



**CITIZEN REVIEW & NEIGHBORHOOD INVOLVEMENT REPORT**  
**100<sup>th</sup> Street & Frank Lloyd Wright Blvd.**  
November 2, 2022

## **Overview**

This Citizen Review Report is being performed in association with a request for a Zoning District Map Amendment from PNC/PCD to C-O PCD on an approximately 12.5+/- acre site located at the southeast corner of 100<sup>th</sup> Street and Frank Lloyd Wright Boulevard. The proposed project would result in a new, minimal care Residential Health Care Facility on the vacant 6.71+/- acres. The currently existing Belmont Village Senior Living Community on the site will remain unchanged. This Citizen Review Report will be updated throughout the process.

The entire project team is sensitive to the importance of neighborhood involvement and creating a positive relationship with property owners, residents, business owners, homeowners associations, and other interested parties. Communication with these parties will be ongoing throughout the process. Work on compiling a list of impacted and interested stakeholders and neighborhood outreach began prior to the application filing and will also continue throughout the process. Communication with impacted and interested parties has taken place with verbal, written, electronic, and door-to-door contact.

## **Community Involvement**

The outreach team has been communicating with neighboring property owners, businesses, and community members by telephone, one-on-one meetings, and door-to-door outreach since June 2022. The outreach team visited **over 325 surrounding residences** to get their feedback on the project. A majority of this feedback was favorable to this proposal and numerous signatures of support were collected during those visits.

Surrounding property owners, HOAs and other interested parties were noticed via first class mail regarding the project. The distribution of this notification **EXCEEDED** the City's 750' radius mailing requirements as specified in the Citizen Review Checklist. This notification contained information about the project, as well as contact information for the

development team. This contact person will continue to provide, as needed, additional information and the opportunity to give feedback. The notification also contained information regarding a neighborhood Open House that was held on October 11, 2022 for those who wished to learn more about the project. The site and time was posted with the Early Notification Sign prior to the Open House.

3 interested people attended the Open House. Attendees were generally supportive of the project with one neighbor adjacent to the south having concerns about the view from her property. The development team has been working with this neighbor to assist with creating a "line of site" graphic to help illustrate the visual impact of this proposal.

The development team will continue to be accessible by phone and email subsequent to the Open House to ensure that surrounding property owners and neighbors have ongoing opportunities to comment and ask questions. A vital part of the outreach process is to allow people to express their concerns and understand issues and attempt to address them in a professional and timely manner. Again, the entire team realizes the importance of the neighborhood involvement process and is committed to communication and outreach for the project.

**Attachments:**

Notification Letter  
Notification List  
Affidavit of Posting  
Sign-in Sheets  
Comment Cards



September 29, 2022

### Notice of Neighborhood Meeting

Dear Neighbor:

As you may know, the vacant land located at the southeast corner of 100<sup>th</sup> Street and Frank Lloyd Wright Boulevard is zoned for a commercial center. However, given the surrounding single-family neighborhoods and existing Belmont Village Senior Living Community, Headwaters Group is proposing, instead of commercial uses, a minimal care senior living Residential Health Care Facility. As the population in Scottsdale ages, a new senior living community at this location would allow senior residents to remain in their neighborhood and have access to increased services. This new senior living community will work in conjunction with Belmont Village to provide the proper continuation of care for residents as their needs change.

Thus, we are pleased to inform you of an upcoming request (782-PA-2022) on the 12.5+/- acre site, that also includes the existing Belmont Village Senior Living Community (which will remain unchanged), to create a new boutique senior living community on the vacant 6.71+/- acres. The project would consist of approximately 191 minimal healthcare units including one-story cottages along the southern edge adjacent to the existing single-family homes. The official request is for a Zoning District Map Amendment from Planned Neighborhood Center/Planned Community District (PNC/PCD) to Commercial Office Planned Community District (C-O PCD). This request is consistent with the 2035 General Plan.

You are invited to attend an open house to discuss this proposal. The open house will be held on **Tuesday, October 11, 2022 from 5 p.m. to 6 p.m.** in the **General Meeting Room** of the Holiday Inn & Suites North- Airport, located at **14255 N. 87<sup>th</sup> Street**.

If you have any questions, please contact the neighborhood outreach team at 602-957-3434 or [info@technicalolutionsaz.com](mailto:info@technicalolutionsaz.com). The City of Scottsdale Project Coordinator for the project is Greg Bloemberg, who can be reached at 480-312-4306 or [GBloemberg@ScottsdaleAZ.gov](mailto:GBloemberg@ScottsdaleAZ.gov).

Thank you.

