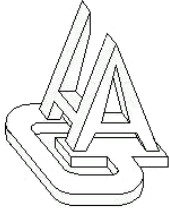


G H A A R C H I T E C T S I N .

Narrative



To: City of Mesa

Planning Review Section

Ref: Salsitas Restaurant Canopy on Existing Patio

35 N COUNTRY CLUB DR, MESA, AZ 85201

RE: Record ID: PRS22-00019

Monday, February 14, 2022

To Whom It May Concern.

Dear Madam or Sir.

Due to 2020 & 2021 Covid-19 shut down in particular Restaurants with inside sitting, we had to add a canopy to our existing Patio to provide exterior seating to our customers. This act was primarily to have our employees keep their jobs and be a service to our long-time customers. Since all government agencies including the Mesa building department was either closed or on half staff service and obtaining a permit rather very lengthy, I have constructed the canopy without a permit.

Now that we are almost back to normal, we need to legitimize our good in heart action by going through its permitting process.

While going through the permitting process we have been commented and re-directed to go through Planning Review first.

The structure needs to be dismantled and gets rebuilt over again as per our engineered plan and per code. While it is up, it will provide the best observation view angles for The City Planning staff to examine actual look of the structure and its impact to the neighborhood.

We also propose to add some landscaping to enhance the overall look and atmosphere of the site.

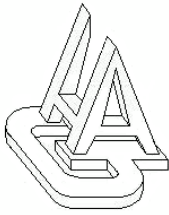
We sincerely appreciate your assistance on achieving our goal by approving our site plan.

Sincerely Yours

Jorge Roldan

Owner

9375 E Shea Blvd. Scottsdale, AZ 82560
Cell; 480-353-6842 Office; 480-351-0555
AliGharai@GH2A.com



To: Mesa Planning Division

Atten. Mrs. Jennifer Merrill

Ref: Justification and compatibility Statemen

Wednesday, April 6, 2022

Dear Mrs. Jennifer Merrill.

Pursuant to the requirement and per the 1st review comment. Following is the narrative and Justification and compatibility Statemen pertaining to BOA22-00273.

As per Requirment of the 1st round of review comments and our Video conferencing.

We are trying to establish an outdoor seating area with a canopy above for protection from rain and sun. To do this, we are in need of following two items as our site did not have any loading area or extra parking now in demand by the city.

- 1- I have recalculated the Required parking based on the criteria given. Total required 31. The existing parking situation allows only 19. Therefore, we ask for 12 parking Reduction.
- 2- Since we had no loading area within the site in the past tried to provide one along Morris Ln. in which I was recommended to omit it from Drawings and asked for removal of the requirement. Hereby we are requesting the elimination of the required loading area.

Should there be any further concern or question, please contact me.

Sincerely Yours

M. Ali Gharai

