

Case File Copy

Fuller, Bonnie

From: dan pegg [dpegg@san.rr.com]
Sent: Tuesday, March 25, 2008 1:43 PM
To: Projectinput
Subject: Case no. 5-zn-2008

I am writing in response to a property owner update sent out by the city of Scottsdale to those owning property effected or potentially effected by the subject case number.

We own a condominium directly across the golf course/wash from the subject project. The applicant is requesting a rezone from C1 to C2. C2 allows for uses "not ordinarily compatible with residential development". As it stands now noise from the applicant's (Pranksters Too) facility can sometimes be heard into the early morning hours. Permitting any additional development, especially that which is "not ordinarily compatible with residential development" would compromise the pre existing neighbors quality of life and property values. For this reason I oppose any rezoning. Daniel Pegg, 7755 E. Thomas Road

5-ZN-2008
03/25/2008

3/26/2008

5-ZN-2008

From: Fuller, Bonnie
Sent: Tuesday, April 08, 2008 2:24 PM
To: 'Phillip Andric'
Cc: Symer, Daniel
Subject: RE: Pranksters Too

The rezoning request is in conjunction with two use permits also being requested to allow an existing restaurant to hold state bar liquor license. You may access the use permit case fact sheets (18-UP-2007 and 17-UP-2007) at http://eservices.scottsdaleaz.gov/planning/projects/summary/applicant_submittals/ProjInfo_18_UP_2007.pdf, and from there you can review the applicant narrative, site plans and floor plans.

I have saved your web email to the electronic and paper files, and forwarded a copy of it to the project coordinator, Dan Symer.

Regards,
Bonnie Fuller
Planning Specialist
bfuller@scottsdaleaz.gov

From: Phillip Andric [mailto:phil@twinpeaksfunding.com]
Sent: Monday, April 07, 2008 11:24 AM
To: Projectinput
Subject: Pranksters Too

Hello

I received a flyer in the mail regarding a rezoning request, case number 5-ZN-2008. I was curious why the request was made. I wasn't able to find information online about this, can you please fill me in?

thank you,

-Phil Andric

05-ZN-2008
04/08/2008

*Hanging
Folder
Copy*

Fuller, Bonnie

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5-ZN-2008
03-25-2008

3/26/2008



Planning & Development Services

7447 E. Indian School Rd.
Scottsdale, AZ 85251

December 4, 2007

Jerry Oliver, Director
Arizona Department of Liquor
License and Control
800 W. Washington, 5th floor
Phoenix, AZ 85007

Re: Prankster's Too

Dear Mr. Oliver:

City staff met with Mike Williams of Williams and Associates on November 28, 2007 to discuss Prankster's Too and some of the issues they have encountered while trying to renew their license and utilize the bar license they had purchased. Currently, the property on which Prankster's Too is located is zoned C-1, which prohibits bars. One option we discussed is to rezone the property to C-2, which allows bars subject to a conditional use permit. From staff's perspective, the C-2 zoning is compatible with the area and Prankster's Too has been a good operator over the years. While staff can not predict the City Council's final decision, staff feels the rezoning and use permit proposals are the best option for the applicant to pursue.

We are willing to work with Williams and Associates and Land Development Services, the zoning company also working with Prankster's Too, to have an expedited hearing to rezone the property. However, we have been informed Prankster's Too will need an extension on their license renewal in order to stay in operation. With the absence of any issues or complaints on this business, we support their request for a six-month extension to keep the business open while resolving the zoning issue.

Sincerely,

A handwritten signature in cursive script that reads "Connie Padian".

Connie Padian
Chief Planning and Administrative Officer
Planning and Development Services

PC Revisions

Case #:

5-2-2008-2-01
5-16-08-2-01

Date Submitted:

5/16/08

Plans to be re-reviewed by:

Y

N

Review Team

Update Web?

