



STAFF APPROVAL LETTER

346-SA-2010

AT&T Scottsdale Fashion Square (W437)

STEP 1

STAFF APPROVAL NOTIFICATION

This letter is notification that your request has been conceptually approved by Current Planning Services staff.

Additional review and permits may be required. Refer to Final Plan Review Submittal Requirements below.

This approval expires one (1) year from date of approval if a permit has not been issued, or if no permit is required, work for which approval has been granted has not been completed.

PROJECT INFORMATION

LOCATION: 7032 E Camelback Rd
PARCEL: 173-37-003
Q.S.: 18-44
CODE VIOLATION #:

APPLICANT: Chad Ward
COMPANY: Pinnacle Consulting, Inc
ADDRESS: 6515 S Rural Rd Ste 101 Tempe, AZ 85283
PHONE: 602-463-9514

Request: Expansion of existing equipment area within Fashion Square parking garage to accomodate new equipment cabinets that will supply the DAS system in the interior of Scottsdale Fashion Square mall.

STIPULATIONS

1. Modification to existing WCF equipment area shall be in conformance with the development plans submitted by Young Design Corp and AT&T, with a date of June 30, 2010. Any changes to these plans shall be subject to subsequent reviews and approval by the City of Scottsdale Current Planning Division.

Related Cases: 178-DR-1997

SIGNATURE: 

DATE APPROVED: 9-24-10

STEP 2

FINAL PLAN REVIEW SUBMITTAL REQUIREMENTS

Submit one copy of this approval letter, and a completed Owner/Builder form if applicable, along with the following plan set(s) to the One-Stop-Shop for plan review:

- BUILDING: ☒ 2 sets of architectural plans and 1 set of civil improvement plans
FIRE: ☒ 1 set of architectural plans
PLANNING: ☒ 1 set of architectural plans and 2 additional site plans & elevations



Type 1 or 2 WCF Staff Approval

Submittal Requirements

Project Name: AT&T SCOTTSDALE FASHION SQUARE City Staff Contact: Niederer

Project Address: 7032 E. CAMELBACK ROAD

Zoning: D/RCO-2 PBD DO A.P.N.: 173-37-003 Quarter Section: 18-44

Associated References: Project Number 347 -PA 2010 Plan Check Number _____ Case(s) _____

Request: ADDITIONAL GROUND EQUIPMENT FOR AT&T COMPOUND

Is WCF located in the City right-of-way? ☐ Yes ☐ No If yes, Provider must apply for permission to work in the City R.O.W. and permission to leave private improvement in the City right-of-way.

Owner Contact: PATRICK COLLINS

Applicant Contact: CHAD WARD

Company: WESTCOR

Company: PINNACLE CONSULTING, INC

Phone: 480-945-5495 Fax: _____

Phone: 602-463-9514 Fax: 480-664-9588

E-mail: _____

E-mail: CHAD.WARD@PINNACLECO.NET

Address: 7032 E. CAMELBACK ROAD

Address: 6515 S. RURAL RD, SUITE 101, TEMPE 85283

Submittal Requirements: Please submit 1 copy of materials requested below. All plans must be folded.

- | | |
|--|--|
| <ul style="list-style-type: none"> <input checked="" type="checkbox"/> Completed Application (this form) and Application Fee \$<u>450.00</u> (fee subject to change every July) <input checked="" type="checkbox"/> Narrative describing the WCF request. This shall include efforts made to minimize the visual impact of the antennas and equipment cabinets. <input checked="" type="checkbox"/> Site plan indicating extent and location of antenna additions, buildings and other structures, including all equipment cabinets. Site plan shall indicate dimensions of existing and proposed structures, dimensions of existing and proposed ROW, setbacks and sight distance visibility triangles. (2) 24" x 36" folded <input checked="" type="checkbox"/> Elevation drawings of new additions, buildings, screening, poles or other changes. Colors and materials shall be noted. (2) 24" x 36" folded <input checked="" type="checkbox"/> Site Photographs <input checked="" type="checkbox"/> Photo simulations of proposed WCF. In ESL areas, include photosim from nearest single family lots. <input checked="" type="checkbox"/> Owner authorization letter | <ul style="list-style-type: none"> <input checked="" type="checkbox"/> Property Owner Association Input <input checked="" type="checkbox"/> Map of service area for proposed WCF <input checked="" type="checkbox"/> Map showing other existing or planned WCF's that will be used by Provider making the application. (describe height, mounting style & number of antennas on WCF) <input checked="" type="checkbox"/> FCC RF report verifying that at its maximum load, including cumulative effects of multiple facilities, the WCF meets or exceeds FCC radio frequency safety standards. <input checked="" type="checkbox"/> Community Notification Documentation. Notify all property owners within 750 feet of site. Submit names and addresses of all properties that were notified, submit a copy of the letter that was sent and the date that letter was mailed. Letters shall be mailed at least 15 days prior to submittal. <input type="checkbox"/> Landscape and irrigation plan indicating location, size, type and quantity of plant palette. (2) 24" x 36" folded. <input checked="" type="checkbox"/> Schedule a meeting with Keith Niederer 480-312-2953 when ready to submit this application. <input type="checkbox"/> Other: _____ |
|--|--|

