

## Attachment G

### David O Simmons

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**From:** Larry Lazarus <llazarus@lslawaz.com>  
**Sent:** Tuesday, June 23, 2020 3:24 PM  
**To:** Ami Mikhail  
**Cc:** David O Simmons; 'tedakiba@cox.net'; ybakiba@gmail.com; Michelle Green  
**Subject:** RE: Case #2-14-20-2 concerns

Dear Ami,

Thank you for your letter expressing your concerns related to this project. We are at very early stages of the zoning process and we are meeting with stakeholders and neighbors to try to gain input before and even after the application is submitted. We will be looking at such issues as height, privacy, glare, traffic and noise amelioration. There will be several opportunities to have public input as we go through the process. There will be at least one neighborhood meeting, two Village Planning Committee meetings, a Planning Commission hearing and a Phoenix City Council hearing. Additionally, we would be happy to talk to you individually. My office number is (602) 340-0900. You may contact me or my senior land planner, Michelle Green.

I look forward to meeting you. Stay healthy.

Sincerely,  
Larry  
**602-340-0900**

**Larry S. Lazarus**

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**From:** Ami Mikhail <amikhail19@gmail.com>  
**Sent:** Monday, June 22, 2020 6:23 PM  
**To:** Larry Lazarus <llazarus@lslawaz.com>; david.simmons@phoenix.gov  
**Subject:** Case #2-14-20-2 concerns

Dear David,

I am one of the residents in Desert Paradise Estates in Scottsdale with concerns over a project that is scheduled to be developed just outside of my quiet and safe neighborhood in the near future. I am concerned and disappointed to know that the heights of the proposed buildings will exceed 70' which has historically been agreed upon not to do. Since this new height is being proposed and considered, this will distort the neighborhood and set a precedent for further buildings to be built above this height in the future. The proposed height of these buildings poses a major concern when being so close to homes lived in by families, such as myself. Not only would our privacy be invaded upon, but I would imagine the glare from the windows would shine into our homes and that there will be an increase in the ground noise and foot/car traffic as a result of such a large building structure. I for one, like many homeowners, would prefer not having increased traffic and noise in their neighborhood, especially for the safety of my young children. Being from a large city with tall buildings is the reason I moved to Scottsdale where I could raise my family in a neighborhood setting without these buildings looking down upon the privacy of my backyard.

With all of this being said, I think that despite our current virtual world, we should have an in-person community meeting so that all of the neighbors in the area can be aware, informed and have the chance to convey their thoughts on the matter on the rezoning of this case. It has been previously conveyed to Mr. Lazarus and Mr. Akiba that the City honor this request as well.

I appreciate your time and opportunity to leave my comments on this PUD application in the early stages of the case. I hope that we can come to an agreement in the near future regarding my concerns on this project and how it will impact me and my family and our safety. Please do not hesitate to reach out to me should you have any questions.

Sincerely,

Ami

## David O Simmons

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**From:** Christina Noyes <cnbemail@gmail.com>  
**Sent:** Friday, October 23, 2020 9:14 AM  
**To:** David O Simmons  
**Subject:** Kierland Sky Rezoning case on Kierland Bld.

**Follow Up Flag:** Follow up  
**Flag Status:** Flagged

I am in the neighborhood of this area, directly south. I am against the zoning change in terms of density and height.

The building on Maryland at 88 feet is way too tall as is the other building at 84 feet. Both will provide too much office space and increase traffic, sewage, and change the character of the area.

I find the 56 ft an acceptable accommodation for the use of the space and would support a one story increase from that for the building now at 84 and 88 feet. There needs to be a stair step down towards the community.

I am extremely skeptical of the "perspective view" contained in the application but my opposition is not based on any view issues.

The sewer connections were just revised and increased for the new hotel at the Westin. The additional people will lead to further changes and disruption.

Finally, we bought our house in reliance upon the zoning and the density. The continual zoning changes south of Greenway are changing the character of the site from residential/office to urban.

Christina Noyes  
Brian Flaherty  
14238 N 70th Place  
Scottsdale, AZ 85254  
[cnbemail@gmail.com](mailto:cnbemail@gmail.com)

## David O Simmons

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**From:** Debra Furlong <debra\_furlong@yahoo.com>  
**Sent:** Friday, October 23, 2020 9:33 PM  
**To:** David O Simmons  
**Subject:** Rezoning near Kierland & Marilyn roads

PLEASE no more high rises buildings!!