Sincerely,

Susan Bitter Smith  
President

| Owner                                      | MAIL_ADDR1                       | MAIL_CITY     | MAIL_STATE | MAIL_ZIP |
|--|----------------------------------|---------------|------------|----------|
| 10147 E FLORIADE DR LLC                    | 10147 E FLORIADE DR              | SCOTTSDALE    | AZ         | 85260    |
| 102ND PLACE SCOTTSDALE LLC                 | 13469 N 102ND PL                 | SCOTTSDALE    | AZ         | 85260    |
| 13756 N 103RD WAY LLC                      | 13835 N TATUM BLVD STE 9         | PHOENIX       | AZ         | 85032    |
| 13880 N FRANK LLOYD WRIGHT LLC             | 25424 N 44TH DR                  | PHOENIX       | AZ         | 85027    |
| 5148 FAMILY TRUST                          | PO BOX 13074                     | SCOTTSDALE    | AZ         | 85267    |
| ABDEH DANIA M/ALYASSINI ZAID               | 13527 N 103RD ST                 | SCOTTSDALE    | AZ         | 85260    |
| ABRAHAMSEN ADAM J/LANE M                   | 13576 N 102ND PL                 | SCOTTSDALE    | AZ         | 85260    |
| ABU-RISH TAREQ AFIF PAPASEDERO SHAINA A    | 1542 GRAND AVE                   | SEATTLE       | WA         | 98122    |
| ALLIE HOMER E/JANE M TR                    | 10197 E MEADOW DR                | SCOTTSDALE    | AZ         | 85260    |
| ALVAREZ ROSE                               | 10030 E CELTIC DR                | SCOTTSDALE    | AZ         | 85260    |
| ANDERSON THOMAS S & TINA L                 | 13446 N 101ST                    | SCOTTSDALE    | AZ         | 85260    |
| ANDERSON TYLER                             | 14003 N 99TH WAY                 | SCOTTSDALE    | AZ         | 85260    |
| ANDREA ESPLIN TRUST                        | 8776 E SHEA BLVD STE 106 PMB 612 | SCOTTSDALE    | AZ         | 85260    |
| ARAGON FENTON ALLYSON                      | 13588 N 100TH PL                 | SCOTTSDALE    | AZ         | 85260    |
| AUGUSTINE DAVID/ANDREA                     | 10148 E MEADOW HILL DR           | SCOTTSDALE    | AZ         | 85260    |
| AUSTER ROBERT J/TAMARA                     | 14421 TALLYN WAY                 | CARMEL        | IN         | 46074    |
| AUSTIN ELLEN M                             | 10154 E MEADOW HILL DR           | SCOTTSDALE    | AZ         | 85260    |
| AVIARA HOMEOWNERS ASSOCIATION              | 6303 S RURAL RD STE 3            | TEMPE         | AZ         | 85283    |
| BABU KOVILAKONDA                           | 13489 N 102ND PL                 | SCOTTSDALE    | AZ         | 85260    |
| BALBONA LISA A                             | 13715 N 103RD WAY                | SCOTTSDALE    | AZ         | 85260    |
| BARONE CHRISTOPHER M                       | 10179 E CELTIC DR                | SCOTTSDALE    | AZ         | 85260    |
| BASHIRELAHI NASRIN M                       | 28191 ZURBURAN                   | MISSION VIEJO | CA         | 92692    |
| BEARDSLEY CARL/CAPRI                       | 9130 E MOHAWK LN                 | SCOTTSDALE    | AZ         | 85255    |
| BEAUCHMAN JACOB R/ELIZABETH A TR           | 13459 N 102ND PL                 | SCOTTSDALE    | AZ         | 85260    |
| BECKER ERIC/STEPHEN/STANFORD DENNYSE       | 13449 N 102ND PL                 | SCOTTSDALE    | AZ         | 85260    |
| BELDEN ZANE E/BETHANY                      | 10196 E MEADOW HILL DR           | SCOTTSDALE    | AZ         | 85260    |
| BELMONT VILLAGE SCOTTSDALE AZ LLC          | 7660 WOODWAY DR                  | HOUSTON       | TX         | 77063    |
| BERGMANN BRETT HUGHES/VANESSA KATH         | 10301 E CELTIC DR                | SCOTTSDALE    | AZ         | 85260    |
| BERK SHIRLEY                               | 13613 N 102ND PL                 | SCOTTSDALE    | AZ         | 85260    |
| BERTRAM JESSICA ELAINE/PIERCE BRANDT ELLIS | 10141 E FLORIADE DR              | SCOTTSDALE    | AZ         | 85260    |
| BEUTZ ELMER/SHIRLEY TR                     | 7747 VAN BUREN ST NE             | MINNEAPOLIS   | MN         | 55432    |
| BHATIA RAJEEV/POONAM                       | 9991 E CELTIC DR                 | SCOTTSDALE    | AZ         | 85260    |
| BIBB JAVIER/MELISSA                        | 13618 N 100TH PL                 | SCOTTSDALE    | AZ         | 85260    |
| BIDDIX RHONDA/DAMON L                      | 10167 E MEADOW HILL DR           | SCOTTSDALE    | AZ         | 85260    |
| BLEW THOMAS J                              | 1416 S PRAIRIE AVE               | CHICAGO       | IL         | 60605    |
| BOTTINI MATTHEW/KAYLEIGH                   | 13557 N 102ND PL                 | SCOTTSDALE    | AZ         | 85260    |
| BRANNON EARNEST L/CHARLENE I TR            | 2493 BLAINE RD                   | MOSCOW        | ID         | 83843    |
| BRAZE STEVEN/KRISTINE                      | 10348 E SHARON DR                | SCOTTSDALE    | AZ         | 85260    |
| BROUWER FRANK & JUDITH A                   | 13464 N 100TH PL                 | SCOTTSDALE    | AZ         | 85260    |
| BRUNER DAVID D/KATHLEEN M                  | 10118 E FLORIADE DR              | SCOTTSDALE    | AZ         | 85260    |
| BRUNNER PATRICIA                           | 10180 E CELTIC DR                | SCOTTSDALE    | AZ         | 85260    |
| BUCK BRENDA L                              | 13544 N 102ND PL                 | SCOTTSDALE    | AZ         | 85260    |

