



March 1, 2021

Dear Neighbor:

Camelot Homes is pleased to announce that we are in escrow to purchase approximately three (3) acres of vacant land, generally located at the southeast corner of 92nd Street & Union Hills Drive (Maricopa County Assessor's Parcel # 217-12-007H).

As a neighbor of the Subject Property, we'd like to invite you to a virtual open house (to be held via the Zoom application) on **March 16th, at 6pm**, so that we may formally introduce ourselves to you and to discuss our proposed plans for the Property.

In accordance with public safety procedures during the COVID-19 crisis, and as mentioned above, the meeting will be held virtually via the Zoom application. This application can be downloaded via web browser, or the Apple or Android app stores. The Zoom meeting information is as follows:

Join Zoom Meeting

<https://us02web.zoom.us/j/83181066634?pwd=ZVdLa3F1TW5yV3EvSU5oc0ppTmdKUT09>

Meeting ID: 831 8106 6634

Passcode: 627843

One tap mobile

+16699009128,,83181066634#,,,,*627843# US (San Jose)

+12532158782,,83181066634#,,,,*627843# US (Tacoma)

Dial by your location

+1 669 900 9128 US (San Jose)

+1 253 215 8782 US (Tacoma)

+1 346 248 7799 US (Houston)

+1 646 558 8656 US (New York)

+1 301 715 8592 US (Washington DC)

+1 312 626 6799 US (Chicago)

Meeting ID: 831 8106 6634

Passcode: 627843

Find your local number: <https://us02web.zoom.us/j/kbqcvqKxWv>



This invite is in conjunction with our Preliminary Plat application to the City of Scottsdale, along with our submittal to the DC Ranch Covenant Commission. Camelot is planning on platting the Property to accommodate a 9-lot single family detached subdivision (the Property will not be rezoned from its current zoning designation). The future gated entry / exit will be located at the northern boundary of the Property, off of Union Hills Drive. A conceptual site plan for the proposed development is enclosed with this letter.

The case number associated with our Preliminary Plat application is **38-PA-2021** and the City Planner assigned to the case is Jesus Murillo. Jesus can be reached via email at jmurillo@scottsdaleaz.gov or via telephone at 480-312-7849.

For those of you who are not familiar with Camelot Homes, we are a local, family-owned company that has built multiple neighborhoods within Scottsdale (and more specifically, the DC Ranch Masterplan) over the years. For over 50 years, three generations of the Hancock family have been building luxury home communities in Arizona. We take pride in every home we build and our multiple award-winning communities are a testament to our dedication and commitment to excellence. We encourage you to check out our website at www.camelothomes.com or visit our Facebook page at www.facebook.com/CamelotHomesAZ.

We look forward to meeting you (albeit in a virtual manner) on **March 16th, at 6pm**, to share our proposed development plans for this site. We value your input and look forward to discussing any questions or comments that you may have.

In the event you are unable to attend this meeting and/or have any additional questions during the platting process please feel free to contact me directly at ryanb@camelothomes.com or 480-367-4314.

Sincerely,

Ryan Benscoter
Land Acquisition & Entitlement Manager