Notes:

Chen 3
6/2/08

Signed:

[Signature]

Brawders, Constance

From: Brawders, Constance
Sent: Wednesday, April 30, 2008 4:14 PM
To: 'prank@cox.net'
Cc: Symer, Daniel
Subject: RE: Status Update Zoning

Attachments: Prankster's_Two_Letter.pdf



Prankster's_T
_Letter.pdf (5)

Good afternoon Perry,
Thank you for your email inquiry. For your convenience and review, I have attached a copy of the letter from your project coordinator, Dan Symer, which was sent via US Postal Service on April 25, 2008.
Please take a moment to review this letter which should better describe for you where your project stands. There are a few Ordinance related issues that have been identified by our planning team in the first review of your project that must be attended to. If there are questions or concerns, please do not hesitate to contact me.
Sincerely,
Connie

Constance M. Brawders
City of Scottsdale
Planning Assistant
Planning & Development Services Department
7447 E. Indian School Road; Suite 105
Scottsdale, AZ 85251
480.312.2909
cbrawders@ScottsdaleAz.gov

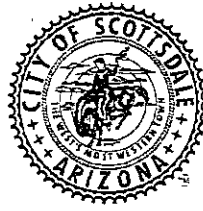
"To ensure compliance with the Open Meeting Law, recipients of this message should not forward it to other members of the public body. Members of the public body may reply to this message but they should not send a copy of the reply to other members".

-----Original Message-----

From: prank@cox.net [mailto:prank@cox.net]
Sent: Wednesday, April 30, 2008 2:41 PM
To: Brawders, Constance
Cc: prank@cox.net
Subject: Status Update Zoning

Candace,
Sent Dan Symer an email on Monday, haven't heard anything back,
so i thought maybe you could help me.
Could you give me an update on where our project stands; Zoning change, Bar
use permit, etc.

Thank You,
Perry Bolster



April 25, 2008

Perry Bolster
Pranksters Too
7919 East Thomas Road #101
Scottsdale, AZ 85251

RE: 5-ZN-2008
Pranksters Too

Dear Mr. Bolster:

The Planning and Development Services Department has completed the review of the above referenced submittal dated March 13, 2008. The following **1st Review Comments** represent the review performed on the project by our team, and are intended to provide you with guidance for compliance with city codes, policies, and guidelines related to this application type.

Ordinance Related Issues

The following ordinance related issues have been identified in this first review of the project and will need to be addressed in a re-submittal prior to scheduling a hearing.

Legal:

1. Revise the project narrative to include the specific reasons for this application to rezone from Neighborhood Commercial District (C-1) to Central Business District (C-2).
2. Submit a revised project application signed by the authorized individual of the Indian River Plaza, L.L.C. (e.g. member, CEO, etc). Provide documentation that this individual is authorized to sign the application on behalf of the corporation.
3. Submit a letter authorizing Perry Bolster to act on the behalf of the Indian River Plaza, L.L.C. with regard to the rezoning case (5-ZN-2008) and the Conditional Use Permits for a Bar and Live Entertainment applications (17-UP-2008 and 18-UP-2008).
4. Provide context photos and a context photo key. Each photo shall be number to location and direction that it was taken from on a site plan, and the site plan shall indicate the corresponding number, location, and direction. See the attached direction illustration.

Policy Related Issues

The following policy related issues have been identified in the first review of the project. While these issues are not as critical to scheduling the case for public hearing, they may affect the City Staff's recommendation for support of this project and should be addressed as soon as possible.

207 Waiver:

5. A copy of a Proposition 207 Waiver Wavier will be provided in advance of or shortly after the Planning Commission Meeting. Please have the property owner sign the Proposition 207 Waiver form and return it to me one week after the Planning Commission hearing.

Additional Information

6. Please resubmit the previous requested revisions to the Live Entertainment and Bar Use permit. See attached letter.

Please resubmit the revised legal requirements addressing the comments/corrections identified above as soon as possible for further review (**Please see Attachment A, Resubmittal Checklist, for a consolidated list of information to be resubmitted**). The City will then review the revisions to determine if it is ready to be scheduled for a hearing date.