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| BUCK MONIKA M                                 | 13795 N 103RD WAY                    | SCOTTSDALE    | AZ | 85206 |
| CAHILL MARSHALL/KRISTINA M                    | 10106 E FLORIADE DR                  | SCOTTSDALE    | AZ | 85260 |
| CALLINAN THOMAS/MAUREEN                       | 10118 E CONIESON RD                  | SCOTTSDALE    | AZ | 85260 |
| CAMPBELL STUART                               | 13584 N 102ND PL                     | SCOTTSDALE    | AZ | 85260 |
| CARLSON FAMILY TRUST                          | 13549 N 102ND PL                     | SCOTTSDALE    | AZ | 85260 |
| CARLSON LINDA                                 | 10333 E CELTIC DR                    | SCOTTSDALE    | AZ | 85260 |
| CHAUDHURY SANDEEP/MOSALIKANTI NEELIMA         | 10130 E FLORIADE DR                  | SCOTTSDALE    | AZ | 85260 |
| CHAVEZ RIDHARD A/OLENA O                      | 13608 N 100TH PL                     | SCOTTSDALE    | AZ | 85260 |
| CHIANDET AARON/THORNTON MICHELLE NICOLE       | 10379 E SHARON DR                    | SCOTTSDALE    | AZ | 85260 |
| CHRISTY SCOTT W                               | 10209 E CELTIC DR                    | SCOTTSDALE    | AZ | 85260 |
| CHUNG JAE W/HEATHER LEIGH                     | 11458 E ASTER DR                     | SCOTTSDALE    | AZ | 85259 |
| CHURCH JEANNIE L                              | 13530 N 103RD PL                     | SCOTTSDALE    | AZ | 85260 |
| CLARK SANDRA A/LEE CHARLES M                  | 13736 N 103RD WAY                    | SCOTTSDALE    | AZ | 85260 |
| CLARK TREVOR                                  | 13547 N 103RD ST                     | SCOTTSDALE    | AZ | 85260 |
| COCKEL RAY S/OLGA H TR                        | 2040 MISSION RIDGE RD                | SANTA BARBARA | CA | 93103 |
| COHEN GARY/SALLY                              | 13786 N 103RD WAY                    | SCOTTSDALE    | AZ | 85260 |
| CONNELLY MICHAEL                              | 10269 E CELTIC DR                    | SCOTTSDALE    | AZ | 85260 |
| COOLEY LEE SHERMAN/ANDREA KRANITZ             | 10142 E FLORIADE DR                  | SCOTTSDALE    | AZ | 85260 |
| COULOMBE JULIA M                              | 13937 N 102ND ST                     | SCOTTSDALE    | AZ | 85260 |
| CSH PROPERTY ONE LLC                          | 8665 E HARTFORD DR STE 200           | SCOTTSDALE    | AZ | 85255 |
| CURRAN DENNIS J/SONIA                         | 10226 E MEADOW DR                    | SCOTTSDALE    | AZ | 85260 |
| CYPLIK BERNARD JAMES/LAULAINEN-LIBBY SHARON   | 10161 E MEADOW HILL DR               | SCOTTSDALE    | AZ | 85260 |
| DAVID F TIPPETT REVOCABLE TRUST               | 227 FOREST CREEK DR                  | BOZEMAN       | MT | 59718 |
| DAVIS AUSTIN/JORDAN                           | 13432 N 102ND PL                     | SCOTTSDALE    | AZ | 85260 |
| DBNCF CIRCLE LLC                              | 1500 N PRIEST DR                     | TEMPE         | AZ | 85281 |
| DEAD STICK LLC                                | 3603 WOODPECKER ST                   | BREA          | CA | 92823 |
| DEAR JAMES M/JENNIFER L                       | 13592 N 102ND PL                     | SCOTTSDALE    | AZ | 85260 |
| DIAZ SEVERO & GLORIA                          | 13467 N 103RD ST                     | SCOTTSDALE    | AZ | 85260 |
| DORF JAMES J/CYNTHIA H TR                     | 13942 N 102ND ST                     | SCOTTSDALE    | AZ | 85260 |
| DORITY NORMAN P/CHRISTINA V                   | 13675 N 103RD WY                     | SCOTTSDALE    | AZ | 85260 |
| DOSS RAMY                                     | 9014 E LARKSPUR DR                   | SCOTTSDALE    | AZ | 85260 |
| DURANT MATTHEW L/ADRI MG                      | 10372 E SHARON DR                    | SCOTTSDALE    | AZ | 85260 |
| DURMAS JOHN/LORI                              | 1003 KANNAH CREEK RD                 | WHITEWATER    | CO | 81527 |
| EDSON DAWN                                    | 6501 E GREENWAY PKWY STE 103 PMB 531 | SCOTTSDALE    | AZ | 85254 |
| EGHBALYAN SEAN                                | 10355 E SHARON DR                    | SCOTTSDALE    | AZ | 85260 |
| ENGBALYAN MASOUD                              | 13443 N 101ST WAY                    | SCOTTSDALE    | AZ | 85260 |
| ENTERLINE KRISTYN/CONNOLLY SEAN               | 3935 E ROUGH RIDER RD UNIT 1095      | PHOENIX       | AZ | 85050 |
| ESTABROOK RICHARD D/LORENE E TR               | 9967 E CELTIC DR                     | SCOTTSDALE    | AZ | 85260 |
| FEHRMAN D SCOTT                               | 10112 E FLORIADE DR                  | SCOTTSDALE    | AZ | 85260 |
| FERGUS CASEY P/KENDRA NICOLE                  | 13560 N 102ND PL                     | SCOTTSDALE    | AZ | 85260 |
| FERRARA FAMILY TRUST                          | 13442 N 102ND PL                     | SCOTTSDALE    | AZ | 85260 |
| FIGUEROA-DEL POZO FRANCISCO/BURGOS-BECKMANN N | 10357 E CELTIC DR                    | SCOTTSDALE    | AZ | 85260 |
| FINNEGAN MICHAEL T/NANCY L                    | 14021 N 102ND ST                     | SCOTTSDALE    | AZ | 85260 |

