



## STAFF APPROVAL LETTER

256-SA-2011  
Industrie Denim

### 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: 15257 N Scottsdale Rd Ste 130  
PARCEL: 215-56-056G  
Q.S.: 34-45  
CODE VIOLATION #:

APPLICANT: Gwen Jarick  
COMPANY: Nelsen Partners  
ADDRESS: 15210 N Scottsdale Rd Ste 300 Scottsdale, AZ 85254  
PHONE: 480-949-6800

**Request:** Request approval to change the storefront framing material from wood to steel for Industrie Denim (Building F, suite 130).

#### STIPULATIONS

1. The proposed storefront shall be consistent with the storefront elevations by Robinson Hill Architecture, Inc. stamped approved by City staff 7/27/11.

**Related Cases:** 10-DR-2007, 10-DR-2007#3

SIGNATURE: \_\_\_\_\_

Bryan Cluff, LEED AP  
Planner

DATE APPROVED: 7/27/11

### STEP 2

#### FINAL PLAN REVIEW SUBMITTAL REQUIREMENTS

No additional reviews or permits are required.

**POLICY OF THE CITY OF SCOTTSDALE  
ON APPEALS OF DEDICATIONS, EXACTIONS, OR ZONING REGULATIONS**

**RIGHTS OF PROPERTY OWNER**

In addition to other rights granted to you by the U.S. and Arizona Constitution, federal and state law and city ordinances or regulations, you are hereby notified of your right to appeal the following City actions relating to your property:

- 1) Any dedication or exaction which is required of you by an administrative agency or official of the city as a condition of granting approval of your request to use, improve or develop your real property. This appeal right does not apply to a dedication or exaction required as part of a city legislative act (for example a zoning ordinance) where an administrative agency or official has no discretion to determine the dedication or exaction.
- 2) The adoption or amendment of a zoning regulation that creates a taking of property in violation of Arizona and federal court decisions.

**APPEAL PROCEDURE**

The appeal must be in writing and specify the City action appealed and the date final action was taken, and it must be filed with or mailed to the hearing officer designated by the city within 30 days after the final action is taken. Address the appeal as follows:

**Hearing Officer, C/O City Clerk**

3939 Drinkwater Blvd.  
Scottsdale, AZ 85251

- ❖ No fee will be charged for filing
- ❖ The City Attorney's Office will review the appeal for compliance with the above requirements, and will notify you if your appeal does not comply.
- ❖ Eligible appeals will be forwarded to the hearing officer, and a hearing will be scheduled within 30 days of receipt by the hearing officer of your request. Ten days notice will be given to you of the date, time and place of the hearing unless you indicate that less notice is acceptable to you.
- ❖ The city will submit a takings impact report to the hearing officer.
- ❖ In an appeal from a dedication or exaction, the City will bear the burden of proving that the dedication or exaction to be imposed on your property bears an essential nexus between the requirement and a legitimate governmental interest and that the proposed dedication or exaction is roughly proportional to the impact of the use, improvement or development you proposed.
- ❖ In an appeal from the adoption or amendment of a zoning regulation, the City will bear the burden of proving that any dedication or exaction requirement in the zoning regulation is roughly proportional to the impact of the proposed use, improvement, or development, and that the zoning regulation does not create a taking of property in violation of Arizona and federal court cases.
- ❖ The hearing officer must render his decision within five working days after the appeal is heard.
- ❖ The hearing officer can modify or delete a dedication or exaction or, in the case of an appeal from a zoning regulation, transmit a recommendation to the City Council.
- ❖ If you are dissatisfied with the decision of the hearing officer, you may file a complaint for a trial de novo with the Superior Court within 30 days of the hearing officer's decision.

**If you have questions about this appeal process, you may contact:**

City Manager's Office  
3939 Drinkwater Blvd.  
Scottsdale, AZ 85251  
(480) 312-2422

City Attorney's Office  
3939 Drinkwater Blvd.  
Scottsdale, AZ 85251  
(480) 312-2405

Please be aware that City staff cannot give you legal advice. You may wish, but are not required, to hire an attorney to represent you in an appeal.

SIGNATURE: \_\_\_\_\_





# Staff Approval Application

## Submittal Requirements

Project Name: Industrie Denim City Staff Contact: Bryan Cluff  
Project Address: 15257 N. Scottsdale Rd. Scottsdale, AZ 85260 Suite # 130 Building F  
Zoning: PRC A.P.N.: \_\_\_\_\_ Quarter Section: 34 35  
Associated References: Project Number: 413 PA 2011 Plan Check Number: \_\_\_\_\_ Case(s) 10 DR 2007 #2  
Request: Change storefront framing material to steel.

