
**Correspondence Between
Staff and Applicant**

Rob Orme

From: Murillo, Jesus [JMurillo@ScottsdaleAz.Gov]
Sent: Tuesday, July 28, 2015 12:53 PM
To: Rob Orme; Chris Brozina
Subject: FW: 11 x 17s

Hello Gentlemen,

Apparently, we do need the packets again. Feel free to update the packets with the new graphics you have been creating.

Sincerely,

Jesus

From: Perone, Steve
Sent: Tuesday, July 28, 2015 9:35 AM
To: Barnes, Jeff; Bloomberg, Greg; Murillo, Jesus; Niederer, Keith; Symer, Daniel
Subject: 11 x 17s

If you have not already done so, please remind your applicants to submit their (15) 11 x 17s for the 8-6-15 DRB meeting.

Thanks.



Community & Economic Development Division
Planning, Neighborhood & Transportation

7447 East Indian School Road
Scottsdale, Arizona 85251

Date:

11/21/14

Contact Name:

JOHN BERRY

Firm name:

BERRY RIDDELL & ROSENSTEEL

Address:

6750 E CAMELBACK RD STE 100

City, State Zip:

SCOTTSDALE AZ

RE: Application Accepted for Review.

Dear

Mrs. BERRY

It has been determined that your Development Application for

SAN SILVERSTONE (1151-PA 2014)

has been accepted for review.

Upon completion of the Staff's review of the application material, you will be informed in writing or electronically either: 1) the steps necessary to submit additional information or corrections; 2) the date that your Development Application will be scheduled for a public hearing or, 3) City Staff will issue a written or electronic determination pertaining to this application. If you have any questions, or need further assistance please contact me.

Sincerely,

Name:

JESUS MORILLO

Title:

SENIOR PLANNER

Phone number:

480. 312. 7649

Email address:

jmorillo@scottsdaleaz.gov

53-DR-2014
11/21/2014

About Fees -



The following table is intended to assist you in estimating your potential application, plan review, and building permit fees. Other fees may also apply, for example Water Resources non-Residential Development, Parking-in-Lieu Fees, or Assessment District Fees; and those fees are not listed in this package the plan review staff is responsible for determining additional applicable fees.

Type of Activity	Type of Fee	Subcategory	When paid?
Commercial	Application	<ul style="list-style-type: none"> Preapplication, Variance, Zoning Appeal, Continuance, Development Review Board, ESL, General Plan, Rezoning, Sign Review, Special Event, Staff Approval, Temporary Sales Trailer, Use Permit, or Zoning Text Amendment 	At time of application submittal
	Plan Review	<ul style="list-style-type: none"> Commercial, foundation, addition, tenant improvement/remodel Apartments/Condos Engineering site review Signs Plat fees Misc. Plan Review Lot Tie/Lot Split Pools & Spas Recordation 	At time of construction document submittal
	Building Permit	<ul style="list-style-type: none"> Commercial addition, remodel, tenant improvement, foundation only, shell only Fence walls or Retaining walls Misc. Permit Signs 	After construction document approval and before site construction begins
Residential	Application	<ul style="list-style-type: none"> Preapplication, Variance, Zoning Appeal, Continuance, Development Review Board, ESL, General Plan, Rezoning, Sign Review, Special Event, Staff Approval, Temporary Sales Trailer, Use Permit, or Zoning Text Amendment 	At time of application submittal
	Plan Review	<ul style="list-style-type: none"> Single family custom, addition, remodel, standard plans Engineering site review Misc. plan reviews 	At time of construction document submittal
	Building Permit	<ul style="list-style-type: none"> Single family custom, addition, remodel, detached structure, standard plans Fence walls or Retaining walls Misc. Permit Signs 	After construction document approval and before site construction begins



Current Planning Services
7447 E. Indian School Rd.
Scottsdale, AZ 85251

Development Review Board Meeting Memorandum

Item No. 3
Topic: 53-DR-2014 Silverstone/Rawhide Apartments - Mark Taylor
Action Requested: Continuance
Meeting Date: August 6, 2015
From: Jesus Murillo, Senior Planner 
Through: Steve Venker, Development Review Board Coordinator 

Background

At the July 16, 2015 Development Review Board meeting the applicant for 53-DR-2014 Silverstone/Rawhide Apartments - Mark Taylor project requested a continuance to the August 6, 2015 DRB meeting.