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| FINNERTY SUSAN C   | 10119 E MEADOW HILL DR             | SCOTTSDALE | AZ | 85260  |
| FREDRIC AND SUSAN HOLLIGER IRREVOCABLE TRUST               | 13442 N 101ST WY                   | SCOTTSDALE | AZ | 85260  |
| FRESE DAVID BRADLEY/JO ANN RUTH                            | 10148 E FLORIADE DR                | SCOTTSDALE | AZ | 85260  |
| GANDHI PINAKIN/POOJA                                       | 13472 N 102ND PL                   | SCOTTSDALE | AZ | 85260  |
| GEORGIPOULOS CASSANDRA DONNELLY                            | 10359 E SHARON DR                  | SCOTTSDALE | AZ | 85260  |
| GEREK JASON M  | 10125 E MEADOW HILL DR             | SCOTTSDALE | AZ | 85260  |
| GERLACH LAURIE   | 10356 E SHARON DR                  | SCOTTSDALE | AZ | 85260  |
| GERTRUDE L LACROIX REVOCABLE TRUST                         | 10173 E CONIESON RD                | SCOTTSDALE | AZ | 85260  |
| GESSNER DORIS L  | 13514 N 103RD ST                   | SCOTTSDALE | AZ | 85260  |
| GRECO THOMAS   | 13785 N 103RD WAY                  | SCOTTSDALE | AZ | 85260  |
| GREIL GARRETT W/ORGE KIMBERLY A                            | 10349 E CELTIC DR                  | SCOTTSDALE | AZ | 85260  |
| GROSS PAUL/MICHELLE  | 10090 E CELTIC DR                  | SCOTTSDALE | AZ | 85260  |
| GROSS RYAN M/PAMELA B                                      | 13487 N 103RD ST                   | SCOTTSDALE | AZ | 85260  |
| GRS LIVING TRUST   | 14027 N 99TH WAY                   | SCOTTSDALE | AZ | 85260  |
| HAKIMI SIAMAK/TOROGHI NOORIA/HEYDARPOUR KAMRAN             | 13492 N 102ND PL                   | SCOTTSDALE | AZ | 85260  |
| HANVIK CLAUDIA M   | 13483 N 101ST WY                   | SCOTTSDALE | AZ | 85260  |
| HARLACHER CARLY M  | 10069 E CELTIC DR                  | SCOTTSDALE | AZ | 85260  |
| HARRIS FAMILY REVOCABLE TRUST                              | 10350 E DESERT COVE AVE            | SCOTTSDALE | AZ | 85260  |
| HARRISON FAMILY LIVING TRUST                               | 10149 E MEADOW HILL DR             | SCOTTSDALE | AZ | 85260  |
| HAYER JAMES L/PATRICIA ANN                                 | 18210 MURRAY TRL                   | GRETNA     | NE | 68028  |
| HESTER BLAKE ALLEN/CHARLOTTE AMBERLY                       | 13462 N 102ND PL                   | SCOTTSDALE | AZ | 85260  |
| HIPP BELVA M   | 13970 N 102ND ST                   | SCOTTSDALE | AZ | 85260  |
| HOBMAN THOMAS C/MARITA L                                   | 14108 49TH AVENUE NW               | EDMONTON   | AB | T6H0H6 |
| HOFFMAN DIANE E  | 10214 E MEADOW HILL DR             | SCOTTSDALE | AZ | 85260  |
| HOUASS AMAL/BELAHOUANE SALMA                               | 10050 E CELTIC DR                  | SCOTTSDALE | AZ | 85260  |
| HUANG FAMILY LIVING TRUST                                  | 10118 E MEADOW HILL DR             | SCOTTSDALE | AZ | 85260  |
| HUDSON WILBUR N III/OLIVIA B                               | 13484 N 100TH PL                   | SCOTTSDALE | AZ | 85260  |
| IFFRIG AARON/BARRICK MORGAN                                | 13993 N 102ND ST                   | SCOTTSDALE | AZ | 85260  |
| JA REAL ESTATE LLC   | 7373 E DOUBLETREE RANCH RD STE 227 | SCOTTSDALE | AZ | 85258  |
| JAMES ROCKWELL TAGGART AND LOUISE ANN TAGGART LIVING TRUST | 13463 N 101ST WAY                  | SCOTTSDALE | AZ | 85260  |
| JANSEN DAVID M/MELODY A                                    | 10154 E FLORIADE DR                | SCOTTSDALE | AZ | 85260  |
| JARE PROPERTIES LLC  | 41640 N 112TH PL                   | SCOTTSDALE | AZ | 85262  |
| JESUS JAY  | 10200 E CELTIC DR                  | SCOTTSDALE | AZ | 85260  |
| JOHNSON WILLIAM L  | 10178 E CONIESON RD                | SCOTTSDALE | AZ | 85260  |
| JONES CHRIS/ELIZABETH                                      | 10177 E FLORIADE DR                | SCOTTSDALE | AZ | 85260  |
| JOSEPH MATTHEW/ZHANG XINYA                                 | 13540 N 103RD PL                   | SCOTTSDALE | AZ | 85260  |
| JUSTICE GARY A/PATRICIA A                                  | 13484 N 103RD ST                   | SCOTTSDALE | AZ | 85260  |
| KABANOVA NELIA   | 13998 N 102ND ST                   | SCOTTSDALE | AZ | 85260  |
| KALSCHUEER SHARON  | 10159 E CELTIC DR                  | SCOTTSDALE | AZ | 85260  |
| KECIA E HOVERSON REVOCABLE TRUST                           | 10000 E CELTIC DR                  | SCOTTSDALE | AZ | 85260  |
| KEPKA JAMES  | 10119 E CELTIC DR                  | SCOTTSDALE | AZ | 85260  |
| KIM SAN/BAEK MIN GU  | 10209 E MEADOW HILL DR             | SCOTTSDALE | AZ | 85260  |
| KIRK PEARLINE  | 10120 E CELTIC DR                  | SCOTTSDALE | AZ | 85260  |