PLEASE help us to keep our neighborhoods as neighborhoods.

We do NOT want or need foreign investors to continue to ruin our quality of life for the sake of the almighty dollar.

FFS, STOP THIS!!!

[Sent from Yahoo Mail on Android \[go.onelink.me\]](https://go.onelink.me)

## David O Simmons

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**From:** Mike DeMoss <mdemoss7@cox.net>  
**Sent:** Friday, October 23, 2020 8:49 PM  
**To:** David O Simmons  
**Subject:** Rezoning Kierland and Marilyn Rooads

This involves case Z-14-20-2

We currently live on the corner of 68th St and Acoma and are against rezoning this property to 88' as it is already approved at 80'

We are concerned that it will block sun/light/air and overshadow nearby buildings while reflecting heat into the surrounding area.

Thank you for your consideration,

Mike and Karen DeMoss

homeowners

## David O Simmons

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**From:** kgstutzman@gmail.com  
**Sent:** Friday, October 23, 2020 10:41 PM  
**To:** David O Simmons  
**Subject:** RE: More high rise buildings in North Phx/Scottsdale

Dear Mr. Simmons,

I'm writing to object to any further approval or increase of these high rise buildings in the North Phoenix and Scottsdale areas. I am a fourth generation Arizonan, I purchased my home in this area in 1999 and since that time I have witnessed a continuing decline in the neighborhood. We are seeing an over population and abundance of high rise apartment-home building along and around Scottsdale road. We're starting to look like all the other over-urbanized big cities like New York, LA, Chicago. This is NOT what Arizona is about, we are about open spaces and open views. These buildings take away from the scenic beauty of the area. If people want to live on top of each let them go to LA, NY or Chicago!!

My water pressure is so much worse than before these buildings were built. Crime is up in the area, traffic and pollution from the traffic is so much worse. These buildings are heat islands, did anyone consider this? How about the terrible glare off of all the glass on the majority of these buildings? People said that all this building will benefit the area, well it hasn't, it's cheapened the area. How many high rise buildings do we really need on Scottsdale road, I mean it's ridiculous. If I had wanted to live near a sprawling, urban, downtown type area, I would've moved to central Phoenix. I didn't think by moving to this upscale North Phoenix/Scottsdale neighborhood that I would have to worry about this happening here. The city council by approving all these buildings and high rises is helping to ruin these neighborhoods close by.

I sincerely hope the city counsel and the city planners will do a better job at limiting the sheer numbers, sizes and heights of these buildings, they are an eyesore to our area. This is NOT Arizona.

Thank you,

Kerry and Gary Stutzman

## David O Simmons

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**From:** David Frei <scdlfreis@outlook.com>  
**Sent:** Saturday, October 24, 2020 9:52 AM  
**To:** David O Simmons  
**Subject:** Rezoning

Have you ever considered what we will do for water if all of these high rise condos are allowed to continue to be erected?

I for one am very concerned about our water supply being depleted if these multi-unit buildings are permitted to keep going up.

Every unit has two or three bathrooms—each probably flushed three to six times per day.

In 1970, the population of Phoenix was 405,000 & we had water restrictions then.

It is now over 4,000,000---what will we do for water?

PLEASE put a stop to these High Rise units!!!!

David Frei

scdlfreis@gmail.com

Sent from [Mail \[go.microsoft.com\]](mailto:scdlfreis@gmail.com) for Windows 10

## David O Simmons

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**From:** Dorothy & Fred's IPad <bestfriend2@cox.net>  
**Sent:** Saturday, October 24, 2020 10:18 AM  
**To:** David O Simmons  
**Subject:** Reasoning

Mr. Simmons,

I OPPOSE further rezoning, specifically at this time case # z-14-20-2

Dorothy Milici

*kindness, gratitude, courage!*



## David O Simmons

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**From:** Robert Miller <robert.bryan.miller@gmail.com>  
**Sent:** Saturday, October 24, 2020 9:51 AM  
**To:** David O Simmons  
**Subject:** Rezoning

I have lived in the Phoenix/Scottsdale area my entire life of 60 years. I am appalled at the rezoning that has occurred during this time, adversely affecting the quality of life in our communities. I am writing you this time with reference to the rezoning being considered at Kierland and Marilyn. I implore you to reject ANY further rezoning in this area and particularly increasing of building height levels. Buildings in this area are already taller than should be permitted. Citizens in our surrounding communities do not want to see our quality of life continually eroded to benefit aggressive developers and we are paying attention to how you decide this issue. Please stop further rezoning.

