

Additional Back-up
M-16 9-18-12

Arleen Gross

From: Jonda Joseph
Sent: Tuesday, September 18, 2012 4:21 PM
To: Arleen Gross
Subject: FW: Item M-16 New River Revocable License
Attachments: Staging and Access Plan.pdf; Plan Detailing Pedestrian Barricades.pdf; Cost Associated with Off-Site City Improvements.xlsx

make a hardcopy for me please

From: MJ Matthews **On Behalf Of** Romney Rogers
Sent: Tuesday, September 18, 2012 4:18 PM
To: Jeanette Johnson; Safeea Ali; Jonda Joseph; John Herbst
Cc: Scott Wyman; Jeff Modarelli; Wendy Gonyea
Subject: FW: Item M-16 New River Revocable License

All,

This came in earlier re: M-16.

Thanks for your attention to this matter,

MJ

From: Jordana L. Jarjura [mailto:JJarjura@conradscherer.com]
Sent: Tuesday, September 18, 2012 3:47 PM
To: Jack Seiler; 'jseiler@sszrlaw.com'; Charlotte Rodstrom; Bobby B. DuBose; Bruce G. Roberts; Romney Rogers (rcrogers@rmzlaw.com); Romney Rogers
Cc: Lee Feldman; Harry Stewart; Bob Dunckel; William R. Scherer; Granvil Tracy (gtracy@ameriland.com)
Subject: Item M-16 New River Revocable License

Mayor, Vice-Mayor and Commissioners,

Following yesterday's site visit with Commissioner Rogers, I wanted to provide the City with an estimated schedule related to the improvements/changes to the public areas adjacent to New River Phase III (Smoker Park, Riverwalk Linear Park and South New River Drive) and how public access is affected/impacted (if at all) by the construction of these improvements. I just want to be clear that all of these items are fully articulated in New River's site plan approval, the pending administrative amendment application and/or its construction permit application and are **not** in the license area or part of the license agreement. **Tonight, New River is only requesting approval of temporary construction access and staging on a small portion (see attached) of Smoker Park via the Revocable License Agreement.**

In terms of the timing outlined below, start time is from when New River issues its Notice of Commencement to the City.

1) Relocation of two trees from the Phase III parcel into Smoker Park.

The relocation of the two trees from the Phase III parcel into Smoker Park occurs in Week 1 of construction. The entire process will take 3-5 days. The area from where the trees are being relocated from and to actually falls within the license area (this is actually one of the reasons New River selected this area) so no additional impact to public access will occur.

2) Improvements to the Riverwalk fountain amenity and new Riverwalk.

The demolition of the most eastern fountain, the fountain backs to the 3 remaining fountains and the bollards will occur in Week 1. The construction of the new stairs and additional Riverwalk (in between fountains and seawall as requested by the PROW Committee) will occur in Week 2 and 3. New landscaping and irrigation for the new fountain feature, stairs and Riverwalk will also occur in Weeks 2 and 3. These improvements will take 3-4 weeks to complete. Please see attached plan which details where barricades will be up during this time. As you can see public access is maintained.

3) *Replacement of Royal Palms within the SE 5th Avenue right-of-way.*

New River is replacing Royal Palms along S.E. 5th Avenue. This will occur in the 12th-13th month of construction and will last approximately a week. During this time barricades will be erected around each individual tree to ensure safety.

4) *Removal/relocation of South New River Drive/Riverwalk portions that encroach into the Phase III parcel.*

Certain portions of South New River Drive and the Riverwalk were constructed within Phase III's property line. New River is removing the parts that encroach and relocating it onto the City's property. This work will commence in Week 1 and will last 2-3 weeks. The grading of the new access road will occur in Week 1 and the new roadway will be installed in Weeks 2 and 3. The existing road will be maintained and open for use until the new roadway is constructed and opened for use. Therefore access will be maintained at all times.

5) *Temporary construction access and staging on small portion of Smoker Park (Item M-16 on tonight's Commission agenda).*

The license is on tonight's agenda and discussed more fully in my email below. New River will make sure that the mulched pathway is maintained during the term of this license.

In addition to the information provided above, New River wants to assure the City that best efforts will be made to ensure that access to boats, park and pedestrian walkways will be maintained. Attached is a spreadsheet detailing the above off-site City improvements and the costs associated with each that will be borne by New River.

The requested license as well as the above schedule for improvements is in keeping with Section 7(f) of the Settlement Agreement which provides that **“the City will use its best efforts to cooperate with New River to facilitate road closures and otherwise facilitate construction activity in relation to the Project.”**

Should you have any additional questions, please do not hesitate to contact me.