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|---|----------------------------|-------------|----|-------|
| KLECKER SANDRA                                | 13593 N 100TH PL           | SCOTTSDALE  | AZ | 85260 |
| KLIX KEDAR C                                  | 13574 N 103RD ST           | SCOTTSDALE  | AZ | 85260 |
| KNIGHT KELLY                                  | 10330 E CELTIC DR          | SCOTTSDALE  | AZ | 85260 |
| KOCH JOSEFINE                                 | 13613 N 100TH PL           | SCOTTSDALE  | AZ | 85260 |
| KOPACZ KAREY/RACHAEL                          | 10140 E CELTIC DR          | SCOTTSDALE  | AZ | 85260 |
| KRAKOWSKI BERNARD J & LINDA J                 | 13413 N 101ST WAY          | SCOTTSDALE  | AZ | 85260 |
| KRUSE MICHEAL ROBERT/CINDY LYNN               | 10364 E SHARON DR          | SCOTTSDALE  | AZ | 85260 |
| KRUTSINGER LAUREN C/LINDSAY R                 | 10148 E CONIESON RD        | SCOTTSDALE  | AZ | 85260 |
| KUNDOORU SRIDEVI/KANKAR PRAVEEN REDDY         | 10142 E MEADOW HILL DR     | SCOTTSDALE  | AZ | 85260 |
| LA DUE JOHN B/KIM D                           | 13517 N 102ND PL           | SCOTTSDALE  | AZ | 85260 |
| LACHAT ANNA M                                 | 13474 N 103RD ST           | SCOTTSDALE  | AZ | 85260 |
| LAGROW ALLISON N                              | 13544 N 103RD ST           | SCOTTSDALE  | AZ | 85260 |
| LARRY SHED AND NIKKI SHED REVOCABLE TRUST     | 424 E JEMEZ ST             | HOBBS       | NM | 88240 |
| LEAL DENNIS/DEIRDRE                           | 10191 E MEADOW HILL DR     | SCOTTSDALE  | AZ | 85260 |
| LEATHERS BRENT C                              | 10202 E MEADOW HILL DR     | SCOTTSDALE  | AZ | 85260 |
| LEIBENSON BRADLEY                             | 10352 E SHARON DR          | SCOTTSDALE  | AZ | 85260 |
| LELAND STEVEN SCOTT/SILABAN-LELAND IDA FRETTI | 10160 E MEADOW HILL DR     | SCOTTSDALE  | AZ | 85260 |
| LEONA DAY RENTALS LLC                         | 7422 E WHISTLING WIND WAY  | SCOTTSDALE  | AZ | 85255 |
| LICHTENBERGER SHARRON                         | 9446 E NACOMA DR           | SUNLAKES    | AZ | 85248 |
| LINDBLAD EDWARD W/ANNA M                      | 10143 E CONTESON RD        | SCOTTSDALE  | AZ | 85260 |
| LO PICCOLO ANN                                | 10360 E CELTIC DR          | SCOTTSDALE  | AZ | 85260 |
| LOCKE MILES                                   | 13520 N 103RD PL           | SCOTTSDALE  | AZ | 85260 |
| LOSERTH JEFFREY/LINNEA                        | 10129 E FLORIADE DR        | SCOTTSDALE  | AZ | 85260 |
| MADISON SOUTH HOLDINGS LLC                    | 2768 W HARRISON PL         | CHANDLER    | AZ | 85224 |
| MADRID HOMEOWNERS ASSOCIATION INC             | 7255 E HAMPTON AVE STE 101 | MESSA       | AZ | 85209 |
| MAGAZINER AMY                                 | 10070 E CELTIC DR          | SCOTTSDALE  | AZ | 85260 |
| MAGEE JESSICA L/DEJOHN SPENCER N              | 10229 E CELTIC DR          | SCOTTSDALE  | AZ | 85260 |
| MALONE VICTOR L                               | 7393 BRIGHTON DR           | DUBLIN      | CA | 94568 |
| MANISCALCO ANNAMARIA                          | 13705 N 103RD WAY          | SCOTTSDALE  | AZ | 85260 |
| MANNIX AL/DIANNE L                            | 10341 E CELTIC DR          | SCOTTSDALE  | AZ | 85260 |
| MARKANCEK ANGELA                              | 13766 N 103RD WAY          | SCOTTSDALE  | AZ | 85260 |
| MAZOR MARTIN A/VALERIE A                      | 10375 E SHARON DR          | SCOTTSDALE  | AZ | 85260 |
| MAZUR NICHOLAS M/AMANDA N/USHER AMANDA N      | 13507 N 103RD ST           | SCOTTSDALE  | AZ | 85260 |
| MCCARTER ELIZABETH W CRANE/MARK ALLEN         | 13433 N 101ST WY           | SCOTTSDALE  | AZ | 85260 |
| MCNEELY MATTHEW A/ROHN MIKAYLA M              | 13909 N 102ND ST           | SCOTTSDALE  | AZ | 85260 |
| MCNULTY FAMILY TRUST                          | 10089 E CELTIC DR          | SCOTTSDALE  | AZ | 85260 |
| MCVEY MARK W/MADELEINE A                      | 13979 N 102ND ST           | SCOTTSDALE  | AZ | 85260 |
| MERTENS GARY F/JEANETTE A TR                  | 14091 N 102ND ST           | SCOTTSDALE  | AZ | 85260 |
| MEYARI AMIRHASSAN/MOTLAGH MEHRNAZ NEKOUROUY   | 10220 E CELTIC             | SCOTTSDALE  | AZ | 85260 |
| MEYER FAMILY REVOCABLE TRUST                  | 13347 OXNARD ST            | VAN NUYS    | CA | 91401 |
| MEYER RONALD A/RACHEL TR                      | 13347 OXNARD ST            | VALLEY GLEN | CA | 91401 |
| MIKESELL ELLEN                                | 10360 E SHARON DR          | SCOTTSDALE  | AZ | 85260 |
| MILLER GREGORY WILLIAM                        | 10139 E CELTIC DR          | SCOTTSDALE  | AZ | 85260 |

