



NOTICE OF CITY COUNCIL HEARING

NOTICE IS HEREBY GIVEN that the City Council of the City of Scottsdale, Arizona, will hold a public hearing on November 21, 2006, at 5:00 P.M. in the City Hall Kiva, 3539 N. Drinkwater Boulevard, Scottsdale, Arizona, for the purpose of hearing all persons who wish to comment on the following:

- 12-AB-2006** (Croghan Abandonment) request by owner to abandon the 20-foot roadway easement along the northern boundary (Via Dona Road) of the property located at 28901 N. 114th Street. Staff contact person is Jesus Murillo, 480-312-7037. Applicant contact person is David Bellis, 480-585-0013.
- 19-UP-2006** (Safeway @ The Summit Fuel Sales) request by owner for a conditional use permit for a gasoline service station on a 57,439 +/- square foot parcel (pad 4) located at 32515 N. Scottsdale Road with Central Business District, Environmentally Sensitive Lands (C-2 ESL) zoning. Staff contact person is Don Hedder, 480-312-2352. Applicant contact person is Lynne Lagarde, 602-265-0094.
- 2-AB-2006** (Novak Residence) request by owner to abandon the General Land Office (GLO) patent easement on the northern and eastern boundary of the property located at 26780 N. 77th Street and the easement for the planned cul-de-sac for 77th Street. Staff contact person is Greg Williams, 480-312-4205. Applicant contact person is Paul Novak, 480-473-9648.
- 21-UP-2006** (Arizona Fine Art Expo) request by owner for a conditional use permit for a seasonal art festival on a 5.41 +/- acre parcel located at 23023 N. Scottsdale Road with Planned Community District (PCD (C-2)) zoning. Staff contact person is Greg Williams, 480-312-4205. Applicant contact person is Dennis Long, 480-837-7163.
- 23-UP-2006** (Tanners Live Entertainment) request by owner for a conditional use permit for live entertainment in an existing 4000 +/- square foot building located at 6990 E. Shea Blvd. with Central Business District (C-2) zoning. Staff contact person is Tim Curtis, AICP, 480-312-4210. Applicant contact person is James Ladman, 602-418-0007.
- 25-ZN-2006** (Earl Drive Condominiums) request by owner to rezone from Highway Commercial Downtown Overlay (C-3 DO) to Downtown/Office Residential Type 2' Downtown Overlay (D/OR-2 DO) on a 2.58 +/- acre parcel located at 7320 E. Earl Drive. Staff contact person is Kim Chaffin, AICP, 480-312-7734. Applicant contact person is Lou Jekel, 480-948-7060.
- 3-GP-2006** (Transportation General Plan Amendment) request by City of Scottsdale, applicant, for a non-major General Plan Amendment to the Community Mobility Element of the General Plan. Staff/Applicant contact person is Lynda Gelav, 480-312-2508.
- 3-TA-2006** (Nonconforming Structures Text Amendment) request by City of Scottsdale, applicant, for a Text Amendment to the City of Scottsdale Zoning Ordinance (Ordinance 455) to amend Article I, Administration and Procedures Section(s) 1.1300 Nonconforming Uses and Structures. Section 1.1304; enlargement, extension, reconstruction or structural alteration of nonconforming structure; enlargement of nonconforming use. The purpose of this text amendment is to allow for the revitalization of properties with existing nonconforming structures. Staff/Applicant contact person is Kira Wauwie, 480-312-7081.
- 32-AB-2006#2** (Avalon Aviation Center Abandonment) request by owner to abandon a portion of the 82nd Street cul-de-sac south of Frank Lloyd Wright Boulevard, and west of the Scottsdale Airport runway. Staff contact person is Tim Curtis, AICP, 480-312-4210. Applicant contact person is Lynne Lagarde, 602-265-0094.

The above items may be discussed at a Study Session prior to the Planning Commission meeting including a Commission update. The public/applicant may attend the study session but may not comment. Please call 480-312-7000 the day before the meeting for the time.

The Council hearing date will be continued when the Planning Commission has not given a recommendation.

A case file on the subject properties is on file at 7447 E. Indian School Road, Suite 105, where it may be viewed by any interested person.

A COPY OF A FULL AGENDA, INCLUDING ITEMS CONTINUED FROM PREVIOUS MEETINGS IS AVAILABLE AT LEAST 24 HOURS PRIOR TO THE MEETING AT THE FOLLOWING LOCATIONS:

Police Department, 8065 East Via Linda
City Hall, 3539 N. Drinkwater Boulevard
El Dorado Park & Recreation Center, 2311 N. Miller Road

ALL INTERESTED PARTIES ARE INVITED TO ATTEND.

Attest:
Doris McClay
Planning Assistant

For additional information click on the link to "Projects in the Public Hearing Process" at: <http://www.ScottsdaleAZ.gov/projects>.

Persons with a disability may request a reasonable accommodation such as a sign language interpreter, by contacting the City Clerk's Office at 480-312-2412. Requests should be made as early as possible to allow time to arrange accommodation.

