

**207 Waiver**  
**Title**  
**Legal Description**  
**Policy or Appeals**  
**Correspondence Between Legal & Staff**  
**Letter of Authorization**

Legal



# Board of Adjustment Decision

## Zoning Ordinance Variance

### Variance Request

**Case Numbers:** 111-PA-2019 / 3-BA-2019

**Project Name:** Burke Garage

**Location:** 7338 E Pierce St

☒ Single-Family Residential ☐ Multi-Family Residential ☐ Commercial ☐ Industrial

**Section of the Zoning Ordinance to be varied:** 5.504.E.1

**Scottsdale Ordinance Requires:** Each lot shall have a front yard with a minimum depth of twenty (20) feet.

**Applicant's Request:** Request by owner for a variance to the City of Scottsdale Zoning Ordinance, Section 5.504.E.1. pertaining to the required front yard, for a property with Single-family Residential (R1-7) zoning, located at 7338 E. Pierce Street.

**Amount of Variance:** The applicant is requesting a variance of up to three (3) feet to allow the conversion and expansion of the existing single car carport into a 2-car garage within a portion of the required twenty (20) foot front yard setback, as shown on the submitted site plan (Attachment #6 in the staff report).

### Board of Adjustment Decision

Hearing Date:

☐ Approved

☐ Denied

☐ Other:

☒ Approved with Stipulation(s):

☐ Continued to:

*as per site Plan on  
Attachment No. 6  
Garage height must  
be no higher than  
roof line of home*

  
Chair Signature

## 5297 Machinery & Tools

Assorted Tool Sale  
Sat. & Sun. March 16-17,  
9am-3pm, 14250 N. 9th St.

## 5425 Yard Sales-Phoenix

Estate Sale, Sat. March 16.  
Lots of antiques, furniture,  
dishes/glasses, & more  
great deals, 9a-5p.  
1632 E Maryland Street.

## 6830 Public Notices

To view public notices  
online please visit  
[publicnotices.azcentral.com](http://publicnotices.azcentral.com)

## 6840 State Agency Public Notices

**NOTICE OF PUBLIC HEARING  
TOWN OF PARADISE VALLEY**  
Notice is hereby given that  
the Town of Paradise Valley  
Board of Adjustment will  
hold a public hearing at 5:30  
p.m. on Wednesday, April 3,  
2019, at Town Hall, 6401  
East Lincoln Drive, Paradise  
Valley, Arizona, 85253 for:  
**PUBLIC HEARING:** Consider-  
ation of a variance from the  
Zoning Ordinance, Article X,  
Height and Area Regula-  
tions, to allow additions to  
an existing residence to en-  
croach into the setback.  
The property is located at  
6318 N. 52nd Place (Asses-  
sor's Parcel Number 169-27-  
033). If you have questions  
about this application,  
please call the Planning De-  
partment at (480) 348-3692.  
The Town of Paradise Valley  
endeavors to make all public  
meetings accessible to  
persons with disabilities.  
With 72 hours advance no-  
tice, special assistance can  
be provided for disabled  
persons at public meetings.  
Please call 480-948-7411

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## 6830 Public Notices



### NOTICE OF BOARD OF ADJUSTMENT HEARING

**NOTICE IS HEREBY GIVEN** the Board of Adjustment of the City of Scottsdale, Arizona, will  
hold a public hearing on April 03, 2019, at 6:00 P.M. in the City Hall Kiva, 3939 N. Drinkwater  
Boulevard, Scottsdale, Arizona, for the purpose of hearing all persons who wish to comment  
on the following:

- 2-BA-2019** (Sonders Residence Variance) Request by owner for a variance to the City  
of Scottsdale Zoning Ordinance, Section 5.204.E.1.c and Section 7.200.A.  
pertaining to accessory buildings in the required front yard for a property  
with Single-family Residential (R1-35) zoning, located at 7655 E. Cactus  
Road. Staff contact person is Casey Steinke, 480-312-2611. Applicant  
contact person is Robert Sonders, 720-530-0567.
- 3-BA-2019** (Burke Garage) Request by owner for a variance to the City of Scottsdale  
Zoning Ordinance, Section 5.504.E.1 pertaining to the required front yard,  
for a property with Single-family Residential (R1-7) zoning, located at  
7338 E. Pierce Street. Staff contact person is Jeff Barnes, 480-312-2376.  
Applicant contact person is Gary Stubbs, 602-769-3506.

The above items may be discussed at a Study Session prior to the Board of Adjustment  
meeting.

The public/applicant may attend the study session, which begins at 5:30 P.M. unless  
otherwise noted, but may not comment.

