

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

# Board of Adjustment

## Zoning Variance Project Narrative



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

The Board of Adjustment may not authorize a zoning ordinance variance unless four (4) members affirm that ALL of the following criteria are met. Please provide justification to the four (4) criteria set forth in Section 1.804 of the Zoning Ordinance; you may attach a separate sheet if you need more room.

Type of variance requested, section(s) of the Zoning Ordinance to be varied:

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See Board of Adjustment Zoning Variance Project Narrative attached to the Project Narrative.

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1. That because of special circumstances applicable to the property including its size, shape, topography, location, or surroundings, the strict application of the zoning ordinance will deprive such property of privileges enjoyed by other property of the same classification in the same zoning district:

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See Board of Adjustment Zoning Variance Project Narrative attached to the Project Narrative.

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2. That the authorization of the variance is necessary for the preservation of privileges and rights enjoyed by other property of the same classification in the same zoning district, and does not constitute a grant of special privileges inconsistent with the limitations upon other properties in the vicinity and zone in which such property is located:

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See Board of Adjustment Zoning Variance Project Narrative attached to the Project Narrative.

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3. That the special circumstances applicable to the property were not self-imposed or created by the owner or applicant:

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See Board of Adjustment Zoning Variance Project Narrative attached to the Project Narrative.

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4. That authorization of the variance will not be materially detrimental to persons residing or working in the vicinity, to adjacent property, to the neighborhood or to the public welfare in general:

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See Board of Adjustment Zoning Variance Project Narrative attached to the Project Narrative.

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### Planning and Development Services

7447 E. Indian School Road, Suite 105, Scottsdale, AZ 85251 ♦ [www.ScottsdaleAZ.gov](http://www.ScottsdaleAZ.gov)

# Board of Adjustment

## Development Application Checklist



### Minimal Submittal Requirements:

At your pre-application meeting, your project coordinator will identify which items indicated on this Development Application checklist are required to be submitted. A Development Application that does not include all items indicated on this checklist may be rejected immediately and may result in additional fees. A Development Application that is received by the City is not complete until it is verified that the application meets the minimum submittal requirements to be reviewed.

In addition to the items on this checklist, to avoid delays in the review of your application, all Plans, Graphics, Reports and other additional information that is to be submitted shall be provided in accordance with the:

- The General Plan
- The Scottsdale Revised Code, including the Zoning Ordinance
- Stipulations of any Development Application approved before this application is submitted
- Scenic Corridor Design Guidelines
- Transportation Master Plan and related local plans
- The Design Standards & Policies Manual

If you have any questions regarding the information above, or items indicated on this application checklist, please contact your project coordinator. His/her contact information is on the page 4 of this application.

Prior to application submittal, please research original zoning case history to find the original adopted ordinance(s) and exhibit(s) to confirm the zoning for the property. This will help to define your application accurately. The City's full-service Records Department can assist.

### Digital Submittal:

For applications submitted digitally, please follow the plan and document submittal requirements below. All files shall be uploaded in PDF format. Provide one (1) full-size copy of each required plan document file. Application forms and other written documents or reports should be formatted to 8.5 x 11. A digital submittal Key Code is required to upload your documents and will be provided by your coordinator.

Key Code: \_\_\_\_\_

Submit digitally at: <https://eservices.scottsdaleaz.gov/bldgresources/Cases/DigitalMenu>

## PART I -- GENERAL REQUIREMENTS

Req'd	Rec'd	Description of Documents Required for Complete Application. No application shall be accepted without all items marked below.
<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	1. Board of Adjustment Checklist (this list)
<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	2. Application Fee \$ <u>160</u> (subject to change every July)
<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	3. Completed Development Application Form (form provided) <input checked="" type="checkbox"/> Variance <input type="checkbox"/> Appeal
<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	4. Letter of Authorization (from property owner(s) if property owner did not sign the application form)