Sent from my iPhone

## David O Simmons

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**From:** Jennifer Stern <jenniferstern9@hotmail.com>  
**Sent:** Saturday, October 24, 2020 1:50 PM  
**To:** David O Simmons  
**Subject:** case z-14-20-2

Hi Mr Simmons,  
The Phoenix Paradise Village Planning Committee is having a meeting on November 2 at 6:00 pm regarding the rezoning of land Near Kierland and Marilyn Roads. it is case Z-14-20-2. There will be a possible vote on acceptance of a plan allowing buildings up to 88' high on this property.  
I think this is an unwarranted rezoning and would like to dispute this.  
Thank you for your consideration  
Jen Stern

Sent from my iPhone

## David O Simmons

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**From:** Margaret Wilson <margwils@cox.net>  
**Sent:** Sunday, October 25, 2020 9:52 AM  
**To:** David O Simmons  
**Subject:** 2-14-20-2 Re-zoning

*This is a request to please vote AGAINST the 2 – 14- 20 -2 rezoning request for the property at Kierland and Marilyn. There are already far too many high rise apartments in that area, and the additional strain on the community for the utilities and with congestion is unacceptable.*

*A definite “NO” is mandatory.*

*Thank you*

*Margaret Wilson*

Sent from [Mail \[go.microsoft.com\]](mailto:go.microsoft.com) for Windows 10

## David O Simmons

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**From:** Karen Botten <browneyesaz@cox.net>  
**Sent:** Monday, October 26, 2020 11:10 AM  
**To:** David O Simmons  
**Subject:** Rezoning Z-14-20-2

Dear Mr. Simmons,

Please vote against the rezoning of Z-14-20-2 along with any developer asking for rezoning in City of Scottsdale. Many developers are funded by debt from foreign nation- - China, etc.  
Please keep the height no higher than what's approved for now.

We don't want to lose the beauty of our city and become another California. It's in your hands so hoping you maintain the height as is. I've lived here since 1986 and have already seen how the height has grown. Please stop it!

Thanking you in advance for your attention to this Matter.

Karen Botten

Sent from my iPad

**David O Simmons**

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**From:** Steven Perlmutter <steveperl@cox.net>  
**Sent:** Monday, October 26, 2020 5:17 PM  
**To:** David O Simmons  
**Subject:** Case Z-14-20-2

Dear Mr. Simmons,

I am writing to express my opposition to the Case Z-14-20-2 rezoning plan. The rezoning is both unwarranted and deleterious.

Present zoning allows building up to 80 feet, which is more than adequate for this or any other structure. Going beyond this height will just encourage builders and planners to keep pushing the limits. Not that this property is not on Scottsdale Road; it is a few blocks from my home, and I use Kierland Boulevard five or six days a week. The traffic will be impossible, and there are no practical solutions. A few speed bumps are not going to do it.

This oversize building will overshadow nearby buildings, blocking light, air circulation, and morning sun. Notwithstanding the planned landscaping, these giant buildings will still create a huge heat sink, just the opposite of what we need as we face the existentialist threat of climate change.

Are these buildings going to benefit Arizonans? I do not think so. This should not be part of the plan for our area.

Thank you for your time.

Yours sincerely,

Steven B. Perlmutter, M.D.

## David O Simmons

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**From:** Christine Blunt <cab2046@gmail.com>  
**Sent:** Tuesday, October 27, 2020 12:38 PM  
**To:** David O Simmons  
**Subject:** rezoning

Please do NOT allow the 88 foot height on a new building near Kierland. There is already an 80 foot height allowed. The develop goes NOT need another 8 feet.