Request

The applicant has requested a continuance to the August 20, 2015 Development Review Board meeting so that they work with Staff on the site plan.

Recommendation

Staff recommends that the Development Review Board continue 53-DR-2014 Silverstone/Rawhide Apartments - Mark Taylor to the August 20, 2015 Development Review Board meeting.

Perone, Steve

From: Venker, Steve
Sent: Friday, July 31, 2015 8:35 AM
To: Murillo, Jesus
Cc: Perone, Steve; Curtis, Tim
Subject: FW: Mark Taylor Silverstone DRB Case

FYI

From: Grant, Randy
Sent: Friday, July 31, 2015 8:30 AM
To: Venker, Steve
Subject: FW: Mark Taylor Silverstone DRB Case

FYI

From: Michele Hammond [<mailto:mh@brrlawaz.com>]
Sent: Friday, July 31, 2015 8:23 AM
To: Murillo, Jesus; Grant, Randy
Cc: John Berry
Subject: Mark Taylor Silverstone DRB Case

Randy/Jesus:

Please accept this email formally requesting a continuance for case 53-DR-2014 to the August 20th DRB hearing so we can continue to work with Staff on the site plan.

Sincerely,

Michele Hammond

Principal Planner
BERRY RIDDELL & ROSENSTEEL LLC
6750 E. Camelback Road, Suite 100
Scottsdale, Arizona 85251
602-463-4081 cell
480-385-2753 direct
480-385-2757 fax
mh@brrlawaz.com

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Perone, Steve

From: Murillo, Jesus
Sent: Tuesday, July 14, 2015 9:30 AM
To: Perone, Steve
Subject: FW: 53-DR-2014 Continuance

FYI, for the file.

From: Michele Hammond [<mailto:mh@brrlawaz.com>]
Sent: Monday, July 13, 2015 4:22 PM
To: Murillo, Jesus
Cc: Wendy Riddell; John Berry; Grant, Randy
Subject: 53-DR-2014 Continuance

Jesus:

I know we have discussed this verbally, but I wanted to send you an email to officially ask for a continuance of the Mark Taylor / Silverstone case (53-DR-2014) to the August 6th DRB hearing so we can continue to work with Staff.

Thanks!

Michele Hammond

Principal Planner
BERRY RIDDELL & ROSENSTEEL LLC
6750 E. Camelback Road, Suite 100
Scottsdale, Arizona 85251
602-463-4081 cell
480-385-2753 direct
480-385-2757 fax
mh@brrlawaz.com

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5-30-2015

Rob Orme
Berry Riddell & Rosensteel LLC
6750 E Camelback Rd Ste 100
Scottsdale, AZ 85251

RE: Development Review Board Packet requirements for the Development Review Board hearing.

Dear Mr. Orme:

Your case 53-DR-2014, Silverstone/Rawhide Apartments - Mark Taylor is scheduled for the July 16, 2015 Development Review Board hearing. Please submit the following directly to me by 1:00 p.m. on June 15, 2015 in order to keep this hearing date:

- 1 copy of this letter (without this letter your packets will not be accepted)
- 11 – 11"x17" collated and staple copies into packets
- and 1 - 8 ½"x11" copy of the following not stapled

- | | |
|-------------------------------------|--|
| <input checked="" type="checkbox"/> | Combined context aerial and Site Plan (color) |
| <input checked="" type="checkbox"/> | Site Plan (black and white) |
| <input checked="" type="checkbox"/> | Open Space Plan (color) (black and white) → REVISED |
| <input checked="" type="checkbox"/> | Elevations (color) |
| <input checked="" type="checkbox"/> | Elevations (black and white) |
| <input checked="" type="checkbox"/> | Perspective (color) |
| <input checked="" type="checkbox"/> | Streetscape Elevations (color) |
| <input checked="" type="checkbox"/> | Material and Color Board (color) |
| <input checked="" type="checkbox"/> | Landscape Plans (black and white) |
| <input checked="" type="checkbox"/> | Electrical Site Plan (black and white) |
| <input checked="" type="checkbox"/> | Exterior Lighting Cutsheets (black and white) |

- 11 sets of the color context photos and the associated context photo key plan.

Please contact me at 480-312-7849 or at jmurillo@scottsdaleAZ.gov to make a submittal meeting.