Warm regards,
Jordana

Jordana L. Jarjura
Conrad & Scherer, LLP
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From: Jordana L. Jarjura
Sent: Wednesday, September 12, 2012 12:07 PM
To: 'jack.seiler@fortlauderdale.gov' (jack.seiler@fortlauderdale.gov); jseiler@sszrlaw.com; Charlotte Rodstrom (CRodstrom@fortlauderdale.gov); BDuBose@fortlauderdale.gov; BRoberts@fortlauderdale.gov; Romney Rogers (rcrogers@rmzlaw.com); RRogers@fortlauderdale.gov
Cc: Lee Feldman; Harry Stewart; Bob Dunckel (BDunckel@fortlauderdale.gov); Bill Scherer (wscherer@conradscherer.com); Granvil Tracy (gtracy@ameriland.com)
Subject: New River Village Phase III - Revocable License

Mayor, Vice-Mayor and Commissioners,

New River 3 Venture, LLC, as long-term Lessee and Developer of New River Village Phase III, is requesting approval of temporary construction access and staging on a small portion of Smoker Park via a Revocable License Agreement. We are scheduled to be on next week's Commission agenda.

As you know, while New River is the lessee of Smoker Park, the City has a perpetual, nonexclusive easement for public access for park purposes from sunrise to sunset. New River is requesting to temporarily fence off a de minimis portion of Smoker Park abutting Phase III's construction site (please see attached plan).

The footprint of the Phase III building is at the property line, with no setback from Smoker Park (0' as permitted by Code). This configuration requires access into and over the abutting portion of Smoker Park to allow construction of the structure. This construction access and staging area is for a work safety area, to provide for tie-in between the existing grade to Phase III grade, and for swing stage work and equipment access to building and grading. It is not meant to be used as a long-term storage area, but will be used for lay down prior to entry to building.

This particular area was also selected because it is already going to be temporarily restricted from public access as the City has requested that New River relocate trees to this area, which will require water feeds for irrigation of the relocated trees.

The area is approximately 50' wide and 140' long for a total area of 7,000 square feet or 0.16 acres. This is a small area when compared to Smoker Park's total size of 2.24 acres (7% of the total property). The balance of the Park will remain open during construction pursuant to the Park Easement Agreement.

We appeared before the PROW Committee on August 16, 2012 and received its recommendation. Last night, pursuant to Policy 1.11.3 of the Comp Plan, we went before the Historic Preservation Board for comment and review; I have been advised by the City Attorney's office that based upon the Board's comments, there would not be a need for any additional conditions to be placed in the Revocable License.

I want to be clear that no development is occurring on Smoker Park. The development is adjacent to it and in order to facilitate the construction as well as for safety reasons, a small area of the park needs to be restricted temporarily. If you have any questions or would like to meet on Monday prior to the Commission meeting, please do not hesitate to call or email me.

Warm regards,
Jordana

Jordana L. Jarjura
Conrad & Scherer, LLP
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Fort Lauderdale, FL 33301
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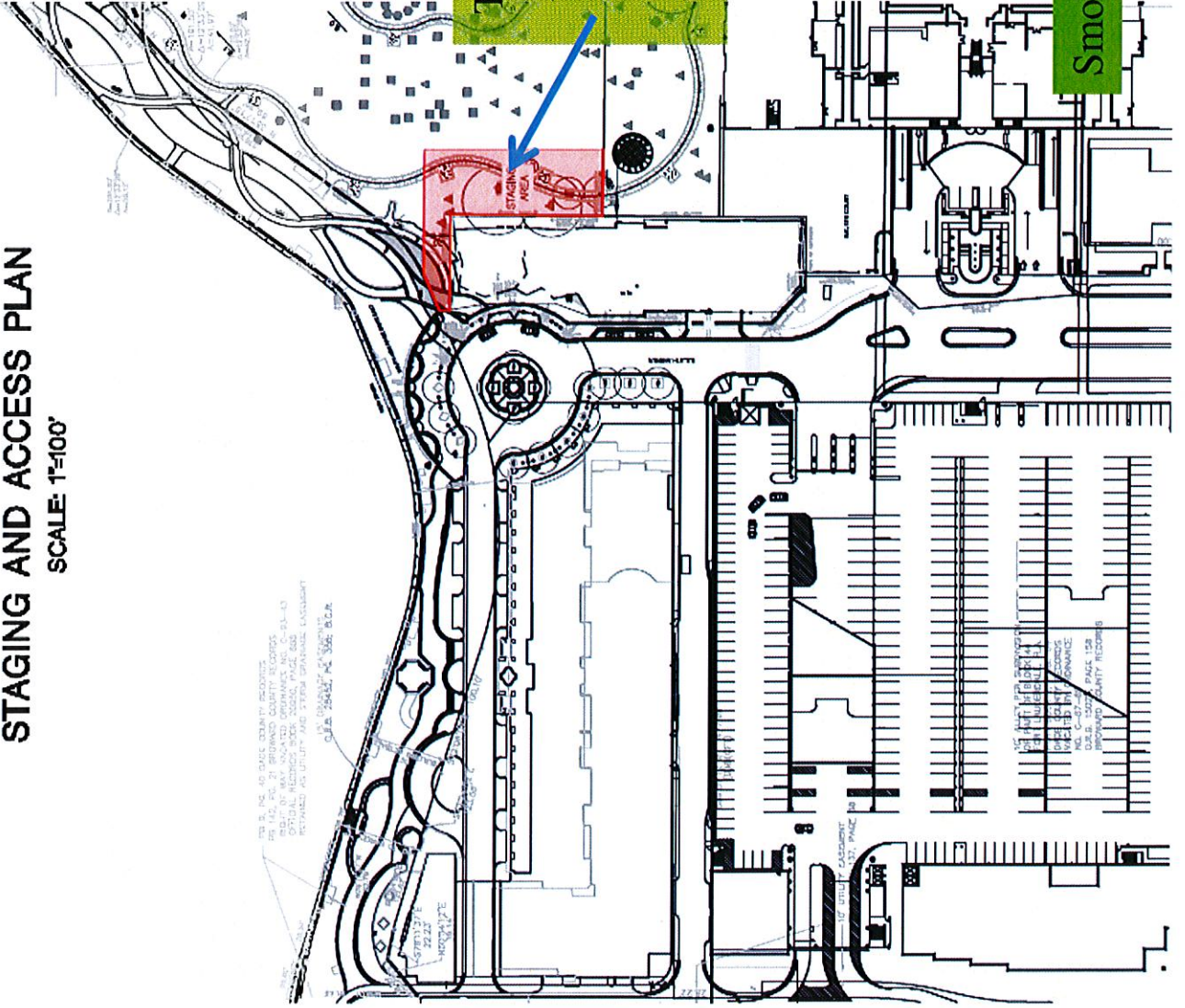
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**NEW RIVER VILLAGE - PHASE III
STAGING AND ACCESS PLAN
SCALE: 1"=100'**