# Board of Adjustment Application Checklist

<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<b>5. Affidavit of Authorization to Act for Property Owner</b> (required if the property owner is a corporation, trust, partnership, etc. and/or the property owner(s) will be represented by an applicant that will act on behalf of the property owner. (form provided)
<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<b>6. Request for Site Visits and/or Inspections Form</b> (form provided)
		<b>7. Addressing Requirements and Addressing Request Application</b>
<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<b>8. Public Participation</b> <b>Step 1: Complete Neighborhood Notification</b> Notify surrounding property owners & HOAs of the project request and description <i>W/ 750'</i> <b>Step 2: City will post public hearing sign and provide other public notification including:</b> <ul style="list-style-type: none"> <li>• Mailing out postcards to property owners within 750 feet</li> <li>• Publishing legal ad in newspaper</li> <li>• Posting case information on the City website</li> <li>• Posting on social media</li> <li>• Sending to email subscribers</li> </ul>
<input type="checkbox"/>	<input type="checkbox"/>	<b>9. Homeowners/Property Owners Association Approval</b> (if applicable).
<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<b>10. Existing Conditions Photo Exhibit: Printed digital photos on 8-1/2"x11" Paper</b> (example provided) <ul style="list-style-type: none"> <li>• 8-1/2" x 11" - ① copy of the set of prints</li> <li>• <u>See attached Existing Conditions Photo Exhibit</u> graphic showing required photograph locations and numbers.</li> </ul>

## PART II -- REQUIRED NARRATIVE, PLANS & RELATED DATA

Req'd	Rec'd	Description of Documents Required for Complete Application. No application shall be accepted without all items marked below.
		<b>11. Plan &amp; Report Requirements For Development Applications Checklist</b> (form provided)
<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<b>12. Application Narrative</b> 8 1/2" x 11" - ④ copies
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<b>13. Context Aerial with the proposed site improvements superimposed</b> <ul style="list-style-type: none"> <li>• 24" x 36" - ② color copies, <u>folded</u></li> <li>• 11" x 17" - ① color copy, <u>folded</u></li> <li>• 8 1/2" x 11" - ① color copies (quality suitable for reproduction)</li> </ul> Aerial shall not be more than 1 year old and shall include and overlay of the site plan showing lot lines, tracts, easements, street locations/names and surrounding zoning for a radius from the site of: <ul style="list-style-type: none"> <li><input type="checkbox"/> 750 foot radius from site</li> <li><input type="checkbox"/> 1/4 mile radius from site</li> <li><input type="checkbox"/> Other: _____</li> </ul>

# Board of Adjustment Application Checklist

<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<b>14. Site Plan</b> <ul style="list-style-type: none"> <li>24" x 36" – ④ copies, <u>folded</u></li> <li>11" x 17" – ① copy, <u>folded</u> (quality suitable for reproduction)</li> <li>8 ½" x 11" – ① copy (quality suitable for reproduction)</li> <li>Digital - ① copy (CD/DVD, PDF format)</li> </ul>
<input type="checkbox"/>	<input type="checkbox"/>	<b>15. Elevations</b> <ul style="list-style-type: none"> <li>24" x 36" – ② copies, <u>folded</u> black and white line drawing <i>(a grayscale copy of the color elevations will not be accepted.)</i></li> <li>11" x 17" – ① copy, <u>folded</u> black and white line drawing (quality suitable for reproduction)</li> <li>8 ½" x 11" – ① copy black and white line drawing (quality suitable for reproduction)</li> <li>Digital - ① copy (CD/DVD, PDF format)</li> </ul>
<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<b>16. Floor Plans</b> <ul style="list-style-type: none"> <li>24" x 36" – ② copies, <u>folded</u> black and white line drawing</li> <li>11" x 17" – ① copy, <u>folded</u> black and white line drawing (quality suitable for reproduction)</li> <li>8 ½" x 11" – ① copy black and white line drawing (quality suitable for reproduction)</li> <li>Digital - ① copy (CD/DVD, PDF format)</li> </ul>
<input type="checkbox"/>	<input type="checkbox"/>	<b>17. Other:</b> <hr/> <hr/> <hr/>

## PART III – SUBMITTAL OF THE DEVELOPMENT APPLICATION

Req'd	Rec'd	Description of Documents Required for Complete Application. <b>No application shall be accepted without all items marked below.</b>
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<b>18. An appointment must be scheduled to submit this application. To schedule your submittal meeting please call 480-312-7767. Request a submittal meeting with a Planning Specialist and provide your case pre-app number: <u>1018-PA-2018</u>.</b> <div style="text-align: right; margin-top: 5px;"><i>11:00 am Friday 6/14</i></div>
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<b>19. Submit all items indicated on this checklist pursuant to the Submittal Instructions provided.</b>
<input checked="" type="checkbox"/>	<input type="checkbox"/>	<b>20. Submit all additional items that are required pursuant to the stipulations of any other Development Application that this application is reliant upon</b>
<input type="checkbox"/>	<input type="checkbox"/>	<b>21. Other:</b> <hr/> <hr/>

# Board of Adjustment Application Checklist



22. If you have any questions regarding this application checklist, please contact your Project Coordinator.

Coordinator Name (print): BEN MORIARITY Phone Number: 480-312-2836

Coordinator email: B.MORIARITY@scottsdaleaz.gov Date: \_\_\_\_\_

Coordinator Signature: \_\_\_\_\_

If the Project Coordinator is no-longer available, please contact the Current Planning Director at the phone number in the footer of this page if you have any question regarding this application checklist.

