

## Hugo Vasquez

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**From:** dr. bruce <drbsf1@aol.com>  
**Sent:** Wednesday, April 29, 2020 9:48 PM  
**To:** Hillside Committee Contact  
**Subject:** Fwd: Follow Up from April 24th Zoom Meeting re: 5656 E Indian Bend Rd

EXTERNAL

Dear Scott,

I am asking that the paint color remain as what was originally approved for 5656 E. Indian Bend. The new elevation of the house, disappearance/removal of camouflaging tall trees, the visually massive size ,and the home's position on Mummy Mountain precludes any changes. Except it really should be gray. The house, and Mummy Mountain, looked a lot better two days ago when the house stucco was prepped gray.... These sentiments are shared by every neighbor / abutter I have spoken with.

Please drive by and realize how this once unique hillside view of Mummy Mountain has changed.

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Thank you,

Bruce

Dr. Bruce Fieldman, 7002 N. 57th Place, 508.816.3070

## Hugo Vasquez

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**From:** David Sullivan <david@pinnaclesales.com>  
**Sent:** Thursday, April 30, 2020 4:01 PM  
**To:** Hillside Committee Contact; Mayor Jerry Bien-Willner; Vice Mayor Julie Pace; Hillside Committee Member Scott Jarson; Hillside Committee Member Scott Tonn; Planning Commissioner Orme Lewis; Planning Commissioner Campbell; Planning Commissioner Daran Wastchak; Planning Commissioner Charles Covington; Planning Commissioner James Anton; Planning Commissioner Jonathan Wainwright; Planning Commissioner Pamela Georgelos; Jill Keimach; Paul Mood; Robert Lee; vasquez@paradisevalleyaz.gov; Jeremy Knapp  
**Subject:** Concerned Neighbor for 5656 E Indian Bend Rd. Home Issues

EXTERNAL

To the Attention: Paradise Valley Officials and Building Department Employees,

Not only myself but many other neighbors on Indian Bend as well as on 57<sup>th</sup> Place have invested in Paradise Valley homes who are concerned that the Hillside Committee has overlooked some issues when approving plans on 5656 E Indian Bend. These oversites may have the potential to degrade and cheapen current values on our investments in our community.

The 5656 project from the beginning has appeared to be out of code (even though it has been said it isn't out of code) with the height of the home based on natural grade starting at around 1460 rising to around 1500 ft. on this lot. Then the excessive amount the building pad was raised to build on has many of us turning our heads asking how can this be allowed. We have entrusted the employees and committees of our city that oversee these projects with not only doing what is right according to the code books but also the courteous thing when it comes to existing structures and residents. We build on the hillside to have a beautiful view of our city, for which we all pay a premium. The max height restrictions should have been strictly adhered to. The Natural slope restrictions do not appear to have been followed after looking at the topography maps of Maricopa County data base. The final result being a home that is built outside of the current restrictions when others have followed. The project appears to be clearly multiple feet taller in some areas than code should allow.

The next issue is this home as prominent as it is and the additional height having placed it squarely front and center as you enter the subdivision off Lincoln heading up Lost Dutchman that this area appears to be crammed with homes due to the raised height of this one home. The natural beauty has totally been lost. The color of this home is extremely important so please ensure they are to code on a color choice with hopes that it is a natural or neutral color. Not some crazy shade of Yellow that has been rumored.

Please help protect the integrity of our hillside and it's natural beauty for all of us currently on Mummy and Camelback mountains.

I welcome any thoughts or comments back from any or all of you.

