to different community settings in accordance with the General Plan and Area Plan goals and objectives.~~"

44. LU-6 (5th ¶, 2nd sentence): "However, Chandler's build-out ~~growth~~ emphasis on the more cost-beneficial business and employment components fully recognizes that quality residential ~~excellence~~ development supplies the foundation for municipal financial stability."

45. LU-6 (6th ¶): "Although the residential category is not marked for expansion on the Future Land Use Plan, it will be relied upon to produce variety in housing choice, affordability and value in absorbing its remaining acreage. Blending higher densities into mixed-use areas and revitalization projects will be instrumental to Chandler's strategic urbanization. Finally, it is recognized that in certain limited circumstances where a parcel is challenged by its size, shape, orientation, vehicular access and visibility from an arterial street, that residential use may be the only realistic development potential for such a parcel."

46. LU-7 (2nd ¶, last sentence): "Sites reserved for retail, service, commercial office businesses, and institutional uses ~~likely~~ will transition from ~~no longer follow once~~ typical strip shopping, neighborhood and community center models to more urban, compact, mixed-use developments."

47. LU-7 (3rd ¶): Delete 3rd ¶ "~~A blend of… …some housing~~."

48. LU-7 (4th ¶): "…a range of commercial intensities, not illustrated on the Future Land Use Plan, may be considered in other select locations~~this category~~ as described in the following paragraph."

49. LU-7 (5th ¶): Change paragraph format to bullet points "…needs of the low-density residential areas. *Community commercial* (link to Glossary) is appropriate along freeways and ~~arterial street intersections~~ at the intersection of major arterial streets, subject to the consideration of strategic criteria identified in the Glossary. *Commercial office* (link to Glossary) complexes such as garden offices are appropriate along arterial roads, and adjacent to or mixed in with neighborhood or community commercial centers. For large office developments (link to Glossary) including multi-tenant office buildings and corporate offices see Employment category. *Urban commercial* (link to Glossary) is appropriate in downtown, other growth areas, or along

transportation corridors where mixed use buildings or compact urban development may be appropriate. *Regional commercial* (link to Glossary) includes major regional commercial uses such as malls, power centers, large single use retail and other major commercial developments. Regional commercial locations are shown on the Future Land Use Plan and are also ~~subject to~~ eligible for consideration ~~for~~ of urban-style mixed-use developments, large office users, and a compatible mix of residential densities. For a statement of the recommended standards for building intensities, see Glossary for the respective commercial type."

50. LU-7 (6th ¶): "**Commercial Nodes.** This category denotes intersections that may be considered for neighborhood or community commercial developments including large single-use retail (link to Glossary), commercial offices (link to Glossary), commercial services (Link to Glossary) and institutional uses (link to Glossary). Other uses such as…"

51. LU-7 (7th ¶): "**Employment.** Chandler's strong job base ~~relies~~ will continue to rely on attracting a diverse range of high-paying industries. ~~emerging technology companies~~. This category targets knowledge intensive industries (link to Glossary) ~~and other high paying industries~~ such as high technology, nanotechnology, aerospace, renewable energy research and development, biosciences, as well as advanced business services (link to Glossary) and information technology."

52. LU-8 (3rd ¶): "Large office developments (link to Glossary) ~~Corporate offices~~ offer additional employment prospects for the City's workforce. ~~In many instances, the company's offices may locate on the same site as their research or manufacturing functions.~~ Corporate offices and ~~L~~large multi-story offices with multi-tenants can ~~also~~ be considered in employment areas as well as downtown, regional commercial areas, growth areas, as a component within an innovation zone ~~and~~ along freeways, and along High Capacity Transit Corridors. In some instances where surrounding land uses are determined to be compatible, corporate offices may locate on the same site as their research or manufacturing functions."

53. LU-8 (5th ¶): "***South Price Road Employment Corridor***. This area is recognized as the City's premier employment corridor, which is reserved for single employment users such as high-tech manufacturing, corporate offices, and *knowledge intensive employers* (link to Glossary) in campus-like settings on parcels generally not less than 15 acres. Parcels less than 15 acres may be considered when they are part of a larger innovation zone as described in the Growth Areas Element (link). General industrial parks and subdivisions, warehousing, distributorships, and other uses that fall outside the description of knowledge-intensive employers, large office developments, or advance business services do not fit this category."

