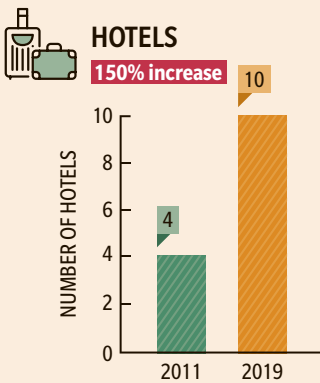
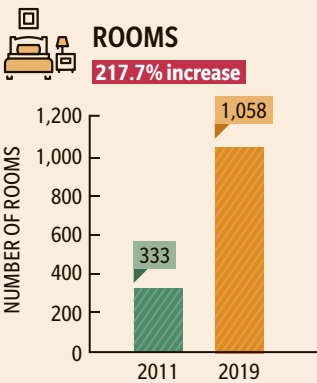
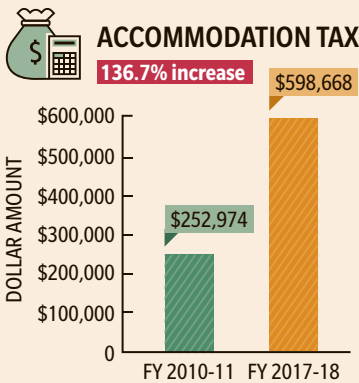


VISITORS BRING INCOME

In addition to spending in town—and subsequent sales tax collected—visitors who stay here also pay an accommodations tax for each night they stay in a Gilbert hotel. Since July 2010, when the hotel count was three, the revenue collected has more than doubled despite a tax rate decrease that took place July 1, 2017.

SOURCE: TOWN OF GILBERT/COMMUNITY IMPACT NEWSPAPER



Slew of hotel openings shows town on track for tourism

Family focus key to bringing in visitors despite area’s lack of marquee attraction

BY **TOM BLODGETT**

Gilbert has a long list of attributes and accolades that speak to its quality of life—a place to live, work and play. For the past three years, town officials have been working to see it also become a place to visit, dating back to its adoption of a tourism plan in 2016.

Those efforts, intended to help diversify the town’s economy, are

beginning to show results in the number of visitors and revenue flowing back to Gilbert.

While the town still has only a small piece of the Valley’s tourism industry, it is growing in size, officials said.

The most evident sign is the opening of four hotels in the past six months, giving the town 10 hotels and increasing room inventory more

than 60% to 1,058.

With a growing amount of data to study, the town is learning its place in the tourism market.

“We’re not your Disneyland, and we’re not your Grand Canyon,” Tourism Administrator Glenn Schlottman said. “We’re not the typical tourist destination. We have a very different tourist in mind.”

CONTINUED ON 12

Airport planning for future that impacts Gilbert, region

Gateway continues to experience growth

BY **TOM BLODGETT**

Gilbert Town Council Member Jordan Ray, who serves as the town’s representative on the Phoenix-Mesa Gateway Airport Authority, has fond memories from his youth of the airfield, then known as Williams Air Force Base.

“As a kid, I’d go lay on Power Road and watch the planes land at ‘Willie,’ as we called it,” Ray said.

Thus he has an appreciation for the airport’s progression and jokes that if one were to lay down on Power Road now, you would not get up—a sure sign of the street’s increased traffic and the area’s growth. He also

CONTINUED ON 14



Gilbert and Gateway BY THE NUMBERS

The town of Gilbert invests in Phoenix-Mesa Gateway Airport, helping turn it into an economic engine, and has created an employment zone from business demand to be near the airport.

SOURCES: TOWN OF GILBERT, PHOENIX-MESA GATEWAY AIRPORT/COMMUNITY IMPACT NEWSPAPER

- \$1.3 BILLION** Airport’s **annual contribution** to state economy
- \$50.4 MILLION** **Public investment** into Gilbert’s Gateway Employment Corridor
- \$87 MILLION** **Private investment** into Gateway Employment Corridor
- 1.5 MILLION** Square feet of **development** in Gateway Employment Corridor



4 IMPACTS
Now Open, Coming Soon & more



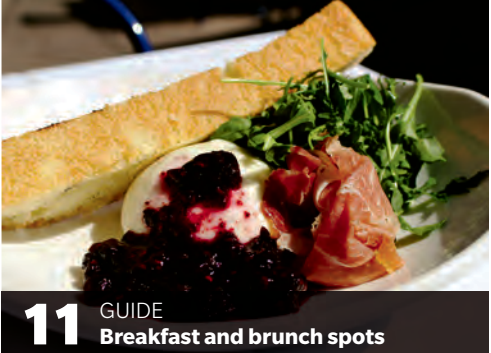
6 TO-DO LIST
Upcoming April and May events



9 BUSINESS FEATURE
Clement’s Automotive Repair



10 DINING FEATURE
Arizona Wilderness Brewing Co.



11 GUIDE
Breakfast and brunch spots



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ABOUT US

John and Jennifer Garrett began *Community Impact Newspaper* in 2005 in Pflugerville, Texas. The company's mission is to build communities of informed citizens and thriving businesses through the collaboration of a passionate team.

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Proud to be part of this growing community

As I am writing my first general manager note to you, I can only say what a pleasure it is to be a part of this thriving community.

While I live a bike ride away from downtown, I can say Gilbert as a whole has so much to offer and is continuing to grow by leaps and bounds. As one of the fastest-growing communities in the country, there could not be a more perfect fit for our paper.

The growth of Gilbert can be seen from every corner of the town. The passion of the chamber, the town council members as well as our school districts can be seen with every new development in the works. We are proud to be able to keep

our readers up to date on all these exciting stories as they develop.

While I come from a completely different industry and background and lived most of my life in New York and California, moving to Arizona was quite a change for many reasons. Over the past year I have grown to love Arizona and could not be happier with the opportunity I have been presented in this amazing community of Gilbert.

The team here at *Community Impact Newspaper* will continue to strive to bring our readers the most up-to-date news that has a direct effect on the residents and businesses here, and I look forward to continuing to meet everyone.



Donovan Lazar
GENERAL MANAGER
dlazar@communityimpact.com

ASK THE EDITOR



Tom Blodgett
EDITOR
tblodgett@communityimpact.com

Do you have a question about how local government works or something going on in town? Send it to gilfeedback@communityimpact.com.

How do we find the newspaper's Impacts?

We often hear from readers and sources that their favorite section of the paper is the Impacts, found on Page 4, where we list new businesses, future openings, anniversaries, expansions, closings and more.

The section is a valuable resource to readers that merits the many hours it takes to compile the listings each month. Sometimes we learn about Impacts through press releases, but often the information is uncovered during regular market drives while scouring for "Coming soon" signs—prompting us to ask construction workers what they are building.

Once we confirm the name of the business, its address, the phone number and other information, we publish it online, and most of them also make it into our print edition. Since we have several businesses opening, coming soon or closing, Impacts are intended to be short and not in a long-story format.

If you would like us to consider a local business as an Impact, we want to hear from you. Email tblodgett@communityimpact.com.

FEATURED STORIES

4 IMPACTS

Now Open, Coming Soon & more

6 TO-DO LIST

7 TRANSPORTATION UPDATES

8 TOWN & EDUCATION

9 BUSINESS FEATURE

Clement's Automotive Repair

10 DINING FEATURE

Arizona Wilderness Brewing Co.

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16 REAL ESTATE

17 IMPACT DEALS



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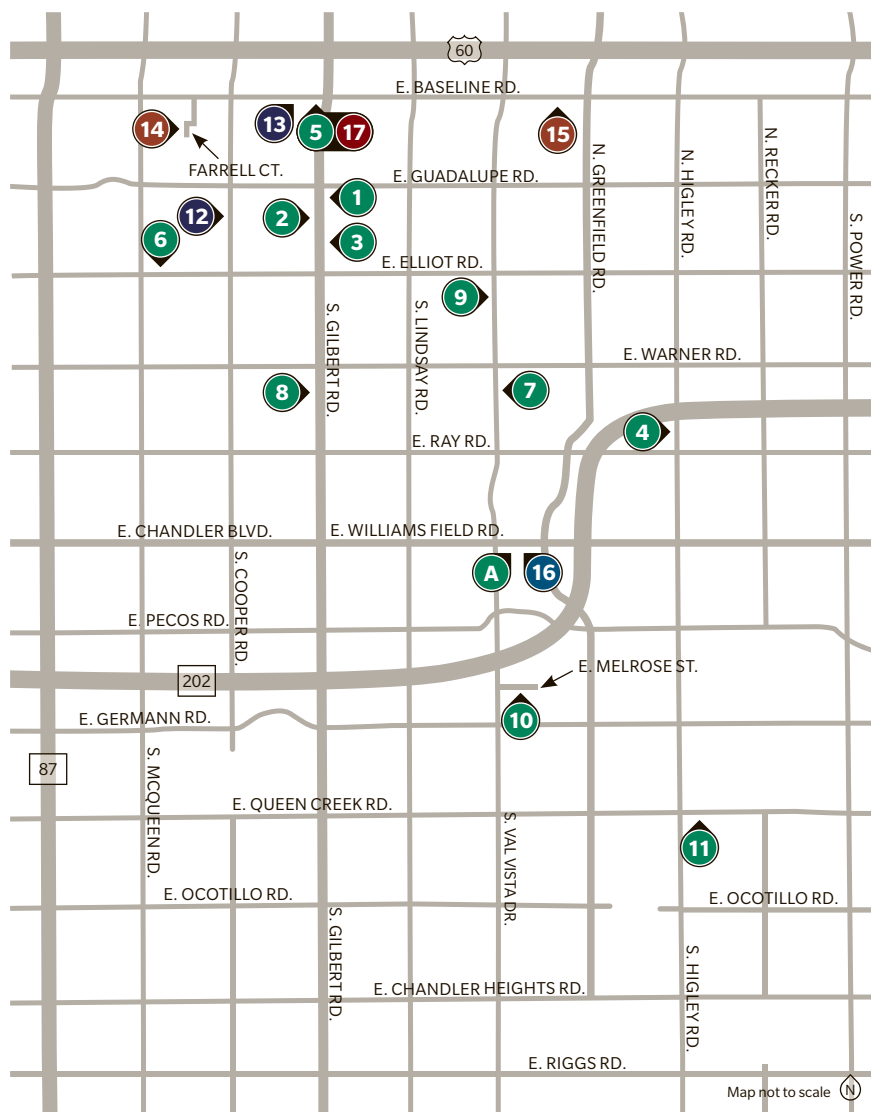


HOURS

.....