You will be required to make a presentation to the Development Review Board. If you choose to present your application to the Development Review Board utilizing a Power Point presentation, the electronic file shall be submitted to me by 1:00 p.m. on Monday, July 13, 2015. Please limit the presentation to the application. Your presentation is limited to a maximum of 10 minutes.

Thank you,

Jesus Murillo
Senior Planner

Rob Orme

From: Venker, Steve [JVenker@Scottsdaleaz.gov]
Sent: Wednesday, June 24, 2015 11:40 AM
To: Rob Orme
Cc: Murillo, Jesus; Michele Hammond
Subject: RE: Open Space calculation for Silverstone/Rawhide Apartments - Mark Taylor 53-DR-2014

Rob,

Thanks for the thorough follow up. Please submit 2 full-size (24x36) copies in addition to the copies that you have indicated below:

Steve Venker
Development Review Board Coordinator

From: Rob Orme [mailto:rorme@mark-taylor.com]
Sent: Wednesday, June 24, 2015 10:43 AM
To: Venker, Steve
Cc: Murillo, Jesus; Michele Hammond
Subject: RE: Open Space calculation for Silverstone/Rawhide Apartments - Mark Taylor 53-DR-2014

Steve,

I discovered that the parking landscape area was NOT included in the overall proposed Open Space Area total (even though the note indicated it was.) Before realizing this, I noticed that we were overly generous with our delineation of parking landscape. After re-allocating some of that excess parking landscape area to the more appropriate general open space (as building setting), and adding some previously ignored open space (such as the building courtyards,) we are better off overall than previously thought. I have revised the exhibit (calcs/notes and graphics) to clarify.

I will bring 11 color and B&W copies on 11x17, and 1 copy of each on 8.5 x 11 per the most recent submittal checklist. Let me know if you need any full-size (24x36) copies? Digital PDF attached.

Thanks,

Rob Orme, R.A. • Principal Architect
6623 N. Scottsdale Rd, Scottsdale, AZ 85250
T (480) 281-5549 • F (480) 281-5599
rorme@mark-taylor.com • mark-taylor.com

From: Venker, Steve [mailto:JVenker@Scottsdaleaz.gov]
Sent: Monday, June 22, 2015 3:10 PM
To: Rob Orme
Cc: Murillo, Jesus; 'Michele Hammond'
Subject: Open Space calculation for Silverstone/Rawhide Apartments - Mark Taylor 53-DR-2014

Rob,

While we were preparing the Development Review Board staff report for the Silverstone/Rawhide Apartments - Mark Taylor (53-DR-2014) we noticed that you have included the parking lot landscaping square-footage in the overall open space calculation, which is not allowed based on Zoning Ordinance Section 5.1004.B.3. This means that the development application will need to be revised to remove the minimum required parking areas and parking lot landscaping (31,250 sq. ft.) from the proposed open space total, and to provide 31,250 square feet of additional open space and revise the open space calculation accordingly. Please revise the appropriate plan sheets and resubmit them as soon as possible.

Rob Orme

From: Venker, Steve [JVenker@Scottsdaleaz.gov]
Sent: Monday, June 22, 2015 3:10 PM
To: Rob Orme
Cc: Murillo, Jesus; 'Michele Hammond'
Subject: Open Space calculation for Silverstone/Rawhide Apartments - Mark Taylor 53-DR-2014

Rob,

While we were preparing the Development Review Board staff report for the Silverstone/Rawhide Apartments - Mark Taylor (53-DR-2014) we noticed that you have included the parking lot landscaping square-footage in the overall open space calculation, which is not allowed based on Zoning Ordinance Section 5.1004.B.3. This means that the development application will need to be revised to remove the minimum required parking areas and parking lot landscaping (31,250 sq. ft.) from the proposed open space total, and to provide 31,250 square feet of additional open space and revise the open space calculation accordingly. Please revise the appropriate plan sheets and resubmit them as soon as possible.

Steve Venker
Development Review Board Coordinator

Jones, Traver

Subject: FW: SEC Scottsdale Rd and Silverstone Drive

From: "Murillo, Jesus" <JMurillo@ScottsdaleAz.Gov>

Date: November 11, 2014 at 6:42:44 PM MST

To: "Steve.Haney@kimley-horn.com" <Steve.Haney@kimley-horn.com>

Subject: RE: SEC Scottsdale Rd and Silverstone Drive

Hello Steve,

Please present this email confirming that the checked TIMA box is no longer valid.