Please Note: After staff review, it may be determined that this request requires approval by the Development Review Board through the public hearing process. If approved at staff level, this approval expires twelve (12) months from date of approval if a permit is required but has not been issued.

Applicant Signature: [Signature]

Date: 9/9/2010

Official Use Only:

Submittal Date: 9/13/10

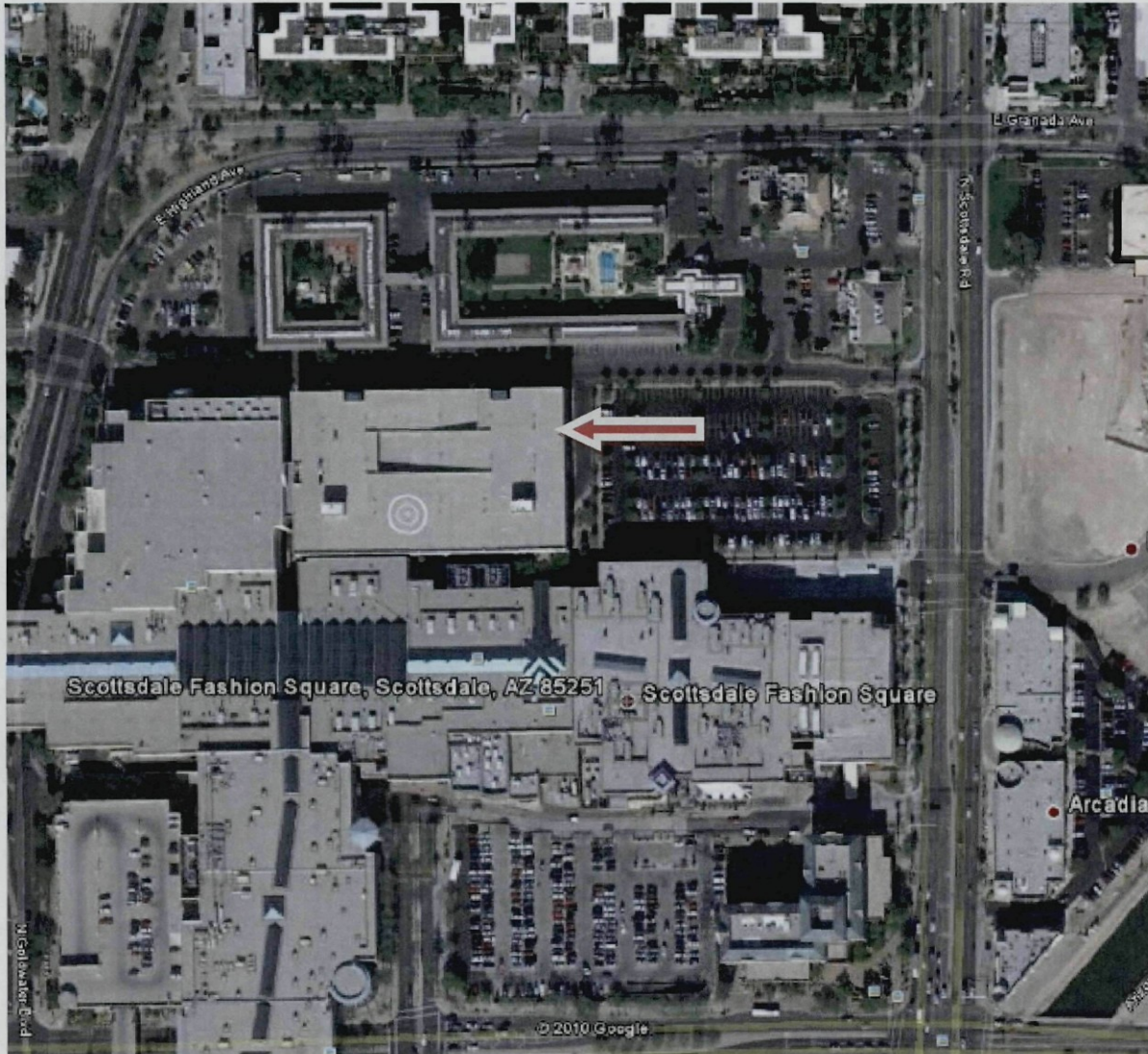
City Staff Signature: [Signature]