54. LU-10 (3rd ¶, last sentence): "…raise spendable local incomes~~ (weblink)~~. However, at the same time, the City must strive for a balance of land uses and avoid an unsustainable proliferation of any particular land use. For this reason, land use conversions from commercial to residential may be appropriate in certain areas where additional residential is needed to balance existing commercial land uses or when a property's potential for commercial development is limited by the size, shape, orientation, accessibility or visibility."

55. LU-10 (2nd to last ¶): "…which may be passed along to ultimate users. Building heights greater than forty-five (45) feet should be considered in accordance with the Mid-rise Development Policy and any subsequent amendments to the policy adopted by City Council."

56. LU-11 (2nd bullet point under Build-Out Policies): "Resist attempts to convert acreage reserved for non-residential development into housing use, except when additional residential is needed to support existing commercial uses or when a property's potential for commercial development is limited by its size, shape, orientation, accessibility, or visibility."

57. LU-11 (7th bullet point under Build-Out Policies): "Consider permitting ~~limited number of~~ residential dwelling units in mixed-use developments as incentives for providing workforce housing…"

58. LU-11 (9th bullet point under Build-Out Policies): "~~Support locally owned businesses~~Promote business retention and expansions within Chandler and avoid sales tax leakage to other municipalities."

59. LU-12 (5th ¶, 2nd sentence) "For example, ~~metro~~ transit service advancements..."

60. LU-12 (6th ¶, last sentence): "Efforts could include, infrastructure expansion, spec building construction, recruitment at…"

61. LU-12 (Last ¶, 2nd sentence): "Articulating acceptable types, sizes and intensities of adjacent ~~non-residential~~ uses before developments ~~planning was~~are proposed would be far more constructive than adversarial contentiousness."

62. LU-13 (1st recommendation): "~~Require~~ Continue compatibility analysis ~~from~~ with developers and neighbors of growth area sites. ~~within specified distances from existing or planned residential areas.~~ ~~Statements~~ Considerations should include assessments of costs and benefits to the City, commitments to buffering…"

63. LU-13 (Last recommendation): "Produce regular updates recording land absorption by general land use category and location."

64. LU-14 (Figure #8 Future Land Use Map):

- Add western canal bicycle path;
- Under Residential category description – "Public facilities, commercial offices, and institutional uses may be located along frontages of arterial streets, ~~and~~ commercial may be located at the corners of arterial street intersections, and mixed-use developments may be located at the intersection of major arterial streets and along High Capacity Transit Corridors."
- Under Commercial category description – "As described in the text of the General Plan, ~~urban style~~ mixed-use developments, large…"
- Under Employment category description – "A compatible mix of residential densities as an integral component, and innovation zones may be considered as described in the text of the General Plan."
- Make Large Tract Growth Areas and Growth Expansion Nodes patterns a little more distinct from each other.

65. C/B-1 (3rd ¶, 4th sentence): "~~Instead, as the~~ The City is applying lessons learned from other mature urban communities: ~~transforms into a mature urban community,~~ high intensity land uses will need to be placed near transit corridors within walking distance of bus rapid transit or light rail transit stations."

66. C/B-1 (1st objective under the second goal):

"Objective: Plan ~~High Capacity Transit Corridors near planned~~ high intensity land uses near High Capacity Transit Corridors."

67. C/B-2 (Add new objective under 1st Bicycling goal):

"Objective: Plan an interconnected bicycle system containing continuous east-west and north-south bicycle routes."