Temporary "Staging"
Area approximately
0.16 acres
or
7% of Smoker Park

Smoker Park = 2.24 acres

NEW RIVER VILLAGE
 PHASE III
 61. LANDMARK, PHOENIX

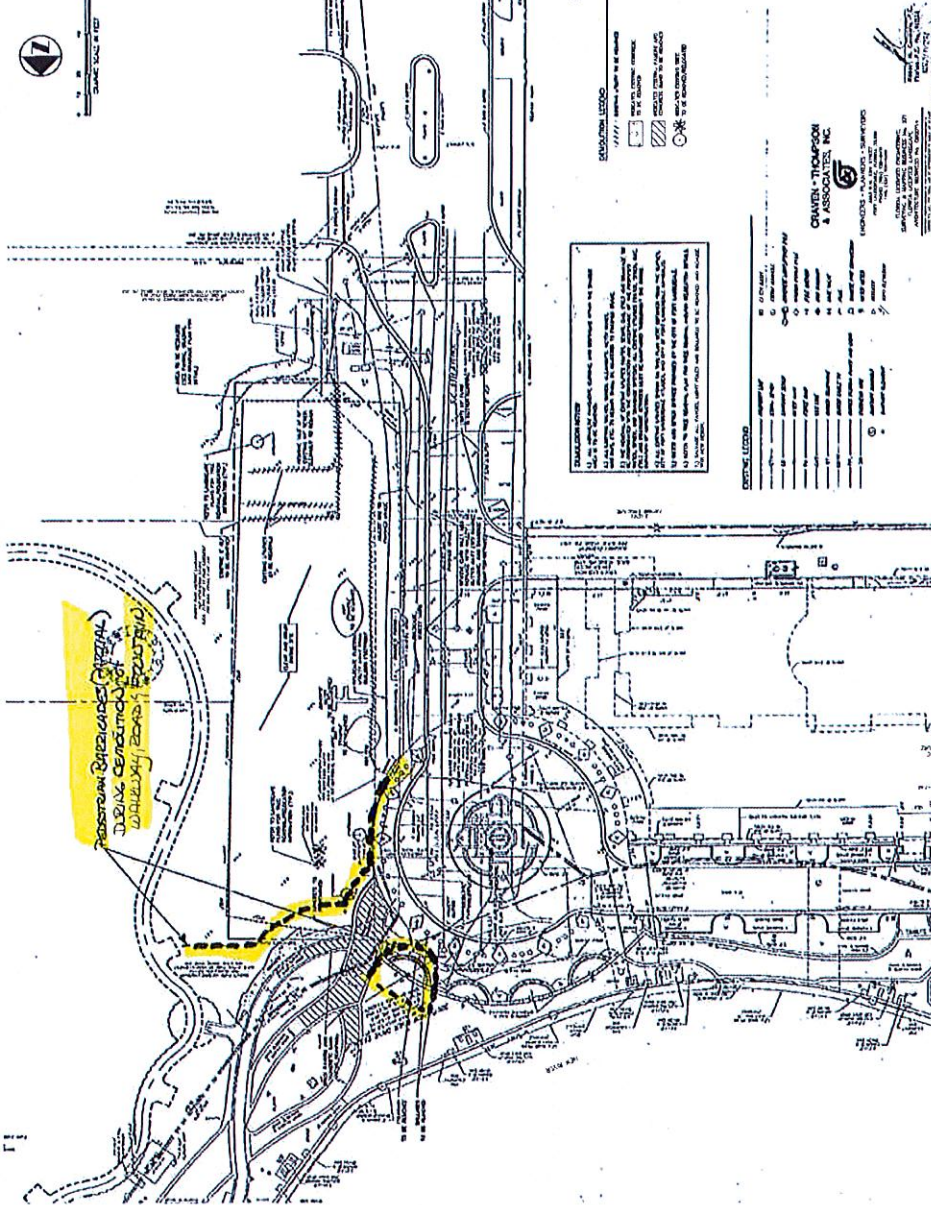


NO.	DESCRIPTION	DATE

PERMIT SET
 SHEET NO. _____ OF _____
 DATE _____

ADD Inc.
 11700 W. GREENWAY AVENUE
 SUITE 100
 PHOENIX, AZ 85042
 PROJECT NO. 11700-01
 SHEET NO. 1/22

DEMOLITION
 PLAN
 SHEET NO. 1/22
 C-3



DEMOLITION NOTES
 1. ALL DEMOLITION SHALL BE ACCORDING TO THE CITY OF PHOENIX ORDINANCE 17-010 (R-10).
 2. ALL DEMOLITION SHALL BE ACCORDING TO THE CITY OF PHOENIX ORDINANCE 17-011 (R-10).
 3. ALL DEMOLITION SHALL BE ACCORDING TO THE CITY OF PHOENIX ORDINANCE 17-012 (R-10).
 4. ALL DEMOLITION SHALL BE ACCORDING TO THE CITY OF PHOENIX ORDINANCE 17-013 (R-10).
 5. ALL DEMOLITION SHALL BE ACCORDING TO THE CITY OF PHOENIX ORDINANCE 17-014 (R-10).
 6. ALL DEMOLITION SHALL BE ACCORDING TO THE CITY OF PHOENIX ORDINANCE 17-015 (R-10).
 7. ALL DEMOLITION SHALL BE ACCORDING TO THE CITY OF PHOENIX ORDINANCE 17-016 (R-10).
 8. ALL DEMOLITION SHALL BE ACCORDING TO THE CITY OF PHOENIX ORDINANCE 17-017 (R-10).
 9. ALL DEMOLITION SHALL BE ACCORDING TO THE CITY OF PHOENIX ORDINANCE 17-018 (R-10).
 10. ALL DEMOLITION SHALL BE ACCORDING TO THE CITY OF PHOENIX ORDINANCE 17-019 (R-10).
 11. ALL DEMOLITION SHALL BE ACCORDING TO THE CITY OF PHOENIX ORDINANCE 17-020 (R-10).
 12. ALL DEMOLITION SHALL BE ACCORDING TO THE CITY OF PHOENIX ORDINANCE 17-021 (R-10).