In an effort to get this development request to a Planning Commission hearing, City staff has identified the following potential schedules (read schedule left to right):

Track	Response/resubmittal by applicant (complete set of revisions)	City to provide status update	Potential DRB/PC Hearing Date
08-14	No later than 5/09/2008	5/23/2008	6/25/2008
08-15	No later than 5/23/2008	6/06/2008	7/09/2008
08-16	No later than 6/06/2008	6/20/2008	8/13/2008

PLEASE CALL 480-312-7000 TO SCHEDULE A RESUBMITTAL MEETING WITH ME PRIOR TO YOUR PLANNED RESUBMITTAL DATE. DO NOT DROP OFF ANY RESUBMITTAL MATERIAL WITHOUT A SCHEDULED MEETING OR THE ABOVE MEETING SCHEDULE MAY BE AFFECTED. THIS WILL HELP MAKE SURE I'M AVAILABLE TO REVIEW YOUR RESUBMITTAL AND PREVENT ANY UNNECESSARY DELAYS.

This schedule is based on the original submittal track and relies on a timely, complete and accurate response/resubmittal to the items addressed in this letter. Please be advised that the 1st **Review Comments** are valid for a period of 45 days from the date on this letter. While the case will remain active, failure to resubmit within the 45 days will require the project to begin a new "First Review" track to refresh the review. Failure to resubmit within 190 days may cause the project to be considered inactive.

If you have any questions, or need further assistance please contact me at 480-312-4218 or at dsymer@ScottsdaleAZ.gov.

Sincerely,


Dan Symer, AICP
Senior Planner

cc: Steve Hamel
Indian River Plaza, LLC
6621 N. Scottsdale Rd
Scottsdale, AZ 85250

ATTACHMENT A
Resubmittal Checklist

Case Number: 5-ZN-2008

Please provide the following documents, in the quantities indicated, with the first submittal (all plans larger than 8 ½ x11 shall be folded):

- ☒ One original: Letter of Authorization-actual owner of record
- ☒ One copy: Revise project application with to include the actual authorization owner of record signature.
- ☒ One copy: Revised Project Data Sheet
- ☒ One copy: Revised Context Photos and key (Color)
- ☐ _____ copies of the Revised Traffic Impact Study
- ☐ _____ copies of the Revised Parking Study



October 23, 2007

Tom Rief
Land Development Services, L.L.C.
5635 North Scottsdale Road, Suite 130
Scottsdale, Arizona 85251

RE: 18-UP-2007 and 17-UP-2007
Pranksters Too

Dear Mr. Tom Rief:

The Planning and Development Services Department has completed the review of the above referenced submittal dated September 26, 2007. The following **1st Review Comments** represent the review performed on the project by our team, and are intended to provide you with guidance for compliance with city codes, policies, and guidelines related to this application type.

Ordinance Related Issues

The following ordinance related issues have been identified in this first review of the project and will need to be addressed in a re-submittal prior to scheduling a hearing.

Zoning:

1. Submit 24"x36" floor plans that indicate the proposed modifications and label the area for the live entertainment.
2. Revise the floor plan to include the table and chair locations.
3. Provide a separate floor plan work sheet that indicates area of the live entertainment with a hatch pattern and include the total square feet of the area.

Legal:

4. Submit a revised project application signed authorized individual of the Indian River Plaza, L.L.C. Provide documentation that this individual is authorized to sign the application on behalf of the corporation.
5. Provide a separate narrative for the Live Entertainment conditional use permit request.
6. Provide context photos and a context photo key. Each photo shall be number to location and direction that it was taken from on a site plan, and the site plan shall indicate the corresponding number, location, and direction.

Policy Related Issues

The following policy related issues have been identified in the first review of the project. While these issues are not as critical to scheduling the case for public hearing, they may affect the City Staff's recommendation for support of this project and should be addressed as soon as possible.