68. C/B-3 (Insert 3 new ¶s after the 3rd ¶): "The City of Chandler provides a number of transportation programs and services to help senior citizens and people with disabilities maintain their independence within the community. Dial-A-Ride service is provided in accordance with the Americans with Disabilities Act (ADA) through the East Valley Dial-A-Ride (EVDAR). EVDAR provides door-to-door, shared-ride public transportation services for senior citizens and persons with disabilities. Valley Metro operates the EVDAR service under contract for the Cities of Chandler, Mesa, Tempe, Scottsdale and the Town of Gilbert. Proposition 400 funds the cost of service for persons with disabilities in accordance with the Americans with Disabilities Act (ADA), which makes up approximately 80% of the EVDAR service hours. Non-ADA service is funded by the City of Chandler.

The Maricopa County Human Services Department Special Transportation Services (STS) program supplements dial-a-ride services currently provided through East Valley Dial-A-Ride with assisted, door-to-door transportation for persons with disabilities and the elderly. This is a shared-ride service and advance reservations are required. The City of Chandler also contracts with Maricopa County to provide transportation service to income-qualified veterans.

The City of Chandler initiated a subsidized taxicab coupon program with Valley Metro in 2006. This program, modeled after successful cab subsidy programs in Mesa and Scottsdale, provides subsidized taxicab coupons for Chandler residents that are eligible for dial-a-ride services. The program is intended to provide additional transportation options for senior citizens and persons with disabilities at a lower cost than traditional dial-a-ride service. Under this program, participants purchase coupon booklets at a nominal co-pay of $2.50 for one book, valued at $10. The coupons can then be applied toward the fares of participating cab companies."

69. C/B-3 (5th ¶): "Positive bike system factors include planned roadway widening ~~for~~ to include bike lane installation, pathway connections designed into new developments and incorporation of facility extensions through linear parks and along canal banks."

70. C/B-3 (Insert new ¶ after 1st ¶ under Challenges/Issues): "Two commuter express bus routes offering weekday, peak hour service between Chandler and downtown Phoenix have been in operation since the mid-1980's. In 2004, Maricopa County voters approved Proposition 400, which will provide additional funding for construction of freeway high occupancy vehicle (HOV) lanes and park & rides, and expansion of the express bus fleet with new routes offering service between Chandler, Phoenix, Tempe, and Scottsdale. A regional park & ride with 450 parking spaces will be built adjacent to Tumbleweed Park in 2008. As fuel prices continue to rise, demand for commuter express service will likely increase requiring construction of additional park & ride facilities in proximity to the freeways and further expansion of commuter bus service."

71. C/B-3 (9th ¶): "**Opportunities.** Tax dollars allocated by passage of Proposition 400 are expected to generate one billion dollars for Chandler transportation projects over the life of the sales tax. An example is providing Bus rapid transit (BRT) in the Arizona Avenue Corridor. This improvement~~, second among six priorities countywide,~~ is scheduled to begin service in July 2010."

72. C/B-5 (2nd ¶): "Public transit offers excellent prospects to relieve transportation demand on a large scale. ~~Valtrans~~ Valley Metro, the metropolitan transit system, will play an important role in Chandler's alternative ridership progress. Working with…"

73. C/B-5 (2nd ¶---recommendation box): "Increase mass transit planning and funding communication with Federal, State, and county agencies, and especially with ~~Valtrans~~ Valley Metro and MAG staff. An annual transit…"

74. C/B-5 (8th ¶): "Growth Area development approvals, incentives, or bonuses might require applicants' ~~traffic management plans~~ Transportation Demand Measures (TDMs) to include innovative approaches to reduce transportation system impacts. Employers could…"

75. C/B-6 (1st ¶---recommendation box): "***Recommendation*.** Consider transportation improvements as essential prerequisites for approving higher intensity development projects. Site layouts can be designed to reduce walking distances from ~~parking~~ transit. Efficient interior roadway circulation…"

76. C/B-7 (7th ¶): "Traffic management policies ~~need to~~ may address such issues as minimizing the impacts of truck movements during peak hours and discouraging through traffic from penetrating neighborhoods. Public safety departments…"

77. C/B-7 (2nd ¶): "Investments in bicycling will produce long-term benefits. An alternative transportation system can be accomplished at relatively little public expense when compared with the costs associated with public transit or major roadway projects. Most bike lane installations/upgrades would occur in conjunction with ~~Street~~ City Capital Improvement Program projects."