Is there an outstanding Code Enforcement citation or Notice of Compliance? ☐ Yes ☒ No If yes, provide a copy.

Owner: Brian Teske Applicant: Gwen Jarick  
Company: Kierland Crossing LLC Company: Nelsen Partners Inc.  
Phone: \_\_\_\_\_ Fax: \_\_\_\_\_ Phone: 480-949-6800 Fax: 480-949-6801  
E-mail: bteske@glimcher.com E-mail: gjarick@nelsenpartners.com  
Address: \_\_\_\_\_ Address: 15210 N. Scottsdale Rd. Scottsdale, AZ 85254

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

- |   |   |
|---|---|
| <ul style="list-style-type: none"><li><input checked="" type="checkbox"/> <b>Completed Application (this form) and Application Fee-- \$ <u>85</u></b> (fee subject to change every July)</li><li><input type="checkbox"/> <b>Context Aerial</b> with site highlighted</li><li><input type="checkbox"/> <b>Site Location Map</b></li><li><input type="checkbox"/> <b>Maricopa County Assessor's Parcel Map</b> with site location highlighted</li><li><input type="checkbox"/> <b>Narrative</b> describing nature of request</li><li><input type="checkbox"/> <b>Property Owner's Authorization, or signature below</b></li><li><input type="checkbox"/> <b>Homeowners/Property Owners Association Approval</b> (if applicable).</li><li><input type="checkbox"/> <b>Color Photographs of site-</b> including all areas of change.</li><li><input type="checkbox"/> <b>Site plan</b> indicating extent and location of additions, buildings and other structures, indicate dimensions of existing and proposed structures, sidewalks, or driveways as well as any required setbacks.</li><li><input type="checkbox"/> <b>Lighting-</b> provide cut sheets, details, photometric for any proposed lighting.</li></ul> | <ul style="list-style-type: none"><li><input type="checkbox"/> <b>Cross Sections-</b> for all cuts and fills</li><li><input checked="" type="checkbox"/> <b>Floor Plan(s)</b> of additions, alterations, or new structures. The floor plan shall be dimensioned and clearly delineate existing and proposed construction.</li><li><input type="checkbox"/> <b>Landscape Plan</b> indicating location of existing and new plants, location and dimension of paving, a plant palette with names, symbols, sizes, spacing &amp; quantities, and open space/landscaping calculations.</li><li><input checked="" type="checkbox"/> <b>Elevation Drawings or Color Photosimulations</b> of new additions, buildings, or other changes with materials and colors noted and keyed to material samples.</li><li><input type="checkbox"/> <b>Material Samples-</b> color chips, awning fabric, glazing, etc.</li><li><input type="checkbox"/> <b>Conceptual Grading &amp; Drainage Plan</b> showing existing &amp; proposed drainage flows, channels and retention.</li><li><input type="checkbox"/> <b>Copy of Liquor License Application</b> (For all bars/restaurants/patios)</li><li><input type="checkbox"/> <b>Airport Vicinity Development Checklist-</b> provided</li><li><input type="checkbox"/> <b>Current Title Report</b></li><li><input type="checkbox"/> <b>Other:</b> _____</li></ul> |
|---|---|

**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.

Gwen Jarick  
Signature Circle One: (Applicant) Owner

June 28, 2011  
Date

### Official Use Only:

Submittal Date: \_\_\_\_\_

City Staff Signature: [Signature]

OK TO  
SUBMIT  
6/29/11

## Planning & Development Services Department

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



# City of Scottsdale Cash Transmittal

# 87675

**Received From :**

JANET QUAN  
1141 E FLYNN LN  
PHOENIX, AZ 85014  
602-738-1361

**Bill To :**

Nelsen Partners  
15210 N SCOTTSDALE RD STE 300  
SCOTTSDALE, AZ 85254  
480-949-6800

**Reference #** 413-PA-2011

**Issued Date** 6/29/2011

**Address** 15257 N SCOTTSDALE RD STE 130

**Paid Date** 6/29/2011

**Subdivision** MOD FOR SCOTTSDALE QUARTER

**Payment Type** CREDIT CARD

**Marketing Name**

**Lot Number** 1

**Cost Center**

**MCR** 1020-26

**County** No

**Metes/Bounds** No

**APN** 215-56-056G

**Gross Lot Area** 0

**Water Zone**

**Owner Information**

**NAOS Lot Area** 0

**Water Type**

KIERLAND CROSSING LLC

**Net Lot Area**

**Sewer Type**

180 E BROAD ST

**Number of Units** 1

**Meter Size**

COLUMBUS, OH 43215

**Density**

**QS** 34-45

614-887-5624

Code	Description	Additional	Qty	Amount	Account Number
3166	STAFF APPROVAL (MINOR-CASE)		1	\$85.00	100-21300-44221

