

# SCOTTSDALE

# DEVELOPMENT REVIEW BOARD MEETING

## MEETING NOTICE AND **MARKED** AMENDED AGENDA



Meeting will be held electronically and remotely

\*New agenda Item #4

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### DEVELOPMENT REVIEW BOARD

Suzanne Klapp, Council Member/Chair  
Paul Alessio, Planning Commissioner  
Doug Craig, Design Member

Shakir Gushgari, Design Member  
Michal Ann Joyner, Development Member

Thursday, October 15, 2020

**1:00 P.M.**

### DEVELOPMENT REVIEW BOARD MEETING

Until further notice, Board and Commission meetings are being held electronically to virtually attend and listen/view the meeting in progress. Board and Commission meetings are televised on Cox Cable Channel 11/streamed online at [Scottsdaleaz.gov](http://Scottsdaleaz.gov) (search "live stream") OR will be available on Scottsdale's YouTube channel to allow the public to listen/view the meeting in progress. A link will be available below to denote where this meeting can be viewed:

<https://www.scottsdaleaz.gov/scottsdale-video-network/live-stream>

Spoken comment is being accepted on agenda action items. To sign up to speak on these items, please [click here](#). Request to speak forms must be submitted no later than 90 minutes before the start of the meeting.

Written comment is being accepted for both agendized and non-agendized items, and should be submitted electronically at least 90 minutes before the meeting. These comments will be emailed to the Board or Commission and posted online prior to the meeting. A written public comment may be submitted electronically by [clicking here](#).

**Call to Order - 1:00 PM**

**Roll Call - All MEMBERS PRESENT**

Members of the Board will be attending the meeting by telephone, video, or Internet conferencing in accordance with A.R.S. § 38-431(4).

**Administrative Report – Brad Carr, AICP, LEED-AP**

1. Identify supplemental information, if any, related to the October 15, 2020 Development Review Board agenda items, and other correspondence.

**Minutes**

2. Approval of the October 1, 2020 Development Review Board [Meeting Minutes](#).  
**APPROVED 5-0; MOTION BY BOARD MEMBER GUSHGARI, 2<sup>ND</sup> BY BOARD MEMBER JOYNER.**

## CONSENT AGENDA

3. [3-PP-2020 \(Emerald Hills Ranch\)](#) Jeff Barnes  
Request for approval of the preliminary plat for a new 7-lot single-family residential subdivision with amended development standards on an +/- 8.5-acre site with Single-family Residential, Environmentally Sensitive Lands (R1-43 ESL) zoning.  
10030 N. 124th Street Kimley-Horn, Engineer  
**APPROVED 4-0; MOTION BY BOARD MEMBER JOYNER, 2<sup>ND</sup> BY BOARD MEMBER GUSHGARI WITH BOARD MEMBER CRAIG RECUSED**

## REGULAR AGENDA

- \*4. [Scottsdale General Plan Update Citizen Review Committee Appointment](#) Adam Yaron  
Appoint the Development Review Board Vice Chair, or other public member of the Development Review Board, to serve on the 2035 General Plan Update Citizen Review Committee.  
**THE DEVELOPMENT REVIEW APPOINTED BOARD MEMBER GUSHGARI TO THE SCOTTSDALE GENERAL PLAN UPDATE CITIZEN REVIEW COMMITTEE 5-0: MOTION BY BOARD MEMBER CRAIG, 2<sup>ND</sup> BY BOARD MEMBER GUSHGARI.**
5. [14-ZN-2018 \(South Scottsdale Mixed-Use\)](#) Greg Bloemberg  
Pursuant to the requirements of the Planned Unit Development (PUD) zoning district, the applicant is requesting a review by the Development Review Board with a subsequent recommendation to the Planning Commission and City Council regarding the Development Plan and proposed amended development standards for a proposed zoning district map amendment from Highway Commercial (C-3) zoning to PUD zoning for a new mixed-use development consisting of 281 dwelling units and 10,125 square feet of commercial floor area, on a +/- 4.32-acre site.  
1000 N. Scottsdale Road Biltform Architecture Group, Architect/Designer  
**RECOMMENDED APPROVAL TO PLANNING COMMISSION 5-0; MOTION BY BOARD MEMBER GUSHGARI, 2<sup>ND</sup> BY BOARD MEMBER CRAIG.**
6. [28-DR-2020 \(Axon\)](#) Greg Bloemberg  
Request by property owner for approval of a site plan, landscape plan, and building elevations for a new 5-story corporate office/manufacturing building with approximately 400,000 square feet of floor area on a +/- 60-acre site.  
SEC of Hayden Road and Loop 101 SmithGroup, Architect/Designer  
**APPROVED 5-0; MOTION BY BOARD MEMBER CRAIG, 2<sup>ND</sup> BY BOARD MEMBER JOYNER.**



7. [9-ZN-2020 \(The Scottsdale Collection\)](#)

Pursuant to the requirements of the Planned Block Development (PBD) zoning district, the applicant is requesting a review by the Development Review Board with a subsequent recommendation to the Planning Commission regarding the Development Plan and proposed site development standards for a proposed zoning district map amendment for multiple parcels from Central Business, Parking P-3 District, Downtown Overlay and Parking P-2 District; Vehicle Parking, Downtown Overlay (C-2/P-3 DO and P-2 DO), Central Business, Downtown Overlay (C-2 DO), and Highway Commercial, Downtown Overlay (C-3 DO) zoning to Downtown/Downtown Multiple Use - Type 3, Planned Block Development, Downtown Overlay (D/DMU-3 PBD DO) zoning, with an Infill Incentive (II) District to allow for amended development standards at the Old Town boundary, on an overall +/- 10.2-acre (gross land area) site generally located between E. Camelback Road to the north, N. Civic Center Plaza to the east, E. 6th Avenue to the south, and N. Scottsdale Road to the west.

Nelsen Partners, Architect/Designer

**RECOMMENDED APPROVAL TO PLANNING COMMISSION 4-0; MOTION BY BOARD MEMBER GUSHGARI, 2<sup>ND</sup> BY BOARD MEMBER JOYNER WITH BOARD MEMBER CRAIG RECUSED.**

**Adjournment - 3:37 PM**