October 28, 2006/1549326



NOTICE OF PLANNING COMMISSION HEARING

NOTICE IS HEREBY GIVEN that the Planning Commission of the City of Scottsdale, Arizona, will hold a public hearing on September 27, 2006, at 5:00 P.M. in the City Hall Kiva, 3939 N. Drinkwater Boulevard, Scottsdale, Arizona, for the purpose of hearing all persons who wish to comment on the following:

10-TA-2006 (Accessory Buildings and Structures) request by City of Scottsdale, applicant, for a Text Amendment to Scottsdale Zoning Ordinance (455) to amend Article VII. General Provisions Section(s) 7.200.A. General Provisions/Additional Area Regulations/Accessory Buildings. The purpose of this text amendment is to maintain the relative scale of the main buildings and accessory buildings on single-family lots of 43,000 square feet or smaller. Applicant/Staff contacts are Don Hadder, 480-312-2352 and Randy Grant, 480-312-7995.

11-TA-2006 (Amendment to Penalty Section of the Zoning Ordinance) request by City of Scottsdale, applicant, a Text Amendment to Scottsdale Zoning Ordinance (455) to amend Article I. Administration and Procedures Section 1.1400. Violation and Penalty.; Section 1.1401 Classification of penalty.; Section 1.1402. Penalties.; Section 1.1403. Commencement of action.; Section 1.1404 Authority to issue civil complaint.; Section 1.1405 Appearance by defendant.; Section 1.1406 Default judgment.; Section 1.1407. Rules of procedure.; Section 1.1408. Collection of civil sanctions.; Section 1.1409. Violations not exclusive.; Section 1.1410. Each day separate violation.; Section 1.1411. Injunction.; Section 1.1412. Reporting of Violations. of the City of Scottsdale Zoning Ordinance (455). The purpose of this text amendment is to change and clarify violations and penalty provisions in the Zoning Ordinance. Applicant/Staff contact person is Don Hadder, 480-312-2352.

19-UP-2006 (Safeway @ The Summit Fuel Sales) request by owner for a conditional use permit for a gasoline service station on a 57,439 +/- square feet parcel located at 32515 N. Scottsdale Road with Central Business District, Environmentally Sensitive Lands (C-2 ESL) zoning. Staff contact person is Don Hadder, 480-312-2352. Applicant contact person is Lynne Lagarde, 602-265-0094.

23-UP-2006 (Tanner's Live Entertainment) request by owner for a conditional use permit for live entertainment in an existing 4000 +/- square feet building located at 6990 E. Shea Blvd. with Central Business District (C-2) zoning. Staff contact person is Tim Curtis, AICP, 480-312-4210. Applicant contact person is James Ladman, 602-418-0007.

25-ZN-2005 (Earl Drive Condominiums) request by owner to reconsider 25-ZN-2005 Request by owner to hold a reconsideration hearing to rezone from Highway Commercial Downtown Overlay (C-3 D0) to Downtown/Office Residential Type 2 Downtown Overlay (D/OR-2 DO) on a 2.56 +/- acre parcel located at 7320 E. Earl Drive. Staff contact person is Kim Chafin, 480-312-7734. Applicant contact person is Lou Jekel, 480-948-7060.

4-GP-2006 (Winstar Pro) request by owner for a major General Plan Amendment of the Land Use Element from "Cultural/Institutional or Public Use" to "Office" on a 5 +/- acre parcel located at 9909 E. McDowell Mountain Ranch Road. Staff contacts are Kira Wauwie, 480-312-7898 and Tim Curtis, 480-312-4210. Applicant contact person is Paul Gilbert, 480-429-3002.

5-GP-2006 (2005 R.E. Investments) request by owner for a major General Plan Amendment of the Land Use Element from "Cultural/Institutional or Public Use" to "Office" on a 5 +/- acre parcel located at 15522 N. Thompson Peak Parkway. Staff contacts are Kira Wauwie, 480-312-7898 and Tim Curtis, 480-312-4210. Applicant contact person is Paul Gilbert, 480-429-3002.

6-GP-2006 (Lone Mountain Office) request by owner for a major General Plan Amendment of the Land Use Element from "Rural Neighborhoods" to "Office" on a 2.5 +/- acre parcel located at 7171 E. Lone Mountain Road. Staff contacts are Tim Conner, 480-312-7833 and Don Hadder, 480-312-2352. Applicant contact person is Tom Rief, 480-946-5020.

7-ZN-2006 (Lone Mountain Bank) request by owner to rezone from Single Family Residential Environmentally Sensitive Lands, Foothills Overlay to Service Residential, Environmentally Sensitive Lands (S-R) on a 2.5 +/- acre parcel located at 7171 E. Lone Mountain Road. Staff contact person is Don Hadder, 480-312-2352. Applicant contact person is Tom Rief, 480-946-5020.

17-UP-2006 (Lone Mountain Bank) request by owner for a conditional use permit for a bank on a 2.5 +/- acre parcel located at 7171 E. Lone Mountain Road with Single Family Residential District Environmentally Sensitive Lands, Foothills Overlay (R1-70 ESL FO) zoning. Staff contact person is Don Hadder, 480-312-2352. Applicant contact person is Tom Rief, 480-946-5020.

20-ZN-2002#2 (One Scottsdale) request by owner to modify the amended development standards for height approved to case 20-ZN-2002 on 120 +/- acres located at the northeast corner of Scottsdale Road and Loop 101 (19701 N. Scottsdale Road) with Planned Community District, Planned Regional Center (PCD PRC) zoning. Staff contact person is Don Hadder, 480-312-2352. Applicant contact person is Shelly McTee, 602-296-1836.

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CHAIRMAN
PLANNING COMMISSION

Attest
Doris McClay
Planning Assistant

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September 2, 2006/1461378