

**207 Waiver**

**Title**

**Legal Description**

**Policy or Appeals**

**Correspondence Between Legal & Staff**

**Letter of Authorization**



# Affidavit of Posting

**Required: Signed, Notarized originals.**

Recommended: E-mail copy to your project coordinator.

☐ Project Under Consideration Sign (White)

☒ Public Hearing Notice Sign (Red)

Case Number: 26-ZN-2004#2

Project Name: Skysong

Location: SEC North Scottsdale Road & McDowell Road

Site Posting Date: 2/11/2015

Applicant Name: John Berry

Sign Company Name: Scottsdale Sign A Rama

Phone Number: 480-994-4000

I confirm that the site has been posted as indicated by the Project Manager for the case as listed above.

Stephanie L Fisher  
Applicant Signature

2-13-2015  
Date

**Return completed original notarized affidavit AND pictures to the Current Planning Office no later than 14 days after your application submittal.**

Acknowledged before me this the 13<sup>th</sup> day of February 2015



Milica Mallabum  
Notary Public

My commission expires: 05/07/2017

**City of Scottsdale -- Current Planning Division**

7447 E Indian School Road, Suite 105, Scottsdale, AZ 85251 • Phone: 480-312-7000 • Fax: 480-312-7088



CITY OF SCOTTSDALE  
PUBLIC NOTICE  
**ZONING/PUBLIC HEARINGS**

City Hall  
3939 N. Drinkwater Blvd.  
Scottsdale, Arizona

**PLANNING COMMISSION: 5:00 P.M., 03/04/2015**

**CITY COUNCIL: 5:00 P.M., TBD**

**REQUEST:** by owner for a Zoning District Map Amendment to the original zoning case (26-ZN-2004), including amendments to the Planned Community District (PCD) Development Plan, site development standards and the comparable zoning districts; including but not limited to, increasing allowed building height from 60 feet (exclusive of rooftop appurtenances) to 90 feet (exclusive of rooftop appurtenances) and adding building setback and stepback requirements for buildings in excess of 60 feet in height, amending the Permitted Uses, and eliminating the Regional Shopping Center (C-S) and Commercial Office (C-O) zoning districts from the list of comparable zoning districts, for a 40+/- acre site.

**LOCATION:** Southeast Corner of N. Scottsdale Rd & E. McDowell Rd.

**Case Number: 26-ZN-2004#2**

**Applicants Contact: John Berry**

**Phone number: 480-385-2727**

**Email: [jb@brrlawaz.com](mailto:jb@brrlawaz.com)**

**Case File Available at City of Scottsdale: 480-312-7000**

**Project information may be researched at:**

**[http://www.ScottsdaleAZ.gov/projects/Projects in Process](http://www.ScottsdaleAZ.gov/projects/Projects%20in%20Process)**

**Posting Date: 02/11/2015**

-Penalty for removing or defacing sign prior to date of last hearing  
-Applicant Responsible for Sign Removal

02/11/2015



# PUBLIC HEARING NOTICE

**REQUEST:** For a zoning map amendment to the original zoning case (26-ZN-2004#1), including an amendment to the Planned Community District (PCD) Development Plan and amendments to the comparable zoning districts; specifically, increasing the allowed building height from 60 feet (exclusive of rooftop appurtenances) to 90 feet (exclusive of rooftop appurtenances), amending the Permitted Uses for the comparable zoning districts, and eliminating the Regional Shopping Center (C-5) district from the list of comparable zoning districts.

**CASE#:** 26-ZN-2004#2

**DATE:** February 5, 2015

HEARING DATE SUBJECT TO CHANGE  
PLEASE CHECK OUR WEBSITE FOR LATEST  
INFORMATION

UNLESS OTHERWISE NOTED, ALL  
PUBLIC MEETINGS ARE HELD AT:

CITY HALL  
3000 N. GILBERT AVENUE

YOUR COMMENTS ABOUT THIS REQUEST  
CAN BE MADE FROM 10:00 AM TO 1:00 PM AT THE ABOVE  
PUBLIC MEETING



480-312-7000

1:00 P.M.

Development Services Department

PROJECT #26-0001

2-4-2015

[www.ScottsdaleAZ.gov/projects](http://www.ScottsdaleAZ.gov/projects)





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Recommended: E-mail copy to your project coordinator.

