

Board of Adjustments



Agenda

MIKE CLEMENT, CHAIR

DIANNE von BORSTEL, VICE CHAIR
GARRET MCCRAY
LINDA SULLIVAN

SCOTT THOMAS
TERRY WORCESTER
VACANT

April 8, 2008
City Council Chambers, Lower Level
57 East First Street

4:30 p.m. STUDY SESSION

- A. Discussion of cases listed on Public Hearing Agenda
- B. Zoning Administrator update:

5:30 p.m. PUBLIC HEARING

- A. CONSIDER MINUTES FROM THE MARCH 11, 2008 MEETING.
- B. CONSENT AGENDA: All items listed with an asterisk (*) will be considered as a group by the Board of Adjustment and will be enacted with one motion. There will be no separate discussion of these items unless a Board member or a citizen so requests. If a request is made, the item will be removed from Consent Agenda and considered as a separate item following adoption of the Consent Agenda.
- C. CONSIDER THE FOLLOWING CASES (PUBIL HEARING):
 - 1. BA08-017 1606 South Signal Butte Road (Council District 6) - Requesting a modification of a Special Use Permit (SUP) for a comprehensive sign plan in conjunction with an existing commercial development in the C-2-DMP zoning district. **Staff is recommending approval with conditions.**
 - *2. BA08-018 2027 East University Avenue (Council District 2) – Requesting a Special Use Permit (SUP) to allow the development of a comprehensive Sign Plan in the C-2 zoning district. **Staff is recommending approval with conditions.**
 - *3. BA08-019 1531 North Alma School Road (Council District 1) – Requesting a Substantial Conformance Improvement Permit (SCIP) to allow the redevelopment of a residential property into an office and light fabrication

use in the C-3 zoning district. **Staff is recommending approval with conditions.**

- *4. BA08-020 310 North Val Vista Drive (Council District 2) – Requesting a modification of a Development Incentive Permit (DIP) to allow expansion of an office/service building in the C-2 zoning district. **Staff is recommending approval with conditions.**
- *5. BA08-021 10861 East Baseline Road (Council District 6) – Requesting a Special Use Permit (SUP) to allow the development of a comprehensive sign plan in the C-2 DMP zoning district. **Staff is recommending approval with conditions.**
- *6. BA08-022 1020 East Southern Avenue (Council District 4) – Requesting a Special Use Permit (SUP) to allow the development of a comprehensive sign plan in the C-2 zoning district. **Staff is recommending approval with conditions.**
- *7. BA08-011 5221 South Power Road (Council District 6) – Requesting: a Special Use Permit (SUP) to allow development of a comprehensive sign plan for a retail development in the C-2 zoning district. **The applicant has withdrawn this request.**

D. ITEMS FROM CITIZENS PRESENT.