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| MIRAN HOLLIE/RUTLEDGE KYLE                              | 13564 N 103RD ST             | SCOTTSDALE    | AZ | 85260  |
| MIRZAIKONDORI NAZANIN                                   | 10240 E CELTIC DR            | SCOTTSDALE    | AZ | 85260  |
| MIZRACHI LIVING TRUST                                   | 8168 E MERCER LN             | SCOTTSDALE    | AZ | 85260  |
| MOORE DAVID L & DEBORAH A                               | 13608 NORTH 102ND PLACE      | SCOTTSDALE    | AZ | 85260  |
| MORNINGSTAR JOYCE E                                     | 10166 E CONIESON RD          | SCOTTSDALE    | AZ | 85260  |
| MOUNTAINVIEW RANCH HOMEOWNERS ASSOC                     | 9000 E PIMA CTR PKWY 300     | SCOTTSDALE    | AZ | 85258  |
| MOYER FAMILY TRUST                                      | 14077 N 102ND ST             | SCOTTSDALE    | AZ | 85260  |
| MURPHY SETH/CHANTEL                                     | 10971 12TH ST SW             | MANNING       | ND | 58642  |
| NAGARAJ CHITRA MANTHANGOWD/TUMMALA PRADEEP              | 10117 E FLORIADE DR          | SCOTTSDALE    | AZ | 85260  |
| NAHAR VIKAS   | 13775 N 103RD WAY            | SCOTTSDALE    | AZ | 85260  |
| NAHAR VIKAS   | 1750 S PRICE RD APT 171      | TEMPE         | AZ | 85281  |
| NANCY ZEZZA FAMILY TRUST                                | 13452 N 102ND PL             | SCOTTSDALE    | AZ | 85260  |
| NATHAN J DIGIAMBATISTA AND ASHLEY M DIGIAMBATISTA TRUST | 10154 E CONIESON RD          | SCOTTSDALE    | AZ | 85260  |
| NAVAS MICHAEL A   | 14063 N 102ND ST             | SCOTTSDALE    | AZ | 85260  |
| NAZZARINI RICHARD TR                                    | 6104 BLYTH RD                | CALEDONIA     | IL | 61011  |
| NEWMAN TIMOTHY W/LESTER LAURA L                         | 10142 E CONIESON RD          | SCOTTSDALE    | AZ | 85260  |
| NICESA USA LLC  | 6417 E GRANT RD              | TUCSON        | AZ | 85715  |
| NICHOLS STEPHANIE                                       | 13685 N 103RD WY             | SCOTTSDALE    | AZ | 85260  |
| NIELSEN NICOLE/DECKO JEREMY                             | 10113 E MEADOW HILL DR       | SCOTTSDALE    | AZ | 85260  |
| OAKES CASEY/BRADFORD/KRISTINA                           | 10317 E CELTIC DR            | SCOTTSDALE    | AZ | 85260  |
| OKON YESHAYAOU/MALKA                                    | 16050 N 76TH ST NO 201       | SCOTTSDALE    | AZ | 85260  |
| OPENDOOR PROPERTY TRUST I                               | 410 N SCOTTSDALE RD STE 1600 | TEMPE         | AZ | 85288  |
| OXMAN BRIAN/BRIDGET                                     | 10179 E CONIESON RD          | SCOTTSDALE    | AZ | 85260  |
| PAKULA JOSEPHINE/JEFFREY LAWRENCE                       | 14014 N 111TH PL             | SCOTTSDALE    | AZ | 85255  |
| PARK JU YOUNG/JIN                                       | 10309 E CELTIC DR            | SCOTTSDALE    | AZ | 85260  |
| PARKENING REVOCABLE FAMILY TRUST                        | 10238 E MEADOW HILL DR       | SCOTTSDALE    | AZ | 85260  |
| PATEL JAYPRAKASH B/PARUL J                              | 13439 N 102ND PL             | SCOTTSDALE    | AZ | 85260  |
| PATRICIA G LOGAN REVOCABLE TRUST                        | 3162 STATE ST                | MEDFORD       | OR | 97504  |
| PEREZ DEBRA M   | 8322 E INDIAN SCHOOL RD      | SCOTTSDALE    | AZ | 85251  |
| PETRINOVIC PETER/ROSE                                   | 13493 N 101ST WAY            | SCOTTSDALE    | AZ | 85260  |
| PFEIFFER GARRICK M/ZENHAUSERN ALISSIA                   | 10249 E CELTIC DR            | SCOTTSDALE    | AZ | 85260  |
| PHELPS MILTON S/DOTTIE                                  | 10166 E MEADOW HILL DR       | SCOTTSDALE    | AZ | 85260  |
| POTOLICCHIO MICHAEL A                                   | 13583 N 100TH PL             | SCOTTSDALE    | AZ | 85260  |
| QUINN JEFFREY MICHAEL/COLLEEN NICOLE                    | 10130 E CONIESON RD          | SCOTTSDALE    | AZ | 85260  |
| RADZIN-SHLAGMAN LESLIE R                                | 1076 COURTLAND DR            | BUFFALO GROVE | IL | 60089  |
| RAINEY PATRICK/KELSEY                                   | 10160 E CELTIC DR            | SCOTTSDALE    | AZ | 85260  |
| RAORANE ROSHAN H/SAWANT AJAY A                          | 10179 E MEADOW HILL DR       | SCOTTSDALE    | AZ | 85260  |
| RIPPETH JULIE   | 10325 E CELTIC DR            | SCOTTSDALE    | AZ | 85260  |
| RJAL INC  | 4435 E BROADWAY RD STE 6     | TEMPE         | AZ | 85206  |
| RJAL INC  | 123 TERMINAL AVE             | NAHAIMO       | BC | V9R5C6 |
| RJK TRUST   | 13573 N 102ND PL             | SCOTTSDALE    | AZ | 85260  |
| RODRIGUEZ ERNESTO A                                     | 200 FORD RD NO 204           | SAN JOSE      | CA | 95138  |
| ROGAN VICTORIA  | 10354 E DAVENPORT DR         | SCOTTSDALE    | AZ | 85260  |