☐ Project Under Consideration Sign (White)      ☒ Public Hearing Notice Sign (Red)

Case Number: 26-ZN-2004#2 - City Council Date

Project Name: Skysong

Location: SEC North Scottsdale Road & McDowell Road

Site Posting Date: 3/24/2015

Applicant Name: John Berry

Sign Company Name: Scottsdale Sign A Rama

Phone Number: 480-994-4000

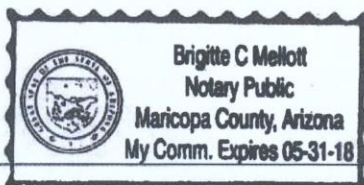
I confirm that the site has been posted as indicated by the Project Manager for the case as listed above.

Stephan F. Shen  
Applicant Signature

3-25-2015  
Date

**Return completed original notarized affidavit AND pictures to the Current Planning Office no later than 14 days after your application submittal.**

Acknowledged before me this the 25<sup>th</sup> day of March 2015



Brigitte C. Mellott  
Notary Public  
My commission expires: 05/31/2018

**City of Scottsdale -- Current Planning Division**

7447 E Indian School Road, Suite 105, Scottsdale, AZ 85251 • Phone: 480-312-7000 • Fax: 480-312-7088

*Wood, Patel & Associates, Inc.*  
(480) 834-3300  
www.woodpatel.com

July 30, 2014  
WP # 123808.10  
Page 1 of 4  
See Exhibit "A"

**PARCEL DESCRIPTION**  
**Skysong ASU Scottsdale Innovation Center**  
**Building 4 Lease**

A parcel of land lying within Section 2, Township 1 North, Range 4 East, of the Gila and Salt River Meridian, Maricopa County, Arizona, more particularly described as follows:

**COMMENCING** at the northwest corner of said Section 2, a City of Scottsdale brass cap in handhole, from which the west quarter corner of said section, a stone in handhole, bears South 00°00'06" West (basis of bearing), a distance of 2636.82 feet;

**THENCE** along the west line of said section, South 00°00'06" West, a distance of 699.37 feet;

**THENCE** leaving said west line, South 89°59'54" East, a distance of 65.00 feet, to a point on the east right of way line of Scottsdale Road and the **POINT OF BEGINNING**;

**THENCE** North 90°00'00" East, a distance of 156.22 feet;

**THENCE** South 30°00'00" East, a distance of 20.90 feet;

**THENCE** North 90°00'00" East, a distance of 132.16 feet;

**THENCE** South 00°00'00" West, a distance of 153.07 feet;

**THENCE** North 90°00'00" West, a distance of 111.83 feet, to the beginning of a curve;

**THENCE** southwesterly along said curve, having a radius of 26.50 feet, concave southeasterly, through a central angle of 90°00'00", a distance of 41.63 feet, to the curve's end;

**THENCE** South 00°00'00" East, a distance of 117.94 feet;

**THENCE** North 90°00'00" West, a distance of 160.51 feet, to said east right of way line of Scottsdale Road;



**Parcel Description**  
**Skysong ASU Scottsdale Innovation Center**  
**Building 4 Lease**

July 30, 2014  
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Page 2 of 4  
See Exhibit "A"

**THENCE** along said east line, North 00°00'06" East, a distance of 315.60 feet, to the **POINT OF BEGINNING**.

Containing 1.6528 acres, or 71,998 square feet of land, more or less.

Subject to existing rights-of-way and easements.

This parcel description was prepared without the benefit of survey field work and is based on the unrecorded ALTA/ASCM Survey of SEC SCOTTSDALE RD. & McDOWELL RD. prepared by Horizon Consultants of Arizona, dated 03-23-06, job number A505.044, that certain Ground Lease recorded in Document 2004-0920528, M.C.R. and other client provided information. Any monumentation noted in this parcel description is based on said ALTA/ASCM Survey. This parcel description is not intended to (nor does it) create a land division or partition, nor show ownership limits or changes.

