

**Marked Agendas
Approved Minutes
Approved Reports**



Minor Subdivision Staff Approval

11-MD-2016

Valley Plaza Minor Subdivision

APPLICATION INFORMATION

| | | | |
|-------------------|--|------------|--|
| LOCATION: | E INDIAN SCHOOL RD / N 68TH ST (NE Corner) | APPLICANT: | Boyce O'Brien |
| PARCEL: | 173-48-025A, 173-48-026A, 173-48-048D, 173-48-048E | COMPANY: | David Evans and Associates, Inc. |
| Q.S.: | 17-45 | ADDRESS: | 4600 E Washington St Ste 250 Phoenix, AZ 85034 |
| CODE VIOLATION #: | N/A | PHONE: | 602-474-9261 |

Request: Request by applicant to consolidate the existing parcels of the site into two distinct parcels.

STEP 1

APPROVAL STIPULATIONS

1. The final plat submittal shall be consistent with the Minor Subdivision Plat submitted by D.N.A. Inc., with a city staff date of 10/27/2016.
2. Prior to the final plat submittal, the owner shall identify the status of the 6-inch ductile iron pipe near the point of curvature of 5th Avenue and either dedicate a 20-foot wide water easement or abandon the line by cutting out the tee on the main line and inserting a 3-foot long piece of ductile iron pipe per DS+PM Sec. 6-1.408. If a 20-foot wide water easement is dedicated it shall be shown on the final plat.
3. Any land boundary survey of the subject property shall be performed in accordance with the City of Scottsdale's Design Standards and Policy Manual.
4. Submit for final plat approval at the City of Scottsdale One-Stop-Shop. Provide a copy of this approval letter along with the items required in the Final Plan Review Submittal Requirements. Provide all relevant case numbers in the right-hand margin of the plat's cover sheet.

STEP 2 FINAL PLAT AND CONSTRUCTION DOCUMENT PLAN REVIEW SUBMITTAL REQUIREMENTS

Submit one copy of this approval letter, and permit application along with the following plan set(s) to the One-Stop-Shop for review:

PERMIT APPLICATION: **Completed Permit Application.** The permit application may be obtained or completed online at the following weblink:

http://www.scottsdaleaz.gov/Assets/Public+Website/bldgresources/APP_Permit_Commercial.pdf

(Please complete the permit application online prior to arriving at the City to submit your construction documents)

MAP: 3 copies of the survey on 24" X 36" sheet size

OTHER: 1 copy of a Commitment for Title Insurance for the site (no older than 30 days)

1 copy of the ALTA survey (for reference)

The following plan review fee shall apply: (NOTE: Fees subject to change every July 1st)

Minor Subdivision (including Land Assemblages)

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

This plan set shall be reviewed by the following departments:

Staff Reviewers

| | |
|---|---------------|
| <input checked="" type="checkbox"/> SURVEY: | Dwayne Haught |
| <input checked="" type="checkbox"/> PLANNING: | Brad Carr |
| <input checked="" type="checkbox"/> CIVIL: | TBD |
| <input checked="" type="checkbox"/> FINAL PLAT / MOD: | Greg Williams |
| <input checked="" type="checkbox"/> GIS: | TBD |

Expiration of Minor Subdivision 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: _____



Brad Carr, AICP, LEED-AP

DATE: _____

10/27/2016

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