78. C/B-7 (3rd ¶): "Neighborhood Plans ~~could~~ should include bicycle plan components to encourage use by residents and businesses."

79. C/B-7 (4th ¶---in recommendation box): "***Recommendation.*** Identify and prioritize existing gaps in the Bike Plan "main line" routes. Update order-of-magnitude cost estimates, including street crossing improvements and other safety enhancements. Develop annualized public funding targets from possible financial resources (e.g., ~~Proposition 400, State funds, City CIP~~ Federal funds and local funds) for implementation."

80. C/B-7 (5th ¶): "**Encourage commuting and shopping by bicycle.** Private sector participation in Bike Plan implementation could be instrumental to accessing specific destinations. Developers' contributions to new collector street bike lanes and/or planned trails are expected in traffic management plans for project ~~construction~~ approval. Added amenities for employee or customer use of bicycle transportation ~~alternatives~~ would be highly encouraged."

81. Circulation Plan (Figure #9):

- Combine Major and Minor Arterials into one category "Arterial Streets".

- Remove Val Vista Drive and the segment of Lindsay Road from Queen Creek to Ocotillo Roads since the right-of-ways for these street segments are not in the City of Chandler's jurisdiction.
- Add Frye Road, Ellis Road, and Chandler Village Drive street names to

- Extend hatch marks to south side of Frye Road

82. NP-1 (Las Objective on page):
"Objective: ~~Relate to~~Respect the character of traditional neighborhoods or county islands by encouraging them to preserve and improve upon the positive qualities that make each area unique.~~on a broader social scope to capture the spirit of neighborhood preservation and improvement."~~

83. NP-1 (2nd Goal, 2nd Objective): "…sidewalks~~, aging~~ and other infrastructure…"

84. NP-2 (last ¶, line 3): "…such as the South Arizona…"

85. NP-3 (4th ¶): "Maintaining living quality represents a shared concern of residential neighbors whether their homes are new or older. The LEED program, developed by the United States Green Building Council (USGBC) and advocated in Chandler's Energy and Housing Elements, is expanding to bring smart growth for entire neighborhoods: LEED for Neighborhood Development is geared to ~~preservation~~ new construction and infill. LEED-ND could help knit urban residential areas together."

86. NP-4 (7th ¶---in recommendation box): "Publish an expanded "Neighborhood Planning and Redevelopment Primer" (derived from planning process handout materials) ~~and explore LEED-ND programs~~ for use by citizen groups and property owners. Evaluate neighborhood-generated proposals for citizen consideration in formulating Chandler's annual Capital Improvement Program."

87. H-4 (4th ¶): "The h~~H~~ousing production slump in Chandler ~~dropped~~ from 2004~~-07 from annual highs of nearly 4,000 residential permits issued to just over 1,000 permits as the downturn~~ peaks began to level~~ed~~ off in Fiscal Year 2006-07. The affordability…"

88. H-6 (2nd ¶, lines 1-2): "When opportunities arise, Homeownership Programs are offered to Public Housing and Section 8 residents whom have worked to become self-sufficient and financially stable~~ the opportunity to become homeowners~~. The Housing and Redevelopment Division…"

89. H-7 (4th ¶): "Higher density layouts lower the cost of land per dwelling unit. Permitting greater height in ~~a few, select~~ appropriate locations encourages urban…"

90. GA-3: "Chandler Fashion Mall – expanding retail, entertainment and dining enterprises invite ~~additional employment, such as~~a variety of urban development opportunities. Consistent with the Land Use Element (link) development opportunities include ~~upscale~~ high end large office~~s~~ developments (link to Glossary), urban residential (link to Glossary) and mixed-use development (link to Glossary)."

91. GA-3 (Last bullet item on page): "*Chandler Regional Hospital vicinity*—health-care related uses (link to Glossary), ~~corporate~~ commercial office (link to Glossary), large office development (link to Glossary), a compatible mix of residential, mixed-use developments (link to Glossary) and other support functions may extend from the hospital vicinity on the ~~west~~ east and west sides of Dobson Road south to the SanTan Freeway."

