

**Application
Narrative
Cash Transmittal
Pre-Application
Pre-App Narrative
Pre-App Cash Transmittal
Development Standards**



Application Narrative

This document will be uploaded to a Case Fact Sheet on the City's web site.

Date: _____ Project No: 316-PA-2015
 Coordinator: Greg Bloembergen Case No: _____
 Project Name: Mayerles Sports Grill

Project Location: 4425 N Saddlebag Tr #105

Property Details:

Single-Family Residential
 Multi-Family Residential
 Commercial
 Industrial

Current Zoning: C-2/P-3/P-2/DD Proposed Zoning: Same
 Number of Buildings: 1 Parcel Size: 20402 Gross 12814 Net
 Gross Floor Area/Total Units: 4512 Floor Area Ration/Density: .59
 Parking Required: 16 Parking Provided: 29 Per Master Plan
 Setbacks: N - 0 E - 0 S - 0 W - 13-6"

Description or Request:

See attached

Planning, Neighborhood & Transportation Division

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



Bar Use/Live Entertainment permit for Majerle's Scottsdale

Majerle's is looking to have a live entertainment permit for the use of having small bands and live entertainment in our restaurant. We may have small bands, 2 to 3 person guitar duets, some acoustics, but mostly non-acoustics, we are not looking to become a night club entirely, just to offer some incentive for our dining guests to stay and enjoy some entertainment at our establishment. We will also be using DJ's during the evening hours and requiring identification at the door for proof of age. We would like to capitalize on the customers here, to provide them some venue to keep them at our location longer in hopes of increasing sales.

Majerle's serves food the entire time that we are open, we are a restaurant not a night club.

We would like to have the availability to have band/DJ/live music for all days of the week, all hours of the day that we are open (11am to 2am).

Sec 1 403 (C 1)

C 1 Bars, Cocktail Lounges, And/or After Hours Establishments

- 1 The use shall not disrupt existing balance of daytime and night time uses

During the day time and early evening hours with the exception of Special Engagements Majerle's will maintain its status as a Sports Bar/Restaurant.

- 2 The use shall not disrupt pedestrian-oriented daytime activities

All use will be contained within the property and all public areas will remain clear.

- 3 If the site is located within downtown overlay district then

Not within downtown overlay, Located in Entertainment District

- 4 If the use is located within (500) feet of a residential use or district then

- a The use shall not adversely impact residential uses

We will maintain decibel levels within the city code to insure not to impact any residential use

b The use shall provide methods of buffering residential uses

Majerle's Sports Grill will maintain its property and exterior appearance to the highest standards We will insure that our business has no negative effects on surrounding residential uses

5 An active management and security plan shall be created, approved, implemented, maintained, and enforced for the business

Majerle's has an active management and security plan, please see attached

6 The applicant shall provide, with the application for conditional use permit, a written exterior refuse control plan which must be approved by the planning and development department staff as complying with the written guild lines of the department

Please see operation plan

7 The applicant shall demonstrate how noise and light generated by the use shall be mitigated

Majerle's will use existing lighting on the exterior of the building that is not offensive to any surrounding areas Noise decibel levels within city code and guild lines

8 The applicant shall demonstrate that the use shall meet the required parking and shall not exceed capacity for the traffic in the area

Please see In-Lieu of parking application

9 After hours establishments must maintain a valid after hours establishment license

Majerle's Sports Grill will not be hosting after hours

Ricky Hensley

General Manager


Majerle's Scottsdale

4425 N Saddlebag Trail

480 889 9949



Submittal Fee

Project Name Majors's Pre-App# 316-PA-15
Fee Type In Lieu Parking Fee Amount \$ 153.⁰⁰
Staff Name Greg B Signature  Phone x _____ Date 12-21-15

Planning, Neighborhood & Transportation Division

7447 E Indian School Road, Suite 105, Scottsdale, AZ 85251 • Phone 480-312-2500 • Fax 480-312-7088



City of Scottsdale Cash Transmittal

104569

104569
 2 00854741
 12/21/2015 PLN-1810P
 KPETERS HPTC600512
 12/21/2015 4:14 PM
 \$153.00

Received From :

MAJERLES SPORTS GRILL
 4425 N SADDLEBAG TR 105
 SCOTTSDALE, AZ 85251
 480-889-9949

Bill To :

Reference #	316-PA-2015	Issued Date	12/21/2015
Address	4425 N SADDLEBAG TR STE 105	Paid Date	12/21/2015
Subdivision	CAMELBACK PARK PLAZA	Payment Type	CHECK
Marketing Name		Lot Number	6A
MCR	1066-10	County	No
APN	173-41-257	Gross Lot Area	0
Owner Information		NAOS Lot Area	0
EQUITY PARTNERS GROUP LLC		Net Lot Area	
4501 N SCOTTSDALE RD STE 201		Number of Units	1
SCOTTSDALE, AZ 85251		Density	
480-748-8888		Cost Center	
		Meter Size	17-45
		Metes/Bounds	No
		Water Zone	
		Water Type	
		Sewer Type	
		Water Meter	QS

Code	Description	Additional	Qty	Amount	Account Number
9550	IN LIEU PARKING		1	\$153.00	407-00407-44230

City of Scottsdale

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

Date: 12/21/2015 Cashier: KPETERS
 Office: PLN-1STOP Mach ID: HPTC6005125
 Tran #: 2 Batch #: 52627
 Receipt: 00854741 Date: 12/21/2015 4:14 PM
 104569
 9550 IN LIEU PARKING \$153.00

TENDERED AMOUNTS:

Check Tendered: \$153.00
 Chk #: 5627 MAJERLES OLD TOWN LLC
 Transaction Total: \$153.00

*Thank you for your payment.
 Have a nice day!*

2-IP-2015
12/21/15

SIGNED BY RICHARD HENSLEY ON 12/21/2015

Total Amount \$153.00

(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 # 104569



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 type="checkbox"/> Development Review (Major) (DR)	<input type="checkbox"/> Master Sign Program (MS)
<input 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 checked="" 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 type="checkbox"/> General Plan Amendment (GP)
<input type="checkbox"/> Hardship Exemption (HE)	<input 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: Majerles Sports Grill

Property's Address: 4425 N Saddlebag Tr #105

Property's Current Zoning District Designation:

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:	Agent/Applicant: <u>Cheri Lo Duca</u>
Company: <u>Stockdale Management LLC</u>	Company: <u>Majerles Sports Grill</u>
Address: <u>4501 N Scottsdale Rd #201</u>	Address: <u>4425 N Saddlebag Tr #105</u>
Phone: <u>602-748-8888</u> Fax: <u>602-748-8889</u>	Phone: <u>480-889-9949</u> Fax: <u>480-889-9948</u>
E-mail: <u>adragon@stockdale.com</u>	E-mail: <u>Cheri@majerles.com</u>
Designer:	Engineer:
Company:	Company:
Address:	Address:
Phone: Fax:	Phone: Fax:
E-mail:	E-mail:

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 Cheri Lo Duca

Official Use Only Submittal Date: _____ Development Application No.: _____

2-IP-2015
12/21/15