 13. ALL DEMOLITION SHALL BE ACCORDING TO THE CITY OF PHOENIX ORDINANCE 17-022 (R-10).
 14. ALL DEMOLITION SHALL BE ACCORDING TO THE CITY OF PHOENIX ORDINANCE 17-023 (R-10).
 15. ALL DEMOLITION SHALL BE ACCORDING TO THE CITY OF PHOENIX ORDINANCE 17-024 (R-10).
 16. ALL DEMOLITION SHALL BE ACCORDING TO THE CITY OF PHOENIX ORDINANCE 17-025 (R-10).
 17. ALL DEMOLITION SHALL BE ACCORDING TO THE CITY OF PHOENIX ORDINANCE 17-026 (R-10).
 18. ALL DEMOLITION SHALL BE ACCORDING TO THE CITY OF PHOENIX ORDINANCE 17-027 (R-10).
 19. ALL DEMOLITION SHALL BE ACCORDING TO THE CITY OF PHOENIX ORDINANCE 17-028 (R-10).
 20. ALL DEMOLITION SHALL BE ACCORDING TO THE CITY OF PHOENIX ORDINANCE 17-029 (R-10).
 21. ALL DEMOLITION SHALL BE ACCORDING TO THE CITY OF PHOENIX ORDINANCE 17-030 (R-10).

DEMOLITION LEGEND
 1. DEMOLITION BOUNDARY
 2. EXISTING BOUNDARY
 3. PROPOSED BOUNDARY
 4. DEMOLITION MATERIAL TO BE RECYCLED
 5. DEMOLITION MATERIAL TO BE RECYCLED AND REUSED ON-SITE
 6. DEMOLITION MATERIAL TO BE RECYCLED AND REUSED OFF-SITE
 7. DEMOLITION MATERIAL TO BE RECYCLED AND REUSED ON-SITE AND OFF-SITE
 8. DEMOLITION MATERIAL TO BE RECYCLED AND REUSED ON-SITE AND OFF-SITE AND RECYCLED
 9. DEMOLITION MATERIAL TO BE RECYCLED AND REUSED ON-SITE AND OFF-SITE AND RECYCLED AND RECYCLED
 10. DEMOLITION MATERIAL TO BE RECYCLED AND REUSED ON-SITE AND OFF-SITE AND RECYCLED AND RECYCLED AND RECYCLED

