

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

PARCEL NO.: 168 - 07 - ~~0016~~ <sup>001C</sup>      DATE: August 9, 2018  
(County Tax Assessor Number)

NAME OF SUBDIVISION OR PARCEL: Mountain View Medical

ADDRESS OR LOCATION OF PROPERTY: 10555, 10565, 10575, 10535, 10595,  
10599, N. Tatum Blvd., Phoenix., AZ 85253

OWNER: Mountain View Medical Center, LLC  
NAME

2044 N. 44th St., Suite 250 Phoenix, AZ 85018      (602) 802-8106  
ADDRESS      PHONE #

  
SIGNATURE OF OWNER

AUTHORIZED AGENT: John Cantrell, ORCUTT | WINSLOW Architects  
NAME

2929 N. Central Ave., 11th Floor Phoenix, AZ 85012  
ADDRESS

(602) 257-1764      ( ) cantrell.j@owp.com  
PHONE #      E-Mail#

  
SIGNATURE OF AUTHORIZED AGENT



**SUPAND MAJOR AMENDMENT APPLICATION INFORMATION**

**AN APPLICATION IS NOT COMPLETE UNTIL ALL REQUIRED INFORMATION IS SUBMITTED IN AN APPROVED FORM. NO APPLICATION WILL BE REVIEWED UNTIL COMPLETE. NO AGENDA DATE WILL BE SET UNTIL THE COMPLETED APPLICATION HAS BEEN REVIEWED AND ACCEPTED BY STAFF.**

**THE CITIZEN REVIEW PROCESS MUST BE PERFORMED IN ACCORDANCE WITH ARTICLE 2-5-2.F OF THE TOWN CODE. THE CITIZEN REVIEW SESSION SHALL TAKE PLACE AFTER THE SUP/MAJOR AMENDMENT/INTERMEDIATE AMENDMENT APPLICATION IS FILED WITH THE TOWN OF PARADISE VALLEY.**

---

**APPLICATION FEE: SEE FEE SCHEDULE**

---

**INITIAL BELOW**

JC PRE APPLICATION CONFERENCE WITH STAFF DATE: JULY 6, 2018

JC APPLICATION SUBMITTED ON: AUGUST 9, 2018

JC APPLICATION FEE IN THE AMOUNT OF \$ 21,166.00 DATE: AUGUST 16, 2018

JC RECEIPT NUMBER 5.043093 RECEIVED BY: JC

**APPLICATION CLASSIFICATION**

         NEW SUP

JC MAJOR SUP AMENDMENT

Mountain View Medical Center, LLC  
2944 N. 44<sup>th</sup> Street, Suite 250  
Phoenix, AZ 85018

August 8, 2018

Re: Authorized Agent Letter

Dear Sir or Madam,

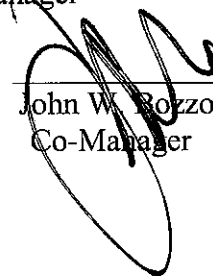
I hereby authorize OrcuttWinslow to make the application for a Major SUP Amendment to the Town of Paradise Valley on behalf of Mountain View Medical Center, LLC, concerning the property located at 10555-10599 N. Tatum Blvd, Paradise Valley, Arizona 85253.

Sincerely,

MOUNTAIN VIEW MEDICAL CENTER, LLC, an Arizona limited liability company

By: PRINCETON HOLDINGS, LLC, a Delaware limited liability company  
Its: Manager

By: FRENJOR MGMT, L.L.C., a Delaware limited liability company  
Its: Manager

By:   
Name: John W. Rozzo  
Its: Co-Manager

HOLD FOR PICKUP  
GCS Search Company, Inc.  
302 N. First Ave. #440  
Phoenix, AZ 85003



OFFICIAL RECORDS OF  
MARICOPA COUNTY RECORDER  
HELEN PURCELL  
2001-1238779 12/31/01 12:47  
1 OF 2  
JARRC

**MAIL TAX STATEMENTS TO:**

Mountain View Medical Center, L.L.C.  
2944 North 44<sup>th</sup> Street, Suite 200  
Phoenix, Arizona 85018

**WHEN RECORDED, MAIL TO:**

John J. Schneider, Esq.  
Plattner, Schneidman & Schneider, P.C.  
1707 E. Highland, Suite 190  
Phoenix, Arizona 85016

---

**GENERAL WARRANTY DEED**

For the consideration of Ten Dollars, and other valuable considerations, STANFORD HELM, L.L.C., an Arizona limited liability company, does hereby convey to MOUNTAIN VIEW MEDICAL CENTER, L.L.C., an Arizona limited liability company, an undivided twenty percent (20%) interest the following real property situated in Maricopa County, Arizona:

See Attached Exhibit "A"

Subject to current taxes and assessments.

