



Cipriano Residence
5624 Superstition Lane
Paradise Valley, AZ 85253
February 1, 2017

SCOPE OF WORK

1. Remove and replace existing exterior staircase to meet current building code, as per Stairs/Landscape Section on Construction Document.
2. Revegetate area along the east side of existing staircase that was disturbed by pool contractor.
3. Guest Casita: Apply sand finish stucco system around entire exterior wall surface. Paint Casita to match existing front entry door. See floor plan and elevation plan on sheet A-1.
4. Exterior Paint Color to be Dunn Edwards – Bison Beige
DEC 750
LRV 27



To: HILLSIDE BUILDING COMMITTEE

Cc: Paul Michaud, Senior Planner
George Burton, Planner

From: Robert D Lee, CBO
Building Official, Fire Marshal

Date: March 1, 2017

Subject: Combined review for stair and stucco/paint on casita at 5624 N Superstition Ln

Narrative: The existing stairs from the carport to the home will be removed and replaced. The existing casita/carport will have a stucco system applied and repainted with Dunn Edwards Bison Beige.

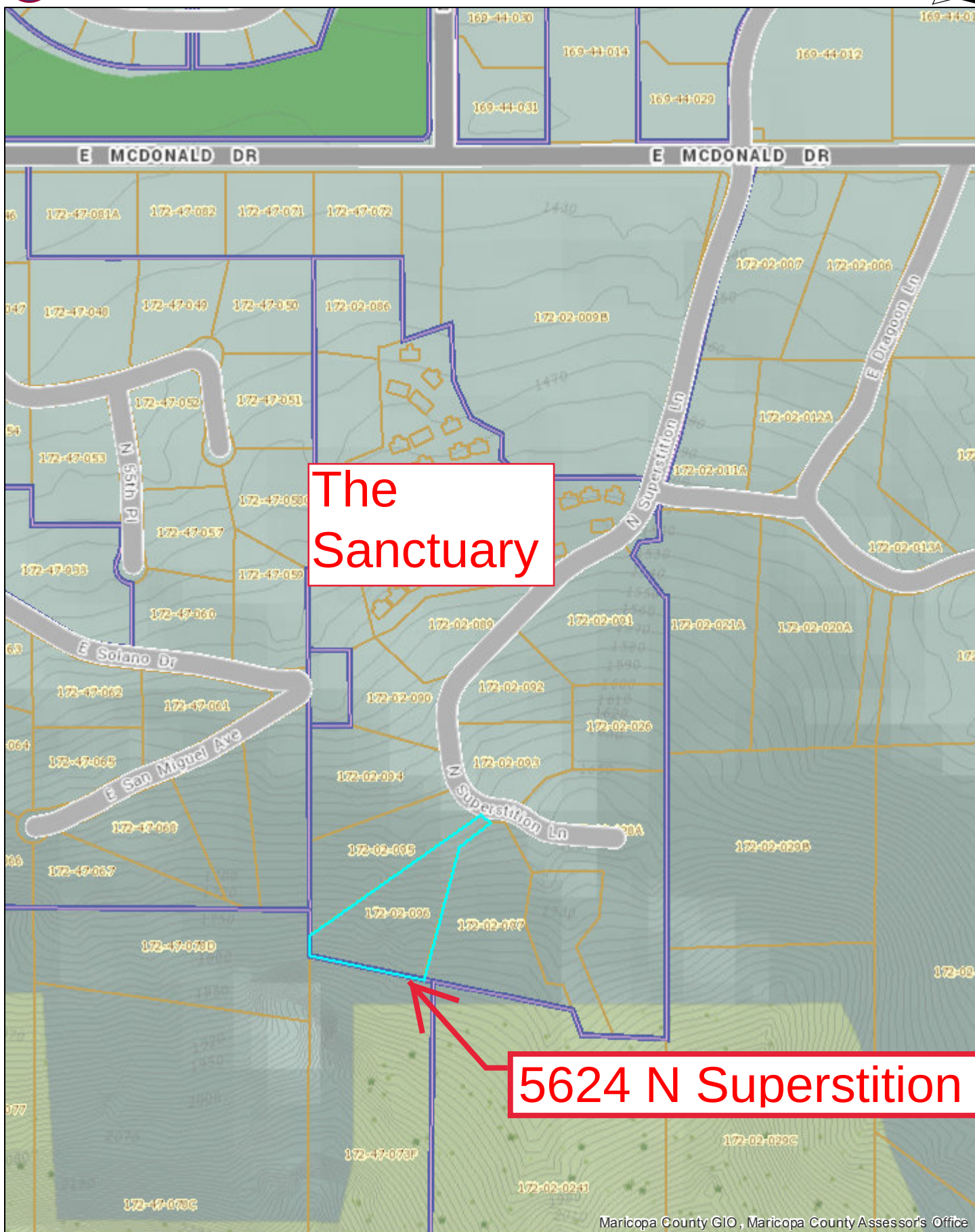
Description	Quantities
Area of Lot	1.295 acres or 56,408 Sq Ft
Area Under Roof	3,555 Sq Ft
Floor Area Ratio	6.30%
Building Site Slope	unknown
Allowable Disturbed Area (%)	unknown
Allowable Disturbed Area (Sq Ft)	unknown
Existing Disturbed Area	unknown
Proposed Disturbed Area (%)	No change
Proposed Disturbed Area (Sq Ft)	No change
Volume of Cut/Fill	0 Cubic Yards
Hillside Assurance	\$0
Number of Retaining Walls	0
Length of Retaining Walls	0 Ft
Maximum Building Height	24 feet 0 inches
Overall Height	40 feet 0 inches