207 Waiver:

7. A copy of a Proposition 207 Waiver Wavier will be provided in advance of or shortly after the Planning Commission Meeting. Please have the property owner sign the Proposition 207 Waiver form and return it to me one week after the Planning Commission hearing.

Please resubmit the revised legal requirements, revised plans, and a written summary response addressing the comments/corrections identified above as soon as possible for further review (Please see Attachment A, Resubmittal Checklist, for a consolidated list of information to be resubmitted). The City will then review the revisions to determine if it is ready to be scheduled for a hearing date.

In an effort to get this development request to a Planning Commission, City staff has identified the following potential schedules (read schedule left to right):

Track	Response/resubmittal by applicant (complete set of revisions)	City to provide status update	Potential PC Hearing Date
2-08	No later than 11/09/2007	11/21/2007	12/12/2007
3-08	No later than 11/21/2007	12/07/2007	01/09/2008
4-08	No later than 12/07/2007	12/21/2007	01/23/2008

PLEASE CALL 480-312-7000 TO SCHEDULE A RESUBMITTAL MEETING WITH ME PRIOR TO YOUR PLANNED RESUBMITTAL DATE. DO NOT DROP OFF ANY RESUBMITTAL MATERIAL WITHOUT A SCHEDULED MEETING OR THE ABOVE MEETING SCHEDULE MAY BE AFFECTED. THIS WILL HELP MAKE SURE I'M AVAILABLE TO REVIEW YOUR RESUBMITTAL AND PREVENT ANY UNNECESSARY DELAYS.

This schedule is based on the original submittal track and relies on a timely, complete and accurate response/resubmittal to the items addressed in this letter. Please be advised that the 1st **Review Comments** are valid for a period of 45 days from the date on this letter. While the case will remain active, failure to resubmit within the 45 days will require the project to begin a new "First Review" track to refresh the review. Failure to resubmit within 190 days may cause the project to be considered inactive.

If you have any questions, or need further assistance please contact me at 480-312-4218 or at dsymer@ScottsdaleAZ.gov.

Sincerely,



Dan Symer, AICP
Senior Planner

cc: Bridgette Nieves
Arizona Partners
6621 North Scottsdale Road
Scottsdale, Arizona 85250

Joe Scott
Prankster's Too
7919 East Thomas Road, #101
Scottsdale, Arizona 85251

ATTACHMENT A
Resubmittal Checklist

Case Number: 18-UP-2007

Please provide the following documents, in the quantities indicated, with the first submittal (all plans larger than 8 1/2 x 11 shall be folded):

- ☒ One copy: COVER LETTER- Respond to all the issues identified in the first review comment letter.
- ☒ One copy: Revised CD of submittal (DWG format only)
- ☐ One original: Signed Prop. 207 Waiver Request
- ☐ One original: Letter of Authorization-actual owner of record
- ☐ One copy: Current Title Report
- ☐ One copy: Revised Project Data Sheet
- ☒ One copy: Revised Narrative for Project
- ☐ _____ copies of the Revised Traffic Impact Study
- ☐ _____ copies of the Revised Parking Study

☒ Revised Floor Plan:

1 _____ 24" x 36" 1 _____ 11" x 17" 1 _____ 8 1/2" x 11"

☒ Revised Floor Plan Work Sheet:

1 _____ 24" x 36" 1 _____ 11" x 17" 1 _____ 8 1/2" x 11"

☐ Revised Site Plan:

_____ 24" x 36" _____ 11" x 17" _____ 8 1/2" x 11"

Revised Elevations:

☐ Color _____ 24" x 36" _____ 11" x 17" _____ 8 1/2" x 11"
☐ B/W _____ 24" x 36" _____ 11" x 17" _____ 8 1/2" x 11"

Revised Landscape Plan:

☐ Color _____ 24" x 36" _____ 11" x 17" _____ 8 1/2" x 11"
☐ B/W _____ 24" x 36" _____ 11" x 17" _____ 8 1/2" x 11"

☐ Other Supplemental Materials:

