

**From:** Ron Warnicke warnickelaw@gmail.com  
**Subject:** Case No. Z-41-18  
**Date:** September 4, 2018 at 9:27 PM  
**To:** hannah.bleam@phoenix.gov

RW

---

Encanto Village Committee

Re: Case No. Z-41-18

My wife and I have lived at 355 E Catalina for more than 30 years and ask that you reject the planned tower at the corner of 7<sup>th</sup> Street and Thomas that is near our home.

Allowing the tower to be built so high outside the Central corridor conflicts with the planning that has been so important in recent years to build a stronger downtown. One exception gives rise to the next applicant as I suspect the argument that the tower on Osborn Road east of 7<sup>th</sup> St somehow justifies an exception. Granting this application would justify future requests; BUT, the tower on Osborn was before the plan. Don't invalidate the careful planning by creating a valid argument for future exceptions.

Moreover, proposed structure is ugly placing blank concrete walls at street level compounding the insult to the neighborhood of allowing a violation of decades of planning. It will likely increase traffic issues very close to a corner essential to move traffic in the central corridor.

The proposed density should be within the corridor and closer to the light rail, not half a mile's walk away.

Ronald Warnicke

Ronald Warnicke  
355 E. Catalina Drive  
Phoenix, 85012

602 363 5117

[warnickelaw@gmail.com](mailto:warnickelaw@gmail.com)