



Neighborhood Notification

Open House Information

Citizen Comments

Affidavit of Posting

Site Sign

Legal Protest

City Notifications – Mailing List Selection Map



Additional Notifications:

Interested Parties List
 Adjacent HOA's
 P&Z E-Newsletter
 Facebook
 Twitter
 Nextdoor.com
 City Website-Projects in the hearing process

Pulled Labels
 June 11, 2019

Map Legend:

- Site Boundary
- Properties within 750-feet

Postcards: 169

31-DR-2019

PUBLIC HEARING NOTICE

REQUEST: approval of the site plan, landscape plan, and building elevations for a new single-story office building, with approximately 3,720 square feet of building area, on a 0.21-acre site.

CASE#: 31-DR-2019

DATE: October 17, 2019

HEARING DATE SUBJECT TO CHANGE
PLEASE CHECK OUR WEBSITE FOR LATEST
INFORMATION



Scan, snap, text, and share

UNLESS OTHERWISE NOTIFIED, ALL
PUBLIC HEARINGS ARE HELD AT:

SCOTTSDALE CITY HALL
3939 N. DRINKWATER BLVD.

YOUR COMMENTS ABOUT THIS REQUEST CAN BE MADE
PRIOR TO OR AT THE ABOVE PUBLIC HEARING.
IF YOU WISH TO SPEAK AT THIS MEETING PLEASE
ALLOW ENOUGH TIME TO FILL OUT A COMMENT CARD.



480-312-7000

1:00 P.M.

DEVELOPMENT REVIEW BOARD

POSTING DATE:

10-2-19 SB

<https://eservices.scottsdaleaz.gov/bldgresources/Cases>



Current Planning Services
Long Range Planning Services

NOTICE OF INSPECTION RIGHTS

A.R.S. § 9-833

You have the right to:

- Have the City staff member present a photo ID.
- Have the City staff member state the purpose for the planning inspection and legal authority to conduct it.
- Know the amount of inspection fees if applicable.
- An on-site representative may accompany the City staff member during the inspection except during confidential interviews and may:
 - Receive copies of any documents taken during the inspection.
 - Receive a split of any samples taken during the inspection.
 - Receive copies of any analysis of the samples taken when available.
- Be informed if statements are being recorded.
- Be given notice that any statements may be used in an inspection report.
- Be presented with a copy of your inspection rights.
- Be notified of the due process rights pertaining to an appeal

You are hereby notified and informed of the following:

- The inspection is conducted pursuant to the authority of A.R.S § 9-462.05. and/or Scottsdale Revised Code, Appendix B, Article I. Section 1.203.
- Any statements made by anyone interviewed during this inspection may be included in the inspection report.
- Information on appeal rights related to this inspection is found under Scottsdale Revised Code, Appendix B, Article I. Section 1.801.
- There is no inspection fee associated with this inspection.

I acknowledge I have been informed of my inspection rights. If I decline to sign this form, the inspector(s) may still proceed with the inspection.

If I have any questions, I may contact the City staff member, Ben Moriarity

at the following number (480) 312-2836

Signature: Michael Simonson, Pres Date: APRIL 30, 2019

Printed Name: Michael Simonson

☐ Check box if signature refused

Copy of Bill of Rights left at: _____



Affidavit of Posting

Office of the City Clerk

STATE OF ARIZONA)
)
COUNTY OF MARICOPA) SS

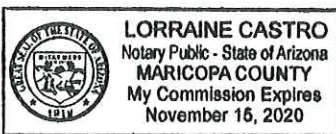
I, Sita Barge, being first duly sworn, depose and say:

That on Sept 30, Oct 1, Oct 2-2019, I posted notification poster(s) for the properties indicated below.

Site(s) must be posted on or before: **October 7, 2019**

Case No.	Description and Location of Project	No. of Signs	Date Posted
11-ZN-2019	Gentry on the Green, 7979 E CAMELBACK RD	1-	9/30/19 SB
22-DR-2017#2	WaterView Residential, E CAMELBACK RD/N 73 RD ST	1-	9/30/19 SB
31-DR-2019	Professional Offices, 7539 E 1 ST ST	1-	10-2-19 SB
32-DR-2019	Renaissance Facade Renovations, 4545 N SCOTTSDALE RD	1-	9-30-19 SB
34-DR-2019	Scottsdale Jet Center FBO, 14605 N AIRPORT DR	1-	10-1-19 SB
37-DR-2019	McClain Hangar, 7974 E MCCLAIN DR	1-	10-1-19 SB
51-DR-2017#2	Sereno Canyon Phase 4 - Mountain House Lodge, Villas and Cottages, E PINNACLE PEAK/N 128 TH ST	1-	10-1-19 SB
5-PP-2019	Anderson Residence, 9845 E CACTUS RD	1-	10-2-19 SB
7-DR-2019	The Ivy, 10345 N SCOTTSDALE RD	1-	9/30/19 SB
8-PP-2019	Taco Bell, 7901 E MCDOWELL RD	1-	10-1-19 SB
14-PP-2014#2	88th Place Subdivision, 13681 N 88 TH PL	1-	10-1-19 SB

Date of Development Review Board Public Meeting: October 17, 2019, AT 1:00 P.M. IN THE CITY HALL KIVA, SCOTTSDALE, ARIZONA.