Stanford Helm, L.L.C. does hereby warrant the title against all persons whomsoever subject to the matters above set forth.

Dated as of the 31st day of December, 2001.

STANFORD HELM, L.L.C., an Arizona limited liability company

By: STANFORD, INC., a Nevada corporation  
Its: Member

By: Laurel K. Walsh  
Laurel K. Walsh  
Its: Vice President

20011238779

RECEIVED

STATE OF ARIZONA )  
 ) ss.  
County of Maricopa )

This instrument was acknowledged before me this 27<sup>th</sup> day of December, 2002,  
by Laurel K. Walsh, Vice President of Stanford, Inc., a Nevada corporation, the member of  
Stanford Helm, L.L.C., an Arizona limited liability company, on behalf of the company.

*Patricia Vallejo*  
Notary Public

My Commission Expires:

July 17, 2002

49346-3700dced jjs cjo



Patricia Vallejo  
Notary Public - Arizona  
Maricopa County  
Commission Expires

20011238779

**EXHIBIT "A"**

**LEGAL DESCRIPTION**

That part of the Northwest quarter of the Northwest quarter of Section 29, Township 3 North, Range 4 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, described as follows:

BEGINNING at the Northwest corner of said Section 29;

thence South (assumed bearing) along the West line of said Section 29, a distance of 72.68 feet; thence East 55.00 feet to the TRUE POINT OF BEGINNING;

thence North 45 degrees 20 minutes 59 seconds East, measured (North 45 degrees 21 minutes 05 seconds East, record), 16.87 feet;

thence South 89 degrees 18 minutes 02 seconds East, measured (South 89 degrees 17 minutes 50 seconds East, record), 951.94 feet;

thence South 00 degrees 08 minutes 06 seconds West, 100.06 feet, measured (South 0 degrees 08 minutes 10 seconds West, 100.00 feet record);

thence South 60 degrees 56 minutes 38 seconds West 675.80 feet to a point of curvature a circular curve to the left having a radius of 375.00 feet and a central angle of 60 degrees 56 minutes 38 seconds;

thence along said curve 398.88 feet to a point of tangency;

thence South 150.46 feet, measured (South 150.60 feet, record);

thence South 59 degrees 45 minutes 19 seconds West, 208.36 feet, measured (South 59 degrees 44 minutes 37 seconds West, 208.39 feet, record);

thence North 1011.26 feet, measured (North 1011.33 feet, record) to the TRUE POINT OF BEGINNING;

EXCEPT therefrom that portion described as follows:

COMMENCING at the Northwest corner of said Section 29;

A-1

20011238779

thence South (assumed bearing) along the West line of said Section 29, a distance of 966.14 feet;

thence East, a distance of 55.00 feet to the TRUE POINT OF BEGINNING;

thence North, a distance of 45.00 feet to the beginning of a curve to the left, being concave Northeasterly and having a radius of 15.00 feet;

thence Southeasterly along the arc of said curve through a central angle of 90 degrees 00 minutes 00 seconds, a distance of 23.56 feet to a point of tangency;

thence East a distance of 40.71 feet to the beginning of a curve to the right being concave Southwesterly and having a radius of 115.50 feet;

thence Southeasterly along the arc of said curve, through a central angle of 59 degrees 44 minutes 37 seconds, a distance of 120.43 feet to a point of tangency;

thence South 59 degrees 44 minutes 37 seconds West, a distance of 50.00 feet to the beginning of curve to the left, being concave Southwesterly and having a radius of 45.34 feet;

thence Northwesterly along the arch of said curve through a central angle of 59 degrees 44 minutes 37 seconds, a distance of 47.27 feet to a point of tangency;

thence West a distance of 58.13 feet to the beginning of a curve to the left, being concave to the Southeast and having a radius of 15.00 feet;

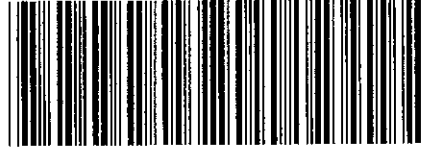
thence Southwesterly along the arc of said curve, through a central angle of 90 degrees 00 minutes 00 seconds, a distance of 23.56 feet to a point of tangency;

thence North a distance of 45.00 feet to the TRUE POINT OF BEGINNING.

A-2



in



OFFICIAL RECORDS OF  
MARICOPA COUNTY RECORDER  
HELEN PURCELL

2000-0475521 06/22/2000 04:12

151000 27 OF 45

**MAIL TAX STATEMENTS TO:**

Mountain View Medical Center, L.L.C.  
2944 North 44<sup>th</sup> Street, Suite 200  
Phoenix, Arizona 85018

**WHEN RECORDED, MAIL TO:**

Mountain View Medical Center, L.L.C.  
2944 North 44<sup>th</sup> Street, Suite 200  
Phoenix, Arizona 85018

AFFIDAVIT EXEMPT PURSUANT TO A.R.S. § 11-1134(B)(6)

**GENERAL WARRANTY DEED**

For the consideration of Ten Dollars, and other valuable considerations, TATUM SHEA HOLDINGS, L.L.C., an Arizona limited liability company, does hereby convey to MOUNTAIN VIEW MEDICAL CENTER, L.L.C., an Arizona limited liability company, the following real property situated in Maricopa County, Arizona:

See Attached Exhibit "A".

