

SCOTTSDALE

DEVELOPMENT REVIEW BOARD MEETING

MEETING NOTICE AND **MARKED** AGENDA



DEVELOPMENT REVIEW BOARD

Solange Whitehead, Council Member/Chair
Christian Serena, Planning Commissioner
Shakir Gushgari, Design Member
Michal Ann Joyner, Development Member

Doug Craig, Vice Chair
Ali Fakh, Development Member
Jeff Brand, Design Member

Thursday, September 1, 2022

One or more members of the Development Review Board may be attending the meeting by telephone, video, or internet conferencing, pursuant to A.R.S. §38-431(4).

The City Hall Kiva (Kiva) is open to the public during Development Review Board meetings. Seating in the Kiva will be available on a first come, first served basis. Development Review Board meetings are also televised on Cox Cable Channel 11 and streamed online at ScottsdaleAZ.gov (search "live stream") to allow the public to listen/view the meeting in progress.

1:00 P.M.

DEVELOPMENT REVIEW BOARD MEETING

City Hall Kiva Forum, 3939 N. Drinkwater Boulevard

Call to Order – 1:00pm

Roll Call – All members present for Items 1-4. Board Member Fakh absent for Items 5 and 6

Public Comment – Non-Agendized Items

Citizens may address the members of the Development Review Board during Public Comment. Public Comment time is reserved at the beginning of the meeting for citizens to comment on non-agendized items that are within the Development Review Board's jurisdiction and is limited to a total of 15 minutes. Arizona State law prohibits the Development Review Board from discussing or taking any action on these non-agendized items. Speakers may submit a blue "Request to Speak" card in person prior to the beginning of the meeting. Public testimony is limited to three (3) minutes per speaker.

Written comment is also being accepted for non-agendized items and may be submitted in-person at the hearing or electronically at the Development Review Board website. Written comments submitted electronically will be emailed to the Development Review Board Members.

No spoken or written public comment received at hearing regarding non-agendized items.

Administrative Report – Brad Carr, AICP, LEED-AP

1. Identify supplemental information, if any, related to the September 1, 2022 Development Review Board agenda items, and other correspondence.

Minutes

2. Approval of the August 18, 2022 Development Review Board [Regular Meeting Minutes](#).
Motion by Vice Chair Craig to approve, 2nd by Board Member Gushgari. Motion passed 7-0.



Persons with a disability may request a reasonable accommodation by contacting staff at 480-312-7767. Requests should be made 24 hours in advance, or as early as possible to allow time to arrange accommodation. For TTY users, the Arizona Relay Service (1-800-367-8939) may contact staff.

ACTION ITEMS

How the Action Agenda Works: The Development Review Board may take one vote to act on all items on the Continuance Agenda and/or Consent Agenda or may remove individual items for further discussion as appropriate. The Development Review Board takes separate action on each item on the Regular Agenda.

Persons interested in speaking on any agenda item may **submit a blue “Request to Speak” card in person prior to the beginning of public testimony.** Those wishing to speak are customarily given three minutes to speak on each item. Additional time may be granted to a designated speaker representing two or more persons (please submit cards together). Persons interested in submitting a written comment on any item may **submit a yellow “Written Comments” card in person prior to the beginning of public testimony or may submit electronically [at the Development Review Board website](#) no later than 90 minutes prior to the meeting.**

REGULAR AGENDA

3. [46-DR-2021 \(North Miller Road Bridge Project\)](#)
Request for approval of a streets improvement project to complete the 4-lane N. Miller Road connection, located between E. Pinnacle Peak Road and E. Happy Valley Road, adjacent to the Los Portones, Pinnacle Preserve East, Pinnacle Reserve II, La Vista, and Paseo at Pinnacle Peak communities, as per the City of Scottsdale Transportation Master Plan.
Staff Contact is Jesús Murillo, 480-312-7849
Applicant Contact is Jeremy Richter, 480-312-7869
Motion by Board Member Joyner to approve case 46-DR-2021, 2nd by Board Member Gushgari. Motion passed 7-0.

4. [23-DR-2022 \(Courtyard Shops Repaint\)](#)
Request for approval of an exterior repaint to an existing two-story shopping center on a +/- 3.1-acre site located at 9160 E. Shea Boulevard, with Central Business (C-2) zoning.
Staff Contact is Wayland Barton, 480-312-2817
Applicant Contact is Andrew Chi, 602-299-6148
Motion by Board Member Brand to continue case 23-DR-2022 to a date to be determined, 2nd by Board Member Joyner. Motion passed 6-1, with Vice Chair Craig dissenting.

5. [25-DR-2022 \(Healthpeak Scottsdale MOB\)](#)
Request for approval of the site plan, landscape plan, and building elevations for an exterior renovation of an existing medical office building (MOB) on a +/- 9.2-acre site located at 3501 N. Scottsdale Road, with Downtown / Medical – Type 2, Special Campus, Downtown Overlay (D/M-2 SC DO) zoning.
Staff Contact is Bryan Cluff, 480-312-2258
Applicant Contact is Kevin Cook, 602-541-7287
Motion by Board Member Gushgari to approve case 25-DR-2022 as presented, 2nd by Vice Chair Craig. Motion passed 4-2, with Board Member Joyner and Commissioner Serena dissenting.

NON-ACTION ITEMS

6. [730-PA-2022 \(4141 Scottsdale\)](#)
Request for discussion and direction from the Development Review Board regarding the applicant's proposal to paint the exterior of an existing brick building in the Old Town Area on a +/- 3-acre site located at 4141 N. Scottsdale Road, with Downtown / Office Residential – Type 2, Planned Block Development, Downtown Overlay zoning.
Staff Contact is Katie Posler, 480-312-2703
Applicant Contact is Michael Krause, 480-229-3065
General discussion by the Development Review Board. No formal action taken.

Adjournment – 3:28pm