This application needs a:  New Project Number, or

A New Phase to an old Project Number: \_\_\_\_\_

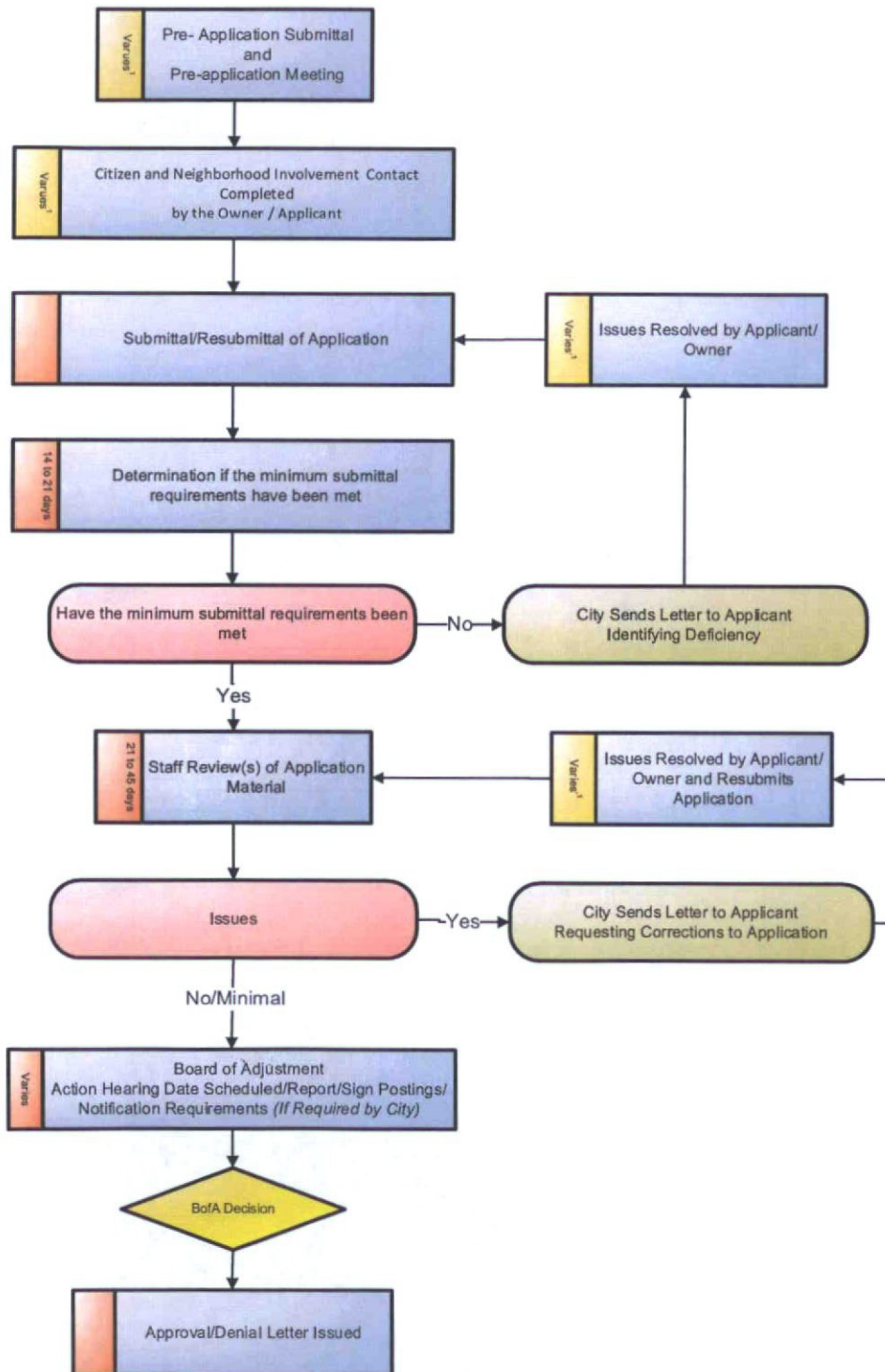
## Required Notice

Pursuant to A.R.S. §9-836, an applicant/agent may request a clarification from the City regarding an interpretation or application of a statute, ordinance, code or authorized substantive policy, or policy statement. Requests to clarify an interpretation or application of a statute, ordinance, code, policy statement administered by the Planning and Development Services, including a request for an interpretation of the Zoning Ordinance, shall be submitted in writing to the One Stop Shop to the attention of the Planning and Development Services Director. All such requests must be submitted in accordance with the A.R.S. §9-839 and the City's applicable administrative policies available at the Planning and Development Services' One Stop Shop, or from the city's website: <http://www.scottsdaleaz.gov/planning-development/forms>

Planning and Development Services  
One Stop Shop  
Planning and Development Services Director  
7447 E. Indian School Rd, Suite 105  
Scottsdale, AZ 85251  
Phone: (480) 312-7000

# Development Applications Process

## Board of Adjustment Application (BA)



Note:

1. Time period determined by owner/applicant.



Zachary Pebler  
(480) 321-8149  
zapebler@aol.com

Project: 9823 E. Jenan Dr. - addition

February 5th, 2019

Dear neighbor,

Zachary A Pebler, PLLC, on behalf of our client Arizona Royal Home Care, LLC, is pleased to submit this project narrative and related exhibits in support of a variance to increase the existing lot coverage percentage from its current 35% to 37.7%. Our client is proposing a 1,000 square foot, non-livable new garage. The existing zoning on the property is R1-43PRD. The property is located at 9823 E. Jenan Dr. Scottsdale, 85260. The addition where proposed does not border an existing home. Being a corner lot, the addition would be on the street side. The property is bordered by a home on its south and east side, with planned residential homes to the north.

**2. Request:**

Our requests to the City of Scottsdale will be:

- a) A variance to increase lot coverage percentage from 35% to 37.7% within the R1-43 PRD zoning.

The request, if approved will accommodate the construction of a 1,000 square foot, non-livable, garage and storage addition. A copy of the Conceptual Site Plan and floor plan is attached as Exhibit of this narrative. If you have any questions, comments, or concerns please contact our office to discuss. A formal public hearing will be conducted regarding the request in which you will be notified. However, we would like to hear from you prior to that hearing if there are any concerns.

Thank you,

Enclosed:

Preliminary Site Plan  
Preliminary Floor Plan  
Aerial

Zachary A Pebler  
president

direct: 480-390-4542

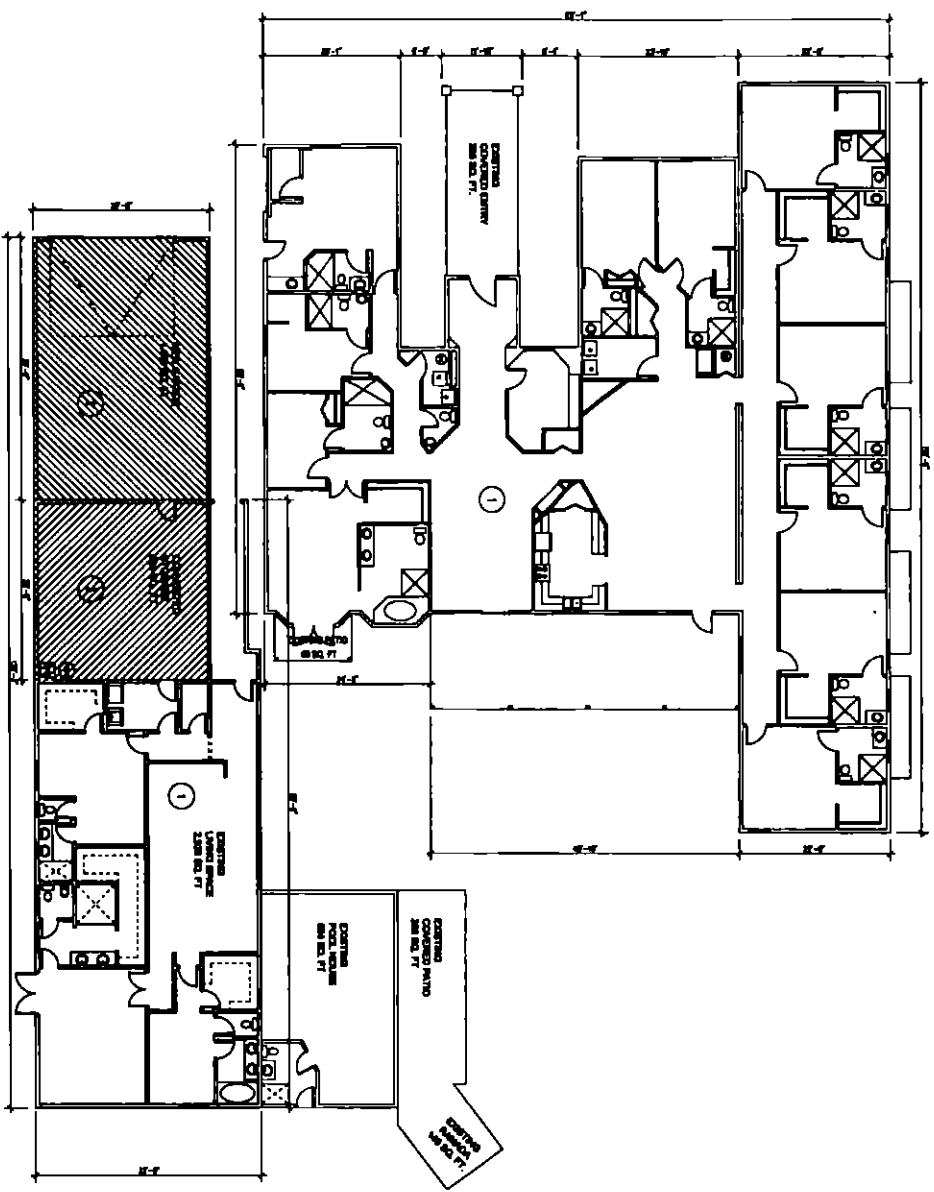
office: 480-777-4500

email: zapebler@aol.com

2141 E Broadway Rd #101 Tempe, AZ 85282



FLOOR PLAN



PLANS NOTES AND LEGEND

- PRODUCT DESCRIPTIONS**  
 COMPLETE TWO COAT FINISHES INTO A STITCHING  
 AND FINISHING. TOTAL PRODUCT AREA  
 APPROXIMATELY:
- GENERAL NOTES:**
- A. ALL LUMBER SHALL BEAT THE GRADE OF ALL APPROVED SPECIES.
  - B. STUD TO BEAT PLATE FOR WALL. 4x4 ON 2x4.
  - C. STUD TO BEAT PLATE FOR NO.
  - D. ROOFING SHALL BEAT GRADE AND SHALL BEAT THE GRADE.
- NETWORKS:**
1. EXISTING STRUCTURE.
  2. NEW 2' COLD DRAINAGE.
  3. CONSTRUCTION DRAWING INTO STRUCTURE.

**KONTEXTURE**  
 1000 N. GILBERT  
 SUITE 100  
 MESA, AZ 85204  
 (480) 944-1111  
 WWW.KONTEXTURE.COM

**ARIZONA ROYAL CARE HOME LLC**



**DESIGNER OF RECORDS**  
 ARCHITECT  
 1000 N. GILBERT  
 SUITE 100  
 MESA, AZ 85204  
 (480) 944-1111  
 WWW.KONTEXTURE.COM