SIGNED BY JANET QUAN ON 6/29/2011


Total Amount


**\$85.00**


(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 # 87675**



 EXISTING 1 HOUR FIRE RATED MASONRY WALL CONSTRUCTION TO REMAIN, 6" 22 GA METAL STUD FRAMING WITH 1 LAYER 5/8" TYPE 'X' GYP SD TO DECK ABOVE

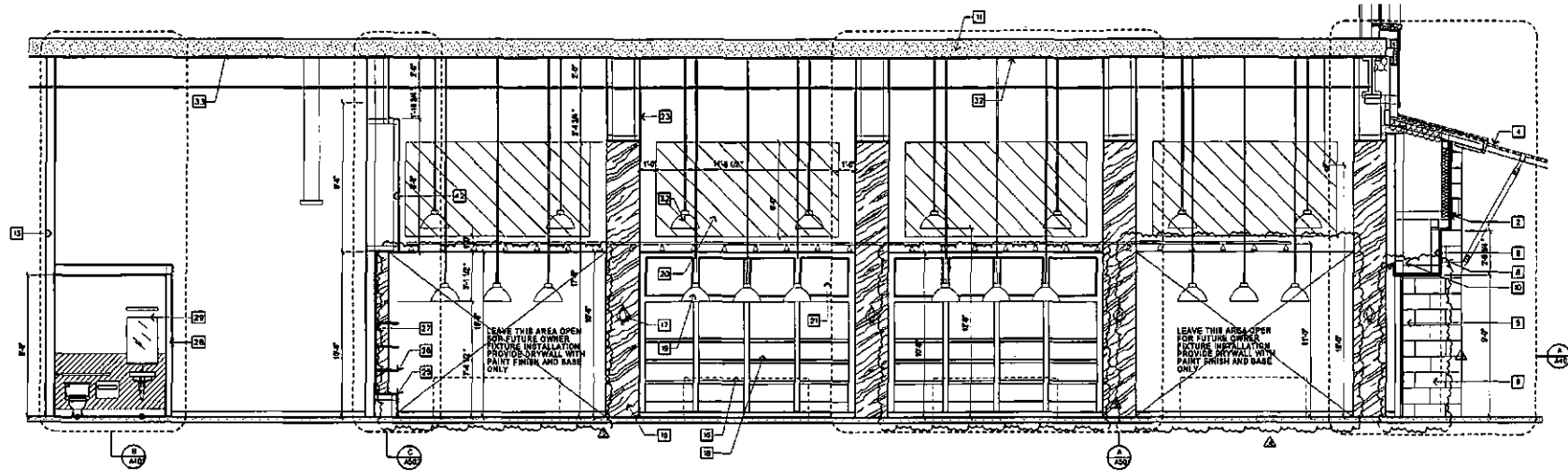
 NEW 15' HEIGHT 4" 18 GA METAL STUD FRAMING 15' OC WITH 1 LAYER 5/8" GYP SD BOTH SIDES TO STRUCTURE