Regards, David Sullivan

David Sullivan  
7029 N 57<sup>th</sup> Place  
Paradise Valley, AZ. 85253  
480-659-9479

## Hugo Vasquez

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**From:** Design Profile <Plans@designprofile.com>  
**Sent:** Thursday, June 4, 2020 2:12 PM  
**To:** 'Tony Corey'; 'B. FIELDMAN'  
**Cc:** Jeremy Knapp; Jill Keimach; Vice Mayor Julie Pace; 'Scott Larsen'; Hillside Committee Member Scott Tonn; Planning Commissioner Orme Lewis; Planning Commissioner Campbell; Planning Commissioner Daran Wastchak; Planning Commissioner Charles Covington; Planning Commissioner James Anton; Planning Commissioner Jonathan Wainwright; Planning Commissioner Pamela Georgelos; Hugo Vasquez; djorden@jhjlawyers.com; Paul Mood  
**Subject:** RE: 5656 application  
**Attachments:** color comparison.pdf

EXTERNAL

Mr. Corey and Dr. Fieldman,

As you know, I am the architect helping Don Neuerman with the combined Hillside Committee review that will be heard on June 10. There was a concern that the drawings might be hard to see on the Zoom meeting, and a request had been made to send you the plans. We understand the link below (provided to us by the Town) includes all of the plans/drawing that will be presented to the Hillside Committee. Let me know if you have any trouble with the link and we will do what we can to help.

<https://www.paradisevalleyaz.gov/DocumentCenter/View/8637/Hillside-2020-comp>

We have not yet received the staff report, but understand that will be available Friday or Monday. I think Town Engineer Paul Mood previously sent you information on how to access the materials that will be considered by the Committee (including the staff report), but let me know if you need the staff report and I'll send it along once received.

I would be more than happy to meet you on site or otherwise respond to any questions you may have. I did want to mention a couple of things:

1. Attached is a graphic with a side-by-side comparison of the 2018 approved color for the main house (Dunn Edwards 164 Autumn Bark) and the proposed color (Dunn Edwards 686 Aged Whiskey).
2. The as-built height is consistent with the 2018 approval.

Please let me know if you have any questions.

Regards,

Bob Long

Design Profile, Inc.

-----Original Message-----

From: Tony Corey [mailto:teecorey@gmail.com]

Sent: Saturday, May 23, 2020 7:23 PM

To: B. FIELDMAN; plans@designprofile.com

Cc: plans@designprofile.com; Jeremy Knapp; Jill Keimach; Vice Julie Pace; Scott Larsen; STonn@paradisevalleyaz.gov; ormelewisjr@gmail.com; TCampbell@paradisevalleyaz.gov; DWastchak@paradisevalleyaz.gov; wescov1@yahoo.com; JAnton@paradisevalleyaz.gov; JWainwright@paradisevalleyaz.gov; pgeorgelos@gmail.com; Hugo Vasquez

Subject: Re: 5656 application

Mr Long,

Thanks for your letter. I would like to see as well all the documentation for the hillside meeting few days prior to the meeting. It is only reasonable given the meeting will be on zoom and hard to read the small print.

Thanks

Regards,  
Tony Corey

> On May 22, 2020, at 9:50 PM, B. FIELDMAN <tourek12@aol.com> wrote:

>

> Mr. Long,

> We received your letter regarding the Combined Plan Review of 5656 E. Indian Bend.

> Please email me your proposals for changes /revisions of :

> 1. color/materials,

> 2. motor gate design,

> 3. roof materials,

> 4. screen wall....,

> 5. and landscape design

>

> Please send

> 1. color chips ( Labeled photos) and photo computer simulations of

> 5656 with colored simulations, including views from a. Indian Bend b.

> 57th Place c. Joshua Tree We want to visualize how color changes will

> impact all the views of Mummy Mountain.

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> 2. dimensions of structural revisions

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> Joshua Tree And ALL abutters of 5656:

> d. below 5656

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> 5. And impact of revisions on all ridge lines from all surrounding street levels Using computer simulations.

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> As this is a remote meeting, it is only fair, and essential, that the above requests are completed and received by June 1, 2020.

>

> It will be impossible for residents AND committee members to fully evaluate any revisions remotely with the limited video quality. And limited audio with the town's media equipment - and difficult to hear and understand you, as you have already stated that you mumble at a 2018 5656 Hillside Building Committee meeting.

>

> Actually, please email all the above requests, to ethically complete your proposal transparently, to all the Hillside Building Committee members and our town manager and vice-mayor, as listed above.