**FLOOR PLAN**  
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# Map



Maricopa County GIO, Maricopa County Assessor's Office

2018 10:35:40

**8-BA-2019**  
**6/14/19**



**Jenan Dr. - Neighborhood Catalogue**  
(750 ft. radius)

<u>PROPERTY ADDRESS</u>	<u>PARCEL #</u>	<u>MAILING ADDRESS</u>	<u>OWNER</u>
12063, 11931 & 11865 N 98th Pl and 9830, 9810 & 9825 E. Jenan Dr.	21-26-989 thru -994	12678 N 113th Way Scottsdale, AZ. 85260	Daniel & Dina Francis Living Trust
Toth 2010 Revocable Trust 12042 N. 98th Way Scottsdale, AZ. 85260	217-26-477		
Dawn Brokaw 9909 E. Paradise Dr. Scottsdale, AZ. 85260	217-26-018G		
Danto Living Trust 9925 E. Paradise Dr Scottsdale, AZ. 85260	217-26-019R	Danto Living Trust 11642 E. Bella Vista Dr. Scottsdale, AZ. 85259	
Brown / Carmitchel Family Trust 9935 E. Paradise Dr. Scottsdale, AZ. 85260	217-26-988		
Marlette Kort 9940 E. Jenan Dr. Scottsdale, AZ. 85260	217-26-912	Marlette Kort 9960 E. Jenan Dr. Scottsdale, AZ. 85260	
David McDowell 9920 E Jenan Dr Scottsdale, AZ. 85260	217-26-913		
Gregory Scott Knowles Living Trust 9870 E. Jenan Dr. Scottsdale, AZ. 85260	217-26-018K		
Gerald & Alice Tobias Trust 9933 E. Jenan Dr. Scottsdale, AZ. 85260	217-26-235		
MBKISMET, LLC. 9911 E Jenan Dr. Scottsdale, AZ. 85260	217-26-234	MBKISMET, LLC. 7561 E. Gold Dust Ave. Scottsdale, AZ. 85258	
Stacie Mumford 2009 Irrevocable Trust 9889 E. Jenan Dr. Scottsdale, AZ. 85260	217-26-233	Stacie Mumford 2009 Irrevocable Trust 191 Ramoso Rd. Portola Valley, CA. 94028	
Daryl B. Potyczka 9867 E. Jenan Dr. Scottsdale, AZ. 85260	217-26-232		
Maclean Family Trust 9845 E. Jenan Dr. Scottsdale, AZ. 85260	217-26-231		

Darroch Family Trust 9814 E. Cortez St. Scottsdale, AZ 85260	217-26-229	
Howard & Annabelle Markstein 9828 E. Cortez St. Scottsdale, AZ 85260	217-26-228	
Michael Joe Halland 9842 E. Cortez St. Scottsdale, AZ 85260	217-26-227	
Tiana J. Zang Trust 9858 E. Cortez St. Scottsdale, AZ 85260	217-26-226	
Joseph & Maria Notorio 9872 E. Cortez St. Scottsdale, AZ 85260	217-26-225	
Conseulo Davila Ruiz 9886 E. Cortez St. Scottsdale, AZ 85260	217-26-224	
Hondo Trust 9867 E. Cortez St. Scottsdale, AZ 85260	217-26-222	
Ana Maria Bonner Revocable Trust 9849 E. Cortez St. Scottsdale, AZ 85260	217-26-221	
Tyrain & Marie Segalline Trust 9833 E. Cortez St. Scottsdale, AZ 85260	217-26-220	
Craig & Laura Pierce Trust 9817 E. Cortez St. Scottsdale, AZ 85260	217-26-219	
Edward Bauman 9797 E. Cortez St. Scottsdale, AZ 85260	217-26-006Q	Edward Bauman 6240 Summit Ave. West Vancouver, BC V7W-1
Brown Living Trust 9735 E. Cortez St. Scottsdale, AZ 85260	217-26-523	
Bruce & Katherine Samuels 9701 E. Cortez St. Scottsdale, AZ 85260	217-26-522	
John A. Jr. & Therese M. Davis Trust 9629 E. Cortez St. Scottsdale, AZ 85260	217-26-805	
Kali Development, LLC 9708 E. Kali Dr. Scottsdale, AZ 85260	217-26-006W	Kali Development, LLC 2516 W. Monte Ave. Mesa, AZ 85202
David & Denise Carpenter Trust 9730 E. Kali Dr. Scottsdale, AZ 85260	217-26-006V	
Clare Perry & Wendt Nelson 9740 E. Kali Dr. Scottsdale, AZ 85260	217-26-405	
Justina Kay 9778 E. Kali Dr. Scottsdale, AZ 85260	217-26-406	