CRAVEN - THOMPSON & ASSOCIATES, INC.
 2100 CENTURRY CENTER DR
 SUITE 100
 PHOENIX, AZ 85028
 TEL: (602) 998-0000
 FAX: (602) 998-0001
 WWW.CTASO.COM

**NEW RIVER VILLAGE
 PHASE III**
 11. 1st Addition, Perth
 1:20 Scale
 11. 1st Addition, Perth

1. All dimensions shall be in accordance with the approved site plan.
 2. All elevations shall be in accordance with the approved site plan.
 3. All elevations shall be in accordance with the approved site plan.
 4. All elevations shall be in accordance with the approved site plan.
 5. All elevations shall be in accordance with the approved site plan.
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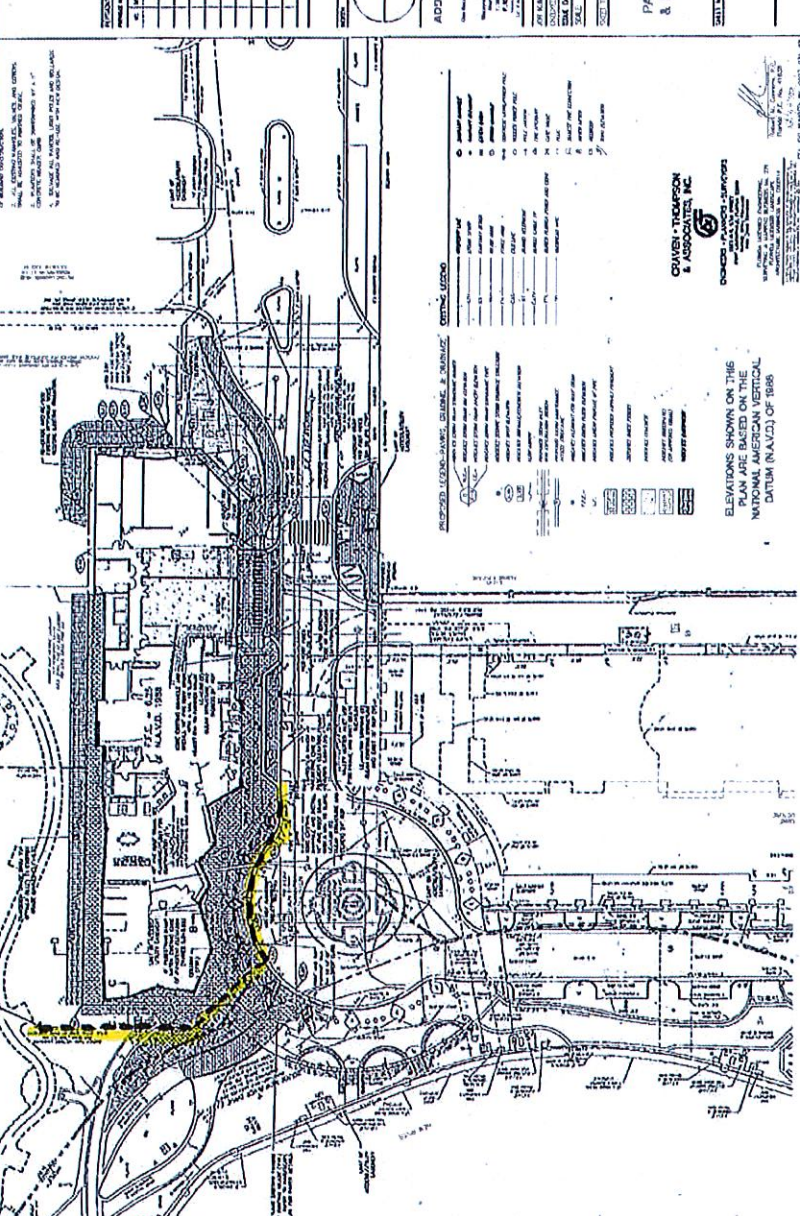
PERMIT SET

NO. 1	PLAN	DATE
NO. 2	SECTION	DATE
NO. 3	SECTION	DATE
NO. 4	SECTION	DATE
NO. 5	SECTION	DATE
NO. 6	SECTION	DATE
NO. 7	SECTION	DATE
NO. 8	SECTION	DATE
NO. 9	SECTION	DATE
NO. 10	SECTION	DATE



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 9. All elevations shall be in accordance with the approved site plan.
 10. All elevations shall be in accordance with the approved site plan.