Y:\WP\Parcel Descriptions\2012 Parcel Descriptions\123808.10 Skysong ASU Scottsdale Innovation Center Building 4 Lease L11 07-30-14.doc



EXPIRES 09-30-16

**E. McDOWELL ROAD**

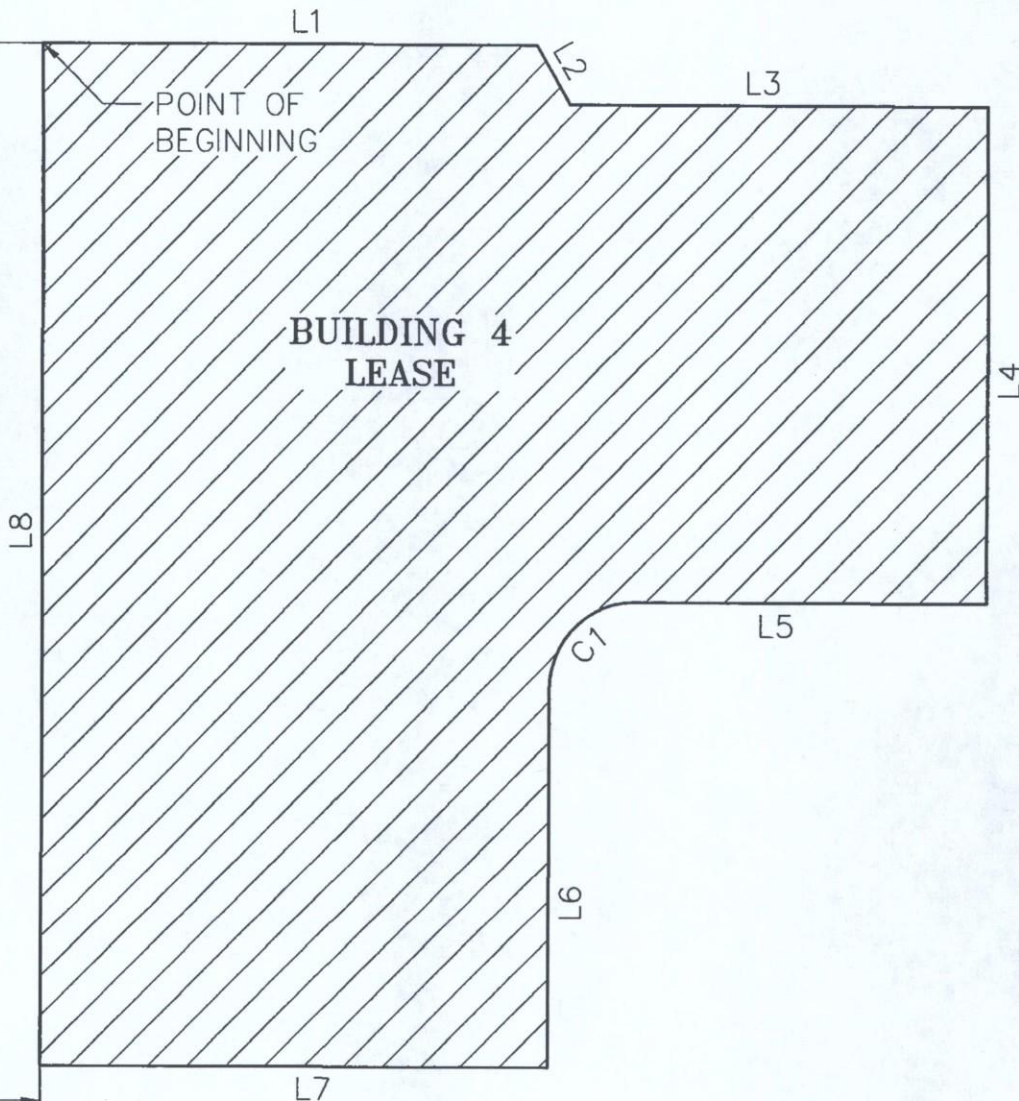
NW COR., SEC. 2, T.1N., R.4E.,  
CITY OF SCOTTSDALE  
BRASS CAP IN HANDHOLE  
POINT OF COMMENCEMENT

S00°00'06"W 2636.82'  
1937.45'

**SCOTTSDALE ROAD**

W 1/4 COR., SEC. 2, T.1N., R.4E.,  
STONE IN HANDHOLE

65'  
R/W



**WOOD/PATEL**  
2051 W. NORTHERN AVE.  
PHOENIX AZ 85201  
Phone: (602) 335-8500  
Fax: (602) 335-8580  
PHOENIX • MESA • TUCSON



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**EXHIBIT "A"**  
SKYSONG ASU SCOTTSDALE  
INNOVATION CENTER  
BUILDING 4 LEASE  
07/30/14  
WP# 123808.10  
PAGE 3 OF 4  
NOT TO SCALE