**MON - FRI
11AM - 9PM**

**SAT - SUN
9AM - 9PM**



NOW OPEN

1 Altitude Trampoline Park opened March 9 at 701 N. Gilbert Road, Gilbert, and held its grand opening April 13. It features performance trampolines, trampoline basketball, battle beam, zip line, monkey bars, a high-9 reaction wall, kids court and more. 480-534-8684.
<https://altitudegilbert.com>

2 Contour Brows Academy opened its doors at 610 N. Gilbert Road, Ste. 106,

Gilbert, for its first course April 16. Courses are held in small-group settings of 1-3 people. Topics covered include microblading brows, powdered brows, eyeliner and lip blushing. Students get hands-on training on live models. Students also get ongoing support for one year. 480-818-6550.
<https://contourbrowsacademy.com>

3 Culinary Dropout at the Gilbert Heritage District, a Fox Restaurants Concept property, opened April 3 with a pretzel dunking and ribbon cutting. The restaurant sits on town-owned land at 383 N.

Gilbert Road. Culinary Dropout anchors The Yard at Gilbert Heritage District. It also does the same with similar Yard concepts in Phoenix, Tempe and Tucson. The Yard features an outdoor entertainment venue, a banquet facility called The Coop, outdoor games such as cornhole, and live music. It also has an outdoor children's entertainment area. 480-418-3980.
www.culinarydropout.com

4 Dutch Bros Coffee opened its fourth Gilbert location April 16 at 1370 S. Higley Road. The company is the largest privately owned coffee chain in the U.S. This location shares a parking lot with the recently opened LA Fitness Signature Club. www.dutchbros.com

5 Encore Group Fitness opened April 1 at 1817 E. Baseline Road, Ste. 101, in Gilbert. It specializes in group fitness classes, including kickboxing, yoga and 50-minute bootcamps. 480-401-1660.
<https://encoregroupfitness.com>

6 Ghent MD Integrative Health and Wellness Clinic opened March 15 at 1434 W. Elliot Road, Bldg. 101. The practice helps patients address chronic pain, obesity, hormone imbalances, sexual dysfunctions and the effects of aging through regenerative and age management medicine. This is meant to optimize healing and reverse aging and degeneration at a cellular level. 480-935-8855.
www.ghentmd.com

7 Gilbert Butchery opened April 9 at 965 S. Val Vista Drive, Ste. 101. Owner Dan Roosevelt said it offers natural Angus beef, prime cuts and game processing. The shop can fill special orders, such as alligator or zebra. It also has homemade sausages that change with the season. 480-626-5288.
www.gilbertbutchery.com

8 GroupFit opened at 1040 S. Gilbert Road, Ste. 102, in Gilbert. The studio uses instructors who have day jobs and offers virtual classes and new fitness concepts among its offerings. Cycling, strength training, cardio and core-building are all offered. 480-410-6147.
www.getgroupfit.com

9 Nerds On Site opened a Gilbert franchise March 15. The company provides on-site IT services to small-to-medium businesses and entrepreneurs. 70 S. Val Vista Drive. 877-696-3737.
www.nerdsonsite.com

10 OrthoArizona Mezona Orthopaedic Surgical Center opened Jan. 14 at 1675 E. Melrose St., Gilbert. It replaced the location near Val Vista Drive and Pecos Road and is the first orthopedic surgical center among the 25 locations of the practice, which specializes in all areas of orthopedic care. 480-964-2908. www.orthoarizona.org

11 The South Gilbert Fit Body Boot Camp opened April 6 at 3373 E. Queen Creek Road, Unit C100, Gilbert. The fitness boot camp brand offers workouts that feature high-intensity interval training and active rest training to keep the participant's metabolism working at a higher rate for 32 hours after each workout. 480-450-5731.
<http://fitbodyarizona.com>

COMING SOON

12 Clothes Cabin, the clothing bank of nonprofit One Small Step, will move this fall to Gilbert at 710 N. Cooper Road from its Chandler location, which it has outgrown. One Small Step dedicated the site April 6 and is running a capital campaign through the end of the year to fund the construction. The charity provides free clothing and household linens to people in need. 480-285-4111. <http://clothescabin.org>

13 Reddy GI Associates is opening a new main office at 1555 E. Baseline Road in Gilbert. Dr. Sudhakar Reddy already has offices in Mesa and Chandler. The gastroenterologist practice specializes in the diagnosis and treatment of digestive and liver diseases. 480-658-2389 (Mesa office). <http://reddygi.biz/>

RELOCATIONS

14 Repair Masters, which does repairs, remodeling and interior design services, and **Rosenbaum Realty Group**, a proper-

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FEATURED IMPACT – NOW OPEN



Trader Joe's opened its neighborhood grocery store March 29 at the SanTan Pavilions at 1779 East Williams Field Road, Gilbert. Trader Joe's carries a selection of gourmet, organic and imported foods, with many under its own brand. 480-632-0951. www.traderjoes.com

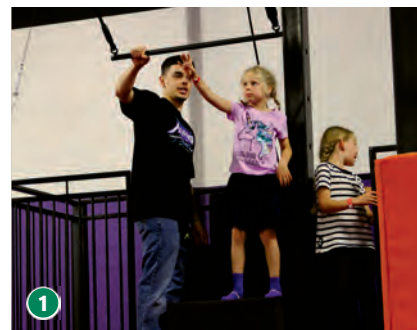
ty management group, opened their new location March 19 at 1324 N. Farrell Court, Ste. 109, Gilbert. The two companies, which share the same ownership, moved from Mesa. Repair Masters: 480-757-9352. www.repairmastersarizona.com. Rosenbaum Realty Group: 480-588-1333. <http://rosenbaumrealtygroup.com/>

15 Strong Tower Insurance moved Jan. 21 to their new office at 3325 E. Baseline Road in Gilbert. The independent agency offers personal, commercial, home, life and

health insurance. It also offers risk management consulting. 480-926-9011. <https://strongtowerig.com>

ANNIVERSARIES

16 The Cold Stone Creamery in the SanTan Pavilions will celebrate its one-year anniversary May 14. The Scottsdale-based national chain of parlors features premium ice cream that customers can have different confections mixed in on a granite slab



at their request. The parlors also sell ice cream cakes, shakes and smoothies. 1877 E. Williams Field Road, Ste. 105, Gilbert. 480-307-6990. www.coldstonecreamery.com

Senor Rio Tequila boutique tequila company, which is based in Gilbert, is celebrating its 10th anniversary May 5. For the anniversary, the company is introducing an extra anejo tequila in a limited edition bottle and a coffee tequila to its product line. In addition, a portion of the proceeds of



bottles sold will be donated to Stand Up To Cancer to support collaborative research programs. www.senorrio.com

CLOSINGS

17 The Gilbert location of iLoveKickBoxing closed in February. The company still has two studios in Arizona: one in Glendale and the other in Tucson. 1817 E. Baseline Road, Ste. 101, Gilbert. www.ilovekickboxing.com

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MAY 4 TEDx GILBERT

1101 E. ELLIOT ROAD, GILBERT

This is the second convening in Gilbert of TEDx, the non-profit that promotes "ideas worth spreading" through local speakers. This year's theme is "Imagine," centered on the idea of who we are and where we are going. Six speakers are on the program. \$10-\$50. 6-8:30 p.m. Gilbert High School auditorium. www.tedxgilbert.com



APRIL 28 COFFEE WITH KITTIES

11811 S. LINDSAY ROAD, GILBERT

The public can grab a Starbucks coffee for a donation and meet the cats from cat sanctuary Kitty City at Wildhorse Ranch. Proceeds from this event will go directly to the care of the rescued cats. 1-4 p.m. 480-503-5497. www.wildhorseranchrescue.com/kittycity.html



MAY 27 MEMORIAL DAY SERVICE

10 S. GILBERT ROAD, GILBERT

The Gilbert Historical Museum and American Legion Post 39 host Gilbert's Memorial Day service on the museum's front lawn. Seating is limited, so bringing lawn chairs is encouraged. 9 a.m.-noon. Free. HD South, 10 S. Gilbert Road, Gilbert. 480-926-1577. <https://hdsouth.org>

APRIL 25 THROUGH MAY 18 42ND STREET

Actors Youth Theater puts on this show-biz musical that celebrates Broadway, Times Square and the people in musical theater. Performances 7 p.m. (Thu.-Sat.), 3 p.m. (Sat.). \$15. Tuscany Theatre, 861 N. Higley Road, Ste. 106, Gilbert. 480-907-7050. www.aytaz.org