Planning, Neighborhood & Transportation Division

7447 E Indian School Road, Suite 105, Scottsdale, AZ 85251 • Phone: 480-312-7000 • Fax: 480-312-7800

PROJECT NAME: AT&T Scottsdale Fashion Square (W437)

REQUEST: Expansion of existing equipment area in parking structure



Pinnacle Consulting, Inc on behalf of AT&T
Chad A. Ward (602) 463-9514
September 9, 2010

• **Applicant**

AT&T Wireless is one of the largest wireless communication providers in the United States with over 70 million subscribers. AT&T Wireless is widely recognized for working with local jurisdictions to develop, engineer, and deploy wireless sites that exceed industry standards.

Purpose of the Request

The purpose of this application is to apply for a modification to the existing AT&T facility located in the parking structure at the Scottsdale Fashion Square. AT&T will be adding several new equipment cabinets adjacent to the existing area to accommodate an interior DAS system being deployed inside the Scottsdale Fashion Square Mall.

Proposed Modifications

The proposed modifications at 7032 E Camelback Road shall include the expansion of the existing AT&T facility located inside the parking structure. The additional equipment will connect to an interior DAS system at the Fashion Square Mall. Additional screening composed of painted iron safety fencing will be placed on the parking structure to screen the equipment and provide additional safety for contractors and employees working on the equipment. The proposed modifications will not impact the existing panel antennas located on the parking structure.

Relationship to Surrounding Properties

The parcel for this application (173-37-003) is associated with the Scottsdale Fashion Square Mall. The parcel is 869,235 square feet.

Circulation System

The project does not include proposed on or off site road improvements. The proposed project will use the existing access from Scottsdale Road to the parking structure.

Development Schedule

The project development schedule will take approximately 75 days following the issuance of all necessary permits for the project.

Community Facilities and Services

The proposed development is located on the parking structure for the Scottsdale Fashion Square Mall.

Public Utilities and Services

The proposed project will require electrical and telephone service. The project is an unmanned facility it will not require sewer or water services.

Zoning

The parcel is 869,235 square feet in size. The current use of the property is the overflow parking for the Scottsdale Fashion Square Mall. The proposed modification will require two (2) additional parking spots. The proposed use will not require the removal of mature trees, cacti or vegetation.

Contact Information:

Chad Ward

Pinnacle Consulting, Inc

On Behalf of AT&T

(602) 463-9514

Chad.ward@pinnacleco.net



City of Scottsdale Cash Transmittal

85108

85108
8 00277238
09/13/10 PLN-1STOP
ANNENMETT HPDC575014
9/13/2010 3:05 PM
\$450.00

Received From :

PINNACLE CONSULTING, INC
6515 S RURAL RD STE 101
TEMPE, AZ 85283
602-463-9514

Bill To :

PINNACLE CONSULTING, INC
6515 S RURAL RD STE 101
TEMPE, AZ 85283
602-463-9514

Reference # 547-PA-2010
Address 7032 E CAMELBACK RD
Subdivision PROPERTY DIVISION

Issued Date 9/13/2010
Paid Date 9/13/2010
Payment Type CHECK

Marketing Name
MCR 1000-42
APN 173-37-003

Lot Number 1
County No
Gross Lot Area 0
NAOS Lot Area 0
Net Lot Area
Number of Units 1
Density

Cost Center
Metes/Bounds No
Water Zone
Water Type
Sewer Type
Meter Size
QS 18-44

Owner Information

SCOTTS FASHION SQUARE WESTCOR
7014 E CAMELBACK RD STE 590
SCOTTSDALE, AZ 852511204

Code	Description	Additional	Qty	Amount	Account Number
3232	WIRELESS COMM FACILITY (CASE)	WCF AT&T SCOTTSDALE	1	\$450.00	100-21300-44221

SIGNED BY CHAD WARD ON 9/13/2010

Total Amount

\$450.00

(When a credit card is used as payment I agree to pay the above total amount according to the Card Issuer Agreement.)