|  |                                      |            |    |       |
|--|--------------------------------------|------------|----|-------|
| ROSE MELISSA   | 10185 E MEADOW HILL DR               | SCOTTSDALE | AZ | 85260 |
| ROSENHECK DONNA WILLIAMS   | 13951 N 102ND ST                     | SCOTTSDALE | AZ | 85260 |
| ROSS REBECCA K   | 10363 E SHARON DR                    | SCOTTSDALE | AZ | 85260 |
| RUDNICKI ZOE   | 13623 N 100TH PL                     | SCOTTSDALE | AZ | 85260 |
| RUIZ NICOLAS   | 10010 E CELTIC DR                    | SCOTTSDALE | AZ | 85260 |
| RUSHI REAL ESTATE LLC  | 9361 E DREYFUS PL                    | SCOTTSDALE | AZ | 85260 |
| SADEGHI EZEDIN   | 10124 E FLORIADE DR                  | SCOTTSDALE | AZ | 85260 |
| SADEGHI FARSHID/VENOUS   | 10453 E LAUREL LN                    | SCOTTSDALE | AZ | 85259 |
| SAHOO PRAKASH/SEEMA  | 14012 N 102ND ST                     | SCOTTSDALE | AZ | 85260 |
| SANAYE SIAVOSH   | 12626 S HONAH LEE CT                 | PHOENIX    | AZ | 85044 |
| SANTA CRUZ HOLDINGS LLC  | 9826 E BLANCHE DR                    | SCOTTSDALE | AZ | 85260 |
| SARMA SATYA  | 10137 E CONIESON RD                  | SCOTTSDALE | AZ | 85260 |
| SARMADI NASSER/MANIJE AGHAJANI                                     | 10380 E SHARON DR                    | SCOTTSDALE | AZ | 85260 |
| SCHELPER KENNETH R   | 14524 WOODHILL TER                   | MINNETONKA | MN | 55345 |
| SCOTT DONNA JAN  | 13573 N 100TH PL                     | SCOTTSDALE | AZ | 85260 |
| SCOTTSDALE CITY OF   | 7447 E INDIAN SCHOOL RD STE 205      | SCOTTSDALE | AZ | 85251 |
| SCOTTSDALE FAMILY PLAZA LLC/J A GILLIGAN SR IRREVOCABLE TRUST/ETAL | PO BOX 4280                          | SCOTTSDALE | AZ | 85261 |
| SCOTTSDALE STONEBROOK HOMEOWNERS ASSOC INC                         | PO BOX 25466                         | TEMPE      | AZ | 85285 |
| SCOTTSDALE STONEBROOK HOMEOWNERS ASSOC INC                         | 2400 E ARIZONA BILTMORE CIR STE 1300 | PHOENIX    | AZ | 85016 |
| SCOTTSDALE UNIFIED SCHOOL DISTRICT #48                             | 3811 N 44TH ST                       | PHOENIX    | AZ | 85018 |
| SEGAL WESTON   | 10183 E FLORIADE DR                  | SCOTTSDALE | AZ | 85260 |
| SHANECK JILLIAN M  | 13510 N 103RD PL                     | SCOTTSDALE | AZ | 85260 |
| SHEESLEY ANTHONY E/NATALIA A                                       | 10754 E LAUREL LN                    | SCOTTSDALE | AZ | 85259 |
| SHEFRIN ELISSA MARIE   | 10340 E CELTIC DR                    | SCOTTSDALE | AZ | 85260 |
| SHI CHANG XIN/ZHANG LIMIN  | 10165 E FLORIADE DR                  | SCOTTSDALE | AZ | 85260 |
| SINGH SUKHJIT/PARYASH  | 13524 N 103RD ST                     | SCOTTSDALE | AZ | 85260 |
| SKIDMORE CHARLES C JR/PATRICIA ANN                                 | PO BOX 4189                          | SCOTTSDALE | AZ | 85261 |
| SKORY COLE/EDEN  | 13429 N 102ND PL                     | SCOTTSDALE | AZ | 85260 |
| SMF SMF INVESTMENTS LLC  | 13695 N 103RD WAY                    | SCOTTSDALE | AZ | 85260 |
| SMITH CATHY J  | 13755 N 103RD WAY                    | SCOTTSDALE | AZ | 85260 |
| SOLDAN DARIO/CORRAL CONSUELO TR                                    | 10131 E MEADOW HILL DR               | SCOTTSDALE | AZ | 85260 |
| SOUTHWEST COMMERCIAL PROPERTY LLC                                  | P O BOX 2945 ATTN ACCOUNTING         | PHOENIX    | AZ | 85062 |
| SRIKRISH TRUST   | 17336 N 98TH PL                      | SCOTTSDALE | AZ | 85255 |
| STALLONE STEVEN/PAOLO/FILOMENA                                     | 13550 N 103RD PL                     | SCOTTSDALE | AZ | 85260 |
| STEELY JOHN W/MARILYN K  | 14049 N 102ND ST                     | SCOTTSDALE | AZ | 85260 |
| STEWART JONATHAN A/ERIN L  | 10300 E CELTIC DR                    | SCOTTSDALE | AZ | 85260 |
| STTHOMAS JOSEPH/RILEY-STTHOMAS REBECCA                             | 13525 N 102ND PL                     | SCOTTSDALE | AZ | 85260 |
| SULLIVAN KIMBERLY ANN  | 10368 E SHARON DR                    | SCOTTSDALE | AZ | 85260 |
| SUSAN BENEDICT REVOCABLE TRUST                                     | 5134 N 78TH PL                       | SCOTTSDALE | AZ | 85250 |
| SUSAN MCHENRY-BENDEL REVOCABLE LIVING TRUST                        | 13541 N 102ND PL                     | SCOTTSDALE | AZ | 85260 |
| SWARTZ WILLIAM C/DONNA   | 13423 N 101ST WAY                    | SCOTTSDALE | AZ | 85260 |
| SYDNOR FRANCIS G JR/ELLEN M  | 13923 N 102ND ST                     | SCOTTSDALE | AZ | 85260 |
| TAI DAVID  | 20405 N 30TH ST                      | PHOENIX    | AZ | 85050 |

|  |                         |                |    |       |
|--|-------------------------|----------------|----|-------|
| THIEDE RANDY A/MERCEDES  | 10123 EAST FLORIADE DR  | SCOTTSDALE     | AZ | 85250 |
| THIELKE TIMOTHY L/SYKOROVA INGRID                                  | 10215 E MEADOW HILL DR  | SCOTTSDALE     | AZ | 85260 |
| TUBILEWICZ CHRISTOPHER LAWRENCE/MARIE NICOLE                       | 10350 E CELTIC DR       | SCOTTSDALE     | AZ | 85260 |
| TULL FAMILY REVOCABLE TRUST  | 310 W LINGER LN         | PHOENIX        | AZ | 85021 |
| TUMMOND TRAVIS/LINDSEY   | 13473 N 101ST WY        | SCOTTSDALE     | AZ | 85260 |
| UPITER MAURICE ISAAC/ROSIE TR                                      | 10155 E MEADOW HILL DR  | SCOTTSDALE     | AZ | 85260 |
| USA-BOR  | 23636 N 7TH ST          | PHOENIX        | AZ | 85024 |
| VANDEGRIFF JUSTIN THOMAS/DIANA HINOJOSA/HINOJOSA SANDRA LEE        | 13494 N 103RD ST        | SCOTTSDALE     | AZ | 85260 |
| VASUDEVAN RENOSH/KRISHNAN SHALINI                                  | 10153 E FLORIADE DR     | SCOTTSDALE     | AZ | 85260 |
| VENKATESWARLU KOMMINENI AND ANANTHA LAKSHMI KOMMINENI FAMILY TRUST | 10167 E CONIESON RD     | SCOTTSDALE     | AZ | 85260 |
| VITARO NATHAN V/AMY B  | 10143 E MEADOW HILL DR  | SCOTTSDALE     | AZ | 85260 |
| VOSS KATHRYN SUTHERLAND/KEITH JOHN                                 | 13557 N 103RD ST        | SCOTTSDALE     | AZ | 85260 |
| WALKER BENJAMIN R/ELIZABETH J                                      | 10159 E FLORIADE DR     | SCOTTSDALE     | AZ | 85260 |
| WARREN FAMILY TRUST  | 10208 E MEADOW HILL DR  | SCOTTSDALE     | AZ | 85260 |
| WEAVER TRUST   | 10136 E FLORIADE DR     | SCOTTSDALE     | AZ | 85260 |
| WEIDNER NICHOLAS N   | 10107 E MEADOW HILL DR  | SCOTTSDALE     | AZ | 85260 |
| WEITZNER DAVID/SARA  | 10173 E MEADOW HILLS DR | SCOTTSDALE     | AZ | 85260 |
| WEST DANIEL W/BONNIE L   | 41797 BIRCHWOOD DR      | EMILY          | MN | 56447 |
| WHITTINGTON CALE LOYD/KATHERINE DEAL                               | 9967 E FRIESS DR        | SCOTTSDALE     | AZ | 85260 |
| WIGGENHORN JAMES K   | 13628 N 100TH PL        | SCOTTSDALE     | AZ | 85260 |
| WMS TRUST  | 15517 E SUNDOWN DR      | FOUNTAIN HILLS | AZ | 85268 |
| WOLFE DANIEL A/JUDITH N  | 10172 E CONIESON RD     | SCOTTSDALE     | AZ | 85260 |
| YAWORSKI RODNEY  | 13600 N 102ND PL        | SCOTTSDALE     | AZ | 85260 |
| YOUNG AMBER D  | 13745 N 103RD WAY       | SCOTTSDALE     | AZ | 85260 |
| ZARRACINA JONATHAN/MARISA  | 13403 N 101ST WY        | SCOTTSDALE     | AZ | 85260 |
| ZHOU ZHIQIANG  | 10365 E CELTIC DR       | SCOTTSDALE     | AZ | 85260 |