>

> Thank you,

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> Dr. Bruce Fieldman

> WDI Properties

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>

> Sent from my iPhone

**DUNN EDWARDS DET 686 AGED WHISKEY LRV 19 (PROPOSED)**



**DUNN EDWARDS DEA 164 AUTUMN BARK LRV18 (APPROVED)**

## Hugo Vasquez

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**From:** dr. bruce <drbsf1@aol.com>  
**Sent:** Friday, June 5, 2020 8:49 AM  
**To:** Design Profile  
**Cc:** TONY COREY; Jeremy Knapp; Jill Keimach; Vice Mayor Julie Pace; slarsen68@gmail.com; Hillside Committee Member Scott Tonn; Planning Commissioner Orme Lewis; Planning Commissioner Campbell; Planning Commissioner Daran Wastchak; Planning Commissioner Charles Covington; Planning Commissioner James Anton; Planning Commissioner Jonathan Wainwright; Planning Commissioner Pamela Georgelos; Hugo Vasquez; djorden@jhjlawyers.com; Paul Mood  
**Subject:** Re: 5656 application

EXTERNAL

Good Morning Bob,

Yesterday, we received your partial ( 0.5 / 10 ) response to our important requests. I read in your email you would be happy to respond to other questions . So here are # 1-5 below.

1. In regards to the color chips, we are confused. As I look out on to your property this morning, and yesterday, there are two distinct colors. On the EAST side, which I assume was originally painted with the unapproved color, which prompted many complaints to the town by neighbors, which stopped the house painting, is this DET686 WHISKEY?

And I assume the CENTER painted center portion of the house, is this section painted with the APPROVED COLOR DEA164 Autumn Bark?

As you know as an architect, depending on your scanning source calibrations, age & storage of chips, and our monitors and our home lighting- ALL may all affect the colors which can vary greatly from the DunnEdwards "paint in the can", and the true test is what we are seeing today on your site, if my assumptions are correct.

2. We are all concerned about the as-built height. The town requested a height certification on Nov. 18, 2019. I am told there were issues and has not yet been submitted. To my knowledge, almost SEVEN MONTHS LATER, THERE IS NO CERTIFICATION....At our meeting in February, with the town's Hillside liaison, we were told it would be done in 2-3 DAYS...

As this BUILDING HEIGHT is a primary concern for Mummy Mountain, and our neighbors, in reviewing the protocols for determining the assumed natural grade [ eg the city of Encinitas, CA ], could you please email Mr.Corey and myself the protocol and data used in your determination. We will share it with our neighbors. Please email today or tomorrow. The town has no records of these details, just an engineer's stamped plan.....

\* 3 -13 We had asked you [as below, #1- 10 ] to send us computer illustrations, measurements of proposed accessories, colors, etc. We have NOT received them, except for the exterior building paint chips . We and our neighbors would like to see these BEFORE the June 10th meeting. The town link you furnished us did not work.

4. As the only time Mr. Corey and I have met you, and discussed the project, was after the Hillside meeting, April 18, 2018, we would like to meet you on site. And a walking street tour to appreciate the effects on the ridge line. And also on site at our decks, as you can, literally, visualize some of our concerns..Do you agree?

5. I would like to meet with you on Sunday morning, June 7th, about 7 AM. With the proper PPE of course. I have an extra mask if you need it. If my assumptions are correct about the two colors already painted, UNAPPROVED vs APPROVED, no need to bring paint cans.

We, the neighbors, have lived on Mummy Mountain from 3 - over 40 years [ I am told ], and sincerely care about one of jewels of Paradise Valley.

And, this is NOT a personal issue with Mr. Neuerman. Neither Mr. Corey, nor I, have never met/ nor talked with him.. And my neighbors, including the 40 year+ resident, have not met him. It is about Mummy Mountain.

Sincerely

Dr. Bruce Fieldman

> On Jun 4, 2020, at 2:12 PM, Design Profile <Plans@designprofile.com> wrote:

>

> Mr. Corey and Dr. Fieldman,

>

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> 0-comp

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> wescov1@yahoo.com; JAnton@paradisevalleyaz.gov;

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>> Dr. Bruce Fieldman

>> WDI Properties

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> <color comparison.pdf>