**PROPOSED SIDEWALK (PAVED)
 AFTER WALKWAY PAVED (FOOTPAVING)
 COMPLETE**



ELEVATIONS SHOWN ON THIS
 NATIONAL AMERICAN VERTICAL
 DATUM (NAVD) OF 1988

**GRAVEN THOMPSON
 & ASSOCIATES, INC.**
 1100 W. 10th Street
 Suite 200
 Oklahoma City, Oklahoma 73106
 Phone: 405.521.1100
 Fax: 405.521.1101
 E-mail: gta@gtainc.com
 Website: www.gtainc.com

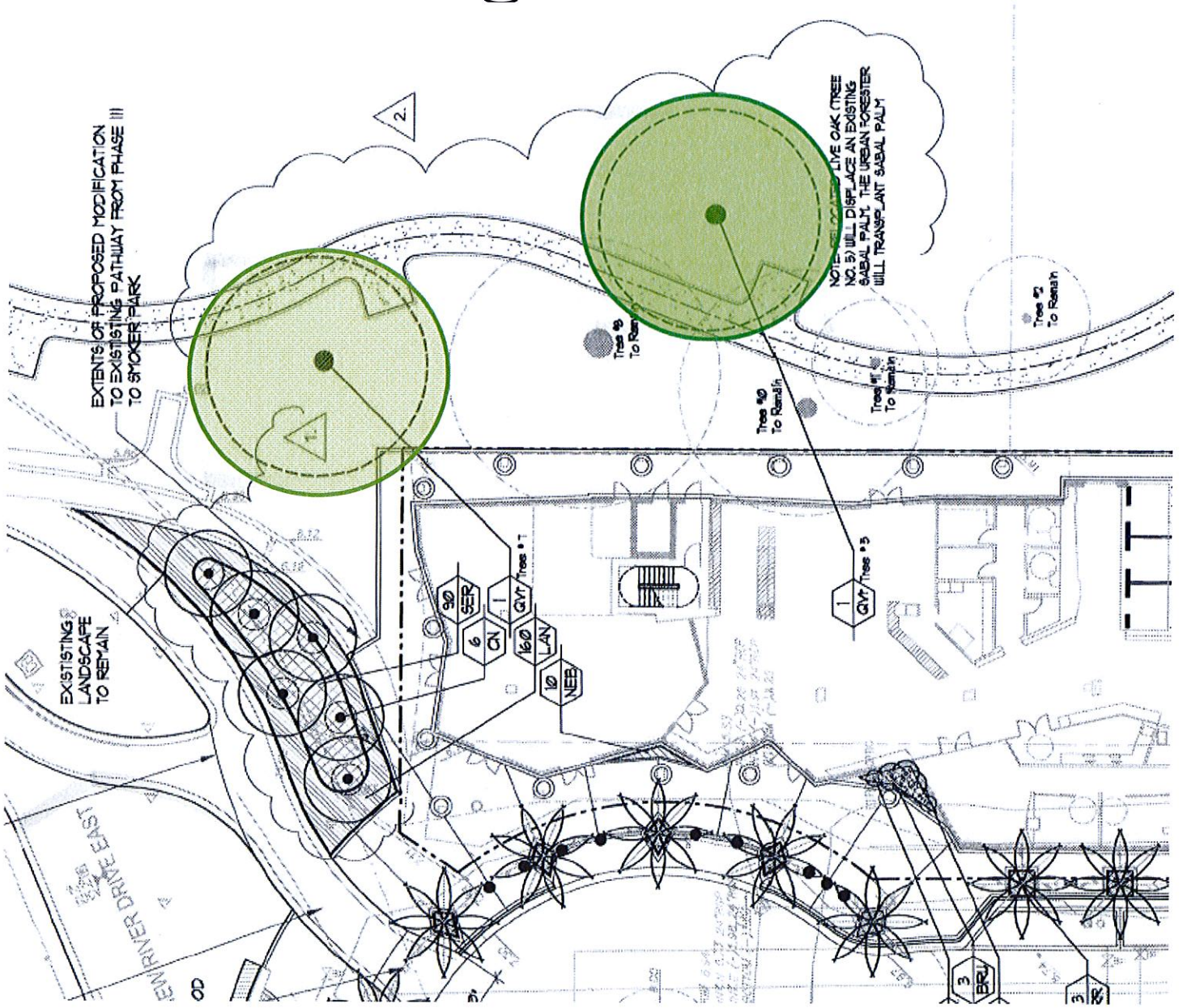
DRAWING NO. 11-111111
 SHEET NO. C-4
 TOTAL SHEETS: 11

