

SCOTTSDALE

DEVELOPMENT REVIEW BOARD MEETING

MEETING NOTICE AND **MARKED** AGENDA



DEVELOPMENT REVIEW BOARD

Tammy Caputi, Councilwoman/Chair
Barney Gonzales, Planning Commissioner
Shakir Gushgari, Design Member
Michal Ann Joyner, Development Member

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

Thursday, August 18, 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](https://www.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 – Vice Chair Craig absent

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](https://www.scottsdaleaz.gov). 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 August 18, 2022 Development Review Board agenda items, and other correspondence.

Minutes

2. Approval of the August 4, 2022 Development Review Board [Regular Meeting Minutes](#).
Motion by Board Member Joyner to approve, 2nd by Commissioner Gonzales. Motion passed 6-0.

 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.**

CONSENT AGENDA

3. [13-DR-2022 \(Bicycle Haus Addition\)](#)
Request for approval of a new ancillary retail and storage building on a +/-9,216 square foot site located at 7113 E. 1st Avenue, with Central Business, Downtown Overlay (C-2 DO) zoning.
Staff Contact Casey Steinke:480-312-2611
Applicant Contact Jack DeBartolo: 602-264-6617
Motion by Board Member Brand to approve 13-DR-2022, 2nd by Board Member Joyner. Motion passed 6-0.

REGULAR AGENDA

4. [3-UP-2022 \(ASR Well 159 MUMSP\)](#)
Request for a recommendation from the Development Review Board to the Planning Commission and City Council regarding a Municipal Use Master Site Plan for a new aquifer storage and recovery well site on a +/- 1.3-acre site located at 7440 E. Legacy Boulevard, with Commercial Office, Planned Community Development (C-O PCD) zoning.
Staff Contact Meredith Tessier: 480-312-4211
Applicant Contact, Brad Walldorf: 480-312-7790
Motion by Board Member Brand to forward a recommendation of approval of case 3-UP-2022, 2nd by Councilwoman Caputi. Motion passed 6-0.
5. [38-DR-2021 \(Fiesta Bar & Restaurant\)](#)
Request for approval of a site plan, landscape plan and building elevations for a new, three-story restaurant/bar building on a +/- 0.37-acre (net) site located at 7343 E. Camelback Road, with Downtown/Downtown Multiple-Use, Type 3, Planned Block Development, Downtown Overlay (D/DMU-3 PBD DO) zoning.
Staff Contact, Greg Bloemberg: 480-312-4306
Applicant Contact, Jason Rieke: 602-903-4822
Motion by Board Member Joyner to continue 38-DR-2021 to the 9/15/2022 hearing date, 2nd by Councilwoman Caputi. Motion passed 5-0, with Board Member Fakh recusing.

6. [37-DR-2021 \(Hazel & Azure - Camelback\)](#)

Request for approval of the site plan, landscape plan, building elevations, and public art locations for a new mixed-use development with approximately 532 residential units and 14,610 square feet of commercial floor area on a +/- 3.73-acre site located at 4605 N. Scottsdale Road, with Downtown/Regional Commercial Office, Type-2, Planned Block Development, Downtown Overlay (D/RCO-2 PBD DO) zoning.

Staff Contact, Bryan Cluff: 480-312-2258

Applicant Contact, George Pasquel: 602-230-0600

Motion by Board Member Joyner to approve 37-DR-2021 with amendments to Stipulations D & E, 2nd by Board Member Fakh. Motion passed 6-0.

Adjournment – 3:12pm