



# Town of Paradise Valley

6401 E Lincoln Dr  
Paradise Valley, AZ 85253

## Meeting Notice and Agenda Planning Commission

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Tuesday, October 20, 2015

6:00 PM

Council Chambers

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### 1. CALL TO ORDER

### 2. ROLL CALL

*Notice is hereby given that members of the Public Body will attend either in person or by telephone conference call, pursuant to A.R.S. §38-431(4).*

### 3. EXECUTIVE SESSION

*The Public Body may convene into an executive session at one or more times during the meeting as needed to confer with the Town Attorney for legal advice regarding any of the items listed on the agenda as authorized by A.R.S. §38-431.03.A.3.*

### 4. STUDY SESSION ITEMS

*Work/Study is open to the public however the following items are scheduled for discussion only. The Public Body will be briefed by staff and other Town representatives. There will be no votes and no final action taken on discussion items. The Public Body may give direction to staff and request that items be scheduled for consideration and final action at a later date. The order of discussion items and the estimated time scheduled to hear each item is subject to change.*

A. [15-243](#) **Work Study Session - Special Use Permit Major Amendment  
Ritz-Carlton Paradise Valley  
7000 E Lincoln Drive (SUP-15-01)**

**Staff Contact:** Eva Cutro, 480-348-3522

**Attachments:** [Proposed Ritz Stipulations](#)  
[Applicant Response Letter - Stipulations](#)  
[SOD Ritz](#)  
[Judson Letter](#)  
[Citizen Review Summary](#)  
[Parking Update Ritz](#)  
[Traffic Update Ritz](#)  
[SUP Booklet Ritz 10-14-15](#)

### 5. PUBLIC HEARINGS

*The Public Body may take action on this item.*

A. [15-244](#) **Hearing - Special Use Permit Major Amendment  
Continued from 10-06-15 Meeting**

**Five Star Ritz-Carlton Paradise Valley  
7000 E Lincoln Drive (SUP-15-01)**

**Staff Contact:** Eva Cutro, 480-348-3522

**Attachments:** [Proposed Ritz Stipulations](#)  
[Applicant Response Letter - Stipulations](#)  
[SOD Ritz](#)  
[Judson Letter](#)  
[Citizen Review Summary](#)  
[Parking Update Ritz](#)  
[Traffic Update Ritz](#)  
[SUP Booklet Ritz 10-14-15](#)

**6. STUDY SESSION ITEMS (CONTINUED)**

**A. [15-222](#) Discussion of “The Villas at Mountain Shadows II” Final Plat  
SW Corner Lincoln Drive and 56th Street (FP 15-02)**

**Staff Contact:** Paul Michaud, 480-348-3574

**Attachments:** [56th St Graphic](#)  
[Vicinity Map Zoning](#)  
[Application & Narrative](#)  
[Prior Minutes](#)  
[Fire Marshal Correspondence](#)  
[Utility Correspondence](#)  
[Noticing](#)  
[Final Map Amended VII Plat](#)  
[Recommended Preliminary Plat Villas II & III](#)  
[Approved Preliminary Plat Villas II](#)  
[Proposed Final Plat Villas II](#)

**B. [15-228](#) Discussion of “The Villas at Mountain Shadows Condominiums”  
Preliminary Condominium Map  
SW Corner Lincoln Drive and 56th Street (PP 15-03)**

**Staff Contact:** Paul Michaud, 480-348-3574

**Attachments:** [Vicinity, Aerial, Gp, Zoning](#)  
[Application Narrative](#)  
[Prior Minutes](#)  
[Fire Marshal Correspondence](#)  
[Utility Correspondence](#)  
[Noticing](#)  
[Final Map Amended VII Plat](#)  
[Recommended Preliminary Plat Villas II & III](#)  
[Proposed Prelim Map 102015](#)

## 7. ACTION ITEMS

*The Public Body may take action on this item.*

**A. [15-223](#) Recommendation of “The Villas at Mountain Shadows II” Final Plat SW Corner Lincoln Drive and 56th Street (FP 15-02)**

**Staff Contact:** Paul Michaud, 480-348-3574

**Attachments:** [56th St Graphic](#)  
[Vicinity Map Zoning](#)  
[Application & Narrative](#)  
[Prior Minutes](#)  
[Fire Marshal Correspondence](#)  
[Utility Correspondence](#)  
[Noticing](#)  
[Final Map Amended VII Plat](#)  
[Recommended Preliminary Plat Villas II & III](#)  
[Approved Preliminary Plat Villas II](#)  
[Proposed Final Plat Villas II](#)

**B. [15-229](#) Recommendation, “Villas at Mountain Shadows Condominiums” Preliminary Condominium Map SW Corner Lincoln Drive and 56th Street (PP 15-03)**

**Staff Contact:** Paul Michaud, 480-348-3574

**Attachments:**     [Vicinity, Aerial, Gp, Zoning](#)  
[Application Narrative](#)  
[Prior Minutes](#)  
[Fire Marshal Correspondence](#)  
[Utility Correspondence](#)  
[Noticing](#)  
[Final Map Amended VII Plat](#)  
[Recommended Preliminary Plat Villas II & III](#)  
[Proposed Prelim Map 102015](#)

## 8. CONSENT AGENDA

*All items on the Consent Agenda are considered by the Public Body to be routine and will be enacted by a single motion. There will be no separate discussion of these items. If a Commissioner or member of the public desires discussion on any item it will be removed from the Consent Agenda and considered separately.*

## 9. STAFF REPORTS

## 10. PUBLIC BODY REPORTS

## 11. FUTURE AGENDA ITEMS

## 12. ADJOURNMENT

### *AGENDA IS SUBJECT TO CHANGE*

*\*Notice is hereby given that pursuant to A.R.S. §1-602.A.9, subject to certain specified statutory exceptions, parents have a right to consent before the State or any of its political subdivisions make a video or audio recording of a minor child. Meetings of the Planning Commission are audio and/or video recorded, and, as a result, proceedings in which children are present may be subject to such recording. Parents in order to exercise their rights may either file written consent with the Town Clerk to such recording, or take personal action to ensure that their child or children are not present when a recording may be made. If a child is present at the time a recording is made, the Town will assume that the rights afforded parents pursuant to A.R.S. §1-602.A.9 have been waived.*

*The Town of Paradise Valley endeavors to make all public meetings accessible to persons with disabilities. With 72 hours advance notice, special assistance can also be provided for disabled persons at public meetings. Please call 480-948-7411 (voice) or 480-483-1811 (TDD) to request accommodation to participate in the Planning Commission meeting.*