Sincerely,

Jesus

From: Steve.Haney@kimley-horn.com [<mailto:Steve.Haney@kimley-horn.com>]

Sent: Wednesday, November 05, 2014 12:46 PM

To: Murillo, Jesus

Subject: SEC Scottsdale Rd and Silverstone Drive

Importance: High

Jesus,

Mark-Taylor plans to submit their DRB package for the Silverstone Apartments next week. The DRB checklist notes a TIMA is require. We have talked to Phil Kercher and it is Phil opinion that a TIMA is not needed if land use intensity remains the same. The existing traffic study contained 262 units for this site (Parcel E); and, our proposed site plan contain 262 units. Intensity remains the same.

Can you please verify this with Phil so when we come in next week for submittal, and we don't have a traffic report, we won't be turned away.

Thanks Jesus!

SH

Steve Haney, P.E. | Vice President

Kimley-Horn | 7740 N 16th Street, Suite 300, Phoenix, AZ 85020

Direct: 602 906 1121 | Mobile: 602 524 0964 | Main: 602-944-5500

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Proud to be one of FORTUNE magazine's 100 Best Companies to Work For

53-DR-2014
11/21/2014

Mark Taylor
DEVELOPMENT

October 23, 2014

Mark-Taylor Development
6623 N. Scottsdale Road
Scottsdale, AZ 85250

City of Scottsdale
Water Conservation Office
9312 N. 94th Street
Scottsdale, AZ 85258

Re: Proposed water features at the yet-to-be-named multi-family apartment project at Scottsdale Rd. & Silverstone Dr.

Project Address: Southeast corner of Scottsdale Rd. & Silverstone Dr.

This is a request for approval of a tiered water feature at the rear patio of the leasing office / clubhouse. Attached is an exhibit indicating the location, and a photo example of the type of water feature being proposed - +/- 8' diameter and 6'-7' tall (6' max height of falling water.) Water features that are an integral part of the swimming pools will be reviewed during the swimming pool permitting process and are not a part of this request.

As developers of the multi-family project identified above, we agree to comply with every section of the water conservation ordinance, and in particular Section 49-242 pertaining to the proposed water features.

Sincerely,



Rob Orme
Principal Architect

APPROVED

Date 10/24/14

Case # _____

Signature _____



Mark-Taylor Development, Inc.
6623 N. Scottsdale Road, Scottsdale, AZ 85250-4421
Tel: (480) 991-9111 Fax: (480) 991-9138
Mark-Taylor.com

