

**Correspondence Between
Staff and Applicant
Approval Letter**



January 24, 2018

Mike Delmarter
Kimley-Horn and Associates Inc
7740 N 16Th St Ste 300
Phoenix, AZ 85020

Re: 5-AB-2017
Rosewood 17

Dear Mike Delmarter,

This is to advise you that the case referenced above was approved at the January 23, 2018 City Council meeting. The resolution may be obtained from the City Clerk's office or city website @ <https://eservices.scottsdaleaz.gov/eServices/ClerkDocs/Default.aspx>.

Sincerely,

A handwritten signature in green ink, appearing to read "Jesus Murillo". The signature is stylized and includes a large, sweeping flourish that loops back under the name.

Jesus Murillo
Senior Planner



ROSEWOOD HOMES
Enduring Beauty. Timeless Style.®

Mr. Jesus Murillo
Senior Planner
City of Scottsdale
7447 E. Indian School Road, Suite 100
Scottsdale, AZ 85251

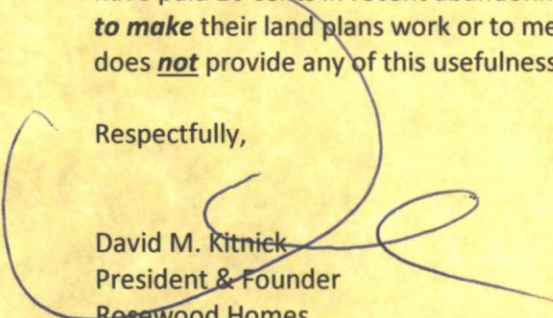
November 17, 2017

Dear Mr. Murillo:

As you know, Rosewood Homes is processing a 17-lot plat along the north-side of Hawknest Road just east of 84th Street/Windmill Road. Our Final Plat includes a small strip of land along Hawknest Road measuring approximately 15' x 658' (totaling approx. 9,870 square feet) that was previously obtained by/or dedicated to the City for future roadway use. However, as you know, due to reclassification of the City's Street system the City no longer needs this small strip of land. Moreover, the City no longer desires to own this small unusable strip of land so the City has requested that this strip be "abandoned." Rosewood Homes is agreeable to help formalize an "abandonment." However, please also know that this land has no value to Rosewood or to anyone. As an example, this small 15' strip of land does not enable Rosewood to obtain any additional lots nor does it help satisfy any "minimum lot requirements" nor does it help satisfy any NAOS requirements nor does it affect any building footprints or back yard sizes. Moreover, this 15-foot strip of land does not have any practical benefit for anyone other than creating legal liability for whoever owns it. However, to expeditiously help facilitate the formal abandonment process, Rosewood would agree to pay 20-cents per square foot which is consistent with the amount that other people have paid when having similar "nuisance" conditions. This would total $9,870 \times .20 = \$1,974.00$ payable to the City of Scottsdale.

Note: This property is actually worth less than 20 cents per square foot. Note: developers in Scottsdale have paid 20 cents in recent abandonments when they needed to abandon 33' GLO easements **in order to make** their land plans work or to meet open space requirements whereas this strip of land property does not provide any of this usefulness to the Rosewood property.

Respectfully,


David M. Kitnick
President & Founder
Rosewood Homes



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Mr. Jesus Murillo
Senior Planner
City of Scottsdale
7447 E. Indian School Road, Suite 100
Scottsdale, AZ 85251

December 20, 2017

Dear Mr. Murillo:

This letter is to confirm that Rosewood Homes will pay the City of Scottsdale \$3.18 per square foot totaling \$31,386.60 to abandon the small strip of land along our new 17-home development on the north-side of Hawknest Road (east of 84th Street/Windmill Road) measuring approximately 15' x 658' (totaling approx. 9,870 square feet).

We would appreciate you scheduling our Final Plat for the January 23, 2018 City Council meeting.

Respectfully,



David M. Kitnick
President & Founder
Rosewood Homes



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Respectfully,



David M. Kitnick
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