92. GA-4 (1st ¶ under the first two bullet points): "…Chandler Regional Hospital, to each other. Consistent with the Land Use Element (link) a compatible mix of High to Urban Residential densities can complement commercial and employment uses within this growth area. The combination of major anchors, variety of existing land uses, and proximity to each other with the Frye Road connectivity create an exciting opportunity within the High Capacity Transit Corridor designation to build upon the synergy in these growth areas. Further east of these growth nodes, Frye Road leads to downtown providing another important connection that will add to the dynamic nature of these growth areas. The other Growth Expansion Nodes, at major transportation junctions, represent strategic locations for placing specialized commercial and employment, with additional opportunities for High to Urban Residential densities or mixed-use developments."

93. GA-7 (2nd Recommendation): "With the participation of stakeholders, ~~D~~develop criteria for evaluation growth area project proposals. Defined performance standards…"

94. CD-4 (3rd ¶): "**Tie Land Use Decisions to Economic Sustainability.** Recognition of the relationship between land use and municipal costs and revenues is essential for Chandler during build-out. While not all remaining land should be developed as non-residential, the City should strive for a balance of land uses that may require additional residential in some areas. O~~o~~ne thing is clear, however, that business as usual cannot be acceptable if Chandler wants to achieve community goals of sustainability."

95. R-4 (1st ¶, line 2): "Employing alternative measures, including voluntary design and improvement guides and standards, poses significant implementation challenges."

96. R-5 (2nd Recommendation, 2nd ¶, line 1): "An expanded "Neighborhood and Redevelopment Primer" ~~(included in Appendices)~~ should be published for use by property owners, the development community and neighborhood groups."

97. R-6 (3rd Recommendation, 3rd ¶): "~~Regulatory~~ Involve private sector in creating redevelopment incentives. ~~may encourage new urban housing types and densities as well as supporting services in near downtown neighborhoods.~~ Establish outreach program to obtain suggestions from development industry."

98. R-6 (3rd ¶, line 2): "…Programs and policies predominantly ~~particularly~~ aimed at non-residential buildings…"

99. R/OS-1 (3rd Objective under 2nd Goal): "Objective: ~~Integrate more shade into park projects.~~ Integrate additional shade into parks."

100. R/OS-1 (1st Objective under 3rd Goal): "Objective: Renovate existing ~~community~~ parks to ensure all residents have updated facilities."

101. R/OS-2 (2nd ¶, lines 2-3): "…amenities. ~~A comprehensive listing of recreation and open space facilities, their locations and contact information may be found at (weblink).~~ Figure 19 illustrates…"

102. R/OS – 2 (4th ¶): "In addition, the Community Services Department operates: the Tumbleweed Recreation Center, a 62,000 square foot multi-generational facility that features a fitness center, indoor jogging track, group exercise studio, gymnasium, game room, art and ceramics studios, racquetball courts, teaching kitchen, room rentals, birthday party packages and more; the Veterans Oasis Environmental Education Center, a 10,000 square foot facility that has four classrooms, exhibit areas, a gift shop, and staff offices; the Chandler Community Center, a 33,000 square foot facility… …and the 11,300 square foot Snedigar Recreation Center that includes multipurpose rooms and classrooms."

103. R/OS – 3 (2nd ¶ under Assets): ~~"New Park Design and Development. Funding is included in the Capital Program to design and construct an average of one neighborhood park per year for the fiscal years of 2008-09 through 2011-12 The park development process includes many variables, which affect the schedule. In some years two parks may be developed while only one may be developed other years.~~ The development schedule for individual parks will be reviewed and prioritized on an annual basis based upon acquisition schedules, residential development in the park service area, community needs, and ability to fund the maintenance."

104. R/OS – 4 (1st bullet point, last sentence): "…open space for recreation. To date, approximately ~~100~~ 120 acres have been developed… The overall

master plan for the park includes a tennis complex, festival area, open space, parks/buildings and facilities –maintenance service center facility, a multi-generational recreation center, train display area, Playtopia, a large playground area and other community…"

105. R/OS – 4 (Add new bullet point at top of page): "Veterans Oasis Park, located at the northeast corner of Chandler Heights and Lindsay Roads, covers 113 acres and features 4 ½ miles of trails, wildlife viewing areas, ramadas and picnic areas, a butterfly and hummingbird habitat, an outdoor amphitheater, a unique learning-oriented playground, a learning center, and a 5-acre urban fishing lake."

