



Aviation Department

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Hannah Oliver
Village Planner - North Mountain & Paradise Valley
City of Phoenix Planning & Development Department
200 West Washington Street, 3rd Floor
Phoenix, Arizona 85003

Dear Ms. Oliver,

It has come to our attention that there is a mixed-use project, Z-6-17, proposed in close proximity, within flight paths and the 55DNL noise contour of Scottsdale Airport. Historically, the Scottsdale City Council and City Staff have not supported this type of rezoning request for residential uses within the 55 DNL and ask for you to seriously consider not supporting this project.

The City of Scottsdale, Airport's Noise Compatibility Part 150 study, that was completed in partnership with the City of Phoenix, recommends that the City of Phoenix and Scottsdale maintain compatible development within the 55 DNL. As such, the City of Scottsdale strongly discourages rezoning for residential or other noise-sensitive land uses not consistent with the general plans and especially within the 55 DNL.

The city receives significant noise complaints from Phoenix residents in this area. While our preference is to not build residential developments so close to an airport or flight path or within the 55DNL, we do not have the authority to deny a request in Phoenix. However we ask that you seriously consider the consequences of allowing residential uses within the airport's 55DNL.

If the project proceeds, we strongly encourage the consideration of the following stipulations if the project moves forward:

- 1) FAA Height Analysis – Owner shall submit the FAA response to the FAA Form 7460-1 with final plans submittal.
- 2) Fair disclosure: Each owner shall make fair disclosure to each purchaser/tenant. If this development is subject to CC&Rs, to include the disclosure in the CC&Rs and/or record disclosure against the property. We would like each prospective tenant/owner to ensure that are fully aware of proximity to airport, within flight paths and the exposure to aircraft noise.
- 3) Noise attenuation: Consider stipulating noise attenuation measures to project that reduces the exterior sound level by 25 decibels.
- 4) Avigation Easement: If possible, grant the city and record an avigation easement.

Sincerely,

A handwritten signature in blue ink, appearing to read "Kemp P. M...".

Gary P. Mascaro, C.M., C.A.E.

Aviation Director

Scottsdale Airport

cc. Scottsdale Mayor and City Council
Scottsdale Airport Advisory Commission
Jim Thompson, Scottsdale City Manager
City of Phoenix Aviation Department