

**Correspondence Between  
Staff and Applicant  
Approval Letter**

**From:** Steve Simonelli <steve@azhomes.com>  
**Sent:** Thursday, April 18, 2019 3:17 PM  
**To:** Moriarity, Ben; Acevedo, Alex  
**Cc:** Cassandra Vatisas  
**Subject:** Parking Submittal: Schmooze Workspace and Cafe  
**Attachments:** Steve Simonelli.jpg; LaunchPhaseII Liquor Plan-Model-4.pdf; Steve Simonelli.jpg

Alex and Ben,

I hope you are both having a great week! This e-mail is in regards to the outdoor patio extension for Schmooze Workspace and Cafe located at 4222 North Marshall Way, Scottsdale, Az 85251.

After further review and Ben's assistance in determining our parking requirements we would like to cancel our previous submittal for the in-lieu parking as it is unnecessary.

I have attached the front patio diagram to accompany the below math which reflects that we meet the City of Scottsdale parking requirements for our extension of premises.

	2465 sq ft restaurant with alcohol/300 – 8.22 spaces
+	3,365 sq ft office/500 = 6.73 spaces
+	<u>3,379 sq ft spa/500 = 6.75 spaces</u>
N=	21.7 spaces

Old Parking requirement: 7,405 sq ft/500 = 14.81 spaces

Total on-site T= 12 spaces

$(21.7 - 14.81) + 12 = 18.89$  spaces required

-6.01 spaces per parking waiver per ZO Section 9.104 H.3 (1,804 sq ft addition/300

-8 required parking spaces per variance case #46-BA-1980

= 4.88 spaces required for the building

+ Proposed front patio service area: (2,853.2 sq ft -500)/350 = 6.72 spaces

=11.6 total parking spaces required

12 Spaces provided on site (1ADA).

If you have any questions or concerns please do not hesitate to reach out to me directly. Looking forward to hearing back to schedule our next meeting.

Thanks again for all of the assistance when it comes to Schmooze!

Steve  
845-406-7120

4/3/19

Name: JOHN VATISTAS  
Name: LAUNCH OFFEE LLC  
Address: 4222 N. MARSHALL WAY  
City, State, Zip: SCOTTSDALE AZ.

RE: Application Accepted for Review.

26 - PA - 2018

Dear JOHN:

It has been determined that your Development Application for Launch/Schmooze Cafe (26-PA-2018) has been accepted for review.

Upon completion of the Staff's review of the application material, I will inform you in writing or electronically either: 1) the steps necessary to submit additional information or corrections; 2) the date that your Development Application will be scheduled for a public hearing or, 3) City Staff will issue a written or electronic determination pertaining to this application. If you have any questions, or need further assistance please contact me.

Sincerely,



Name: BEN MORIARITY  
Title: PLANNER  
Phone Number: (480) 312-2836  
Email Address: BMORIARITY @ScottsdaleAZ.gov

# In-Lieu Parking Fees

In-Lieu Payment Fee (Effective July 1, 2018)					
	CPI	Permanent Credit Lump Sum Payment	Permanent Credit Purchase Utilizing Monthly Installment Payment Program - Minimum Deposit per Credit	Monthly Term (Temporary Lease) and Minimum Permanent Installment Monthly Payment per credit Not including Interest	Evening Term Only (Temporary Lease) Monthly Payment per Credit - Night Time Only
Jan-92		7,500.00	500.00	71.00	20.00
Jan-93	3.0%	7,725.00	515.00	73.13	20.60
Jan-94	3.0%	7,956.75	530.45	75.32	21.22
Jan-95	2.6%	8,163.63	544.24	77.28	21.77
Jan-96	2.8%	8,392.21	559.48	79.45	22.38
Jan-97	3.0%	8,643.97	576.26	81.83	23.05
Jan-98	2.3%	8,842.78	589.52	83.71	23.58
Jan-99	1.6%	8,984.27	598.95	85.05	23.96
Jan-00	2.2%	9,181.92	612.13	86.92	24.49
Jan-01	3.4%	9,494.11	632.94	89.88	25.32
Jan-02	2.8%	9,759.94	650.66	92.39	26.03
Jan-03	1.6%	9,918.10	661.07	93.87	26.44
Jan-04	2.3%	10,144.17	676.28	96.03	27.05
Jan-05	2.7%	10,418.07	694.54	98.62	27.78
Jan-06	3.4%	10,772.28	718.15	101.98	28.73
Jan-07	3.2%	11,116.99	741.13	105.24	29.65
Jan-08	2.8%	11,428.27	761.88	108.19	30.48
Jan-09	3.8%	11,862.54	790.84	112.30	31.63
Jan-10	-0.40%	11,815.09	787.67	111.85	31.51
Jul-10	0.15%	11,832.82	788.85	112.02	31.55
Jul-11	3.60%	12,258.80	817.25	116.05	32.69
Jul-12	1.70%	12,467.20	831.15	118.02	33.25
Jul-13	1.80%	12,691.61	846.11	120.15	33.84
Jul-14	2.10%	12,958.13	863.88	122.67	34.56
Jul-15	0.00%	12,958.13	863.88	122.67	34.56
Jul-16	1.00%	13,087.71	872.51	123.90	34.90
Jul-17	1.60%	13,297.11	886.47	125.88	35.46
Jul-18	2.38%	13,613.59	907.57	128.88	36.30