Sita Barge
(Signature)

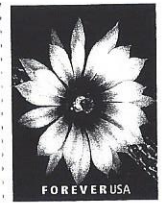
Acknowledged this 7th day of October 2019.

Lorraine Castro
(Notary Public)

Planning and Development Services

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

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



WOOD CHARLES S III/SUSAN A
9630 E YUCCA ST
SCOTTSDALE AZ 85260

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



SCOTTSDALE UNIFIED SCHOOL
DISTRICT NO 48
3811 N 44TH ST
PHOENIX AZ 85018

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



SCOTTSDALE HOLDINGS LLC
8840 E CHAPARRAL RD
SUITE 185
SCOTTSDALE AZ 85250

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



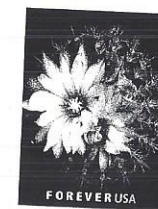
SCHACHTER-WILKES
REVOCABLE TRUST
2081 LINDA FLORA DR
LOS ANGELES CA 90077

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



S & S CIVIC CENTER PROPERTY
7503 E 1ST ST
SCOTTSDALE AZ 85251

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



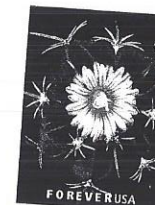
PRATT DOROTHY JEAN TR
7610 E 3RD ST
SCOTTSDALE AZ 85251

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



PENSCO TRUST COMPANY LLC
(CUSTODIAN)
PO BOX 173859
DENVER CO 80217

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



NOLTE GROUP LLC
11828 N 67TH ST
SCOTTSDALE AZ 85254

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



MCGAREY ROBERT B/
AMES S TR
5930 E ORANGE BLOSSOM LN
PHOENIX AZ 85018

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



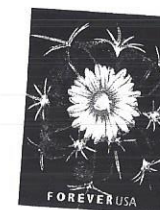
MORIC MATTHEW M
3615 N MILLER RD
SCOTTSDALE AZ 85251

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



KERL WOLFGANG/BETTINA
7718 N VIA CAMELLO DEL SUR
SCOTTSDALE AZ 85258

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



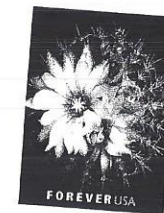
KURTZ JOHN P /
SMITH RENNE ANN
7602 E 4TH ST
SCOTTSDALE AZ 85251

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



SARLI STEPHEN
4531 E RAMUDA DR
PHOENIX AZ 85050

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



CITY OF SCOTTSDALE
7447 E INDIAN SCHOOL RD
STE 205
SCOTTSDALE AZ 85251

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



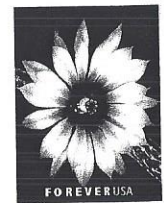
POWELL MARGARET
7601 E CHARTER OAK RD
SCOTTSDALE AZ 85260

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



RIPARIAN CARE LLC
3666 N MILLER RD STE 113
SCOTTSDALE AZ 85251

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



NCN PLACE LLC
7579 E MAIN ST STE 500
SCOTTSDALE AZ 85251

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



ON SUNSET TRUST
7526 E MCNIGHT
SCOTTSDALE AZ 85251

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



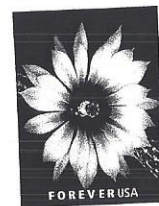
MCDONNELL NOEL/
FRIEND MARY M
7526 E 2ND ST
SCOTTSDALE AZ 8525

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



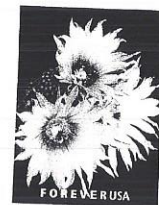
MILLER CIVIC CENTER
PROPERTY OWNERS ASSOC
3666 NORTH MILLER RD STE 113
SCOTTSDALE AZ 85251