 NEW 15' HEIGHT 4" 18 GA METAL STUD FRAMING 15' OC WITH 1 LAYER 5/8" GYP SD BOTH SIDES TO STRUCTURE

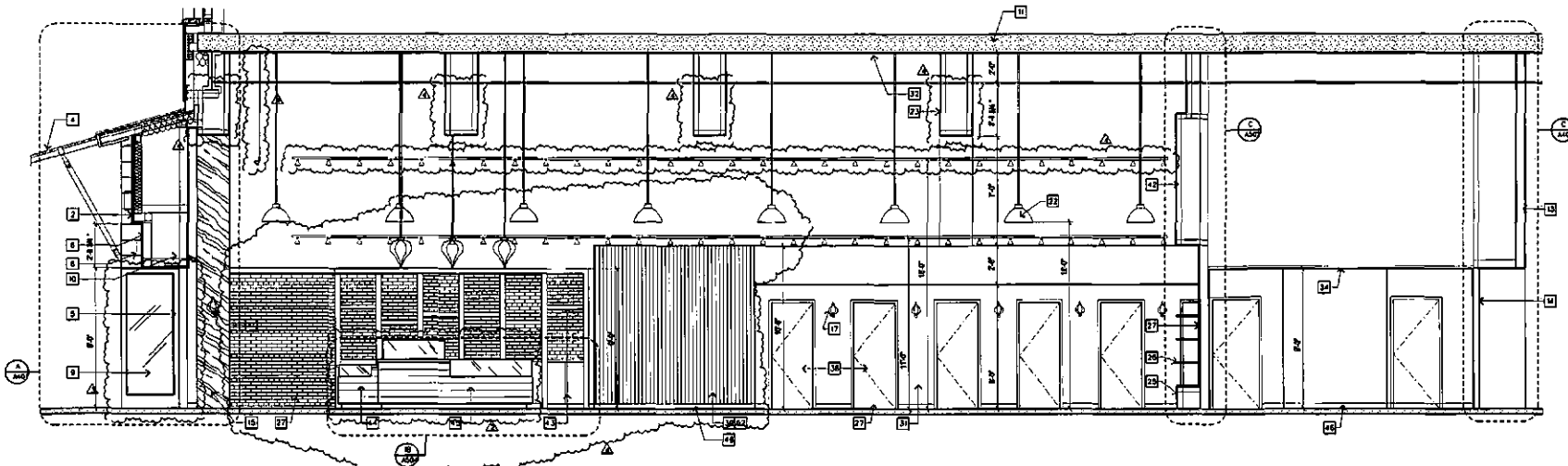
A201.00



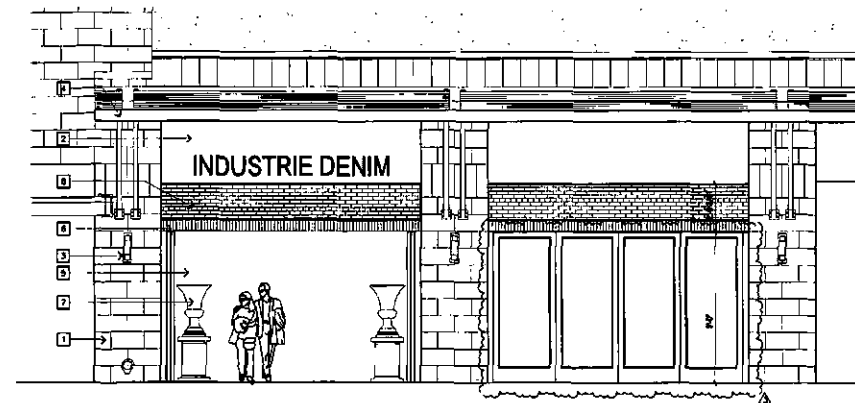
OWNER PROVIDED GC INSTALLED WALL MOUNTED SCONCE LIGHT FIXTURES  
IN FITTING ROOMS ON BRICK WALL 72" AFF