53-DR-2014
11/21/2014

APPROVED

Date

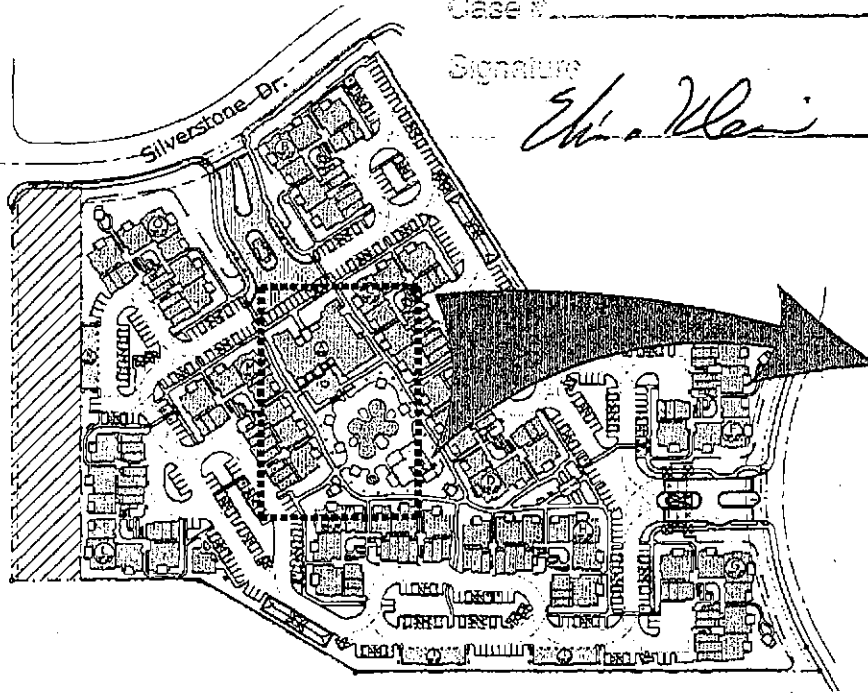
10/24/14

Case #

Signature

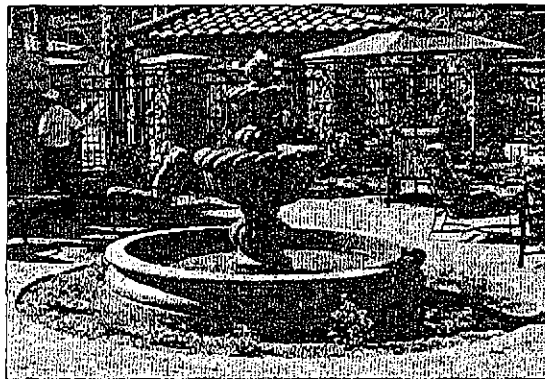
E. K. Kiani

Scottsdale Rd.



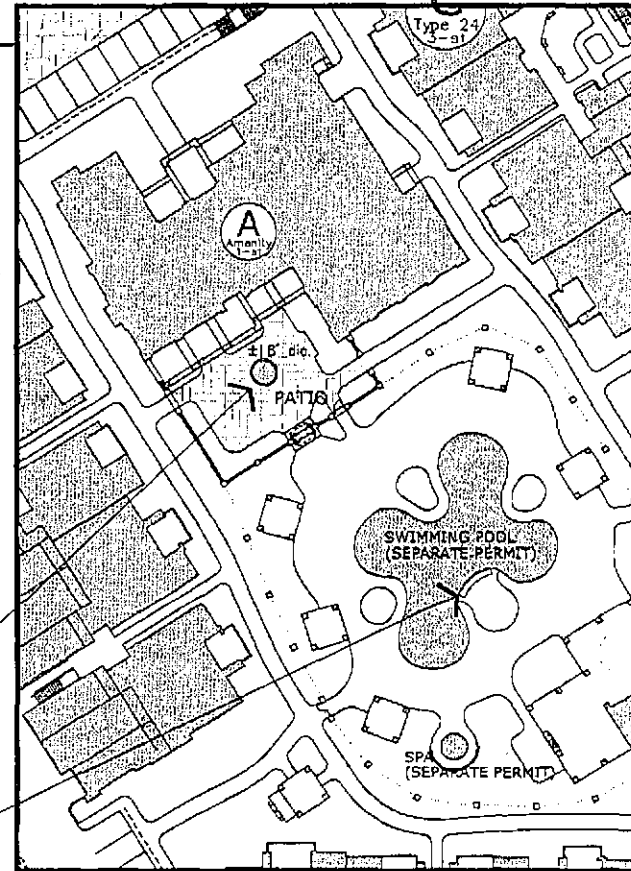
SITE PLAN

SCALE: 1" = 80'-0"



TIERED FOUNTAIN
@ CLUBHOUSE PATIO
+/- 8' DIAMETER
6' ~ 7' TALL

POOL WATER FEATURE
PART OF POOL PERMIT



ENLARGED AREA

SCALE: 1" = 20'-0"



WATER FEATURE



ARCHITECTURAL
DESIGN GROUP
1402 North Camelback Road
Scottsdale, AZ 85258
480-991-9111

