



Legislation Text

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Town of Paradise Valley Action Report

TO: Chairman and Planning Commission

FROM: Eva Cutro, Community Development Director

DATE: March 7, 2017

CONTACT:

Eva Cutro, 480-348-3522

AGENDA TITLE:

Continuance Request
Phoenix Country Day School - Intermediate SUP Amendment
3901 E. Stanford Drive

BACKGROUND:

REQUEST:

Phoenix Country Day School is requesting a continuance of their hearing until April 18th, 2017. The Planning Commission discussed this application at their January 3, 2017 meeting. This application was advertised for action at the January 17, 2017 Planning Commission meeting. The application was then continued until March 7, 2017. The current continuance request is to allow the applicant to further refine their application and allow the architects additional time to craft the new designs and submittal documents.

RECOMMENDATION

It is recommended that the Planning Commission continue the Phoenix Country Day School - Intermediate SUP Amendment request to April 18, 2017. This will allow additional time to prepare necessary submittals and refine the application.

BACKGROUND

Phoenix Country Day School is requesting an amendment to their Special Use Permit (SUP) to allow for the replacement of the existing Administration Building, new fencing, and updated signage. The proposed improvements will result in 7,110 square feet of additional floor area.

- New Administration Building

The new building is proposed at the northern part of the campus setback from Stanford Drive. The building is single story, 27 feet in height with an architectural spire at a maximum height of 35 feet. It is proposed at 9,810 square feet in size and will replace the existing 2,700 square foot administration building. It is setback approximately 200' from Stanford Drive in the same location as the existing administration building. The application meets all SUP Guidelines for height, number of stories, and setbacks.

The new administration building will replace and upgrade the undersized, existing administration building. No new uses are proposed for this building and while existing staff members may be moved to this building, no new staff will be hired and no additional parking or changes in circulation are contemplated.

- Signage

A new sign is proposed for the corner of Stanford and 40th Street. This will replace an existing sign in the same location at approximately the same size. An additional sign is proposed along Stanford at the main entrance to the school and identification signage on the proposed administration building is also included as part of this amendment.

- Fencing

To help secure the campus, new fencing is proposed to connect the administration building to the buildings on each side of it. The fencing will match the existing fencing throughout the campus.

ATTACHMENTS:

Applicant's Narrative with exhibits
Statement of Direction
Applicant's Request for Continuance