



Planning and Zoning Board

Study Session Minutes

Held in the City of Mesa Council Chambers

Date: July 9, 2013 Time: 7:30 a.m.

MEMBERS PRESENT:

Randy Carter, Chair
Beth Coons, Vice-Chair
Michael Clement
Brad Arnett
Lisa Hudson
Vince DiBella
Suzanne Johnson

MEMBERS ABSENT:

None.

STAFF PRESENT:

John Wesley
Kaelee Wilson
Lesley Davis
Angelica Guevara
Wahid Alam
Margaret Robertson
Jason Sanks

OTHERS PRESENT:

Chairperson Carter declared a quorum present and the meeting was called to order at 7:30 a.m.

1. Review items on the agenda for the July 10, 2013 special Planning & Zoning hearing.

The items on the July 10, 2013 agenda were discussed. No formal action was taken.

2. Conduct a Public Meeting on the following General Plan Amendment:

- A. **GPMInor13-03 (District 6)** 10800 to 10900 blocks of East Broadway Road (south side) and the 400 to 500 blocks of South Signal Butte Road. (13.03± acres). Minor General Plan Amendment to adjust the boundaries of the existing Mesa 2025 General Plan Land Use designation from Medium Density Residential 6-10 du/acre (MDR 6-10) to Medium Density Residential 4-6 du/acre (MDR 4-6). This request will allow future residential development of a lower density on the site. Intravest Holdings LLC, owner; Ed Reichenberg/Project Design Consultants, applicant. (PLN2013-00001)

Staff member Jason Sanks gave an overview of the request and stated that staff is

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recommending approval of this proposal.

Chairman Carter opened the public meeting for GPMinor 13-01. As there were no citizens present who wished to speak on this issue, Chairman Carter declared the public meeting closed.

- B. **GPMinor13-04 (District 3)** 2200 to 2300 blocks of South Country Club Drive (west side). Located south of Baseline on the west side of Country Club Drive. (24.35± acres) Minor General Plan Amendment to adjust the boundaries of the existing Mesa 2025 General Plan Land Use designation from Business Park (BP) to High Density Residential 15+ (HDR 15+). This request will allow multi-residence development on the site. Lowe's HIW, Inc. owner; Stephen Earl, Earl, Curley and Lagarde, applicant. (PLN2013-00132)

Staff member Lesley Davis gave an overview of the request and stated that staff is recommending approval of this proposal.

Chairman Carter opened the public meeting for GPMinor 13-01. As there were no citizens present who wished to speak on this issue, Chairman Carter declared the public meeting closed.

3. Planning Director's Updates:

The Planning Director informed boardmembers that City Council approved Parcel 51 as recommended by Planning and Zoning Board.

4. Other Business:

None.

5. Minutes – submit any corrections, additions, deletions.

A correction to June 18th, 2012 study session meeting minutes and the July 10, 2013 hearing agenda were submitted to staff. The adjournment time was corrected to 7:45 am on the June 18th, 2013 study session minutes and the General Plan amendments on the July 10, 2013 agenda were removed from consent.

The meeting adjourned at 7:45 a.m.

Respectfully submitted,

KW:

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John Wesley, Secretary
Planning Director

NOTE: Audio recordings of the Planning & Zoning Study Sessions are available in the Planning Division Office for review.