100<sup>th</sup> Street & Frank Lloyd Wright  
Community Input Card

PRINT NAME Jim Gilligan

ADDRESS \_\_\_\_\_ CITY \_\_\_\_\_ ZIP \_\_\_\_\_

PHONE 480 836 8848 EMAIL JPGilligan@KinsaleRealty.com

PLEASE TELL US YOUR THOUGHTS & SUGGESTIONS REGARDING THE PROPOSED PROJECT:

Full support.

Technical Solutions • 5111 N. Scottsdale Rd., Suite 260 Scottsdale, AZ 85250 • Phone: (602) 957-3434 • Fax: (602) 955-4505

100<sup>th</sup> Street & Frank Lloyd Wright  
Community Input Card

PRINT NAME Kecia Hoverson

ADDRESS 10000 E Celtic Dr. CITY Scottsdale ZIP 85260

PHONE 480 205 1689 EMAIL khoverson@cox.net

PLEASE TELL US YOUR THOUGHTS & SUGGESTIONS REGARDING THE PROPOSED PROJECT:

Impressed w/ renditions of project. Main concern is it being 3 stories  
& line of site & blocked mountain views.  
Need line of site analyzed & rendition of  
project showing mountains in background to  
get more accurate realization of impact.

Technical Solutions • 5111 N. Scottsdale Rd., Suite 260 Scottsdale, AZ 85250 • Phone: (602) 957-3434 • Fax: (602) 955-4505







# Affidavit of Posting

**Required: Signed, Notarized originals.**  
Recommended: E-mail copy to your project coordinator.

**Project Under Consideration Sign (White)**       **Public Hearing Notice Sign (Red)**

**Case Number:** 782-PA-2022

**Project Name:** \_\_\_\_\_

**Location:** SEC 100th ST & Frank Loyd Wright

**Site Posting Date:** 09/30/22

**Applicant Name:** Technical Solutions

**Sign Company Name:** **Dynamite Signs**

**Phone Number:** **480-585-3031**

I confirm that the site has been posted as indicated by the Project Manager for the case as listed above.

*Marybeth Conrad*  
Applicant Signature

09/30/22  
Date

**Return completed original notarized affidavit AND pictures to the Current Planning Office no later than 14 days after your application submittal.**

Acknowledged before me on 9/30/22



*Marybeth Conrad*  
Notary Public

My commission expires: 10-25-24

## City of Scottsdale -- Current Planning Division

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



# Early Notification of Project Under Consideration

## Neighborhood Open House Meeting:

Date: Tuesday, October 11, 2022

Time: 5:00 P.M. – 6:00 P.M.

Location: Holiday Inn & Suites Scottsdale North - Airpark (14255 N. 87th Street)-  
General Meeting Room Open House Contact- [info@TechnicalSolutionsAZ.com](mailto:info@TechnicalSolutionsAZ.com)

Site Address: SEC of 100th Street & Frank Lloyd Wright Blvd.

### Project Overview:

- **Request:** The request is for a Zoning District Map Amendment from Planned Neighborhood Center/Planned Community District (PNC/PCD) to Commercial Office Planned Community District (C-O PCD) to create a new minimal care senior living community.
- **Site Acreage:** 12.5+/- acres
- **Site Zoning:** PNC/PCD

### Applicant Contact:

John Berry

480-385-2727

[info@berryriddell.com](mailto:info@berryriddell.com)

Pre-Application#: 782-PA-2022

### City Contact:

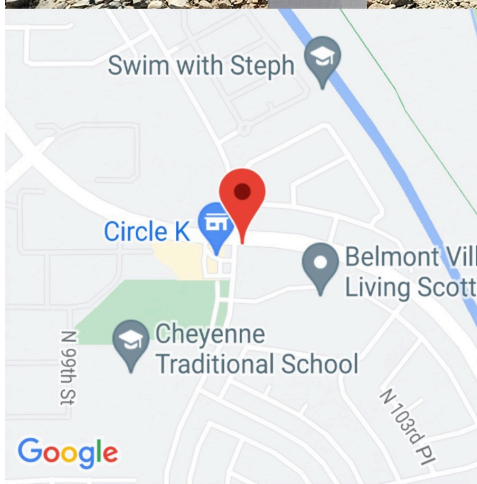
Greg Bloemberg

480-312-4306

[GBloembergScottsdaleAZ.gov](mailto:GBloembergScottsdaleAZ.gov)

Posting Date: 9/30/2022

Penalty for removing or defacing sign prior to date of last hearing. Applicant Responsible for Sign Removal.



Sep 30, 2022 9:10:24 AM  
10107 North 101st Street  
Scottsdale  
Maricopa County  
Arizona