27 APRIL POOLS DAY

Gilbert Parks and Recreation and Gilbert Fire and Rescue host this water safety-themed luau bash. It will include games, snow cones, open swimming and swimming lesson evaluations. 11 a.m.-2 p.m. Free. Mesquite Aquatic Center, 100 W. Mesquite St., Gilbert. 480-503-6200. www.gilbertaz.gov

27 ALCOHOL INK WORKSHOP

All attendees will have an opportunity to learn how to work with alcohol ink on yupo paper and create their own collage art. All pieces will be finished with two layers of resin and will be ready for pickup May 1. 2-4 p.m. \$119. The Art House Gilbert, 36 N. Gilbert Road, Gilbert. 480-818-5831. <http://arthousegilbert.com>

28 BASSETS AND BREWS

Flying Basset Brewing will open the patio from noon-4 p.m. to humans and dogs to raise money for the Arizona Basset Hound Rescue. Flying Basset Brewing will donate 10 percent of its proceeds to the rescue when diners present a flyer or email from the rescue. RSVP with event coordinator Noel McCrary at mosqitodes@hotmail.com. Walk-ins welcome. Flying Basset Brewing, 720 W. Ray Road, Gilbert. <https://azbassetrescue.org>

28 ROCK THE DREAM CHARITY SHOW

Rock the Dream nonprofit organization will host a children's and teen talent show. Mike Richards from the musical duo A Note Two Self also will be playing a solo set. The nonprofit organization aims to get instruments into the hands of children who cannot afford them. 1-4 p.m. \$10. Mesquite High School, 500 S. McQueen Road, Gilbert. 480-802-8209. <http://rockthedream.org>

30 'WALLACE AND LADMO'

Join Steve Hoza, historian and archivist, for an evening learning about the children's TV show "Wallace and Ladmo." "Wallace and Ladmo" ran from April 1, 1954, to Dec. 29, 1989, on television station KPHO in Phoenix, making it one of the longest running local children's shows in TV history. 6 p.m. Free but registration required. HD South, 10 S. Gilbert Road, Gilbert. 480-926-1577. <https://hdsouth.org>

30 THROUGH MAY 1 2019 ARIZONA FOOD & FARM FORUM

This two-day conference is for producers, food entrepreneurs, and local food advocates, and the program is on changing the way the state feeds itself. \$20-\$99. 9 a.m.-4 p.m. (April 30); 8:45 a.m.-4:30 p.m. (May 1). The Farm at Agritopia, 3000 E. Ray Road, Gilbert. 602-956-0909. <https://localfirstazfoundation.org/az-foodforum>

MAY

04 FIFTH ANNUAL DIGNITY HEALTH FAMILY 5K

The event includes a 5K run/walk, family 1-mile and 100-yard kids dash. Proceeds

will benefit the infant bereavement programs for families in the birthing centers at Chandler Regional and Mercy Gilbert medical centers. 6 a.m. (in-person registration), 7 a.m. (races begin). \$20-\$40. Freestone Park, 1045 E. Juniper Ave., Gilbert. 480-728-3931. <https://support-dignityhealtheastvalley.org>

04 FREDDY'S DINE AND DONATE CAR SHOW FOR FOSTER YOUTH

The event features a car show, raffle items and food. All proceeds will go to Eagle Pathway's programs helping foster youth. Receive a free raffle ticket for every item listed that you donate: new hygiene items, new household items, or new or like-new shoes. Noon-4 p.m. Freddy's Frozen Custard & Steakburgers, 1405 N. Arizona Ave., Gilbert. 480-225-6664. www.eaglepathway.org

11 SCHOOL OF ROCK GILBERT END-OF-SEASON SHOWS

A daylong series of tribute concerts will end the season for School of Rock Gilbert. The all-ages shows collect donations at the door. 11 a.m. (Guns N' Roses tribute), 12:30 p.m. (Glam rock tribute), 2 p.m. (disco tribute), 3:30 p.m. ('90s tribute). Dierks Bentley's Whiskey Row, 323 N. Gilbert Road, Gilbert. 480-632-7625. <https://locations.schoolofrock.com/gilbert>

18 FIELD DAY

BetterThanYesterday Foundation, a nonprofit organization that aims to assist at-risk youth by teaching them life skills, invites the community to its annual field day and fundraiser event. Children of all ages are welcome to enjoy games, raffles and fun. 10 a.m.-6 p.m. \$7 (presale), \$9 (at the gate). Highland High School, 4301 E. Guadalupe Road, Gilbert. www.facebook.com/pg/btyfoundationaz

WATER TOWER LIGHTINGS

- April**
29-1 Blue, In memory of Gilbert Police Officer Robert Targosz
- May**
1-3 Blue, International Water Safety Month
15-17 Purple, MPS Awareness Day (Hunter Syndrome)

LIVE MUSIC

GILBERT DOWNTOWN CONCERT SERIES

The town hosts concerts every other Thursday in spring. 6:30 p.m. Free. Water Tower Plaza, 45 W. Page Ave. 480-503-6200. www.gilbertaz.gov

April
25 Jim Bachmann Band

May
9 New Wave Order
23 Cliffside Push

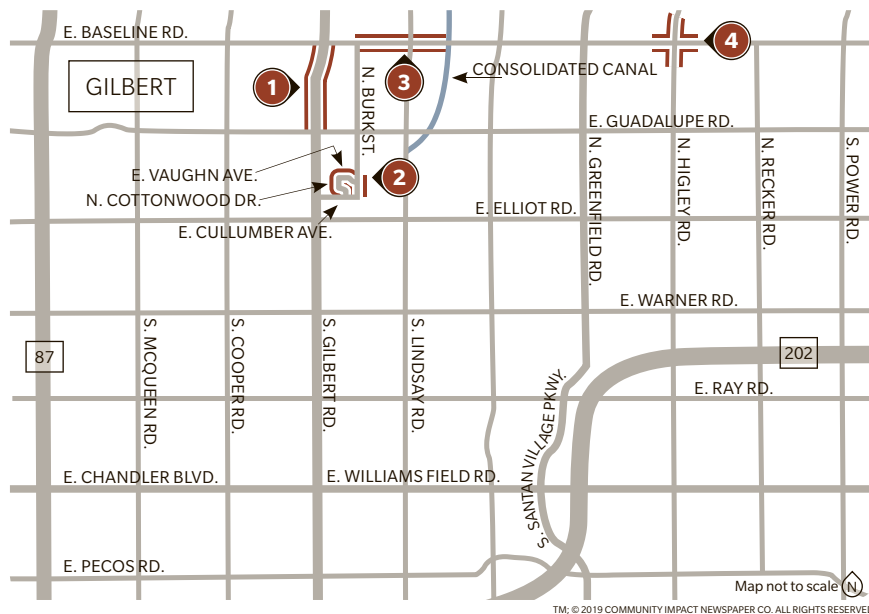
COMING UP

June 3 | Summer Reading Program
 The Southeast Regional Library's annual program launches with signups.

Oct. 18 | Glow Run
 Black lights and neon are featured at Freestone Park

Nov. 1-2 | Off the Street Festival
 Food, art and music take over in downtown.

Nov. 21-23 | Gilbert Days
 A rodeo, a parade and more celebrate town's history.



RECENT UPDATES

1 Gilbert Road improvements

The town is conducting a major reconstruction of deteriorated asphalt pavement on Gilbert Road from Baseline Road to north of Guadalupe Road.

Status: Construction of the lateral water lines is moving north from Houston Road to Baseline Road. The town anticipates that will be complete by the end of April. Roadway reconstruction started April 3

in the right lane north from Guadalupe to Baseline. It is expected that paving of the east side of Gilbert Road, from north of Guadalupe to just south of Baseline Road, will take place in mid-May. Concrete crews continue work in the project area to reconstruct driveways in preparation for reconstruction of the roadway.

Timeline: November-late August

Cost: \$6.15 million

Funding source: town of Gilbert

2 Stonebridge Lakes Estates reconstruction

Crews will reconstruct deteriorated residential asphalt pavement in Stonebridge Lakes Estates and update pedestrian ramps and driveways for Americans with Disabilities Act compliance.

Status: Road reconstruction started in early April on the first two of 10 sections into which the town has divided the project. Residents will not have access to their driveways for about four to five days while crews excavate and reconstruct each section. Once the subsurface has been rebuilt, residents will have access to their driveways via a non-asphalt surface. About one to two weeks later, crews will pave various sections, and residents will not have access to their driveways on their paving day. The town will notify residents of the access restrictions via door hangars with the necessary information.

Timeline: February-end of May

Cost: \$3.6 million

Funding sources: town of Gilbert, including bonds

3 Baseline Road improvements

City of Mesa crews are making improvements from Burk Street (Gilbert side)/24th Street (Mesa) to the Consolidated Canal. The project includes raised medians, street lighting, landscaping, traffic signals, new

storm drains and water main segments.

Status: Sidewalk improvements are ongoing. Over the next few weeks, crews will be installing the new storm drain from west of Corrine Drive to just east of Silverado Road. The contractor began grading for the installation of new curb, gutter and sidewalks on the east side of Lindsay Road, south of Baseline Road, on April 8. Traffic will be reduced to one lane in each direction with intermittent left-turn prohibitions throughout the project.

Timeline: February-end of May

Cost: \$3.6 million-\$3.9 million

Funding source: city of Mesa

4 Higley and Baseline intersection improvements

Gilbert will improve and reconstruct the Baseline and Higley roads intersection.