Christopher & Kristy Schafel 9816 E. Kall Dr. Scottsdale, AZ. 85260	217-26-218	
James & Julia Hann 9834 E. Kall Dr. Scottsdale, AZ. 85260	217-26-217	
Mark & Yolanda Thoma 9850 E. Kall Dr. Scottsdale, AZ. 85260	217-26-216	
Steven Rogers 9866 E. Kall Dr. Scottsdale, AZ. 85260	217-26-215	
Joseph & Marlene Sparks 9884 E. Kall Dr. Scottsdale, AZ. 85260	217-26-214	
Donald & Trudy Bastman Trust 11480 N. 98th Way Scottsdale, AZ. 85260	217-26-213	
Scott & Deborah Cummings 9835 E. Kall Dr. Scottsdale, AZ. 85260	217-26-211	
Jayne M. Hickey Trust 11998 N. 98th St. Scottsdale, AZ. 85260	217-26-004G	
John M. & Norma J. Lewis 11880 N. 98th St. Scottsdale, AZ. 85260	217-26-004F	John M. & Norma J. Lewis P.O. Box 5094 Phoenix, AZ. 85010
Dean Glenn 11720 N. 98th St. Scottsdale, AZ. 85260	217-26-489	
La Cienega Owners Association	217-26-515A	La Cienega Owners Association 16441 N. 91st St. #104 Scottsdale, AZ. 85260
Hooman & Cara Nikzad 9726 E. Poinsettia Dr. Scottsdale, AZ. 85260	217-26-490	
Matthew Knoll & Tracy Mackey 9723 E. Poinsettia Dr. Scottsdale, AZ. 85260	217-26-488	
Vinod Kuril & Madhavi Kuril Trust 9705 E. Poinsettia Dr. Scottsdale, AZ. 85260	217-26-487	
Terry & Leroux Yvette Kallenbach 9681 E. Poinsettia Dr. Scottsdale, AZ. 85260	217-26-486	
Snicko, LLC 9663 E. Poinsettia Dr. Scottsdale, AZ. 85260	217-26-485	SNICKO, LLC 8700 E. Vista Bonita Dr. #202 Scottsdale, AZ. 85255
Ramsay K & Sarah Umer Trust 9708 E. Poinsettia Dr. Scottsdale, AZ. 85260	217-26-491	
Glorski & Mattimore Family Trust 11815 N. 97th St. Scottsdale, AZ. 85260	217-26-492	

Mary & John Stanek 11824 N. 97th St. Scottsdale, AZ. 85260	217-26-493	John & Mary Stanek 233 Merrweather Rd Grosse Pointe Farm, MI 48236-3533
Frederick & Cynthia Andrews 11812 N. 97th St. Scottsdale, AZ. 85260	217-26-494	
Dan A. Hirsley Trust 9670 E. Poinsettia Dr. Scottsdale, AZ. 85260	217-26-495	
MHR Trust 9648 E. Poinsettia Dr. Scottsdale, AZ. 85260	217-26-496	
Ernest Rudolph & Susan Anders 9705 E. Laurel Ln Scottsdale, AZ. 85260	217-26-501	
Eric & Allena Taylor 9723 E. Laurel Ln. Scottsdale, AZ. 85260	217-26-502	
Robert & Joan Brenley 9726 E. Laurel Ln. Scottsdale, AZ. 85260	217-26-503	
Pine Hill Trust 9708 E. Laurel Ln. Scottsdale, AZ. 85260	217-26-504	



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\$160.00

## Received From :

ZACHARY PEBLER  
2141 E BROADWAY RD 101  
TEMPE, AZ 85282  
480-321-8149

## Bill To :

Reference # 1018-PA-2018  
Address 9823 E JENAN DR  
Subdivision DESERT WIND II  
Marketing Name  
MCR 211-45  
APN 217-26-230

## Owner Information

ARIZONA ROYAL HOME CARE, LLC  
9823 E JENAN DR  
SCOTTSDALE, AZ 85260  
802-300-7141

Issued Date 6/14/2019  
Paid Date 6/14/2019  
Payment Type CHECK  
Cost Center  
Jurisdiction SCOTTSDALE  
Water Zone  
Water Type  
Sewer Type  
Meter Size  
Density 0  
Lot Number 110  
Metes/Bounds No  
Gross Lot Area 0  
NAOS Lot Area 0  
Net Lot Area 0  
Number of Units 1  
QS 30-51

Code	Description	Additional	Qty	Amount	Account Number
			1	\$160.00	100-21300-44221

## Submittal Fee



Fee Amount: \$ 160.00

## Check the box for Fee / Case Type:

<input type="checkbox"/>	3136	Abandonment
<input checked="" type="checkbox"/>	3140	Board of Adjustment Fees
<input type="checkbox"/>	3143	Infill Incentive District
<input type="checkbox"/>	3144	Building ADV Board Com Application
<input type="checkbox"/>	3145	Building ADV Board Res Application
<input type="checkbox"/>	3150	Preliminary Plat / Minor Division Fees
<input type="checkbox"/>	3153	Hardship Exemption or Special Exemption
<input type="checkbox"/>	3165	Development Review Application
<input type="checkbox"/>	3166	Staff Approval (Minor-Case)
<input type="checkbox"/>	3170	Rezoning Application
<input type="checkbox"/>	3173	General Plan Application
<input type="checkbox"/>	3175	Use Permit Application
<input type="checkbox"/>	3229	Staff Approval (Major-Case)
<input type="checkbox"/>	3230	Wash Modification
<input type="checkbox"/>	3231	Minor Amendment
<input type="checkbox"/>	3232	Wireless Communications Facility
<input type="checkbox"/>	3235	Staff Approval (Major-Case) MCD
<input type="checkbox"/>	3236	Staff Approval (Minor-Case) MCD

