



Maricopa County

Planning & Development Department

501 N. 44th St., 2nd Floor
Phoenix, Arizona 85008
Phone: (602) 506-3301
Fax: (602) 506-8369
www.maricopa.gov/planning

Via First Class U.S. Mail and E-Mail, to:

Mr. Don Kile
Mr. Art Reischfeld
Goldfield Ranch Property Owner's Association
2850 E. Camelback Road
Suite 110
Phoenix, Arizona 85016

Re: Goldfield Ranch/ Process for Paving the Roadways

Dear Mr. Kile and Mr. Reischfeld:

Pursuant to the meeting that we had today, this letter highlights some of the key requirements to obtain a grading permit to pave the roadways inside Goldfield Ranch. A grading permit requires drainage clearance as well as a Zoning department sign-off. Additional clearances from Maricopa County Department of Transportation and Environmental Services Department may be required.

The One-Stop Shop offers pre-submittal meetings for projects such as this. Please contact the customer service counter for available dates and times. To pursue a permit over multiple parcels you will be required to demonstrate owner's authorization. There is a standard form, available on the County website, that should be completed when you make the initial application.

Though the roadway has been created by easement, you will be required to have the written approval of each and every property owner underlying the roadway easement. Though the applications can be submitted collectively, individual permits will be issued for each parcel.

For a multi-parcel project such as this, it should be noted that the review, approval, issuance, inspections and final clearance will occur at one time and as a group for this project. A delay, for whatever reason, for issues on single parcel will delay the entire project. After the project is initialized, it will not be possible to separate out a single parcel from this project.

Maricopa County grants a fee reduction for multi-parcel projects. Fees are for review services and are assessed at the time the permit is reviewed. The fees are due regardless of the eventual permit status, such as issuance.

Assuming you can demonstrate proof of ownership, you will be advised of the submittal requirements for the permit, which include:

- A site plan showing every structure on each of the parcels. Please be advised that each parcel will be reviewed for zoning and drainage compliance. If a lot is found to have a violation, such as a structure without a permit or within a setback, illegal grading, etc. the violation must be remedied before a grading permit can be obtained. Additionally, if any of the lots were created by an illegal split, a subdivision plat may be required.
- Engineered roadways plans, and possibly reports, will be required. The plans / reports shall demonstrate that you are maintaining the historic flow patterns and hydraulic characteristics.
- For roadways located on hillside on which cut or fill is proposed, soil borings to ensure stability will be required.

Again, this just highlights some of the necessary submittal requirements. Additional details can be provided by the individual departments. Please keep in mind that this correspondence does not address the jurisdictional washes and necessary approvals from the Army Corp of Engineers or the County's Air Quality Department. Please contact these agencies directly for information and direction.

If you have any questions regarding this correspondence, please feel free to contact me directly.

Very truly yours,

William Haas

cc: Darren Gerard