Subject to current taxes and assessments.

Tatum Shea Holdings, L.L.C. does hereby warrant the title against all persons whomsoever subject to the matters above set forth.

Dated as of the 19th day of March, 1999.

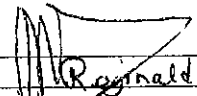
TATUM SHEA HOLDINGS, L.L.C., an Arizona  
limited liability company

By: PAVILLON DEVELOPMENT CO., a  
Delaware corporation

Its: Manager

By:

Its:

  
Reginald Wessinger  
President

- 1 -

49346-9200deed1-jjs-cjo

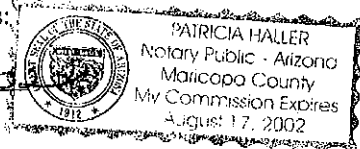
20000475521

20000475521

STATE OF ARIZONA )  
 ) ss.  
County of Maricopa )

This instrument was acknowledged before me this <sup>21</sup> 15 day of June, 2000, by Reynold Winsinger, President of Pavillon Development Co., a Delaware corporation, the Manager of Tatum Shea Holdings, L.L.C., on behalf of the company.

Patricia Haller  
Notary Public

My Commission Expires: Aug 17, 2002  


2000475521

**EXHIBIT "A"**

**LEGAL DESCRIPTION**

That part of the Northwest quarter of the Northwest quarter of Section 29, Township 3 North, Range 4 East of the Gila and Salt River Base and Meridian, Maricopa County, Arizona, described as follows:

BEGINNING at the Northwest corner of said Section 29;

thence South (assumed bearing) along the West line of said Section 29, a distance of 72.68 feet; thence East 55.00 feet to the TRUE POINT OF BEGINNING;

thence North 45 degrees 20 minutes 59 seconds East, measured (North 45 degrees 21 minutes 05 seconds East, record), 16.87 feet;

thence South 89 degrees 18 minutes 02 seconds East, measured (South 89 degrees 17 minutes 50 seconds East, record), 951.94 feet;

thence South 00 degrees 08 minutes 06 seconds West, 100.06 feet, measured (South 0 degrees 08 minutes 10 seconds West, 100.00 feet record);

thence South 60 degrees 56 minutes 38 seconds West 675.80 feet to a point of curvature a circular curve to the left having a radius of 375.00 feet and a central angle of 60 degrees 56 minutes 38 seconds;

thence along said curve 398.88 feet to a point of tangency;

thence South 150.46 feet, measured (South 150.60 feet, record);

thence South 59 degrees 45 minutes 19 seconds West, 208.36 feet, measured (South 59 degrees 44 minutes 37 seconds West, 208.39 feet, record);

thence North 1011.26 feet, measured (North 1011.33 feet, record) to the TRUE POINT OF BEGINNING;

EXCEPT therefrom that portion described as follows:

COMMENCING at the Northwest corner of said Section 29;

20000475521

thence South (assumed bearing) along the West line of said Section 29, a distance of 966.14 feet;

thence East, a distance of 55.00 feet to the TRUE POINT OF BEGINNING;

thence North, a distance of 45.00 feet to the beginning of a curve to the left, being concave Northeasterly and having a radius of 15.00 feet;

thence Southeasterly along the arc of said curve through a central angle of 90 degrees 00 minutes 00 seconds, a distance of 23.56 feet to a point of tangency;

thence East a distance of 40.71 feet to the beginning of a curve to the right being concave Southwesterly and having a radius of 115.50 feet;

thence Southeasterly along the arc of said curve, through a central angle of 59 degrees 44 minutes 37 seconds, a distance of 120.43 feet to a point of tangency;

thence South 59 degrees 44 minutes 37 seconds West, a distance of 50.00 feet to the beginning of curve to the left, being concave Southwesterly and having a radius of 45.34 feet;

thence Northwesterly along the arch of said curve through a central angle of 59 degrees 44 minutes 37 seconds, a distance of 47.27 feet to a point of tangency;

thence West a distance of 58.13 feet to the beginning of a curve to the left, being concave to the Southeast and having a radius of 15.00 feet;

thence Southwesterly along the arc of said curve, through a central angle of 90 degrees 00 minutes 00 seconds, a distance of 23.56 feet to a point of tangency;

thence North a distance of 45.00 feet to the TRUE POINT OF BEGINNING.