A case file on the subject properties is on file at 7447 E. Indian School Road, Suite 105,  
where it may be viewed by any interested person.

A COPY OF A FULL AGENDA, INCLUDING ITEMS CONTINUED FROM PREVIOUS MEETINGS IS  
AVAILABLE AT LEAST 24 HOURS PRIOR TO THE MEETING AT THE FOLLOWING LOCATIONS:

City Hall, 3939 N. Drinkwater Boulevard  
Online at: <http://www.ScottsdaleAZ.gov/boards/board-of-adjustment>

ALL INTERESTED PARTIES ARE INVITED TO ATTEND.

CHAIRMAN  
BOARD OF ADJUSTMENT

Attest  
Stephen Perone  
Planning Assistant

For additional information visit our web site at [www.scottsdaleaz.gov/boards/board-of-adjustment](http://www.scottsdaleaz.gov/boards/board-of-adjustment)

Persons with a disability may request a reasonable accommodation such as a sign  
language interpreter, by contacting Melissa Berry at 480-312-7015. Requests should be  
made as early as possible to allow time to arrange accommodations. For TTY users, the  
Arizona relay service (1-800-367-8939) may contact Karen Fitzpatrick at 480-312-7015.

## 6840 State Agency Public Notices

(voice) or 483-1811 (TDD) to  
request accommodation.  
For further information  
about any of these matters,  
please contact the Commu-  
nity Development De-  
partment, 6401 E. Lincoln  
Drive, Paradise Valley, Ari-  
zona, 480-348-3692. All  
agendas are subject to  
change. You can view the  
agenda, find application  
material, and provide your  
input via eComment ap-  
proximately 4-6 days prior  
to the meeting date at <https://paradisevalleyaz.legistar.com/Calendar.aspx>. You  
may also contact the staff  
liaison, George Burton on  
this application at [gburton@paradisevalleyaz.gov](mailto:gburton@paradisevalleyaz.gov)  
or 480-348-3525 at any time be-  
fore the scheduled meeting  
date.  
Pub: Mar 16, 2019

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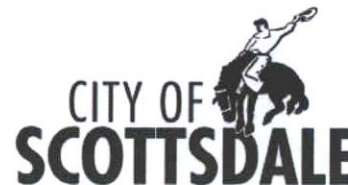
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## 6830 Public Notices



# Affidavit of Authorization to Act for Property Owner



1. This affidavit concerns the following parcel of land:

- a. Street Address: 7338 EAST PIERCE  
b. County Tax Assessor's Parcel Number: \_\_\_\_\_  
c. General Location: \_\_\_\_\_  
d. Parcel Size: \_\_\_\_\_  
e. Legal Description: \_\_\_\_\_

(If the land is a platted lot, then write the lot number, subdivision name, and the plat's recording number and date. Otherwise, write "see attached legal description" and attach a legal description.)

2. I am the owner of the land or I am the duly and lawfully appointed agent of the owner of the land and have authority from the owner to sign this affidavit on the owner's behalf. If the land has more than one owner, then I am the agent for all of the owners, and the word "owner" in this affidavit refers to all of them.
3. I have authority from the owner to act for the owner before the City of Scottsdale with regard to any and all reviews, zoning map amendments, general plan amendments, development variances, abandonments, plats, lot splits, lot ties, use permits, building permits and other land use regulatory or related matters of every description involving the land, or involving adjacent or nearby lands in which the owner has (or may acquire) an interest, and all applications, dedications, payments, assurances, decisions, agreements, legal documents, commitments, waivers and other matters relating to any of them.
4. The City of Scottsdale is authorized to rely on my authority as described in this affidavit until three work days after the day the owner delivers to the Director of the Scottsdale Planning & Development Services Department a written statement revoking my authority.
5. I will immediately deliver to the Director of the City of Scottsdale Planning & Development Services Department written notice of any change in the ownership of the land or in my authority to act for the owner.
6. If more than one person signs this affidavit, each of them, acting alone, shall have the authority described in this affidavit, and each of them warrant to the City of Scottsdale the authority of the others.
7. Under penalty of perjury, I warrant and represent to the City of Scottsdale that this affidavit is true and complete. I understand that any error or incomplete information in this affidavit or any applications may invalidate approvals or other actions taken by the City of Scottsdale, may otherwise delay or prevent development of the land, and may expose me and the owner to other liability. I understand that people who have not signed this form may be prohibited from speaking for the owner at public meetings or in other city processes.

Name (printed)

Matthew Burke  
Gretchen Burke

Date

2/12, 2019  
2/12, 2019

Signature

X [Signature]  
X [Signature]