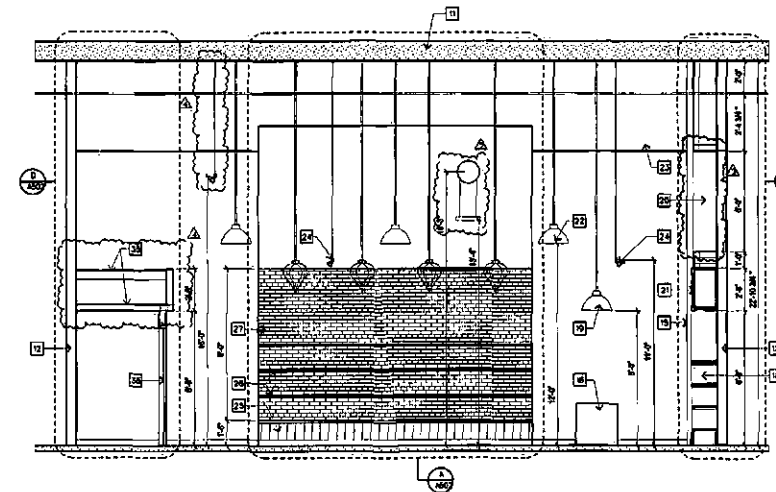
Section/Elevation 1/4" = 1'-0" 01



Section/Elevation 1/4" = 1'-0" 02



Storefront Elevation 1/4" = 1'-0" 04



Section/Elevation 1/4" = 1'-0" 03

# Key Notes

- 1 EXISTING BUILDING PIERS WITH PORCELAIN TILE FINISH
- 2 EXISTING BUILDING FACIA WITH EXTERIOR CEMENT PLASTER FINISH
- 3 EXISTING BUILDING MOUNTED WALL SCONCE LIGHT FIXTURE
- 4 EXISTING STEEL CANNOPY
- 5 NEW 2" X 4" TRIMMED SLANT STONEFRONT DOOR SYSTEM IN GOLD BRASS FINISH WITH 1/2" BORE BORE CROWN GASKET SYSTEM IS CLOSED
- 6 NEW METAL FACIA FRAMING WITH APPLIED ANTIQUE FACE BRICK WITH WHITE WARMED FINISH AND OVER 1/2" BORE BORE CROWN GASKET SYSTEM IS CLOSED
- 7 NEW DECORATIVE URNS OR PEDISTALS PROVIDED AND INSTALLED BY OWNER
- 8 NEW REVERSE CHANNEL LETTER SIGNAGE. SEPARATE PERMIT REQUIRED
- 9 EXISTING BUILDING PIERS WITH PORCELAIN TILE FINISH EXTEND WALL CONSTRUCTION AND TILE FINISH TO POINT OF CLOSURE
- 10 NEW STEEL TUBE BEAM SUPPORT FOR FOLDING DOORS
- 11 EXISTING CONCRETE FILLED STEEL DECKING
- 12 EXISTING 1 HOUR FIRE RATED PERIMETER WALL FRAMING. PROVIDE 1 LAYER 5/8" TYPE 'X' GYP SO TO STRUCTURE
- 13 EXISTING 1 HOUR FIRE RATED CORRIDOR WALL FRAMING. PROVIDE 1 LAYER 5/8" TYPE 'X' GYP SO TO STRUCTURE
- 14 NEW 1 HOUR FIRE RATED WALL CONSTRUCTION: 8" 20 DE METAL FRAMING 1" OC WITH 1 LAYER 5/8" TYPE 'X' GYP SO EACH SIDE TO STRUCTURE
- 15 NEW WOOD GLAZING PROVIDED BY OWNER INSTALLED BY CONTRACTOR
- 16 EUROPEAN ANTIQUE DENIM COUNTER SHOWN DASHED TO BE PROVIDED BY AND INSTALLED BY OWNER
- 17 LIGHT SCONCE PROVIDED BY OWNER INSTALLED BY CONTRACTOR
- 18 NEW WHITE OAK WOOD VENEER DENIM WALL SHELVING WITH CONCEALED FLUORESCENT STRIP LIGHTING TO BE PROVIDED AND INSTALLED BY CONTRACTOR
- 19 PENDANT MOUNTED LOW BAY LIGHT FIXTURE WITH GLASS CANOPY PROVIDED BY OWNER INSTALLED BY CONTRACTOR
- 20 NEW METAL STUD FRAMER FACIA WITH 5/8" GYP SO FINISH OVER DENIM WALL MILLWORK WITH RECESSED ACCENT DISPLAY NICHES
- 21 METAL INSERT PANEL FOR PRODUCT IDENTIFICATION
- 22 PENDANT MOUNTED HIGH BAY LIGHT FIXTURE WITH GLASS CANOPY PROVIDED BY OWNER INSTALLED BY CONTRACTOR
- 23 3/4" X 3/4" 20 GA METAL FRAMED BEAMS WITH 5/8" GYP SO EXTENDED TO STRUCTURE PAINTED FINISH
- 24 NEW PENDANT MOUNTED TRACK WITH 3/4" X 3/4" 20 GA METAL NAILITE JOINT BRACKET
- 25 1/2" X 1/2" X 1/2" WOOD FACE AND INTERNALLY ILLUMINATED
- 26 1/2" LAMINATED OBTUSE GLASS TOP