TO HAVE WATER METER SET - CALL 480-312-5650 AND REFER TO TRANSMITTAL # 85108

LETTER OF AUTHORIZATION

APPLICATION FOR ZONING/LAND USE ENTITLEMENTS

Site Number: Scottsdale Fashion Square
Property Address: 7150 E Camelback Road
Assessor's Parcel Number: 173-37-003

I/We, the owner(s) of the above described property, authorize Pinnacle Consulting, Inc., and/or AT&T (New Cingular Wireless, LLC), their employees, representatives, agents, and/or consultants, to act as an agent on my/our behalf for the sole purpose of consummating any building and land-use permit applications, or any other entitlements necessary for the purpose of constructing and operating a wireless telecommunications facility. I/We understand that any application may be denied, modified, or approved with conditions, and that such conditions or modifications must be complied with prior to issuance of building permits.

I/We further understand that signing of this authorization in no way creates an obligation of any kind for either party to proceed with any transaction between them. I/We reserve the right to terminate this Letter of Authorization if the parties do not proceed with any transaction.

Signature of Property Owner(s):

SCOTTSDALE FASHION SQUARE LLC,
a Delaware limited liability company

By: SCOTTSDALE FASHION SQUARE PARTNERSHIP,
an Arizona general partnership,
its sole member

By: TWC SCOTTSDALE MEZZANINE, L.L.C.,
an Arizona limited liability company,
its managing general partner

By: [Signature]

Name: STEVEN R HELM

Title: ARP Property Management

State of Arizona)
County of MARICOPA) SS.



On this, the 10th day of August, 2010, before me, LINDA L. CRAMIER

Notary Public, personally appeared _____,

☒ personally known to me ☐ proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity on behalf of which the person(s) acted, executed the instrument.

Witness my hand and official seal

[Signature]
Notary Signature

Scottsdale Fashion Square
7044-590 E. Camelback Road
Scottsdale, AZ 85251
P: 480.945.5495 | F: 480.423.1455
www.westcor.com



at&t

before

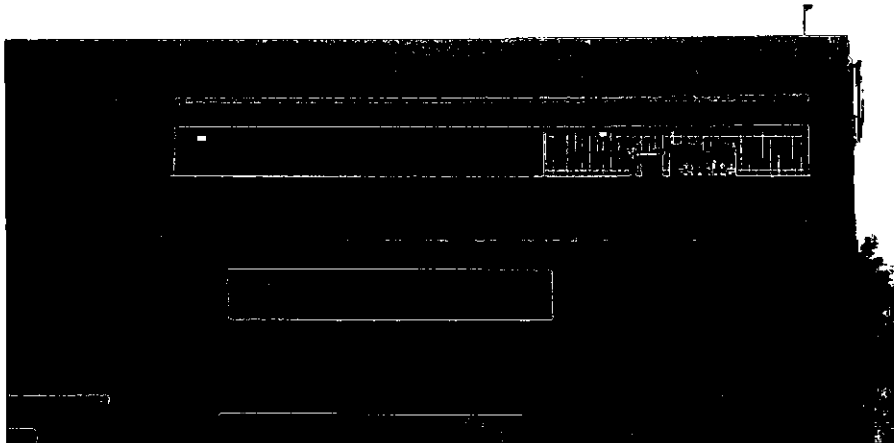


W437 - SCOTTSDALE FASHION SQUARE



young design corp
architecture / project management
10245 E. Via Linda, Scottsdale, AZ 85258
ph: 480 451 9609 fax: 480 451 9608
e mail: lucas.stroberg@ydcoffice.com