T: \2005\052562\Legal\2562L11.DWG



LINE TABLE		
LINE	BEARING	DISTANCE
L1	N90°00'00"E	156.22'
L2	S30°00'00"E	20.90'
L3	N90°00'00"E	132.16'
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CURVE TABLE			
CURVE	DELTA	RADIUS	ARC
C1	90°00'00"	26.50'	41.63'

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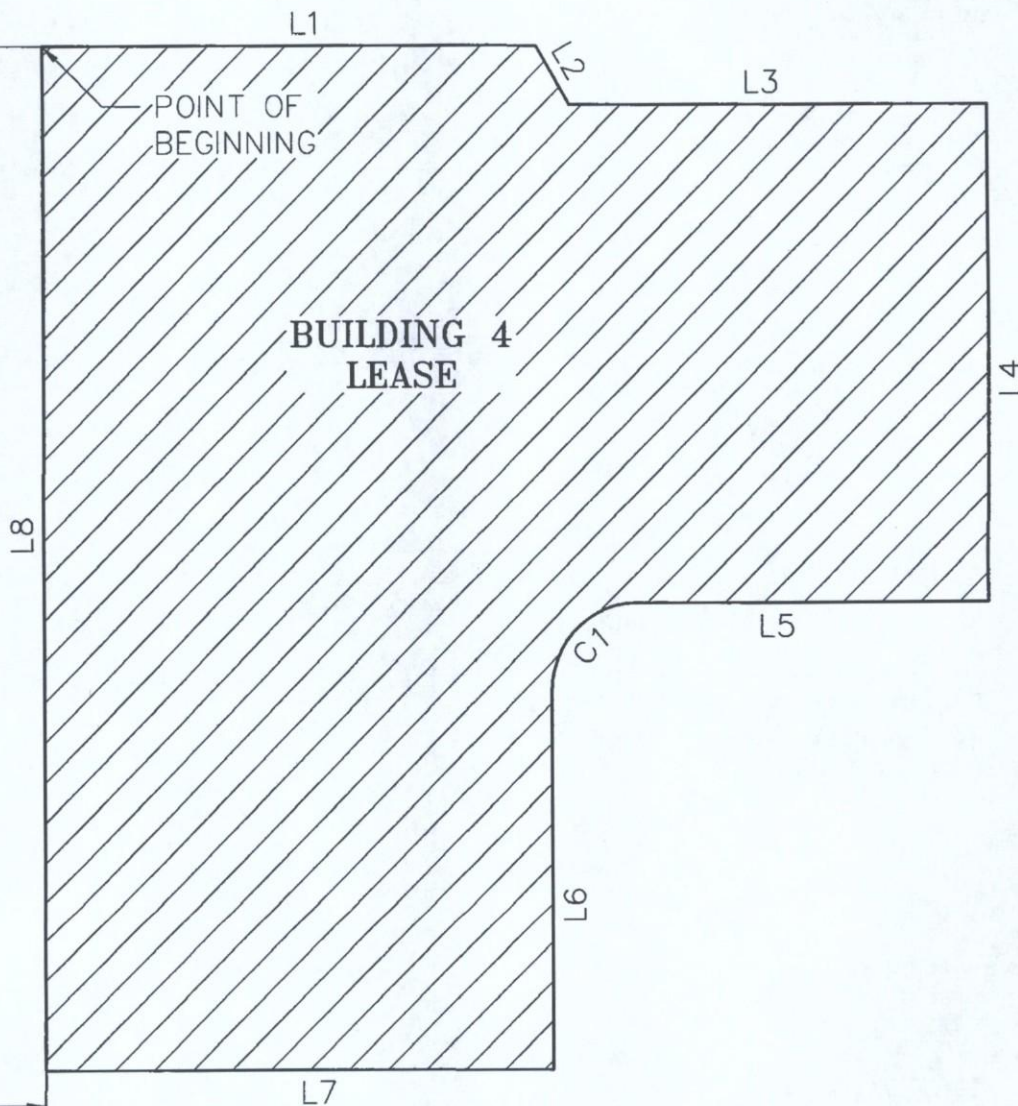
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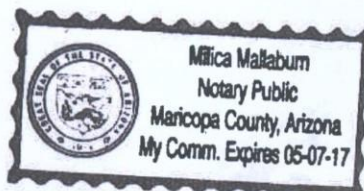
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02/11/2015