- 27 NEW "SHIMMED" CORNER JOINT BURN WITH 5/8" GYP SO PROVIDED AND INSTALLED BY CONTRACTOR
- 28 ANTIQUE FACE BRICK APPLIED TO 5/8" GYP SO SHEATHING WITH WHITE WARMED FINISH
- 29 NEW PARTIAL HEIGHT PARTITION WALL CONSTRUCTION AT TOILET: 3/4" X 3/4" 20 GA METAL FRAMING 1" OC WITH 1 LAYER 5/8" GYP SO EACH SIDE, WITH 1/2" 20 GA METAL JOINT FRAMING ABOVE
- 30 NEW HANDICAP ACCESSIBLE TOILET ROOM. SEE ENLARGED PLAN AND ELEVATIONS
- 31 NEW PARTIAL HEIGHT PARTITION WALL CONSTRUCTION AT OFFICE: 3/4" X 3/4" 20 GA METAL FRAMING 1" OC WITH 1 LAYER 5/8" GYP SO EACH SIDE, WITH 1/2" 20 GA METAL JOINT FRAMING ABOVE
- 32 NEW PARTIAL HEIGHT PARTITION WALL CONSTRUCTION AT FITTING ROOM: 3/4" X 3/4" 20 GA METAL FRAMING 1" OC WITH 1 LAYER 5/8" GYP SO EACH SIDE, WITH 1/2" 20 GA METAL JOINT FRAMING ABOVE
- 33 EXISTING CEILING IN SALES AREA IS OPEN TO STRUCTURE ABOVE. PROVIDE NEW PAINTED FINISH THROUGHOUT
- 34 EXISTING CEILING IN STORAGE ROOM IS 6" 20 GA METAL JOINT FRAMING 1" OC TO PROVIDE BRACING FOR STUD BEAM
- 35 5/8" GYP SO CEILING ON 3/4" X 3/4" 20 GA METAL JOINT FRAMING 1" OC TO PROVIDE BRACING FOR STUD BEAM
- 36 5/8" GYP SO CEILING ON 3/4" X 3/4" 20 GA METAL JOINT FRAMING 1" OC AT FITTING ROOM CEILING WITH 24" PLYWOOD SHEATHING ABOVE
- 37 RECLAIMED WOOD DOORS PROVIDED BY OWNER. PREPARED AND INSTALLED BY CONTRACTOR
- 38 NOT USED
- 39 EMPLOYEE BARS AND WALL MILLWORK WITH BIRCH AND P. LAM FINISH PROVIDED AND INSTALLED BY CONTRACTOR
- 40 FIXED IN PLACE HANDICAP FITTING ROOM MENCH WITH WOOD VENEER FINISH PROVIDED AND INSTALLED BY CONTRACTOR
- 41 NOT USED
- 42 NOT USED
- 43 5/8" GYP SO SOFFIT ON 3/4" X 3/4" 20 GA METAL JOINT FRAMING 1" OC WITH 24" PLYWOOD BRACING TO SUPPORT CABLE HANGING GLASS SHEETS BELOW
- 44 BACK WRAP MILLWORK WITH WHITE OAK VENEER FINISH WITH CONCEALED ADJUSTABLE FLUORESCENT STRIP LIGHTING FABRICATED AND INSTALLED BY CONTRACTOR
- 45 HANDICAP ACCESSIBLE COUNTER WITH WHITE OAK VENEER FABRICATED AND INSTALLED BY CONTRACTOR
- 46 CASH WRAP WITH WHITE OAK VENEER FABRICATED AND INSTALLED BY CONTRACTOR
- 47 APPLIED 1/2" X 5/8" WHITE OAK BASE UNFINISHED
- 48 1/2" SOLID CORE ANTIQUE FACE BRICK APPLIED TO 5/8" GYP SO SHEATHING WITH WHITE WARMED FINISH
- 49 2" X 4" WHITE OAK TRIM TO STOP BRICK FINISH
- 50 FLOOR MOUNTED ELECTRIC TRIM CHANNELS SEE ELECTRICAL
- 51 ELECTRICAL PANELS
- 52 TELEPHONE BOARD
- 53 CORRUGATED METAL CLADDING PROVIDED BY TENANT INSTALLED BY CONTRACTOR