Status: Traffic control changes regularly depending on the work being done at any given time. Traffic has been restricted in the left lane on Baseline from Sunnyvale Avenue to Higley Road westbound and from Claiborne Avenue to Higley Road eastbound. As the project enters its next phase, the right lanes will be restricted.

Timeline: March 11-December

Cost: \$5.03 million

Funding sources: regional and town of Gilbert funds, developer contributions

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Changes in bell schedule expected to save money, improve transportation

GILBERT PUBLIC SCHOOLS Schools' bell schedules will change across the district next fall in an effort to improve transportation and get students to school on time.

The governing board unanimously approved the changes, which the district expects will save it about \$1 million next year, at the board's April 9 meeting. The vote came after getting more than 10,000 responses from district families and 2,000 from staff to a survey the district put out.

Previously, the district had nine different start times with some elementary school and junior high times overlapping. A transportation consultant called it a system "designed to fail."

Ultimately, the board chose a slight variation of one of the two options it presented, pulling start times back five minutes for the elementary

schools and junior highs and release times back five minutes for high schools and elementary schools and 10 minutes for junior highs.

That variation was made possible by the Legislature's passage of Senate Bill 1022, which Gov. Doug Ducey signed April 1. The bill reduced the number of hours junior high school students had to attend during the year from 1,000 to 890, in line with with fourth through sixth graders.

Superintendent Shane McCord said he expects the move will change the culture and perception of Gilbert Public Schools transportation over time.

"We have definitely set the stage for success in that area," McCord said.

2019-20 bell times

Here is the bell schedule that the Gilbert Public Schools governing board approved.

START/RELEASE

High schools—7:30 a.m./2:20 p.m.

Elementary schools—8:10 a.m./2:55 p.m.

Junior highs—8:40 a.m./3:30 p.m.

SOURCE: GILBERT PUBLIC SCHOOLS/COMMUNITY IMPACT NEWSPAPER

Teachers take smaller raises to help others get more

GILBERT PUBLIC SCHOOLS With the blessing of district teachers, the governing board passed a pay raise March 26 of 4.5 percent for teachers and 3 percent for administrators and staff for the 2019-20 school year.

The pay raise falls short of Arizona Gov. Doug Ducey's 5 percent proposal for teachers next year. However, the

district's interest-based bargaining team endorsed the proposal so that staff members and administrators not covered by the governor's plan could get higher raises. That bargaining team included representatives for teachers and staff.

The governing board passed the raise on a 5-0 vote.

Voters may decide on M&O override, bond issue

HIGLEY USD District staff is bringing proposals to its governing board to go before voters for a 15 percent maintenance and operations override and a reallocation of its remaining bonds from sales approved in 2013.

District Chief Financial Officer Gary Holland made the proposals at the board's March 27 meeting. The board must approve such actions before June 8, the state's deadline for districts to declare they will be putting such issues on the November ballot.

Voters passed a seven-year, 15 percent maintenance and override operations in 2015. The override allowed the district to surpass the state's limit on what it could spend by 15 percent,

funded by a property tax increase.

However, the full 15 percent is good for only the first five years, and then the district must wind down to 10 percent in the sixth year and 5 percent in the seventh before the override expires. The district wants to go before voters this fall so that they can renew the override before the wind-down.

On the bonds, the district still had \$14.7 million remaining through March 27 to spend on capital projects. Holland told the board the district proposes to repurpose the spending on the last funds from the bond sales.

Such a reallocation would not increase taxes but still requires voter permission, Holland said.



Ladder truck 259 is named "Big Nelly" after late Gilbert Fire & Rescue Department Capt. James Nelson.

Gilbert Fire welcomes addition of 'Big Nelly'

GILBERT The Fire & Rescue Department on March 23 commissioned a ladder truck for Station No. 9, one that comes with a nickname.

Fire & Rescue's L259 is known as "Big Nelly," named after Gilbert Fire Battalion Chief James Nelson, who died Aug. 1.

Nelson served on the Gilbert Fire & Rescue Department force for 25 years.

The truck's ladder has a 107-foot reach, and the truck can carry 470 gallons of water with a master stream nozzle capable of flowing 1,500 gallons per minute, according to Gilbert Fire & Rescue Capt. Mark Justus.

The truck is the first apparatus in Gilbert with battery-powered extraction equipment, commonly known as the "Jaws of Life." In fact, the truck specializes in extraction and forcible entry, Justus said.

QUOTE OF NOTE

"I THINK THAT SPEAKS VERY HIGHLY OF THE TYPE OF PERSON THAT WORKS IN THIS DISTRICT, AND WE APPRECIATE THAT OUR EMPLOYEES LOOK OUT FOR EACH OTHER."

— REED CARR, GILBERT PUBLIC SCHOOLS GOVERNING BOARD PRESIDENT, ON TEACHERS GIVING UP A PART OF THEIR PAY RAISES TO ASSURE STAFF MEMBERS WOULD GET A LARGER RAISE

SCHOOL HIGHLIGHTS

HIGLEY USD The board is considering moving the attendance zone of Recker Pointe neighborhood from Gateway Pointe Elementary School to Higley Traditional Academy.

GILBERT PUBLIC SCHOOLS The district's 2017-18 annual financial report will be reported as clean under the annual audit. The auditor had findings in payroll, compensated absences and cash reconciliation process, but reported progress in those areas.

CHANDLER USD The district would like to repurpose Weinberg Elementary School into a gifted academy with Weinberg's attendance boundary becoming the boundary of a newly constructed school. Building another high school, this one smaller and specialized, also is under study.

MEETINGS

Chandler Unified School District Board

Wednesday, April 24, 7 p.m.
Wednesday, May 8, 7 p.m.
Wednesday, May 22, 7 p.m.
1525 W. Frye Road, Chandler
480-812-7000 • www.cusd80.com

Gilbert Public Schools Board

Tuesday, May 7, 6:30 p.m. (work-study)
Tuesday, May 28, 6:30 p.m.
140 S. Gilbert Road, Gilbert
480-497-3300
www.gilbertschools.net

Gilbert Town Council

Thursday, May 2, 6:30 p.m.
Thursday, May 16, 6:30 p.m.
50 E. Civic Center Drive, Gilbert
480-503-6871 • www.gilbertaz.com

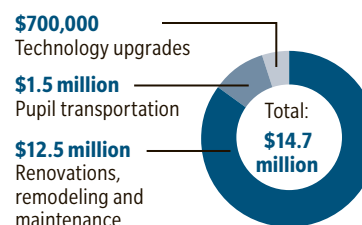
Higley Unified School District Board

Wednesday, April 24, 5:30 p.m.
Wednesday, May 15, 5:30 p.m.
2935 S. Recker Road, Gilbert
480-279-7000 • www.husd.org

For instant coverage of these meetings, follow us on Twitter:
[@impactnews_phx](https://twitter.com/impactnews_phx)

HUSD could change look of bond-dollar spending

At the Higley USD Governing Board's March 27 meeting, Chief Financial Officer Gary Holland showed the approved uses for the unspent bond money and proposed changes to the allocation if the board and voters approve. Much of the remaining dollars were supposed to be used on new school construction or land purchases, areas the district came in under budget.



SOURCE: HIGLEY USD/COMMUNITY IMPACT NEWSPAPER

Clement's Automotive Repair

Gilbert's oldest business just keeps on truckin'

As Gilbert's downtown has largely reimagined its vintage buildings as hip new eateries and entertainment venues, Clement's Automotive Repair has preserved its historical structure and use in the Heritage District.

Located near Gilbert and Elliot roads on the outskirts of Gilbert's redeveloped core, the auto shop is the town's oldest continuously operated business. Purchased by Tom Clement from Continental Oil Co., or Conoco, in 1934, the shop is now owned by Clement's sons, Paul and David.

Originally a hybrid filling station and garage, Clement's Automotive Repair focuses solely on general repairs and maintenance these days.

The garage has outlasted so many others because it can afford to be honest, David said. Owning the business's assets outright means the brothers have little overhead.

"We can work without selling something to somebody that they don't need," David said. "I mean, we're not getting rich, but we're able to go home

and sleep at night without a bad conscience."

The brothers can also credit their longevity to their ability to shift gears as technology has disrupted their industry. David, the younger Clement, has taken it upon himself to attend classes organized by part suppliers that educate technicians about increasingly complex and computerized vehicle components.

"It's just completely different than it used to be," David said. "When my dad was doing it, if he couldn't find a part, he would have to make it. He would rebuild his own water pumps and starters. I even did that."

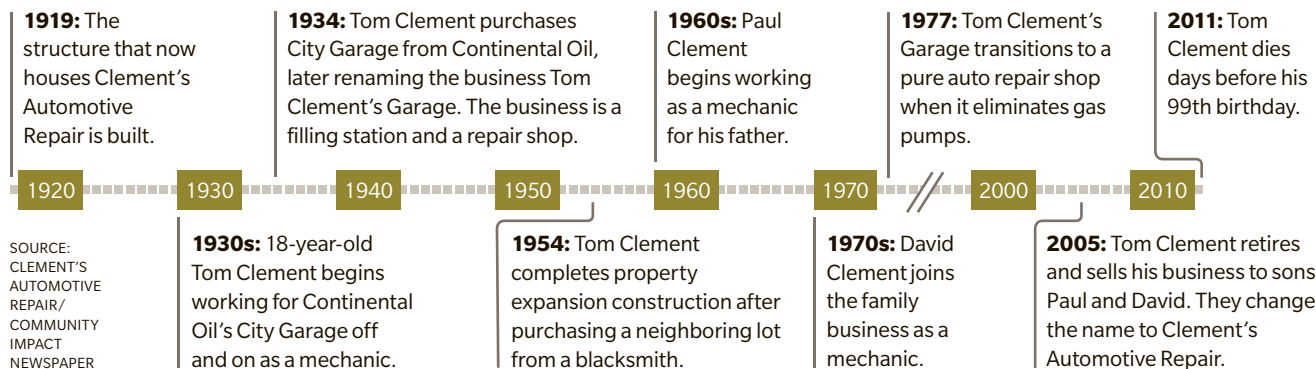
With Gilbert's evolving downtown, traffic around the shop has increased dramatically.

