DEVELOPMENT REVIEW BOARD MEETING
MEETING NOTICE AND AGENDA

DEVELOPMENT REVIEW BOARD
Virginia Korte, Council Member/Chair
Joe Young, Vice Chair
Kevin Bollinger Planning Commissioner
Tammy Caputi, Development Member
Doug Craig, Design Member
Shakir Gushgari, Design Member
William Scarbrough, Design Member

Thursday, December 6, 2018

DEVELOPMENT REVIEW BOARD MEETING       -MARKED
City Hall Kiva Forum, 3939 N. Drinkwater Boulevard

Call to Order-1:01 P.M.

Roll Call- SCARBROUGH ABSENT

Administrative Report – Steve Venker
1. Identify supplemental information, if any, related to the December 6, 2018 Development Review Board agenda items, and other correspondence.

Minutes
2. Reapproval of the November 1, 2018 Development Review Board Meeting Minutes.
   Approval of the November 15, 2018 Development Review Board Meeting Minutes.
   APPROVED 6-0; MOTION BY YOUNG, 2ND BY CAPUTI

CONSENT AGENDA

3. 22-DR-2018 (Canopy by Hilton-Oldtown) Greg Bloemberg
    Request approval of the site plan, landscape plan, and building elevations for a new hotel development with 176 guest rooms in approximately 128,000 square feet of building area, and approximately 67,300 square feet of below grade parking, all on a 1.23-acre site.
    7142 East 1st Street Lot 13
    Davis Architects, Architect/Designer
    APPROVED 5-0; MOTION BY CAPUTI, 2ND BY GUSHGARI WITH CRAIG RECUSING HIMSELF

4. 26-DR-2018 (Christian Brothers Automotive) Jesus Murillo
    Request approval of the site plan, landscape plan, and building elevations for a new auto repair facility, with approximately 9,750 square feet of building area, on a 7-acre site.
    7225 East Williams Drive
    Stewart + Reindersma Architecture, PLLC, Architect/Designer
    MOVED TO REGULAR. CONTINUED A DATE TO BE DETERMINED 5-1; MOTION BY YOUNG, 2ND BY CAPUTI WITH GUSHGARI DISSENTING
5. **37-DR-2018 (Pima Crossing Pad)**  
Request approval of the site plan, landscape plan, and building elevations for a new multi-tenant commercial building with approximately 6,720 square feet of building area, approximately 1,000 square feet of outdoor dining areas, and drive-through service, all on a 1.7-acre site.  
8612 East Shea Boulevard  
Catherine Hayes, Applicant  
APPROVED 6-0; MOTION BY CRAIG, 2ND BY YOUNG  

**REGULAR AGENDA**

Request by owner for approval of a stipulation modification to remove the Natural Area Open Space (NAOS) requirement, on a 0.70 -acre site.  
10299 East White Feather Lane  
Dick Rossmiller, Applicant  
APPROVED 6-0; MOTION BY CAPUTI, 2ND BY CRAIG  

7. **12-ZN-2018 (JLB Partners - The McDowell)**  
Pursuant to the requirements of the Planned Unit Development (PUD) zoning district, Zoning Ordinance Section 5.5003.C, the applicant is requesting a recommendation from the Development Review Board to the Planning Commission regarding the proposed Development Plan, including amended development standards, requested as part of a request for a zoning district map amendment from Highway Commercial, Conditional (C-3 C) zoning to Planned Unit Development (PUD) zoning for a 12.3-acre site.  
6601 East McDowell Road  
HLR Architects, Architect/Designer  
RECOMMEND APPROVAL TO THE PLANNING COMMISSION 6-0; MOTION BY YOUNG, 2ND BY GUSHGARI  

Adjournment-1:55 P.M.