View from ground looking West



View from ground looking SW



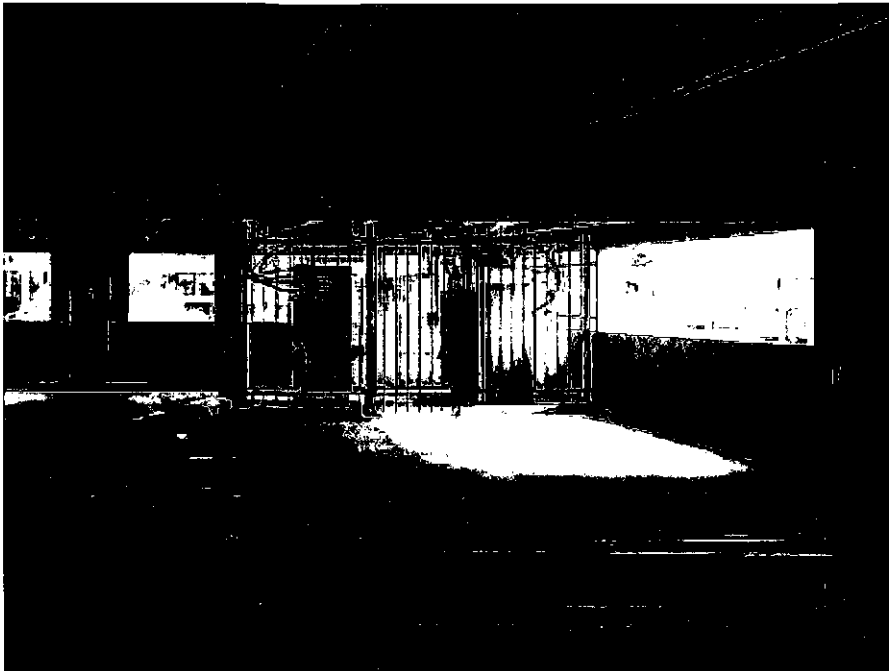
View from ground looking NW



View from parking structure

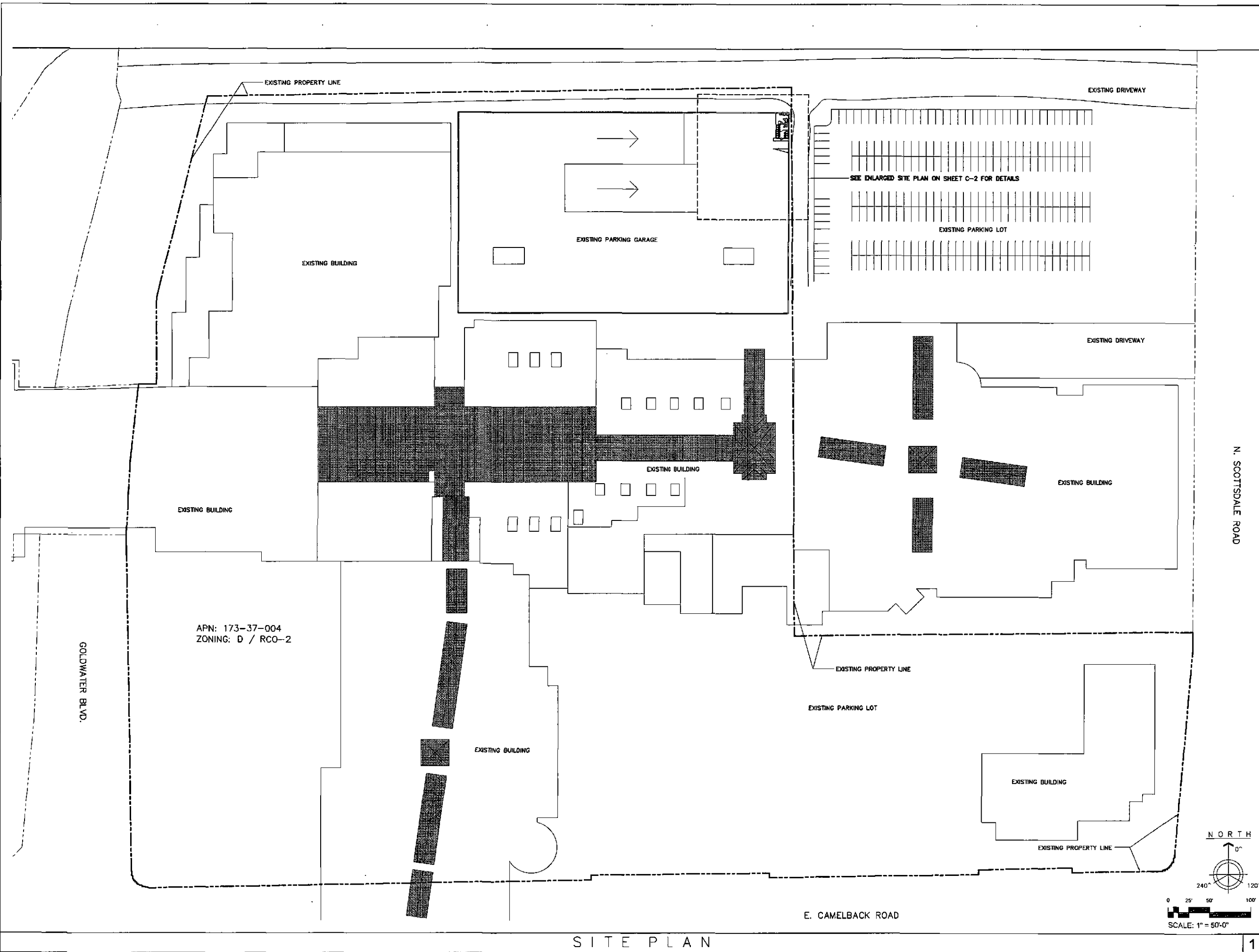


Additional view from parking structure



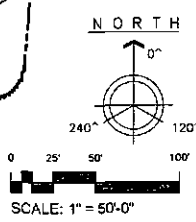


SHEET NUMBER T1



APN: 173-37-004
ZONING: D / RCO-2

SITE PLAN



CLIENT

20830 N. TATUM BLVD. SUITE 400 PHOENIX, AZ 85050
PHONE: (480) 414-1829

PLANS PREPARED BY

architecture / project management
10245 E. Via Linda, Scottsdale, AZ 85258
ph: 480 451 9609 fax: 480 451 9608
e mail: corp@ydcoffice.com

SEAL

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PROB. SIGNATURE UNLESS SIGNED

NO.	DATE	DESCRIPTION
0	6/30/10	REVIEW

ARCHITECTS JOB NO.