Though the Clements tinker with the idea of selling, offers have not rebounded to pre-recession levels, and they remain hesitant.

"It's cold feet," David said. "You think about it, and it sounds really good, and then you sit back and think, 'Oh, well, what are we going to do [next]?'"

IN CONTINUOUS OPERATION

The building that houses Clement's Automotive Repair turns 100 this year, while the business is still in operation after 85 years.



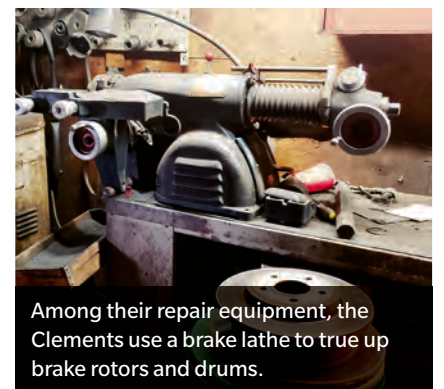
SOURCE: CLEMENT'S AUTOMOTIVE REPAIR/ COMMUNITY IMPACT NEWSPAPER



David Clement runs a computer scan while Paul Clement checks the oil on a vehicle.



Tom Clement placed this Mobil sign out near the gas pumps when Mobil began supplying gas in the early 1950s. It now sits in the auto shop's lobby, drawing attention from collectors.



Among their repair equipment, the Clements use a brake lathe to true up brake rotors and drums.

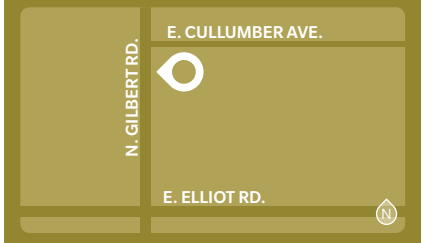
Clement's Automotive Repair

141 N. Gilbert Road, Gilbert

480-892-9925

www.clementsautomotiverepair.com

Hours: Mon.-Fri. 8 a.m.-5 p.m., closed Sat. and Sun.



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DINING FEATURE

Patrick Ware (left) and Jonathan Buford get barley from the fields of Camp Verde, Arizona.

Arizona Wilderness Brewing Co.

Brewery embraces state, uses local products to make its beer and food

The origin story of the Arizona Wilderness Brewing Co. must start with the Refuge IPA, one of the mainstays of the Gilbert brewery that received recognition outside Arizona for its beers.

It was one of the first brews that Jonathan Buford started with in his garage in Queen Creek, and it is the same pale ale that enticed co-owner Patrick Ware to bring his experience from SanTan Brewing Co.

They met, had some talks and then went backpacking in West Clear Creek near Camp Verde. Ware eventually tasted the Refuge IPA in Buford's home.

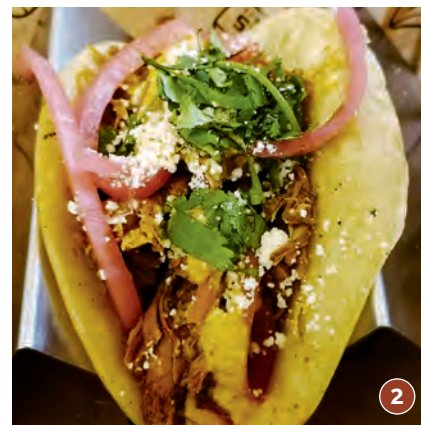
"He wasn't sold and then he came over to my house, heard the vision and tasted my beer," Buford said.

"I think that's what really did it. He embraced the idea of encompassing the pride of Arizona in the beer rather than just creating another brewing company."

It's how Arizona Wilderness was created in 2013 and became one of the most popular spots in Gilbert for the food as much as the brews at a place tabbed as the best new brewery in the world in 2013 by www.ratebeer.com.

Such an honor was a great way to start a business, Buford said, and not only led to a swell of swilling patrons, but also brought national attention with publications like Esquire magazine doing a spread on the place early in its existence.

"What makes it so blissfully ignorant at the start is you really don't



1: The brewing process takes place on-site at the Gilbert location. **2:** Three different kinds of tacos—pulled pork, black bean and chipotle chicken—are included on the menu at \$2.99 each.

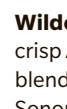
Brews TO CHOOSE



Here are four of the more popular beers from Arizona Wilderness Brewing Co.'s beer lab:



Refuge IPA: This crafted brew is the perfect "beer break" on hikes, according to the company's Facebook page. It has a balance with some bitterness with hints of fruit and even pine.



Wilderpils: This light and crisp American pilsner is a blend of Arizona malt and Sonora white wheat.



Baboquivari: Notes of Arizona honey and Belgian wheat are a mix with a wood-fermented blonde that has a nice crisp finish.



Superstition Coffee Stout: It's an oatmeal stout with locally roasted coffee and vanilla bean.



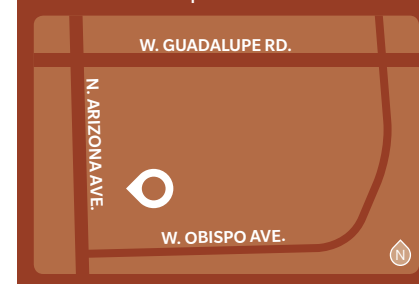
Arizona Wilderness Brewing Co.

721 N. Arizona Ave., Gilbert

480-497-2739

www.azwbeer.com

Hours: Mon.-Thu. 11 a.m.-11 p.m., Fri. 11 a.m.-midnight, Sat. 9 a.m.-midnight, Sun. 11 a.m.-10 p.m.



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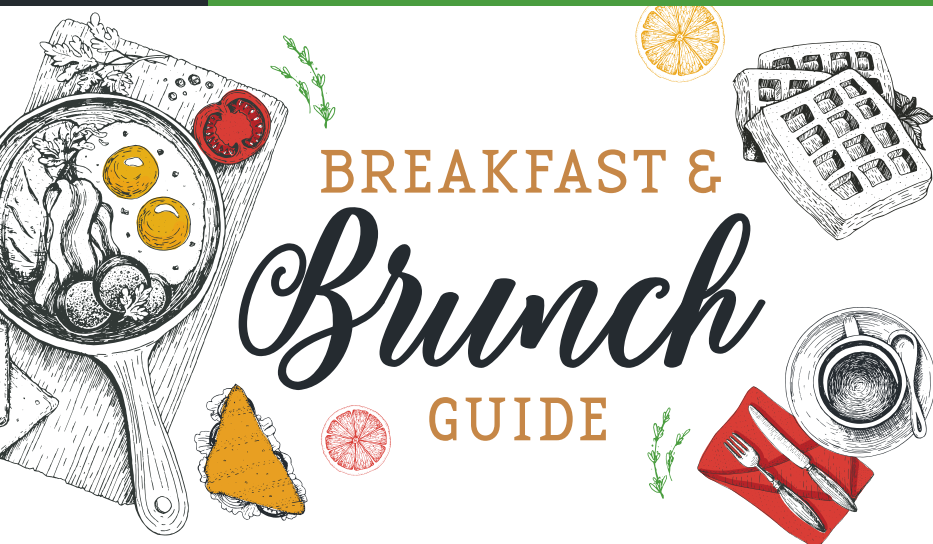
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COMPILED BY **TOM BLODGETT**
DESIGNED BY **ISABELLA SHORT**

One of the perks of Arizona living is weather that inspires breakfast and brunch with family and friends. This noncomprehensive list features local restaurants that specialize in breakfast or offer a weekend brunch.

PET FRIENDLY



OUTDOOR SEATING



ALCOHOL



Bagel Nosh



Bagels—as the name suggests—are the order of the day at this mom and pop shop, but breakfast sandwiches are available.

835 W. Warner Road, Ste. 109
480-507-8911
www.gilbertbagelnosh.com

Biscuits

Biscuits uses locally sourced and organic ingredients with no preservatives where possible.

1235 N. Gilbert Road
480-497-0321
www.biscuitsaz.com



PHOTOS BY TOM BLODGETT/COMMUNITY IMPACT NEWSPAPER

Bongiorno Bagels



Bongiorno Bagels opened in October and uses New York-filtered water to make its bagels and breakfast sandwiches.

3107 S. Gilbert Road, Ste. 101
480-588-8222
www.bongiornobagels.com

The Coffee Shop



The Agritopia hot spot has its breakfast menu available until 3 p.m. Sundays.

3000 E. Ray Road

480-279-3144

www.thecoffeeshopaz.com

The Crowned Egg

Green chile pork skillet, huevos rancheros and berry griddle pancakes highlight the family-run restaurant's breakfast menu.

911 S. Lindsay Road, B-106
480-892-4327

www.thecrownedeggaz.com



The Farmhouse



About as local as it gets, The Farmhouse offers traditional breakfast fare in the setting of a 1918 Heritage District building.

228 N. Gilbert Road
480-926-0676
www.farmhouseofgilbert.com

Four Silos Brewery Coffee & Beerhouse



Four Silos opened in October and features a light eats menu and craft coffee.