106. R/OS – 6 (1st ¶ under Implementation Recommendations): "Derived primarily from Community Services planning efforts with the Chandler Parks and Recreation Advisory Board, Goals and Objectives have been refined…"

107. R/OS – 6 (2nd Recommendation, line 1): "Utilize trend analysis and user needs assessments to proactively identify and program necessary need renovation of facilities to meet changing demographics, interests and needs."

108. R/OS-8 (Figure #19 Parks and Open Space):
- Add western canal bicycle path to the map.
- Update Tumbleweed Park's "Existing" vs. "Future" designations
- Text edits on map:
  - i. "Blue Heron Park Site"
  - ii. "Snedigar Sports Complex Expansion"
  - iii. "Old Stone Park SiteCitrus Vista Park Site"
  - iv. "Mesquite Groves Park Site and Aquatic Center Site"
  - v. "The Parks and Open Space Map shows Chandler's open space including parks, recreation facilities, canals, and golf courses., and retention basins. Private parks and retention areas such as those owned by Home Owner Associations are not shown on the map."

109. E-4 (1st Recommendation): "Establish and maintain a Green Building Program that utilizes recognized criteria and standards,is appropriate for the desert environment…"

110. E-4 (3rd ¶, lines 2-3): "As identified by community Goals, Objectives and Policies, the following recommendations are suggested below. Specific Action Steps."

111. E-4 (1st Recommendation, line 3): "Incorporate incentives to advance improve the program's appeal to all potential users."

112. E-4 (last ¶): "Although voluntary, the benefits of green building are appealing to an ever expanding market. Strong community energy

conservation policies appeal to companies that the City is striving to attract. The establishment of a Green Building Program…"

113. E-5 (1st ¶ under New Technologies): "The need to ~~continually~~ develop new energy sources and enhancements to existing technology offers a significant opportunity to Chandler."

114. C/E-2 (6th ¶): "…The City has completed a variety of earth-friendly, responsible programs (provide web link ~~or appendix~~). The Veteran's…"

115. C/E-3 (5th ¶, lines 1-2): "Large employers such as Intel provide an ample amount ~~abundance~~ of local jobs for Chandler residents, reducing the need for regional travel to meet employment needs."

116. PSF-3 (2nd ¶ under Assets): "City Departments are responsible for the provision of facilities and programs, including maintenance of acceptable levels of service, and compliance with federal, state and local requirements. Chandler has been recognized by several professional organizations for its excellence in public service. The following City departments have been nationally accredited:

- **Fire:** The Chandler Fire Department has received "accredited" status from the **Commission on Fire Accreditation International**. Fire was first accredited in 1999. At the time, it was the only the 11th fire agency in the country to receive that designation.
- **Police:** The Chandler Police Department became the seventh law enforcement agency in Arizona to be awarded accredited status by the **Commission on Accreditation for Law Enforcement Agencies** in November 1996. The agency was re-accredited in 1999, 2002, and 2005. Agencies must be reassessed every three years. The next assessment is scheduled for fall of 2008.
- **Police Communications:** The Chandler Police Department Communications Section became the sixth communications section in the United States and Canada to be awarded accredited status by the **Commission on Accreditation for Law Enforcement Agencies** in November 2001. Chandler is the first city in North America to have its Police Department, Communications Center and Fire Department accredited.
- **Public Works and Municipal Utilities:** The Public Works and Municipal Utilities Departments are one of only 45 agencies in the United States and Canada, and the first city in Arizona, to receive national accreditation from the **American Public Works Association**. Accreditation was awarded following a two-year process involving an internal assessment of 530 management and operational policies, practices and procedures. The Departments were re-accredited in 2008.