YDC-1920

PROJECT INFORMATION

W437

SCOTTSDALE FASHION SQUARE

7150 E. CAMELBACK ROAD
SCOTTSDALE, AZ 85251

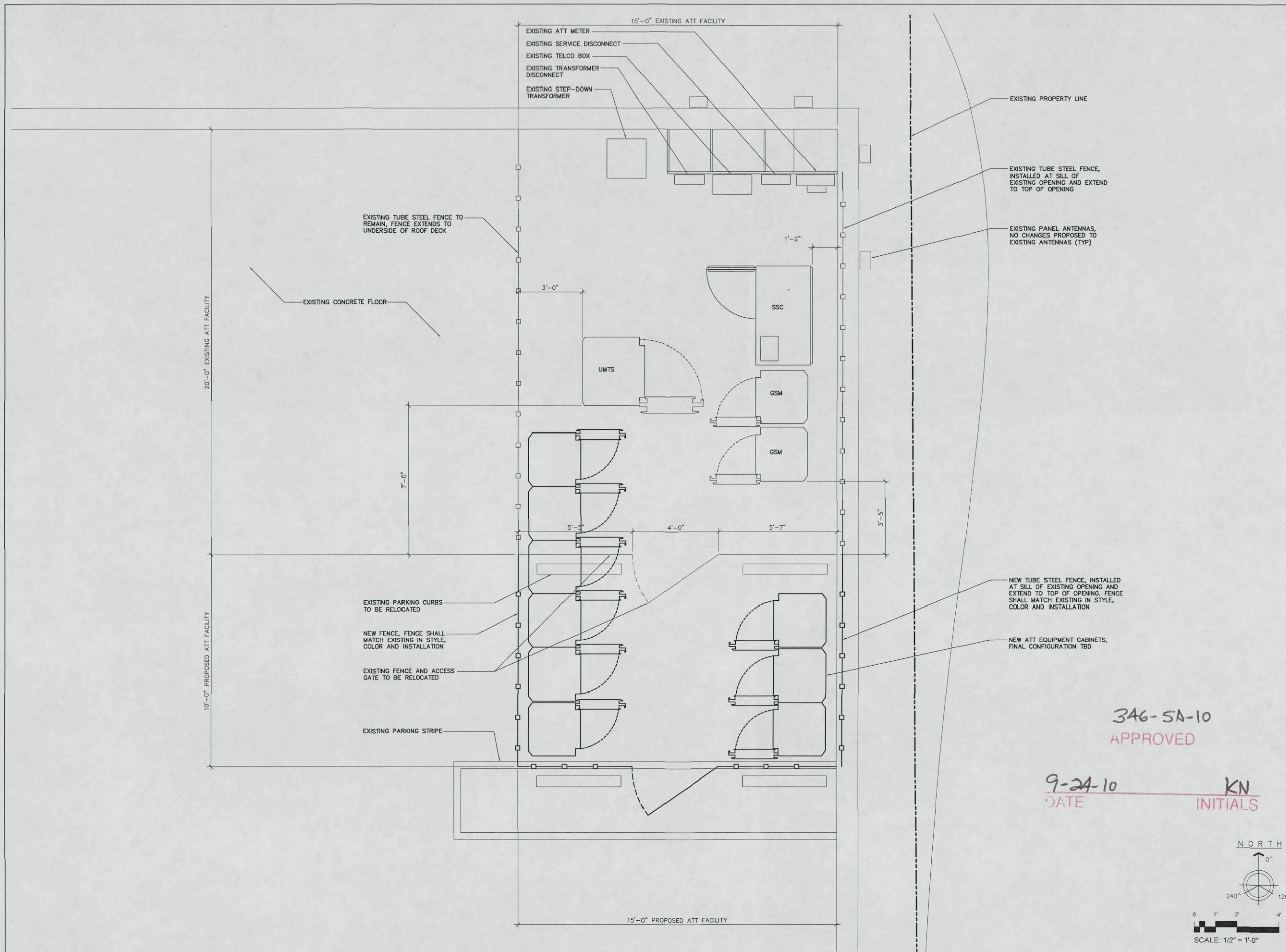
SHEET TITLE

SITE PLAN

JURISDICTION APPROVAL

SHEET NUMBER

C1



ENLARGED SITE PLAN

CLIENT

20830 N. TATUM BLVD. SUITE 400 PHOENIX, AZ 85050
PHONE: (480) 414-1829

PLANS PREPARED BY

architecture / project management
10245 E. Via Linda, Scottsdale, AZ 85258
ph: 480 451 9609 fax: 480 451 9608
e mail: corp@ydcoffice.com

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NO.	DATE	DESCRIPTION
0	6/30/10	REVIEW

ARCHITECTS JOB NO.
YDC-1920

PROJECT INFORMATION

W437

SCOTTSDALE FASHION SQUARE

7150 E. CAMELBACK ROAD
SCOTTSDALE, AZ 85251

SHEET TITLE
ENLARGED PLAN

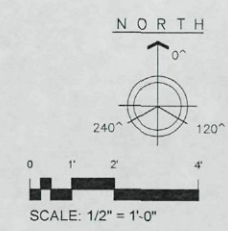
JURISDICTION APPROVAL

SHEET NUMBER
C2

346-SA-10
APPROVED

9-24-10
DATE

KN
INITIALS



CLIENT

20830 N. TATUM BLVD. SUITE 400 PHOENIX, AZ 85050
PHONE: (480) 414-1829

PLANS PREPARED BY