143 S. Higley Road
480-210-7456
www.foursilosbrewery.com

The Gilbert House



Breakfast will be hearty here. Bloody marys and champagne mimosas are on the menu, as are homemade cinnamon or caramel rolls.

397 S. Gilbert Road
480-507-3383
www.gilberthouserestaurant.com

Grubstak



"Stak" up your own breakfast bowl or build an omelet between 8 a.m. and 2 p.m. on the weekend. You also can order a mimosa.

384 N. Gilbert Road
480-699-9188
<https://grubstak.com>

Henhouse Café



The locally owned Henhouse Cafés have a comfort food menu that puts a premium on using fresh ingredients.

3244 E. Guadalupe Road
480-219-7379

3133 S. Lindsay Road
480-899-4214
www.henhouse-cafe.com

HG Higher Grounds Roastery and Café



This place is first about gourmet coffee and baked goods but does serve breakfast platters and bowls.

2556 S. Val Vista Drive
480-821-7020
www.hgroastery.com

Joe's Farm Grill



Look outside at Agritopia's farm fields and realize some of the food on your plate may be from there. Now that's locally sourced.

3000 E. Ray Road, Building 1
480-563-4745
www.joesfarmgrill.com

Liberty Market



The building and name have been in Gilbert since 1935. The breakfast menu includes the classics and breakfast beverages.

230 N. Gilbert Road
480-892-1900
www.libertymarket.com

Moreno's Gecko Grill



Breakfast at this sit-down relative of Moreno's Mexican Grill includes pancakes, omelets, breakfast specials and sandwiches.

4341 E. Baseline Road, Ste. 103
480-539-2988
<https://geckogrillaz.com>

Nico Heirloom Kitchen



Nico Heirloom Kitchen opens for brunch in the Heritage District from 9 a.m.-3 p.m.

Saturdays and Sundays. Offerings include the Ultimate Breakfast—a 40-ounce tomahawk bone-in ribeye, 12 scrambled eggs, roasted potatoes, chimichurri and veal demi for \$135. Add in the "almost" (limit of 10) bottomless mimosas and Bellinis for \$10. Or you can go simpler with a Burrata (pictured).

366 N. Gilbert Road
480-584-4760
www.nicoaz.com



The Novelist/O.H.S.O. Gilbert



This pair of restaurants—The Novelist is inside O.H.S.O. Gilbert—opens for brunch at 9 a.m. on the weekends. The Novelist has a full brunch menu, including desserts and a few offerings for future writers 12 and younger. O.H.S.O. is highlighted by its "beer brunch" menu.

The Novelist
335 N. Gilbert Road, Ste. 103
602-775-5490
www.novelistaz.com

O.H.S.O. Gilbert
335 N. Gilbert Road, Ste. 102
602-900-9004
<http://ohsobrewery.com/gilbert>

Over Easy

This locally owned chain has gotten a lot of media love for its breakfast offerings, including from *Bon Appetit Magazine* and the Food Network.

211 E. Warner Road
480-507-3447
<https://eatatovereasy.com>

Postino East



The Gilbert location of this Valley wine cafés chain serves brunch from 9 a.m.-1 p.m. on the weekends.

302 N. Gilbert Road
480-632-6363
www.postinowinecafe.com

Slate Bistro and Bar



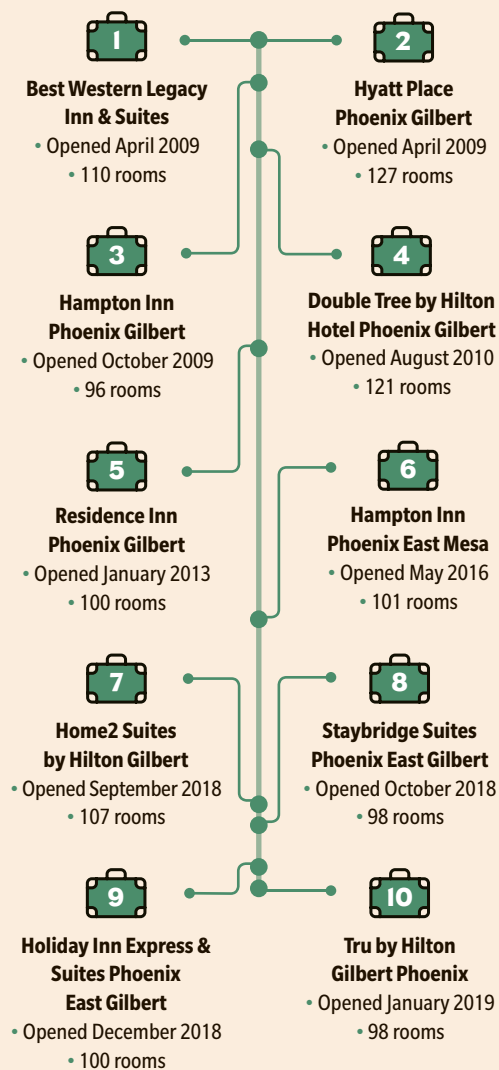
Slate Bistro and Bar at Trilogy Golf Club at Power Ranch has a breakfast that includes eggs Benedict, build-your-own omelets, pancake stacks or French toast.

4415 E. Village Parkway
480-988-5956
www.slatebistro.com

HOTEL GROWTH

Since April 2009, Gilbert has grown from one hotel to 10, despite losing The Highlands at Spectrum Suites when it became a luxury apartment building. The 10 hotels that have opened in these 10 years give the town 1,058 rooms.

SOURCE: TOWN OF GILBERT/COMMUNITY IMPACT NEWSPAPER



CONTINUED FROM 1

WHO GILBERT'S VISITORS ARE

The town primarily touts its family focus as a reason people come here. That plays itself out in three of the four key types of visitors Gilbert Economic Development Director Dan Henderson identified.

The first is the day visitor. They may be in for baseball spring training and possibly even staying at a hotel outside the town. Gilbert's goal is to get them to come into town for things such as eating in the Heritage District or hiking in the Riparian Preserve, Schlottman said.

It also can be in one-off places to visit, such as Arizona Goat Yoga, which has had publicity to attract people from out of the area. In a class of about 150 people, roughly half will be from out of state, including many Canadians, co-owner April Gould said.

"We have a lot of people who come every time they are in town," she said in a text message. "We even

had a group come from Germany who came to Arizona just for goat yoga."

The second type of visitor is the business traveler. With employers such as those at Rivulon, more business travelers come in to conduct business locally or possibly for a conference, Henderson said.

The third is people visiting friends or relatives, officials said.

The fourth is the emerging youth and amateur sports visitor that has come with February's reopening of Cactus Yards. Schlottman said one recent tournament played there drew about 50 out-of-town teams from eight states.

NEW HOTELS, NEW BUSINESS

The interplay between the attractions and the hotel additions illustrates a principle Henderson frequently invokes: creating a place where the market wants to invest.

In this case, Henderson said the town is working on building the supply and demand sides of tourism. That means supporting the growth of the Heritage District, where Gilbert has grown from three to 30

restaurants in the past few years, or reopening Cactus Yards under town direction.

On the flip side, the town has worked to attract hotels, too, to accommodate increases in the visitors. Before April 2009, the town had one hotel. With the four most recent additions, Gilbert's 10 hotels have 1,058 rooms, up 407 from August.

Those numbers pale in comparison to neighboring Valley cities, but Schlottman said the town is not worried about that.

"Where we shine is I think we have nice hotels," he said. "We have new hotels, and they're also affordable."

They are also busy.

"We were crushing it in occupancy, and we still are, but with the addition of those four hotels and a 60% increase in supply, we are finally starting to see a dip in occupancy," Schlottman said.

Schlottman reminds others the natural dip in

DEMAND DRIVES HOTEL MARKET

The influx of new hotels has dropped occupancy rates, which remain high. Increased supply has meant the town can meet increased demand, officials said.

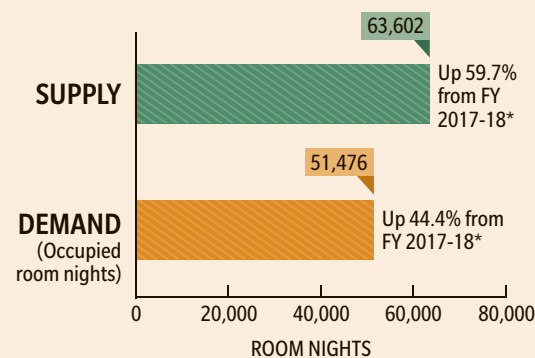
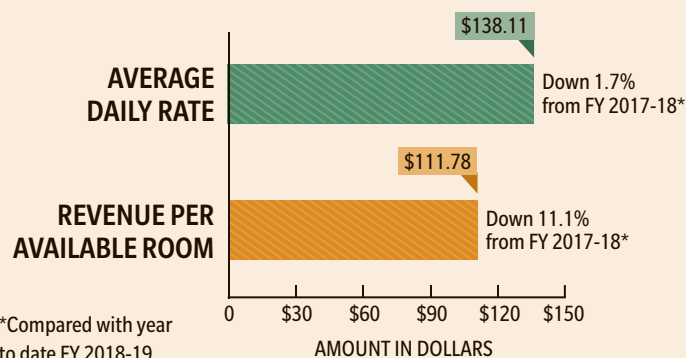
SOURCE: STR INC./COMMUNITY IMPACT NEWSPAPER



OCCUPANCY
80.9%

Down 9.6% from FY 2017-18*

*Compared with year
to date FY 2018-19.



occupancy is not a problem.