- **Purchasing:** The Chandler Purchasing Division has received the **National Institute of Governmental Purchasing** Outstanding Agency Accreditation Achievement Award for excellence in public procurement. The City was first recognized in March 2003 and reaccredited in 2006. It is the highest form of recognition for public purchasing agencies. Of 2,100 Institute members, Chandler is the 55th to receive this award."

117. PSF-4 (Insert new ¶ after 3rd ¶ under Opportunities): "The redevelopment of downtown Chandler will create opportunities to provide and expand upon existing cultural facilities such as museums, art galleries and the performing arts center. Consistent with the Downtown – South Arizona Avenue Corridor Area Plan (web link), cultural facilities such as these will be an important component to creating an arts and entertainment district in downtown Chandler that will offer Chandler residents a variety of downtown activities to choose from."

118. PB-2 (1st ¶ under Existing Conditions): "Figure 20…the City. ~~(An extensive listing of City facilities is included in the Appendices.)~~"

119. PB-2 (Table 21, edit note): "*Enrollment of schools located within Chandler's city limits. Based on 2007 School District data"

120. PB-3 (1st ¶): "**Assets.** The ~~City Center Campus Plan, adopted in 2001, has~~ Various City facilities master plans and studies have provided direction on the development of municipal facilities in the Downtown area where the highest concentration of public buildings exists, centered around ~~Dr.~~ A. J. Chandler Park."

121. S-2 (insert new ¶ after 1st ¶ under Challenges/Issues): "Developments in county islands follow different standards than developments located within the City's limits. Infrastructure conditions that facilitate the City's response to emergencies such as streets and water will need to be considered and addressed upon receiving petitions for annexation of areas that were developed in the County."

122. Glossary – 1: "**Commercial Office.** Office buildings and complexes such as garden offices, typically characterized by, but not limited to single-story buildings with multi-tenant spaces. Examples of commercial office users include medical offices, dental offices, insurance offices and real estate offices. Commercial office developments can be considered in residential areas as described in the Land Use Element and are therefore designed to be compatible with surrounding residential areas. For taller and more intense office developments, see Large Office Developments."

123. Glossary – 1 (Add new term): "**Commercial Services.** Businesses that cater to the surrounding area and may contain ancillary retail. Examples of

commercial services include barbershops, beauty salons, general printing and copying services, day care, preschool, Laundromats, and dry cleaners."

124. Glossary – 3 (Add new term): "**Healthcare Related Uses.** Includes health and medical related facilities such as hospitals, medical offices and services, pharmaceutical services, research institutions, therapeutic center, rehab center, birthing center, nursing homes, convalescent homes, and assisted living facilities."

125. Glossary – 4: "**Industrial Support Uses.** Ancillary commercial uses that are an integral component of a planned mixed-use development that supports the businesses within the employment areas. Examples of industrial support uses include printing services, delis, coffee shops, catering services, restaurants containing meeting space, convenience commercial, and business hotels. ~~Industrial support uses do not include commercial uses that are primarily meant to attract customers from outside employment areas~~."

126. Glossary – 4 (Add new term): "**Institutional Uses.** Includes private and public schools, religious sanctuaries or assembly areas, higher educational facilities, civic organizations such as Kiwanis Club, and non-profit organizations."

127. Glossary – 4 (Add new term): "**Large Single Use Retail.** Any single use building, whether stand alone or within a multi-building development, that occupies an area that is equal to or greater than the square footage specific in the Zoning Code and is primarily utilized for the sale of goods and merchandise for consumption by the general public. See Zoning Code for a more details."

128. Glossary – 4 (Add new term): "**Large Office Developments.** Multi-story office buildings containing corporate offices or multi-tenants. Large Office Developments are characterized by taller, more intense office buildings and can be considered in Employment and Regional Commercial areas as well as other areas described in the Land Use Element."

129. Glossary – 5 (Edit title): "**Mixed Use** Development"

130. Glossary – 5 (Add new term): "**Public Facilities**. Government offices and services including police and fire stations, libraries, and general offices."

Note: Additional edits not listed in these addenda may be made to correct punctuation, spelling and grammatical errors.