DATE	REVISIONS	DATE	REVISIONS

Mark - Taylor Development

San Silverstone

1000 North Camelback Road, Suite 100, Scottsdale, AZ 85258

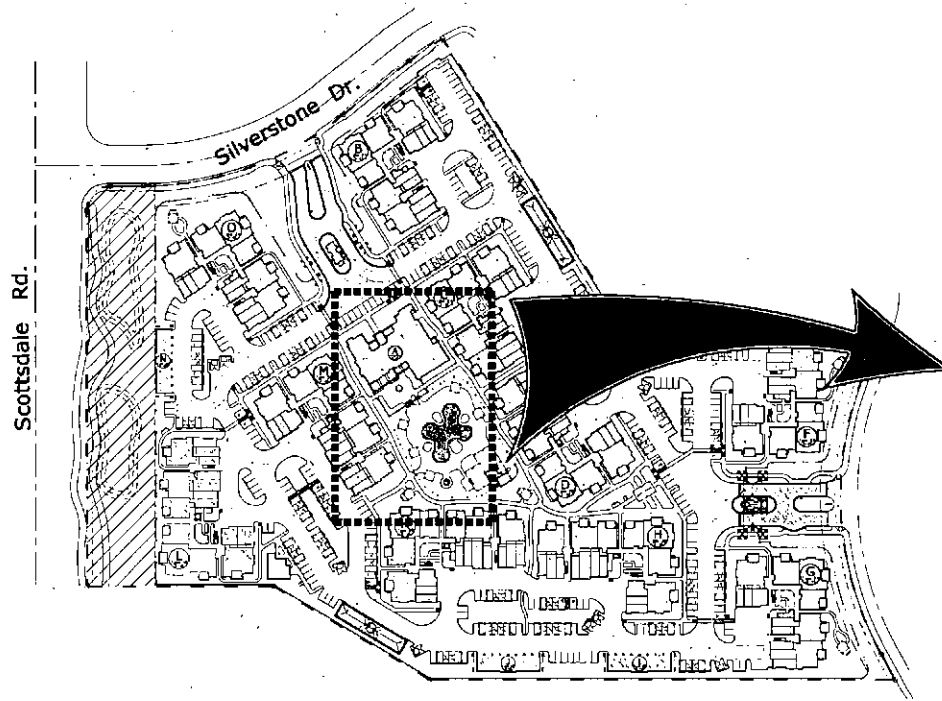


9116

WF

15-ZN-2005

DRB



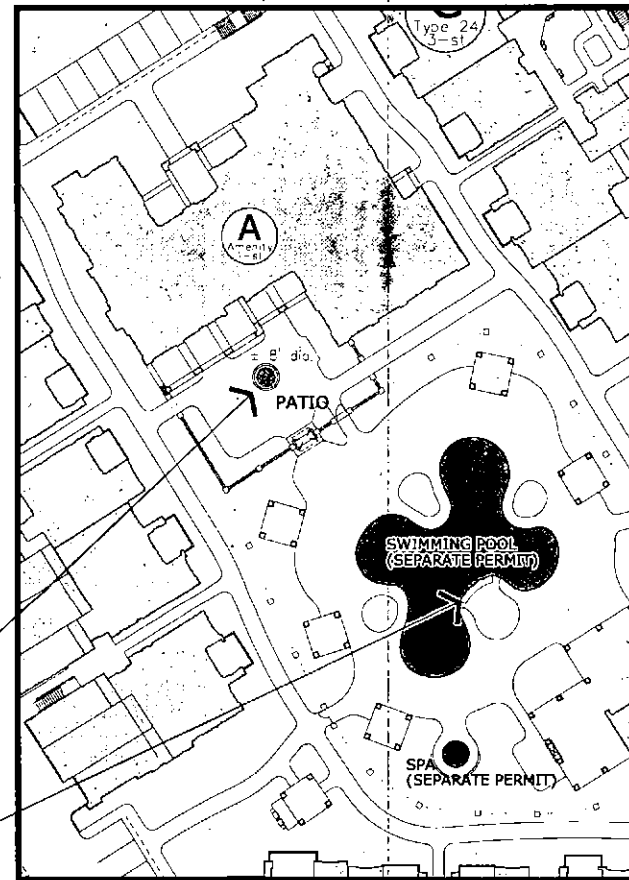
SITE PLAN

SCALE: 1" = 80'-0"



**TIERED FOUNTAIN
@ CLUBHOUSE PATIO**
+/- 8' DIAMETER
6' ~ 7' TALL

**POOL WATER FEATURE
PART OF POOL PERMIT**



ENLARGED AREA

SCALE: 1" = 20'-0"



WATER FEATURE



**ARCHITECTURAL
DESIGN GROUP**
6623 North Scottsdale Road
Scottsdale, AZ 85250
480-991-9111

DATE	REVISIONS	DATE	REVISIONS

Mark - Taylor Development
San Silverstone
SIC Scottsdale Rd. & Shea Avenue Dr.
Scottsdale, AZ



9116
15-ZN-2006
WF

DRB

15-ZN-2006