New River Village Phase III

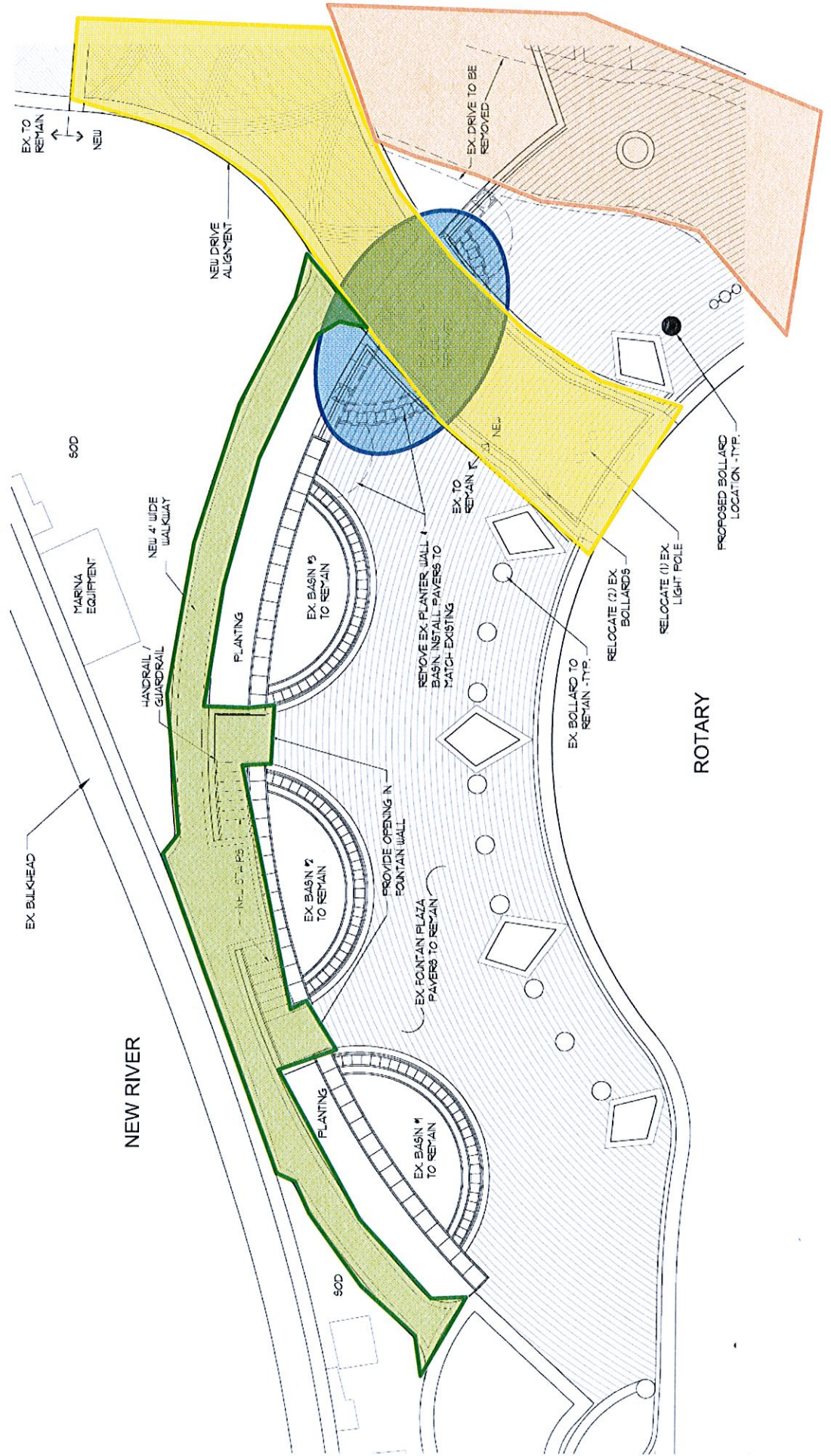
Additional Costs Associated with City Improvements

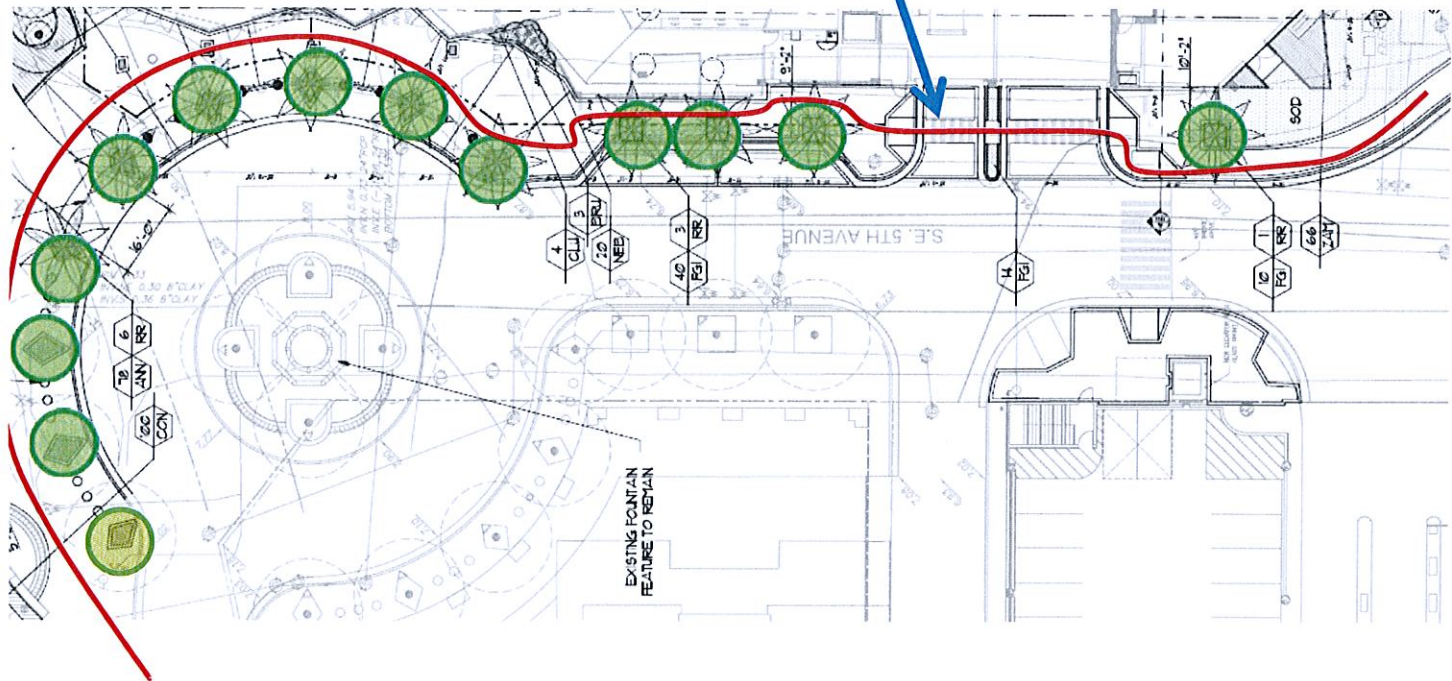
Tree Relocation Cost Estimate		
Tree movers, Inc	\$ 21,200.00	
Strangler Fig	\$ 8,500.00	
Irrigation	\$ 1,600.00	
Estimate meter and water use	\$ 1,800.00	
Total Tree Relocation		\$ 33,100.00
Fountain Renovations Cost Estimate		
Remove 3 fountain backdrops	\$ 3,600.00	
Add 2 sets of steps	\$ 5,200.00	
New stone caps @ wall	\$ 2,200.00	
Original renovation (per approved plans)		\$ 11,000.00
Additional railing at land base	\$450	
Additional pavers for walkway s. of seawall	\$6,500	
Total Fountain Renovations		\$ 17,950.00
Removal of Fountain & Relocation of South New River Drive Cost Estimate		
Contractor estimate, Stiles		\$ 63,000.00
Total Cost for Off-Site Work Revisions		\$ 114,050.00