Christine Blunt  
6721 E Redfield Rd

## David O Simmons

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**From:** Diane Janovsky <dj4fff@gmail.com>  
**Sent:** Thursday, October 29, 2020 2:51 PM  
**To:** David O Simmons  
**Subject:** Resident Input on Rezoning Case Z-14-20-2

Dear Mr. Simmons,

I am unable to attend the Phoenix Paradise Village Planning Committee meeting on 11/2 so I wanted to express my opinion to you in advance regarding the request to rezone and allow an 88 foot building at the corner of Kierland Blvd and Marilyn Rd.

I am adamantly opposed to allowing this change for the same reason that I also actively opposed the request by DMB Partners to rezone the La Maison property on Scottsdale Rd and north of Kierland Blvd in 2018.

The Kierland area is a high-value gem and we need to stay vigilant to keep it this way. The current zoning provides reasonable limits on height and there is no reason other than greed to allow for changes. Those of us who live in this area do not want it transformed into a mini-downtown Phoenix. Once an exception is made, it will open the door to more and more exceptions.

I have lived in this neighborhood since 1990, before Greenway even extended to Scottsdale Road. The development of Kierland has been successful because it has largely remained true to its original vision. We need to maintain the character of this community and continue with the existing limits on the height of buildings.

To echo the call to action from two years ago, I say "No High Rise in Our Skies".

Thank you,

Diane Janovsky  
16449 N. 59th Place  
Scottsdale, AZ 85254  
602-708-2063

## David O Simmons

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**From:** KEN PEREZ <mkperez@cox.net>  
**Sent:** Friday, October 30, 2020 9:24 AM  
**To:** David O Simmons  
**Subject:** Rezoning of property at Kierland and Marilyn roads

Dear Sir

I would like to view my concerns with the proposal to rezone this area to a greater density area and endanger the residential footprint of this area. As I am sure you are aware there has been an aggressive move to erect many large structures in this area. We have purchased our homes many years ago because this was the type of environment we chose to live in







The change in this zoning will change the makeup of the area with the addition of excessive tall structures, but addition to this undesirable change, this will undoubtedly create a traffic issue for the current residential homes.

There already is a unsafe traffic situation on Acoma Dr, as the current office personnel use it as a cut through to avoid the established use of the road that leads directly to the light at Greenway. A great majority of these totally disregard the posted speed limit and are unimpeded by the single speed hump that is made ineffective due to the fact that that hump has a low area in the middle, and they realized that if they straddle this they don't have to slow down. This road is only a couple blocks from an grade school and is used by many people for biking, walking, dog walking and just other forms of exercise. Adding more traffic flow will only compound this already concerning issue. Please take these concerns under advisement. Thank you



## David O Simmons

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**From:** Joseph Griffith <joegriffith@cox.net>  
**Sent:** Monday, November 2, 2020 9:35 AM  
**To:** David O Simmons  
**Cc:** Michelle       Griffith  
**Subject:** Z-14-20-2 - Kierland Blvd/Marilyn

David,

In reference to the above rezoning request. We live in the nearby neighborhood of Kierland and are very concerned about the increased traffic that will result from this project. Please advise the Planning Committee that we are against this request and would like them to vote NO.

Thank You,

Joe and Michelle Griffith  
6510 E Spring Rd  
Scottsdale, AZ 85254

602-820-7751

## David O Simmons

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**From:** Jim Combs <jcsolar1982@gmail.com>  
**Sent:** Tuesday, November 3, 2020 1:42 PM  
**To:** David O Simmons; Nayna Patel  
**Subject:** Re: Would like to speak

David,

I was very disappointed with the meeting last night on the issue of the building on Kierland/Marilyn (Z-14-20-2) .

To begin with it took over two hours to get to our item which was way too long considering the Honor Health item was only in the preliminary stage.

I was also struck by the seeming chummy relationship with you as a staff member, members of the committee, and Wayne of the Kierland Alliance to Mr. Lazarus. He does seem like a nice man but he is representing owners that stand to make a huge profit on this development and we of the Kierland residential neighborhood risk losing home values and quality of life. It seemed to me that Wayne, who does not live in our neighborhood, was able to be the deciding factor in having the committee pass this judgement without regard to my neighborhood. I really resent his influence in a matter that doesn't directly affect him and that he was not even listed on the list of speakers. (Was it a last minute inclusion to support the passage?)