“Our goal is to grow demand and to have more heads in beds, and we’ll do that by increasing supply and filling that supply,” he said.

At the newest hotel, Tru by Hilton Gilbert, General Manager Stephen Pursell said the startup has been fairly busy based on his personal experience.

“We’ve seen a lot of leisure and family and sports teams,” he said. “Gilbert feels very busy, that’s for sure.”

IMPORTANCE TO ECONOMY

Henderson called tourism a “line of service” the town is now offering that is paying dividends in multiple ways, including a bed tax, or accommodation revenue, which is a new revenue stream for the town.

The tax collected for hotel accommodations has increased from about \$253,000 in 2011 to nearly \$600,000 the past two years, a figure it should easily surpass this fiscal year, according to the town. Collection is up 31.1% month over month for the year.

Town Council Member Scott Anderson campaigned on the importance of adding such a new stream.

“As we approach build-out, I think diversifying the economy is important, and tourism is one way to do that,” he said.

Henderson credits town leadership as well as strategy and tactics defined in the town’s five-year tourism plan for the growth. That plan included the development of the www.discovergilbert.com website and the hiring of Schlottman as tourism administrator.

“This is a fairly young line of service,” Henderson said. “It’s not even five years old in the town of Gilbert. Having a five-year strategic plan focused on the emerging gateway known as Gilbert is why I believe you’re seeing the success in the community.”

FUTURE GROWTH

Schlottman said the town is not done yet, either.

The Heritage District’s redevelopment plan calls for more amenities in the area but also encourages a boutique hotel development included on the 9.1-acre

site called the north anchor. A second hotel also could emerge.

The Strand @ Gilbert water park at Gilbert Regional Park is expected to bring in water events that would draw people from outside the area. A hotel also could go into the park, Schlottman said.

Another area ripe for a hotel is near Cactus Yards on the undeveloped portion of Elliot District Park, though Henderson indicated the town must respect the parking needs of an adjacent church.

Anderson also has encouraged finding a signature event for the town that would draw people from outside Gilbert. Schlottmann said the town is actively pursuing such events, listing food and music festivals, youth and amateur sporting events, and STEM- and arts-based events as possibilities.

“I think we’re very much at the infancy of a destination, but it’s growing so fast,” Schlottman said.

For more information, visit
communityimpact.com.

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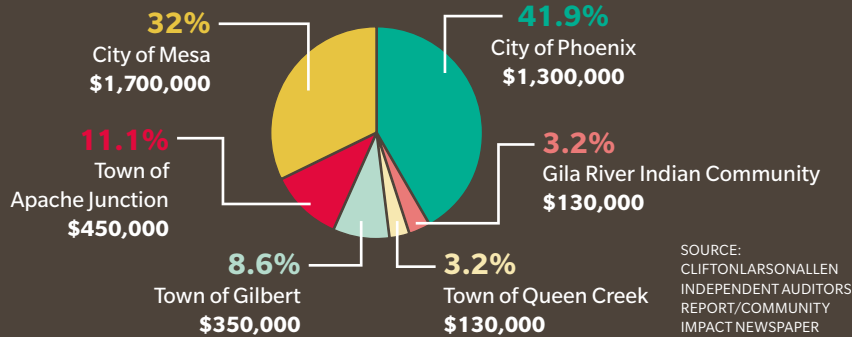


GATEWAY

TO THE East Valley

Airport AUTHORITY PARTNERS

The Phoenix-Mesa Gateway Airport has six partners that own the facility. Each contributes into a fund that helps with maintenance and capital improvements. The size of the contribution is defined by the ownership structure. Here is the breakdown of the most recent contributions from fiscal year 2017-18.



CONTINUED FROM 1

notes the Gateway Employment Corridor has the most room for expansion of any of the town's employment corridors.

"[Gateway Employment Corridor] is in close proximity to Arizona State University's Polytechnic campus," Ray said. "The employment area is nearly a thousand acres of undeveloped commercial property consisting of large retail developments, aerospace and aviation firms."

That economic benefit is why Gilbert, along with Mesa, Phoenix, Queen Creek, Apache Junction and the Gila River Indian Community, continue to invest in the airport. The airport in turn is using those investments toward expansion for the airport and land development for businesses.

For its part, Gilbert contributes money and leadership that have helped the airport to move from a decommissioned Air Force base into a commercial airport that served more than 1.5 million passengers last year.

"[The airport and authority partners]

have a fairly constructive relationship," said Ryan Smith, Phoenix-Mesa Gateway Airport media and government relations director. "I think everybody has a unique regional perspective, and so everybody is bought into the importance of the airport as a regional asset."

AIRPORT FUTURE

The next big airport project is the building of a new \$20 million air-traffic control tower about 200 feet from the old tower. The current tower, built in the 1970s, still has controllers using magnetic boards to track planes, Ray said.

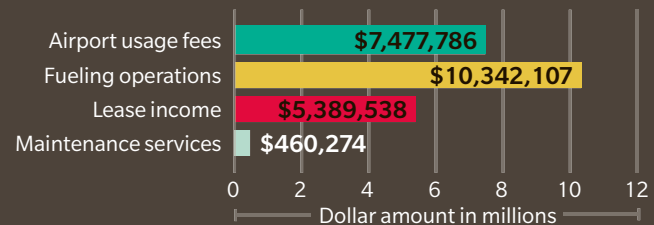
The project had been stalled by laws that capped Gateway's annual spending on its federal entitlement funds to \$2 million. However, the FAA Reauthorization Act of 2018, which President Donald Trump signed into law Oct. 5, removed that barrier.

The airport has since started a design study and hopes to get a grant through which it will be able to start construction

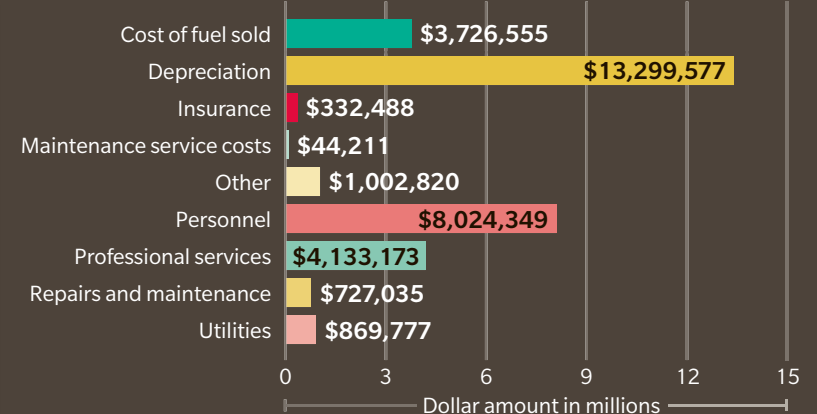
Revenues VS. expenses

While expenses outstripped revenues for fiscal year 2017-18, most of the expenses came from depreciation, defined as a reduction in the value of an asset with the passage of time, mostly from wear and tear.

Operating revenues Total operating revenues: \$23,669,705



Operating expenses Total operating expenses: \$32,159,985



Net: -\$8,490,280

SOURCE: CLIFTON LARSON ALLEN INDEPENDENT AUDITORS REPORT/COMMUNITY IMPACT NEWSPAPER

when design is complete about the end of 2019, Smith said.

Another project coming to fruition is SkyBridge Arizona, a business park development on 360 acres that the airport is leasing to the developers.

Smith said SkyBridge has committed to putting in "horizontal infrastructure," such as taxiways, roads and sewers, for the ability to lease off the land over the next 49 years.

Other long-term projects could include development of the airport's east side, including another terminal, Smith said.

Growth may be seen in other areas as well. The airport has four carriers, with almost all the routes belonging to discount carrier Allegiant. However, Smith said the airport would like to land a legacy carrier with a few business routes.

Gateway officials have approached carriers like Delta, United and SkyWest



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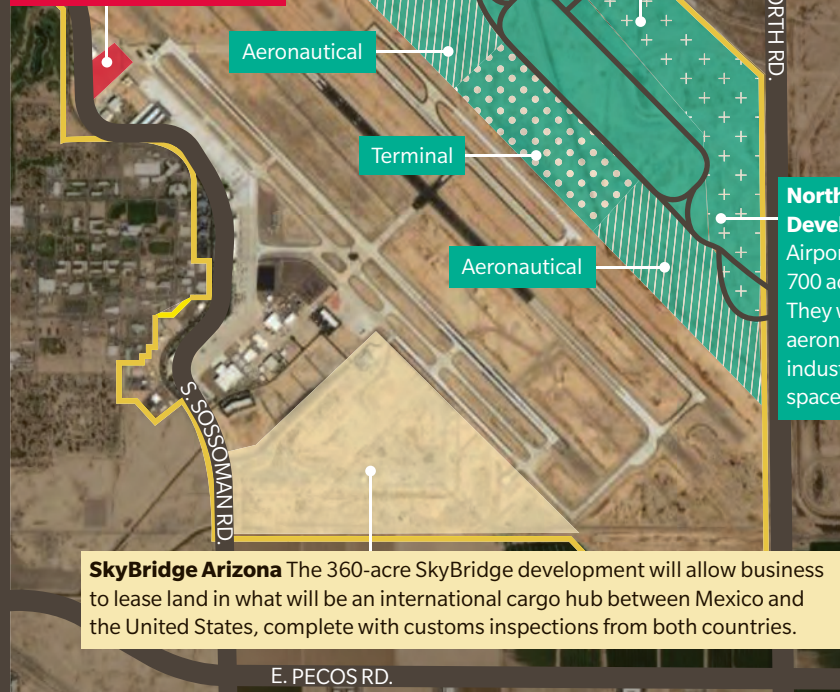
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ACTIVE ADULT COMMUNITY

Airport now AND IN THE FUTURE

The former Williams Air Force Base has been transformed into a non-hub commercial airport with plans to grow more in the future. Here is a look at what is there and what could be coming.

