



**SCOTTSDALE DEVELOPMENT REVIEW BOARD  
KIVA-CITY HALL  
3939 DRINKWATER BOULEVARD  
SCOTTSDALE, ARIZONA  
Thursday, April 18, 2019**

**\*SUMMARIZED MEETING MINUTES\***

**PRESENT:**

Suzanne Klapp, Councilmember  
Paul Alessio, Planning Commissioner  
Joe Young, Design Member  
Shakir Gushgari, Design Member  
William Scarbrough, Development Member

**ABSENT:**

Tammy Caputi, Vice Chair  
Doug Craig, Design Member

**STAFF:**

Steve Venker  
Joe Padilla  
Melissa Berry  
Steve Perone  
Greg Bloemberg  
Jesus Murillo  
Keith Niederer  
Taylor Reynolds

**CALL TO ORDER**

Councilwoman Klapp called the meeting of the Development Review Board to order at 1:00 PM.

**ROLL CALL**

A formal roll call was conducted confirming members present as stated above.

\* Note: These are summary action minutes only. A complete copy of the meeting audio/video is available on the Development Review Board website at:  
[http://scottsdale.granicus.com/ViewPublisher.php?view\\_id=36](http://scottsdale.granicus.com/ViewPublisher.php?view_id=36)

**ADMINISTRATIVE REPORT**

1. Identify supplemental information, if any, related to April 18, 2019 Development Review Board agenda items, and other correspondence.

**MINUTES**

2. Approval of the April 4, 2019 Development Review Board Meeting Minutes.

**BOARD MEMBER SCARBROUGH MOVED TO APPROVE THE APRIL 4, 2019 DEVELOPMENT REVIEW BOARD MEETING MINUTES, 2<sup>nd</sup> BY BOARD MEMBER GUSHGARI. THE MOTION CARRIED UNANIMOUSLY IN FAVOR BY COUNCILMEMBER KLAPP, COMMISSIONER ALESSIO, BOARD MEMBERS YOUNG, GUSHGARI, AND SCARBROUGH WITH AN AYE VOTE OF FIVE (5) TO ZERO (0).**

**CONSENT AGENDA**

3. [41-DR-2018 \(The Retreat @ Seven\)](#)  
Request approval of the site plan, landscape plan, and building elevations for a new 45-unit residential condominium development, comprised of nine, two-story buildings, in a 5-dwelling-unit configuration, on an approximately 5-acre site within Desert Mountain Parcel 19.  
37200 North Cave Creek Road (Units 1001-1009)  
Danielian Associates, Architect/Designer

**BOARD MEMBER YOUNG MOVED TO APPROVE 41-DR-2018, 2<sup>nd</sup> BY BOARD MEMBER SCARBROUGH. THE MOTION CARRIED UNANIMOUSLY IN FAVOR BY COUNCILMEMBER KLAPP, COMMISSIONER ALESSIO, BOARD MEMBERS YOUNG, GUSHGARI, AND SCARBROUGH WITH AN AYE VOTE OF FIVE (5) TO ZERO (0).**

4. [56-DR-2018 \(Verizon PHO Preamble\)](#)  
Request approval of a new Type 3 Wireless Communication Facility (WCF) to be co-located on the top of an existing APS utility pole, with associated ground mounted equipment.  
14724 North 90th Street  
Coal Creek Consulting, Architect/Designer

**BOARD MEMBER YOUNG MOVED TO APPROVE 56-DR-2018, 2<sup>nd</sup> BY BOARD MEMBER SCARBROUGH. THE MOTION CARRIED UNANIMOUSLY IN FAVOR BY COUNCILMEMBER KLAPP, COMMISSIONER ALESSIO, BOARD MEMBERS YOUNG, GUSHGARI, AND SCARBROUGH WITH AN AYE VOTE OF FIVE (5) TO ZERO (0).**

**APPROVED (MB) 5/2/19**

5. [49-DR-2018 \(Hyatt Crossroads\)](#)

Approval of the site plan, landscape plan, and building elevations for a new hotel with 232 guest rooms in a 9-story-tall building, with approximately 130,000 square feet of building area, and a 2-story-tall parking structure, all on a 2.44-acre site.

18513 North Scottsdale Road  
Allen & Philp, Architect/Designer

**MOVED TO CONSENT AGENDA. BOARD MEMBER YOUNG MOVED TO APPROVE 49-DR-2018, 2<sup>nd</sup> BY BOARD MEMBER SCARBROUGH. THE MOTION CARRIED UNANIMOUSLY IN FAVOR BY COUNCILMEMBER KLAPP, COMMISSIONER ALESSIO, BOARD MEMBERS YOUNG, GUSHGARI, AND SCARBROUGH WITH AN AYE VOTE OF FIVE (5) TO ZERO (0).**

**NON-ACTION ITEM**

6. [25-DR-2011 \(Downtown Plan Urban Design & Architectural Guidelines Update\)](#)

Staff will provide the Development Review Board (DRB) with a presentation regarding The Specialty Districts of the Old Town Scottsdale Urban Design & Architectural Guidelines (UDAG).

East Indian School Road and North Scottsdale Road  
City of Scottsdale, Applicant

**STAFF PROVIDED PRESENTATION AND ANSWERED QUESTIONS FROM DRB MEMBERS REGARDING THE OLD TOWN SCOTTSDALE URBAN DESIGN & ARCHITECTURAL GUIDELINES (UDAG).**

**ADJOURNMENT**

With no further business to discuss, the regular meeting of the Development Review Board adjourned at 1:17 PM.