**ROBINSON HILL ARCHITECTURE, INC.**  
 a California Corporation  
 31850 Airport Loop, Suite 200  
 Costa Mesa, California 92626  
 Tel: 714.825.8888  
 Fax: 714.825.8889  
 Michael David Robinson: C-20731  
 John Truitt: C-72853

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PROJECT NAME:

**Industrie Denim**  
 Scottsdale Quarter

Building F1, Space 130  
 15257 Scottsdale Road  
 Scottsdale, Arizona 85254

PROPERTY OWNER:

**Glimcher**

180 East Broad Street, 21st Floor  
 Columbus, OH 43215  
 Tel: 614.521.8000  
 Fax: 614.521.5521

Stamp

Submittal Dates

Landmark Submittal	3.14.11
Permit Submittal	3.28.11

Rev.	Description	Date
1	Landmark Comments	3.28.11
2	Budget Revisions	3.28.11
3	Lighting & Soundfield Revisions	3.28.11
4	Owner Revisions	3.27.11

Job Number:

Date: 04.13.08

Sheet Title:

Sheet No:

**A301.00**



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PROJECT NAME:

# Industrie Denim

Scottsdale Quarter  
 Building F1, Space 130  
 15257 Scottsdale Road  
 Scottsdale, Arizona 85254

PROPERTY OWNER:  
**Glimcher**  
 180 East Broad Street, 21st Floor  
 Columbus, OH 43215  
 Tel: 614.621.9000  
 Fax: 614.621.9321