## Applicant Contact Info:

Name: Zachary Pebler  
Phone Number: 480-321-8149  
Address: 2141 E. Broadway Rd #101  
Tempe Az. 85282

## Project Info:

Project Name: 9823 Jenan  
Pre-App #: 1018-PA-2018

## Staff Info:

Staff Name: Chris Zimmer  
Phone Number: (480) 312-2347  
Signature: [Signature]

# 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 type="checkbox"/> Conditional Use Permit (UP)	<input type="checkbox"/> Historic Property (HP)	<input type="checkbox"/> Annexation/De-annexation (AN)
Exemptions to the Zoning Ordinance		<input type="checkbox"/> General Plan Amendment (GP)
<input type="checkbox"/> Hardship Exemption (HE)	<input type="checkbox"/> Land Divisions (PP)	<input type="checkbox"/> In-Lieu Parking (IP)
<input type="checkbox"/> Special Exception (SX)	<input type="checkbox"/> Subdivisions	<input type="checkbox"/> Abandonment (AB)
<input checked="" type="checkbox"/> Variance (BA)	<input type="checkbox"/> Condominium Conversion	Other Application Type Not Listed
<input type="checkbox"/> Minor Amendment (MA)	<input type="checkbox"/> Perimeter Exceptions	<input type="checkbox"/>
	<input type="checkbox"/> Plat Correction/Revision	<input type="checkbox"/>

Project Name: Arizona Royal Home Care

Property's Address: 9823 E. Jean Dr. Scottsdale 85260

Property's Current Zoning District Designation: R1-43 PRD

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: <u>Cornel Mateu</u>	Agent/Applicant: <u>Zachary Peltier</u>
Company: <u>ARIZONA ROYAL HOME CARE, LLC</u>	Company: <u>Zachary A Peltier, PLLC</u>
Address: <u>9823 E. Jean Dr. Scottsdale</u>	Address: <u>2141 E. Broadway Rd #101 Tempe</u>
Phone: <u>(602) 302-7141</u> Fax: <u>85260</u>	Phone: <u>480-321-8149</u> Fax: <u>85282</u>
E-mail: <u>Cornel.Mateu@gmail.com</u>	E-mail: <u>z.peltier@aol.com</u>
Designer: <u>Daniel Istrate</u>	Engineer: <u>N/A</u>
Company: <u>Kontecture</u>	Company:
Address: <u>3334 N. 20th St. Phoenix 85016</u>	Address:
Phone: <u>(602) 875-6222</u> Fax:	Phone: Fax:
E-mail: <u>daniel.istrate@kontecture.com</u>	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 applications<sup>1</sup> 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: [Signature] Agent/Applicant Signature: [Signature]

Official Use Only Submittal Date: 01-15-19 Development Application No.:

## Planning and Development Services

7447 East Indian School Road Suite 105, Scottsdale, Arizona 85261 • www.ScottsdaleAZ.gov

# Affidavit of Authorization to Act for Property Owner



1. This affidavit concerns the following parcel of land:

- a. Street Address: 9023 E. JENAN DR. Scottsdale, 85260
- b. County Tax Assessor's Parcel Number: 217-26-230
- c. General Location: South of Lactus Rd on east side of 90th St.
- d. Parcel Size: 33,562 sqft on .72 acres
- e. Legal Description: LOT 110 Desert Wind Unit 2 Lot 26-115 Tract A-B MCR 021145  
(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)	Date	Signature
<u>Zachary Reeves</u>	<u>February 5, 2019</u>	<u>[Signature]</u>
_____	_____, 20__	_____
_____	_____, 20__	_____
_____	_____, 20__	_____

## Planning and Development Services

7447 E Indian School Road, Suite 105, Scottsdale, AZ 85251 • [www.ScottsdaleAZ.gov](http://www.ScottsdaleAZ.gov)