

**Application
Narrative
Cash Transmittal
Pre-Application
Pre-App Narrative
Pre-App Cash Transmittal
Project Data Sheet**



Development Application

Development Application Type:

Please check the appropriate box of the Type(s) of Application(s) you are requesting

Zoning	Development Review	Signs
<input type="checkbox"/> Text Amendment (TA)	<input checked="" type="checkbox"/> Development Review (Major) (DR)	<input type="checkbox"/> Master Sign Program (MS)
<input checked="" type="checkbox"/> Rezoning (ZN)	<input type="checkbox"/> Development Review (Minor) (SA)	<input type="checkbox"/> Community Sign District (MS)
<input type="checkbox"/> In-fill Incentive (II)	<input type="checkbox"/> Wash Modification (WM)	Other:
<input type="checkbox"/> Conditional Use Permit (UP)	<input type="checkbox"/> Historic Property (HP)	<input type="checkbox"/> Annexation/De-annexation (AN)
Exemptions to the Zoning Ordinance	Land Divisions (PP)	<input checked="" type="checkbox"/> General Plan Amendment (GP)
<input type="checkbox"/> Hardship Exemption (HE)	<input checked="" type="checkbox"/> Subdivisions	<input type="checkbox"/> In-Lieu Parking (IP)
<input type="checkbox"/> Special Exception (SX)	<input type="checkbox"/> Condominium Conversion	<input type="checkbox"/> Abandonment (AB)
<input type="checkbox"/> Variance (BA)	<input type="checkbox"/> Perimeter Exceptions	Other Application Type Not Listed
<input type="checkbox"/> Minor Amendment (MA)	<input type="checkbox"/> Plat Correction/Revision	<input type="checkbox"/>

Project Name: Paseo de las Flores

Property's Address: 7300 N. Via Paseo Del Sur

Property's Current Zoning District Designation: R1-7, PCD

The property owner shall designate an agent/applicant for the Development Application. This person shall be the owner's contact for the City regarding this Development Application. The agent/applicant shall be responsible for communicating all City information to the owner and the owner application team.

Owner: Cormick Retail Partners, LLC

Agent/Applicant: George Pasquel III

Company:

Company: Withey Morris, PLC

Address: 140 E Rio San Jacinto Hwy #219 Tempe AZ 85281

Address: 2525 E. Arizona Biltmore Circle, Ste A-212

Phone: 480.239.5331 Fax: 522.81

Phone: 602.230.0600 Fax: 602.212.1787

E-mail: BRET@ANDERSONRE.COM

E-mail: George@witheymorris.com

Designer: Artie Vigil

Engineer: Vince Dalke

Company: AV3 Design Studio

Company: LGE Design Build

Address: Po Box 16792, Phx, AZ 85011

Address: 740 N. 52nd Street, Phx, AZ 85008

Phone: 602.326.3387 Fax:

Phone: 480.966.4001 Fax:

E-mail: av3design@gmail.com

E-mail: VinceD@lgedesigngroup.com

Please indicate in the checkbox below the requested review methodology (please see the descriptions on page 2).

- This is not required for the following Development Application types: AN, AB, BA, II, GP, TA, PE and ZN. These applications¹ will be reviewed in a format similar to the Enhanced Application Review methodology.



Enhanced Application Review:

I hereby authorize the City of Scottsdale to review this application utilizing the Enhanced Application Review methodology.



Standard Application Review:

I hereby authorize the City of Scottsdale to review this application utilizing the Standard Application Review methodology.

Owner Signature

Agent/Applicant Signature

Official Use Only

Submittal Date:

Development Application No.:

Planning, Neighborhood & Transportation

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

4-ZN-2016
02/02/16



City of Scottsdale Cash Transmittal

105089

105089
00877206
2/2/2016 PLN-1STOP
KPETERS HPDC600552
2/2/2016 10:58 AM
\$8,023.00

Received From :

Bill To :

LGE CORPORATION
740 N 52ND ST
SCOTTSDALE, AZ
480-966-4001

Reference # 1041-PA-2015
Address 7300 N VIA PASEO DEL SUR
Subdivision PASEO VILLAGE AMENDED

Issued Date 2/2/2016
Paid Date 2/3/2016
Payment Type CHECK

Marketing Name Lot Number
MCR 154-13 County No
APN 177-03-216 Gross Lot Area 0
Owner Information NAOS Lot Area 0
LGE Design Build Net Lot Area
740 N. 52 Street, #200 Number of Units 1
PHOENIX, AZ 85008 Density
480-966-4001

Cost Center
Metes/Bounds No
Water Zone
Water Type
Sewer Type
Meter Size
QS 23-47

Code	Description	Additional	Qty	Amount	Account Number
3165	DEVELOP REVIEW APPLICATION		1	\$1,515.00	100-21300-44221
3173	GENERAL PLAN APPLICATION		1	\$1,950.00	100-21300-44221
3170	REZONING APPLICATION		1	\$2,140.00	100-21300-44221
3150	PRELIMINARY PLAT FEES		1	\$2,418.00	100-21300-44221

City of Scottsdale

7447 E. Indian School Rd.
Scottsdale, AZ 85251
(480) 312-2500

One Stop Shop

Date: 2/2/2016 Cashier: KPETERS
Office: PLN-1STOP Mach ID: HPDC6005525
Tran #: 1 Batch #: 53207
Receipt: 00877206 Date: 2/2/2016 10:58 AM
105089
3165 DEVELOP REVIEW APP \$1,515.00
3173 GENERAL PLAN APPL \$1,950.00
3170 REZONING APP \$2,140.00
3150 PRELIMINARY PLAT \$2,418.00

TENDERED AMOUNTS:

Check Tendered: \$8,023.00
Chk #: 36381 LGE CORPORATION
Transaction Total: \$8,023.00

Thank you for your payment.
Have a nice day!

