



PLANNING HEARING OFFICER AGENDA

PUBLIC HEARING – THURSDAY, SEPTEMBER 7, 2006 - 1:30 P.M.

CITY OF MESA PLANNING DIVISION – 20 EAST MAIN STREET, SUITE 130

WILLIAM PETRIE, Planning Hearing Officer

- A. CONSIDER THE MINUTES OF THE AUGUST 3, 2006 HEARING:
- B. CONSIDERATION AND RECOMMENDATION TO CITY COUNCIL OF THE FOLLOWING ZONING CASE(S):
1. **Z06-64 (District 6)** The 7000-7200 block of East Baseline Road (south side). Located south and east of Baseline Road and Power Road. (10± ac.). Rezone from AG, C-2 and C-2 PAD to C-2 PAD, Site Plan Review and Site Plan Modification. This request will allow for the development of two new retail/office buildings and will also allow for the integration of three commercial projects into a group commercial development. Ray McMahon, 7115 E. Baseline LLC, Grant A. Jayrien, GSS Partners, owner; Randolph L. Carter, Dream Catchers Planning and Design LLC, applicant.

STAFF PLANNER: Jennifer Gniffke

Staff Recommendation: Approval with Conditions.
- C. CONSIDER THE FOLLOWING PRELIMINARY PLAT(S):
1. **524 West Fairway Drive (District 1)** Located north of Brown Road and west of Country Club Drive. (1.05 ac.). Consider the preliminary plat for "Fairway Terrace" to allow for the conversion from apartments to condominiums. Gwen Ingels, Fairway Terrace Investments, LLC, owner; Chad Ahrens, Fairway Terrace Investments, LLC, applicant.

STAFF PLANNER: Rich McAllister

Staff Recommendation: Approval with Conditions.
 2. **3041 North Norfolk (District 5)** Located within the Commons Industrial Park, north of McDowell Road and west of Greenfield Road. (32,001 s.f.). Consider the preliminary plat for "RWI Office Warehouse" to allow for individual ownership of condominium units within an approved industrial structure. Reed Whipple, owner/applicant.

STAFF PLANNER: Dorothy Chimel

Staff Recommendation: Approval with Conditions.

Note: Audiotapes of the Planning Hearing Officer hearings are available in the Planning Division Office for review.