Gateway Executive Park

The airport's north side business park development has taxiline access to runways and still has 17 acres to develop.



SOURCE: PHOENIX-MESA GATEWAY AIRPORT, GOOGLE EARTH/COMMUNITY IMPACT NEWSPAPER

about a flight to Denver or some other hub airport, Smith said.

The problem is less capacity at Gateway than available gates at the other airports. Additional capacity might not come about at those airports until 2020 or 2021, Smith said.

"It's one of our No. 1 priorities to go and find that [carrier]," Smith said.

TOWN, AIRPORT COMPATIBILITY

Amid the airport expansion plans, town officials are careful to protect residents from potential developments that would affect the town's quality of life.

The Town Council adopted land-use

amendments March 21 for the Phoenix-Mesa Gateway Airport Overlay District. It was part of a larger effort to clean up the town's land code, but also a response to the airport's land-use compatibility plan, Gilbert interim Principal Planner Amy Temes said.

That plan advises the cities and towns on areas such as noise, height limits and navigation, which can change with airport plans. But the airport has no zoning authority, so it is up to Gilbert to make any changes it thinks are needed, Temes said.

Gilbert also passed changes that relate to uses that the airport identified as

Northeast Development Area

Airport officials expect these 700 acres to develop slowly. They will include a terminal, aeronautical business uses, industrial and office park spaces, and possibly a hotel.

SkyBridge Arizona The 360-acre SkyBridge development will allow business to lease land in what will be an international cargo hub between Mexico and the United States, complete with customs inspections from both countries.

Passengers KEEP COMING

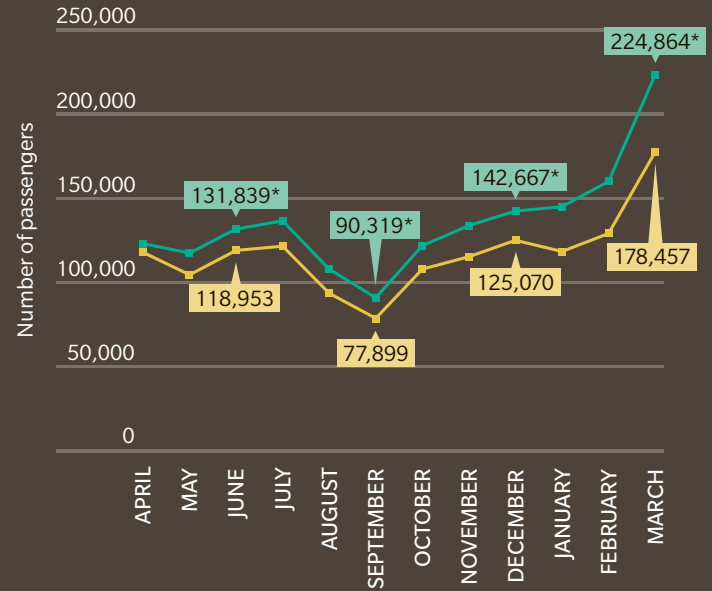
Phoenix-Mesa Gateway Airport has been experiencing a surge of passengers in the past five years, but particularly in the past year as the airport has set new monthly records for each of the past 11 months.

SOURCE: PHOENIX-MESA GATEWAY AIRPORT/COMMUNITY IMPACT NEWSPAPER

The April record of 128,158 dates to April 2012 but could fall this year.

*Record for month

April 2018 - March 2019
April 2017 - March 2018



potential airspace hazards, Temes said. That included things such as hazardous materials, vapor, glare, dust or attracting birds. The code now includes language that would direct affected developers to contact the Federal Aviation Administration, Temes said.

"We all work together, and we all want the airport to do well," Temes said. "We don't want hazards that are coming in that are going to negatively impact airport operations and cause the airport to change their operations or limit operations because of a use."

AIRPORT FINANCES

The airport annually receives about \$4 million total from the six area partners, including \$350,000 from Gilbert. The money is used on capital projects and maintenance at the airport, Smith said. The size of the contribution is based on the airport's ownership structure.

That money has funded recent projects, such as new baggage carousels and

added Transportation Security Administration lanes. Those updates allowed the airport to handle the record numbers of passengers—nearly 225,000 in March—using the airport, Ray said.

The partners' money, however, is just a small slice of the airport's revenue. It gets money from leases, aircraft parking and landing fees, fuel sales, parking and ground transportation, and rental car fees, among other areas.

The most recent available audit, for fiscal year 2017-18, showed the airport operating at a loss of nearly \$8.5 million. However, it attributes much of the loss to non-cash depreciation expense, which amounted to \$13.3 million. Taking out that expense would put the airport \$4.8 million in the black. The airport also is in the black on its annual budget.

"The short answer is [the airport gets] better every month," Ray said.

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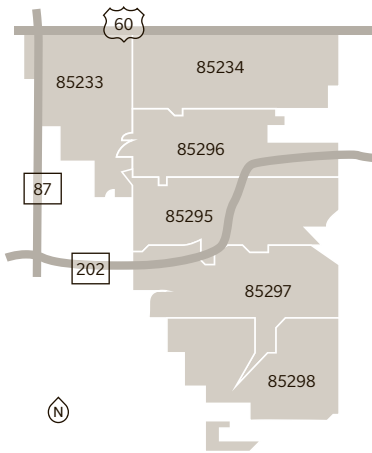
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MARCH 2018

Homes on the market

634

Average days on the market

31.4

Homes under contract

482

MARCH 2019

Homes on the market

740

Average days on the market

32.8

Homes under contract

489

RECENT LISTINGS



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4 bedroom / 3 bath 2,400 sq. ft. \$360,000
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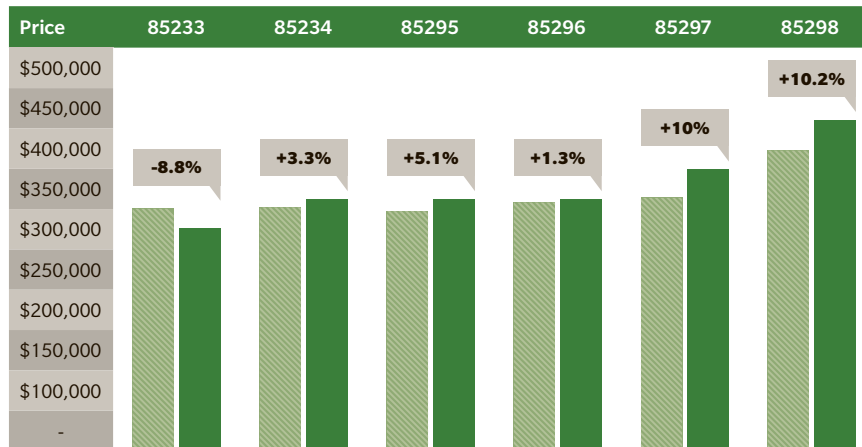


3125 E. Merrill Ave.

3 bedroom / 2 bath 1,702 sq. ft. \$290,000
Maria Russo
Keller Williams Integrity First 480-854-2400

MEDIAN PRICE OF HOMES SOLD IN MARCH

2018 VS. 2019



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IMPACT DEALS

DEALS THIS MONTH

EDUCATION & RECREATION

| | |
|--------------------------------|----|
| Lil' Einsteins Preschool | 22 |
| Val Vista Academy | 19 |

FOOD & DINING

| | |
|--------------------------------------------|----|
| Bahama Bucks | 20 |
| Buffalo Wild Wings | 20 |
| Flancer's Gourmet Grub | 23 |
| La Calabria Ristorante | 21 |
| Menchie's Frozen Yogurt | 18 |
| Nothing Bundt Cakes | 23 |
| Panda Libre | 19 |
| Planet Sub | 18 |
| Rudy's Bar-B-Q | 22 |
| Shorty & Wags Original Chicken Wings | 18 |
| Teriyaki Madness | 20 |
| Thirsty Amigos Taco Shop | 23 |
| Wok with Ming | 22 |

GIFTS & SHOPPING

| | |
|---------------------------|----|
| Elohim Auto Sales | 19 |
| Watson Flower Shops | 19 |

HEALTH & BEAUTY

| | |
|--------------------|----|
| Hand & Stone | 18 |
|--------------------|----|

HOME, GARDEN & SERVICES

| | |
|---------------------------------------|----|
| Countertop Rock | 19 |
| Pest'R Us Extermination | 17 |
| Same Day Garage Door Services | 21 |
| The Works | 21 |
| Two Maids | 21 |
| Universal Financial Enterprises | 22 |
| Window Genie | 21 |

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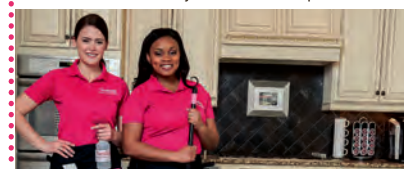
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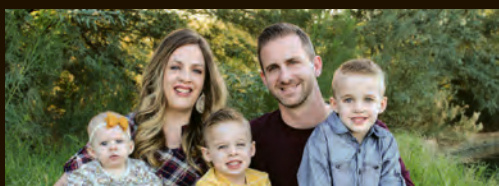
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