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



KAHN MANSUR/AYESHA
6301 E ALTA HACIENDA DR
SCOTTSDALE AZ 85251

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



KULA THOMAS/SUSAN P
10769 E TERRA DR
SCOTTSDALE AZ 85258

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



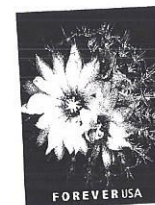
SANDS RESIDENTIAL LLC
8605 SANTA MONICA BLVD
SUITE 7838
LOS ANGELES CA 90069

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



SCHAFFER ROBERT M
3437 VAN AMBERG RD
BRIGHTON MI 48114

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



PICONE STEPHEN
7601 E 2ND ST UNIT 31
SCOTTSDALE AZ 85251

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



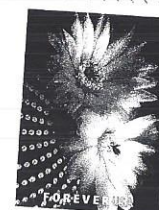
RED ROX PARTNERS
16130 VENTURA BLVD STE 420
ENCINO CA 91436

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



MTTK COMPANY LLC
3666 N MILLER RD SUITE 101
SCOTTSDALE AZ 85251-4534

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



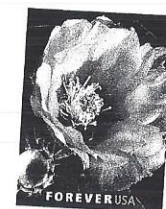
OLSON RONI K
7601 E 2ND ST 9
SCOTTSDALE AZ 85251

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



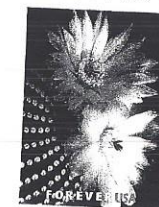
MAIN STREET PLACE LLC
120 S ASH AVE
TEMPE AZ 85281

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



MILLER CIVIC CENTER LLC
14201 N HAYDEN RD SUITE B4
SCOTTSDALE AZ 85260

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



JORDAN JOSEPH JR TR
6029 E LINDEN LN
PHOENIX AZ 85018

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



KIRPACH JEFFREY L
7601 E 2ND ST UNIT 4
SCOTTSDALE AZ 85251

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



HOLBERT DANIEL/SARAH
5235 E CALLE VENTURA
PHOENIX AZ 85018

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



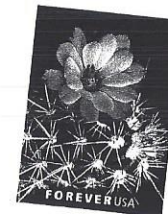
JAMES A SPIZZO 2016
REVOCABLE TRUST ET AL
7502 E MAIN ST UNIT 2001
SCOTTSDALE AZ 85251

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



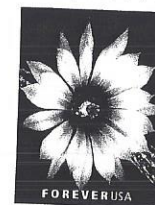
FORESIGHT PROPERTY
DEVELOPMENT LLC
7550 E 2ND ST
SCOTTSDALE AZ 85251

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



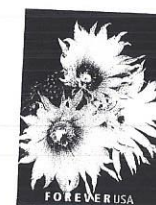
GMSCS LLC
3640 N MILLER RD
SCOTTSDALE AZ 85251

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



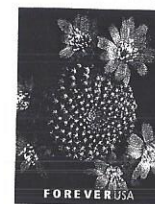
CHARVOZ ANDREW E &
MIKE ANDREW
7107 STETSON DR
SCOTTSDALE AZ 85251

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



DUMB DOG PROPERTIES LLC
PO BOX 386
CRESTED BUTTE CO 81224

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



BONVIE LLC
7601 E 2ND ST UNIT 8
SCOTTSDALE AZ 85251

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



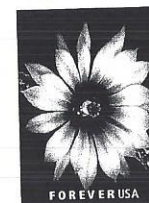
BRICHACEK BETTY L
7601 E 2ND ST UNIT 1
SCOTTSDALE AZ 85251

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



HOPKINS FRED B/CORRINNE B
7502 E MAIN ST UNIT 3002
SCOTTSDALE AZ 85251

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



ANNE E BADE TRUST
7628 E 3RD ST
SCOTTSDALE, AZ 85251

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



GIORDANO ANTHONY
7117 E RANCHO VISTA DR
SCOTTSDALE AZ 85251

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



HILL COLIN
7601 E 2ND ST UNIT 5
SCOTTSDALE AZ 85251

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



CREIGHAN JOSEPH
7601 E 2ND ST UNIT 12
SCOTTSDALE AZ 85251

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



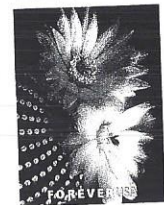
FEDLANDS HOLDINGS LLC
1503 - 1560 HOMER MEWS
VANCOUVER BC CANADA
V6Z 0-0A5

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



BREGMAN & BURT REALTY LLC
7509 E 1ST ST
SCOTTSDALE AZ 85251-4501

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



BUTTERFIELD JASON N/
BENJAMIN H
7601 E 2ND ST UNIT 22
SCOTTSDALE AZ 85251

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



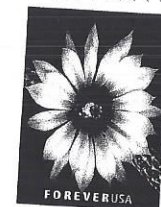
ABCO MAIN ST LLC
7550 E MAIN ST
SCOTTSDALE, AZ 85251