architecture / project management
10245 E. Via Linda, Scottsdale, AZ 85258
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PRELIMINARY UNLESS SIGNED

NO.	DATE	DESCRIPTION
0	6/30/10	REVIEW

ARCHITECTS JOB NO.
YDC-1920

PROJECT INFORMATION

W437
SCOTTSDALE FASHION SQUARE
7150 E. CAMELBACK ROAD
SCOTTSDALE, AZ 85251

SHEET TITLE
SITE ELEVATION

JURISDICTION APPROVAL

SHEET NUMBER
C3

346-5A-10
APPROVED

9-24-10
DATE

KN
INITIALS

EXISTING PANEL ANTENNAS, NO CHANGES
PROPOSED TO EXISTING ANTENNAS (TYP)

EXISTING EQUIPMENT CABINETS
LOCATED ON 5TH FLOOR.

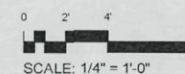
NEW AT&T EQUIPMENT CABINETS
LOCATED ON 5TH FLOOR.

NEW TUBE STEEL FENCE, INSTALLED AT SILL OF
EXISTING OPENING AND EXTEND TO TOP OF
OPENING. FENCE SHALL MATCH EXISTING IN
STYLE, COLOR AND INSTALLATION

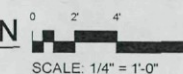
NEW CIRCULAR ANTENNAS (TYP)

EXISTING AT&T EQUIPMENT
CABINETS LOCATED ON 5TH FLOOR.

EAST ELEVATION



NORTH ELEVATION



SITE ELEVATION