



Development Review (Minor) Staff Approval

247-SA-2016

Dominicks Steakhouse

APPLICATION INFORMATION

LOCATION: 15169 N Scottsdale Rd Ste 100	APPLICANT: Kimberly w. Euers
PARCEL: 215-56-414	COMPANY: YESCO, LLC/Kimberly W. Euers
Q.S.: 34-45	ADDRESS: 6725 W. Chicago Street Phoenix, AZ 85226
CODE VIOLATION #:	PHONE: 480-403-7707

Request: Request approval to change the color of the existing fabric awnings on the west and south elevations from red to black.

STIPULATIONS

1. The proposed awnings shall be consistent with the project narrative and photographs submitted by Oliver Badgio, stamped approved by City staff 6/30/16.
2. The awning locations shall be consistent with the original approved locations as shown in 97-DR-2010.
3. The proposed awning fabric shall comply with all applicable Fire and Building codes.

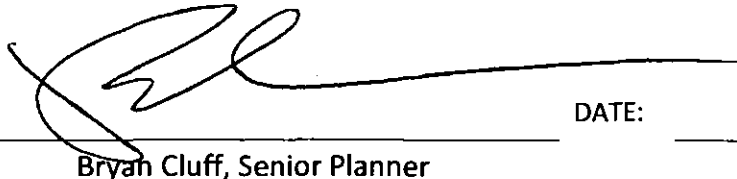
CONSTRUCTION DOCUMENT PLAN REVIEW SUBMITTAL REQUIREMENTS

No additional reviews or permits are required.

Expiration of Development Review (Minor) Approval

This approval expires two (2) years 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.

Staff Signature: _____


Bryan Cluff, Senior Planner

DATE: _____

6/30/16

Planning and Development Services

7447 East Indian School Road, Suite 105, Scottsdale, Arizona 85251 Phone: 480-312-7000 Fax: 480-312-7088

City of Scottsdale's Website: www.scottsdaleaz.gov



6-22-2016

Bryan D. Cluff, LEED AP
Senior Planner
City of Scottsdale
Planning & Development
Via email

247-SA-2016
STIPULATION SET
RETAIN FOR RECORDS
APPROVED
6/30/16
DATE INITIALS

Brain,

Thank you for your time and consideration on our improvements to our steakhouse. As discussed I have included a narrative on our exterior awnings and current photographs depicting the west and south elevations. With your Approval we will continue to maintain the building in like new condition.

Our original building included the same awnings that's are depicted below. There is no change to structure or position or size in anyway. We did however make a color change to black. The original color was red. The red fabric proved very difficult to maintain in good condition as the color was very susceptible to fading in the direct west facing sun. Additionally the red showed watermarks from rain and did not respond well to washing and maintenance. In just over one year of a three to 5 year life span of the fabric we decided to make an improvement and change the awnings to black. The material manufacture is the same as the red and they suggested that the black will wear much better and stay in like new condition as we require.

In being long time residents and members of the business community in Scottsdale we recognize the responsibility that goes along with a visible location on a very busy Scottsdale RD. As conscientious business operators we understand that all thought it may not always the most cost effective approach, making sure that we keep our business looking as great as possible is not only good good for long term business but a responsible thing to do for the betterment of our neighborhood.



PROPOSED



PROPOSED

Sincerely,

Oliver Badgio
Senior Vice President
Prime Steak Concepts



Scottsdale Quarter Building C Dominick's LOCATION

REtain FOR RECORDS

247-SA-2016

APPROVED

6/30/16
DATE

INITIALS



EXISTING

West Elevation



Scottsdale Quarter

Dominick's

December 14, 2010

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EXISTING

East Elevation



Scottsdale Quarter

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EXISTING

South Elevation



Scottsdale Quarter

Dominick's

December 14, 2010

NelsenPartners