Although Mr Lazarus claimed he contacted some extraordinary number of HOA's it seems impossible that none responded. I'm not accusing him of lying but I do think that the correspondence he may have had with the HOA's might have been such that they weren't even aware of what was being sent to them; like junk mail. Why not have return receipt mail to prove someone looked at it or why not send mailings directly to the residents in the area?

What was particularly striking to me was that the points that Dr. Rockawitz and other speakers brought up about the Honor Emergency building were so similar to the concerns of our neighborhood especially as it pertained to traffic. If you ever have time or interest take a drive down Acoma and 66th Street to Kierland Blvd. and notice the bicycle paths with children, the joggers, walkers in the morning and afternoon. It is like a park with the golf course on the one side and the homes on the other side. Then imagine triple the car traffic and people trying to park in the street in the neighborhood because there is not enough parking space as required.

The committee members expressed that the existing building was 20 years old as if that it was ready to fall down. They also thought that it was a good opportunity to add revenue with new business, which I am not sure is of their concern, but none commented on the impact to the neighborhood for both quality of life and property values. Nor did they comment on pedestrian safety. I sincerely got the feeling that the die was cast before the meeting and it was not properly considered.

David, could you please send me a copy of the minutes of the meeting as soon as you can. Also, could you pass along these comments to the committee and to the participants of the meeting on Thursday. I truly think that this decision should be delayed until there is further consideration by those affected.

Respectfully,  
Jim Combs 6409 E Gelding

On Mon, Nov 2, 2020 at 1:59 PM David O Simmons <[david.simmons@phoenix.gov](mailto:david.simmons@phoenix.gov)> wrote:

Jim,

I have added your name to the list of registered speakers. Please register as an attendee through the link found on the attached agenda.

David Simmons, MA

Planner II\* Village Planner

200 West Washington Street

3<sup>rd</sup> Floor

Phoenix, AZ 85003

602-262-4072

[david.simmons@phoenix.gov](mailto:david.simmons@phoenix.gov)



**From:** Jim Combs <[jcsolar1982@gmail.com](mailto:jcsolar1982@gmail.com)>

**Sent:** Monday, November 2, 2020 1:26 PM

**To:** David O Simmons <[david.simmons@phoenix.gov](mailto:david.simmons@phoenix.gov)>; Nayna Patel <[naynap1957@gmail.com](mailto:naynap1957@gmail.com)>

**Subject:** Re: Would like to speak

David,

The Item number you mentioned is Z-14-20-2 regarding the zoning change for the property at Kierland and Marilyn. I would like to speak against it being on the edge of our residential community.

Thanks for your help.

Respectfully,

Jim Combs

On Mon, Nov 2, 2020 at 11:28 AM David O Simmons <[david.simmons@phoenix.gov](mailto:david.simmons@phoenix.gov)> wrote:

The agenda is attached for your review. The attendee link is on the agenda. If you wish to speak, identify the agenda item number and email me a request.

David Simmons, MA

Planner II\* Village Planner

200 West Washington Street

3<sup>rd</sup> Floor

Phoenix, AZ 85003

602-262-4072

[david.simmons@phoenix.gov](mailto:david.simmons@phoenix.gov)



**From:** Nayna Patel <[naynap1957@gmail.com](mailto:naynap1957@gmail.com)>

**Sent:** Monday, November 2, 2020 7:25 AM

**To:** David O Simmons <[david.simmons@phoenix.gov](mailto:david.simmons@phoenix.gov)>; Jim Combs <[jcsolar1982@gmail.com](mailto:jcsolar1982@gmail.com)>; Nayna Patel <[naynap1957@gmail.com](mailto:naynap1957@gmail.com)>

**Subject:** Re: Would like to speak

David - please send us the link to the meeting. There is no 'clickable link' in the email or the pdf.

Thanks.

On Sat, Oct 31, 2020 at 10:58 AM Nayna Patel <[naynap1957@gmail.com](mailto:naynap1957@gmail.com)> wrote:

Hello David,

I would like to speak at this committee Meeting.

Thanks,

Jim Combs

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Nayna