4-ZN-2016
02/02/16

[Signature]
Applicant Signature

Total Amount

\$8,023.00

(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 # 105089



Request for Site Visits and/or Inspections Development Application (Case Submittals)

This request concerns all property identified in the development application.

Pre-application No: 1041 - PA - 2015

Project Name: Paseo de las Flores

Project Address: 7300 N. Via Paseo del Sur

STATEMENT OF AUTHORITY:

1. I am the owner of the property, or I am the duly and lawfully appointed agent of the property and have the authority from the owner to sign this request on the owner's behalf. If the land has more than one owner, then I am the agent for all owners, and the word "owner" refer to them all.
2. I have the authority from the owner to act for the owner before the City of Scottsdale regarding any and all development application regulatory or related matter of every description involving all property identified in the development application.

STATEMENT OF REQUEST FOR SITE VISITS AND/OR INSPECTIONS

1. I hereby request that the City of Scottsdale's staff conduct site visits and/or inspections of the property identified in the development application in order to efficiently process the application.
2. I understand that even though I have requested the City of Scottsdale's staff conduct site visits and/or inspections, city staff may determine that a site visit and/or an inspection is not necessary, and may opt not to perform the site visit and/or an inspection.

Property owner/Property owners agent: _____

GEORGE PASOQUEL III - WITBENKRRIS INC

Print Name

[Signature]

Signature

City Use Only:

Submittal Date: _____ Case number: _____

Planning, Neighborhood & Transportation Division

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

4-ZN-2016
02/02/16

Rev. 9/2012



Request To Submit Concurrent Development Applications

Acknowledgment and Agreement

The City of Scottsdale recognizes that a property owner may desire to submit concurrent development applications for separate purposes where one or more the development applications are reliant upon the approval of another development application. City Staff may agree to process concurrently where one or more the development applications are reliant upon the approval of another development application upon receipt of a complete form signed by the property owner.

Development Application Types		
Please check the appropriate box of the types of applications that you are requesting to submit concurrently		
Zoning	Development Review	Signs
<input type="checkbox"/> Text Amendment (TA)	<input checked="" type="checkbox"/> Development Review (Major) (DR)	<input type="checkbox"/> Master Sign Program (MS)
<input checked="" type="checkbox"/> Rezoning (ZN)	<input type="checkbox"/> Development Review (Minor) (SA)	<input type="checkbox"/> Community Sign District (MS)
<input type="checkbox"/> In-fill Incentive (II)	<input type="checkbox"/> Wash Modification (WM)	Other
<input type="checkbox"/> Conditional Use Permit (UP)	<input type="checkbox"/> Historic Property (HP)	<input type="checkbox"/> Annexation/De-annexation (AN)
Exemptions to the Zoning Ordinance	Land Divisions (PP)	<input checked="" type="checkbox"/> General Plan Amendment (GP)
<input type="checkbox"/> Hardship Exemption (HE)	<input checked="" type="checkbox"/> Subdivisions	<input type="checkbox"/> In-Lieu Parking (IP)
<input type="checkbox"/> Special Exception (SX)	<input type="checkbox"/> Condominium Conversion	<input type="checkbox"/> Abandonment (AB)
<input type="checkbox"/> Variance (BA)	<input type="checkbox"/> Perimeter Exceptions	Other Application Type Not Listed
<input type="checkbox"/> Minor Amendment (MA)	<input type="checkbox"/> Plat Correction/Revision	<input type="checkbox"/>

Owner: McCormick Retail Partners, LLC

Company: _____

Address: 140 E Rio Salado Pkwy #209 Tempe AZ 85281

Phone: 480-239-5331 Fax: NA

E-mail: BRET@ANDERSONCRE.COM

As the property owner, by providing my signature below, I acknowledge and agree: 1) that the concurrent development applications are processed at the property owner's risk; 2) to hold the City harmless of all cost, expense, claims, or other liability arising in connection with the concurrent development applications; 3) to the City of Scottsdale's Substantive Policy Statement pertaining to Concurrent Applications that states that a concurrent development application that is reliant on a decision of separate development application and is submitted at the risk of the property owner, is not considered to be subject to the provisions and timeframes of the Regulatory Bill of Rights (A.R.S. §9-831 – 9-840); and 4) that upon completion of the City review(s) of the development applications, the development application(s) may not be approved.

Property owner (Print Name): BRET ANDERSON

Title: Manager

Signature: [Signature]

Date: 2/1/16

Official Use Only:

Submittal Date: _____

Request: ☐ Approved or ☐ Denied

Staff Name (Print): _____

Staff Signature: _____

Date: _____

Planning, Neighborhood & Transportation Division

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