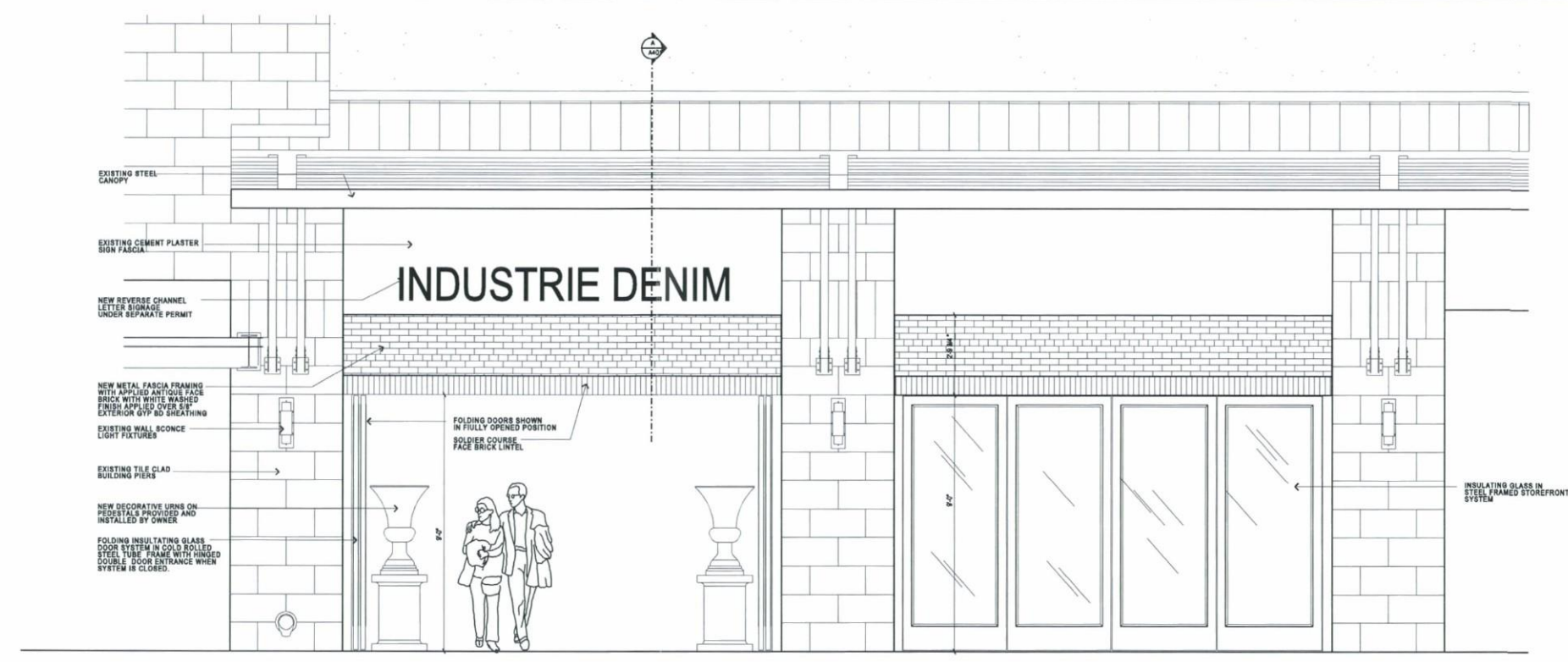
Stamp

Submittal Dates	
Landlord Submittal	3.14.11
Permit Submittal	3.28.11

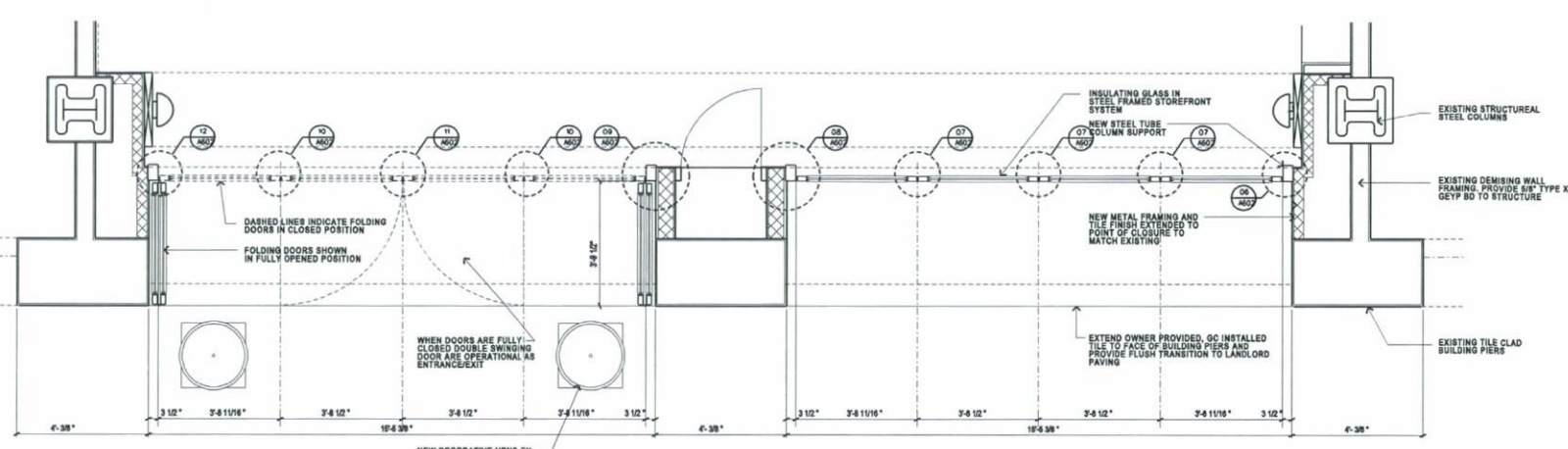
Rev.	Description	Date
1	Landlord Comments	3.28.11
2	Budget Revisions	5.23.11
3	Lighting & Storefront Revisions	6.10.11
4	Owner Revisions	6.27.11

Job Number:  
 Date: 04.13.06  
 Sheet Title:

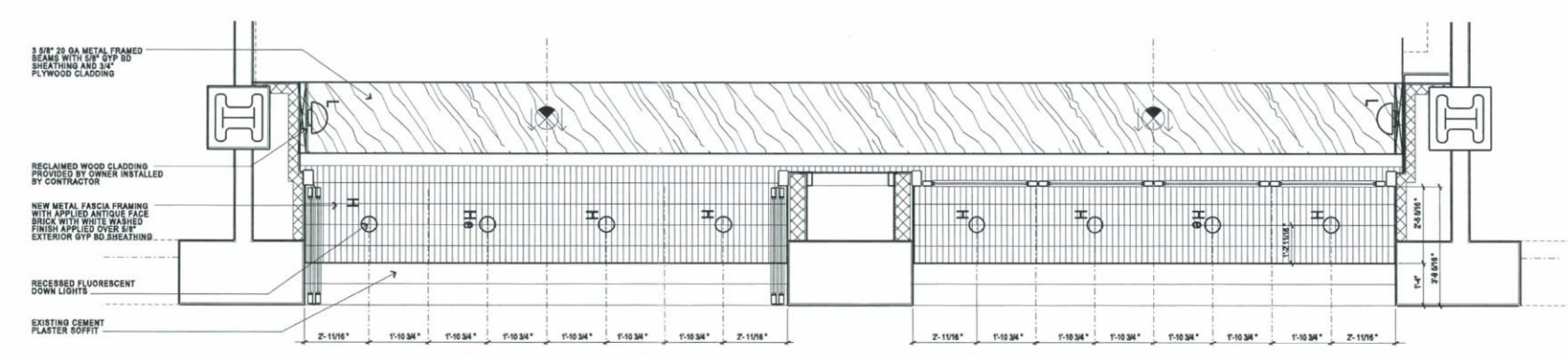
Sheet No.  
**A304.00**



**A Storefront Elevation**  
 SCALE: 1/2"=1'-0"



**B Storefront Plan**  
 SCALE: 1/2"=1'-0"



**C Storefront Ceiling Plan**  
 SCALE: 1/2"=1'-0"

256-5A-2011  
 STIPULATION SET  
 RETAIN FOR RECORDS  
 APPROVED  
 7/27/11  
 DATE  
 INITIALS