



PHONE: 602-230-0600

FAX: 602-212-1787

2525 E. Arizona Biltmore Circle, Suite A-212, Phoenix, AZ 85016

May 15, 2018

Paul Michaud, Interim Community Development Director
Town of Paradise Valley
6401 E. Lincoln Drive
Paradise Valley, AZ 85253

Re: SUP District (Medical Office) Amendment for Lincoln Plaza Medical Center –
7125 E. Lincoln Drive.

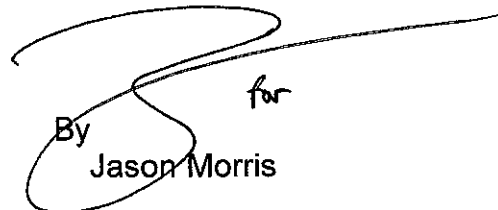
Dear Paul:

Attached hereto is SUP Amendment submittal for the Lincoln Plaza Medical Center. As we discussed, due to the turnaround time necessary to reach Town Council for a statement of direction prior to its summer recess, a couple items for the submittal are still in process. The applicant is engaging Civtech, Inc. to conduct the parking study and traffic impact analysis requested by the Town. Laskin & Associates, Inc. is in the process of preparing the required Landscape Plan, and Optimus Civil Design Group will provide the requested drainage report. The submittal will be supplemented with these items as soon as each one is completed.

Following your review of the submittal, please advise us of any additional information you may need. We look forward to working with the Town and the community to bring a new world class healthcare facility to the residents of Paradise Valley.

Sincerely,

WITHEY MORRIS P.L.C.


By *for*
Jason Morris

JBM/jt
Enclosure

**APPLICATION FOR SPECIAL USE PERMIT AND
MAJOR AMENDMENT TO THE SPECIAL USE PERMIT**

PARCEL NO.: 174- 64 -003B **DATE:** 5/15/2018
(County Tax Assessor Number)

NAME OF SUBDIVISION OR PARCEL: Lincoln Plaza Medical Center

ADDRESS OR LOCATION OF PROPERTY: 7125 E. Lincoln Drive

OWNER: Jamel Greenway, LLC
NAME

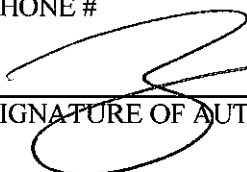
4771 N. 20th Street, Suite 22 ()
ADDRESS PHONE #

See attached authorization letter.
SIGNATURE OF OWNER

AUTHORIZED AGENT: Jason Morris / Withey Morris, PLC
NAME

2525 E. Arizona Biltmore Circle, Suite A-212
ADDRESS

(602) 230-0600 jason@witheymorris.com
PHONE # () ben@witheymorris.com
E-Mail#

 Benjamin Tate for Jason Morris
SIGNATURE OF AUTHORIZED AGENT

**APPLICATION FOR SPECIAL USE PERMIT AND MAJOR
AMENDMENT TO SUP**

(REQUIRED) PLEASE PROVIDE A NARRATIVE/DESCRIPTION OF THE PROPOSAL

(Please Attach Additional Sheets as Necessary):

See attached.

ADDITIONAL APPLICATIONS:

GUARD GATES	<u> </u> YES	<u> x </u> NO
ROADWAY ABANDONMENT	<u> </u> YES	<u> x </u> NO
REZONING	<u> </u> YES	<u> x </u> NO
HILLSIDE	<u> </u> YES	<u> x </u> NO

IF YES, SEE ADDITIONAL APPLICATIONS

May 14, 2018

Town of Paradise Valley
Planning & Building Department
6401 E. Lincoln Drive
Paradise Valley, AZ 85253

Re: SUP Amendment – Lincoln Plaza Medical Center

To whom it may concern:

Please accept this letter as authorization for Withey Morris PLC to represent Jamel Greenway LLC, the owner of the property located at 7125 E. Lincoln Drive, also known as Maricopa County Assessor Parcel Number 174-64-003B. This authorization is specific to the filing, processing and representation at public hearings regarding the above referenced SUP Amendment Application.

Sincerely,



For Jamel Greenway LLC

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WHEN RECORDED RETURN TO:

Jamel Greenway, L.L.C.
Town & Country Camelback
4771 North 20th Street, Suite 22
Phoenix, Arizona 85016
Attention: James Shough

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SPECIAL WARRANTY DEED

For the consideration of Ten and No/100 Dollars (\$10.00) and other valuable consideration, LINCOLN MEDICAL, LLC, a Delaware limited liability company, which acquired title as Lincoln Medical, LLC, a Delaware corporation ("**Grantor**"), hereby conveys to JAMEL GREENWAY, L.L.C., an Arizona limited liability company, with an address of 4771 North 20th Street, Suite 22, Phoenix, Arizona 85016, the following real property situated in Maricopa County, Arizona, together with all rights and privileges appurtenant thereto:

See **EXHIBIT A** attached hereto and incorporated herein by this reference (the "**Property**").

SUBJECT ONLY TO: current taxes and other assessments, reservations in patents and all easements, rights-of-way, encumbrances, liens, covenants, conditions, restrictions, obligations and liabilities and other matters that may appear of record or that a survey of the Property would reveal.

Grantor hereby binds itself and its successors to warrant and defend title to the Property, as against all acts of Grantor and none other, subject to the matters set forth above.

[SIGNATURE PAGE FOLLOWS]

DATED this 31st day of January, 2018.

GRANTOR:

LINCOLN MEDICAL, LLC,
a Delaware limited liability company

By: The S Development Company,
an Arizona corporation

Its: Sole Member

By: [Signature]
Name: Mark Grayson
Its: President

STATE OF Arizona)
County of Maricopa) ss.

The foregoing instrument was acknowledged before me this 29 day of January, 2018, by Mark Grayson, as President of The S Development Company, an Arizona corporation, the Sole Member of Lincoln Medical, LLC, a Delaware limited liability company.

Unofficial Document

[Signature]
Notary Public

My commission expires: 8/31/2021



MERCEDES LILJEGREN
Notary Public - Arizona
Maricopa County
Expires 08/31/2021

EXHIBIT A
LEGAL DESCRIPTION OF THE REAL PROPERTY

the following described real property situated in the County of Maricopa, State of Arizona:

THE EAST 200 FEET OF THE NORTH HALF OF THE NORTHWEST
QUARTER OF THE NORTHEAST QUARTER OF THE SOUTHEAST
QUARTER; AND

THE EAST 200 FEET OF THE NORTH HALF OF THE SOUTH HALF OF THE
NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF THE
SOUTHEAST QUARTER OF SECTION 10, TOWNSHIP 2 NORTH, RANGE 4
EAST OF THE GILA AND SALT RIVER BASE AND MERIDIAN, MARICOPA
COUNTY, ARIZONA.

4851-2477-9354, v. 1

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