Stipulations:

1. All construction parking shall be located on site as much as possible. Any off street parking shall be confined to the east side of N Superstition Ln. No construction materials or debris will be allowed on the Town's right-of-way.
2. No final approval shall be issued until all hillside stipulations and all Town Code requirements are complied with, including landscaping.
3. Noise from construction that can be heard off-site, including, but not limited to, hydraulic ram hammers, equipment used to cut through rock, machinery with audible back-up warning devices, powered machinery, truck delivery and idling, constant and persistent hammering, shall be limited to use between the hours of 7:00 AM and 5:00 PM Monday through Friday; no work on Saturday, Sunday or legal holidays. Summer hours start one hour earlier.
4. The limits of construction and proposed disturbed areas shall be clearly staked in the field, with visible roping, prior to and during construction and shall conform to the approved individual site analysis plan. No disturbance shall be permitted beyond the areas designated as the limits of disturbance both during and after construction
5. No Financial Assurance is required prior to the issuance of the building permit.



Map





Map





TOWN OF PARADISE VALLEY HILLSIDE DEVELOPMENT

DATE: February 2, 2017

SUBDIVISION NAME: CamelDate properties

ADDRESS OF PROPERTY 5624 Superstition Lane
Lot 11 CamelDate properties

ASSESSOR'S PARCEL NUMBER: 172-02-096

LEGAL DESCRIPTION: See Attached.

ARCHITECT: Rich Cipriano 480-466-8252
NAME PHONE NUMBER

5018 N. 71st Place, Scottsdale 85253
ADDRESS E-MAIL ADDRESS

Rikardo 8404@aol.com

ENGINEER/OTHER: None
NAME PHONE NUMBER

ADDRESS E-MAIL ADDRESS

OWNER: Fernando Cipriano 905-399-7643
PRINT NAME PHONE NUMBER

5624 Superstition Lane, P.V. 85253
ADDRESS E-MAIL ADDRESS

[Signature] 2-2-2017
SIGNATURE OF OWNER OR REPRESENTATIVE DATE

PRE-APPLICATION CONFERENCE WITH STAFF ON: _____

APPLICATION SUBMITTED ON: _____

APPLICATION FEE: _____

RECEIPT NUMBER: _____ RECEIVED BY: _____

Combined Plan Review Notification

February 15, 2017

Subject: Combined Plan Review (Landscaping, replace staircase to meet safety code, stucco casita, and paint to match existing main residence).

To Whom it may concern,

An application has been submitted to the Town of Paradise Valley for landscaping, replacement of staircase, stucco casita, and paint to match existing main residence at home located at 5624 E. Superstition Lane, Paradise Valley 85253. In compliance with Town requirements, this letter is being sent to you as a courtesy to inform you of the pending application. The Hillside Building Committee will be reviewing this application on Wednesday March 8, 2017 at 8:00 am at the Paradise Valley Town Hall located at 6401 E. Lincoln Dr. Paradise, Valley, AZ 85253.

The purpose of the Combined Plan Review meeting is for the Hillside Committee to review the submittal for compliance with the goals, purposes, and specific criteria of the Town of Paradise Valley Hillside regulations.

The Hillside committee will approve, approve with stipulations, or deny the submittal.

This meeting is open to the public and you may feel free to attend.

If you have any questions, please call Jamie Vaughn at 602.348.2430.

Sincerely,

**Jamie Vaughn
Carmel Homes Design Group LLC
jamie@carmelhomesllc.com
Phone-602.348.2430
Applicant**

From: CHDG
To: [Robert Lee](#)
Subject: Re: Notification. Of hillside meeting
Date: Tuesday, February 21, 2017 11:20:48 AM

Please accept this email as acknowledgement the letters were mailed on 2-16-2017 in regards the hillside meeting for 5624 Superstition lane. PV

Sign was also posted.

Thank you

Jamie Vaughn
Managing Member
Carmel Homes Design Group

> On Feb 21, 2017, at 10:00 AM, Robert Lee <rlee@paradisevalleyaz.gov> wrote:

>

> Hi,

>

> A message that those letters were sent will suffice.

>

> Thanks,

> Bob Lee

> Building Official

> Town of Paradise Valley

> 480 348-3631

>

> -----Original Message-----

> From: CHDG [<mailto:chdg.llc@gmail.com>]

> Sent: Friday, February 17, 2017 11:26 AM

> To: Robert Lee; Paul Michaud

> Subject: Notification. Of hillside meeting

>

> 5624 E Superstition lane.

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