2 trees relocated to Smoker Park (construction fencing to provide safety + mulch path maintained at all times)



Riverwalk Fountain Amenity & South New River Drive Improvement Areas

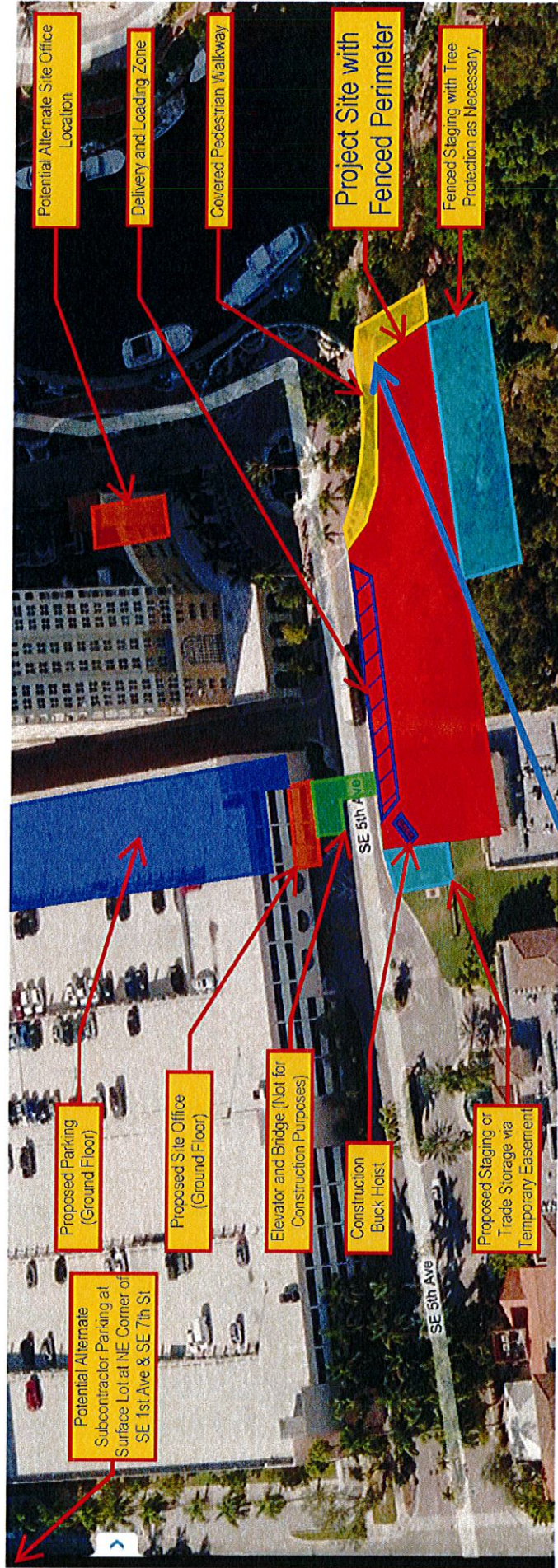




Pedestrian accessible,
safe route around tree
barriers during tree
relocation at end of
project construction



During Tree Replacement, accessible route maintained



Covered Pedestrian Walkway during Construction

Construction Plan