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



BATTAGLIA CHRISTINE
7601 E 2ND ST UNIT 2
SCOTTSDALE AZ 85251-5739

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



7530 LLC
7340 E MAIN ST STE 200
SCOTTSDALE AZ 85251

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



HOME YIELD CSL LLC
4021 N 75TH ST SUITE 104
SCOTTSDALE AZ 85251

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



GENGHIS EXPRESS LLC
1236 E MYRTLE AVE
PHOENIX AZ 85020

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



GREGORY & FRANKLIN
INVESTMENTS LLC
7601 E 2ND ST UNIT 17
SCOTTSDALE AZ 85251-5740

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



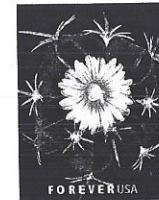
BRISTOL 5 LLC
PO BOX 2944
SCOTTSDALE AZ 85252

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



EDSALL ALLAN
7601 E 2ND ST UNIT 10
SCOTTSDALE AZ 85251

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



B B EWING PROPERTY
MANAGEMENT LLC
7522 E 1ST ST
SCOTTSDALE, AZ 85251

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



BOSCH BERKLEY J
7601 E 2ND ST NO 14
SCOTTSDALE AZ 85251

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



7520 E 2ND STREET LLC
7340 E MAIN ST SUITE 200
SCOTTSDALE AZ 85251

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



805 CAPITAL LLC
7520 E MCKNIGHT AVE
SCOTTSDALE, AZ 85251

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



SECOND & MILLER LLC
7550 E 2ND ST
SCOTTSDALE AZ 85251

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



SHAW FAMILY LIVING TRUST
2663 FILBERT ST
SAN FRANCISCO CA 94123

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



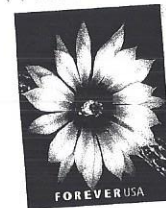
SMIGIELSKI RYAN
7601 E 2ND ST UNIT 30
SCOTTSDALE AZ 85251

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



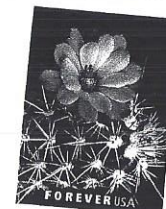
STORK JEFFREY M
9820 E BLUE SKY DR
SCOTTSDALE AZ 85262

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



VAN DER PAS MASANO LINDA
7601 E 2ND ST UN 19
SCOTTSDALE AZ 85251

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



THOMPSON FREDERICK J
3666 N MILLER RD STE 107
SCOTTSDALE AZ 85251

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



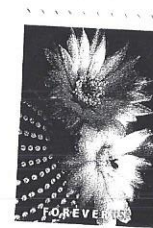
STOUT CAROLYN
7528 E 1ST ST
SCOTTSDALE AZ 85251

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



SMITH GREG A/SANDRA L
10015 RIVER RANCH CT
OAKDALE CA 95361-7635

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



WENDAHL THOMAS P/
REBECCA V
7601 E 2ND ST UNIT 27
SCOTTSDALE AZ 85251

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



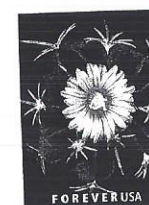
TRANE JUDITH
7516 E 1ST ST
SCOTTSDALE AZ 85251

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



WOLFE WILLIAM C JR
7601 E 2ND ST UNIT 13
SCOTTSDALE AZ 85251

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



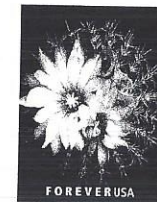
YOUNGJOHN JAMES ROBERT JR
7533 E 1ST ST
SCOTTSDALE AZ 85251

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



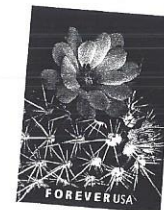
STR VENTURES LLC
4021 N 75TH ST
SCOTTSDALE AZ 85251

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



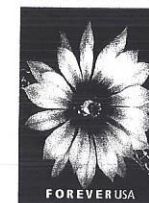
TULIP LIVING TRUST
7502 E MAIN ST UNIT 4002
SCOTTSDALE AZ 85251

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



SPNN LLC
7381 E WOODSAGE LN
SCOTTSDALE AZ 85258

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



SI PROPERTY II LLC
11445 E VIA LINDA NO 2516
SCOTTSDALE AZ 85259-2655

Simonson Buildings, Inc.
3402 North 36th St.
Phoenix, AZ 85018



SEFAIR JORGE A
7601 E 2ND ST UNIT 21
SCOTTSDALE AZ 85251

SIMONSON BUILDINGS, INC,
7539 East First St. Scottsdale, Az.

