



Meeting Minutes
Board of Adjustment Public Hearing

Chair Mark Freeman
Vice Chair Trent Montague
Boardmember Tony Siebers
Boardmember Wade Swanson
Boardmember Ken Rembold
Boardmember Steven Curran
Boardmember Jessica Sarkissian

Wednesday, November 4, 2015

5:30 PM

Council Chambers - Lower Level

Consent Agenda - All items listed with an asterisk (*) will be considered as a group by the Board and will be enacted in one motion. There will be no separate discussion of these items unless a Boardmember or a citizen so requests. If a request is made, the item will be removed from the Consent Agenda and considered as a separate item, following adoption of the Consent Agenda.

Call meeting to order.

1 Approval of the following minutes from previous meetings:

1-a ADJ 15134 Minutes from the October 7, 2015 Meeting

Board Decision: Minutes Approved (Vote: 5-0, Excused:
Boardmembers Swanson and Sarkissian)

This ADJ Minutes was Approved.

2 Take action on all Consent Agenda items.

Items on the Consent Agenda

3 Take action on the following cases:

- 4-a** **ADJ 15127** *BA15-047 556 West Kiva Avenue (District 3) - Requesting Variances to: 1) reduce the number of required covered parking spaces below the minimum required; and 2) allow required parking spaces to encroach into a required front yard. Both variances relate to an existing single residence in the RS-6 zoning district. (PLN2015-00393)

Staff Planner: Lisa Davis

Staff Recommendation: Continuance to the December 2, 2015 Meeting

Board Decision: Continued to the December 2, 2015 meeting Vote: (5-0) (Boardmembers Swanson and Sarkissian Excused)

This ADJ Action was Continued .

- 4-b** **ADJ 15128** BA15-048 2111 East Main Street (District 4) - Requesting a Substantial Conformance Improvement Permit (SCIP) to facilitate the redevelopment of a commercial building into a automobile sales lot, including consideration of the following: 1) reduction in the minimum required number of parking spaces; 2) allowance of existing landscape areas and screening requirements that are dimensionally less than the minimum required; and 3) foundation bases that less than the minimum depth required; all in the GC zoning district. (PLN2015-00374)

Staff Planner: Lisa Davis

Staff Recommendation: Approval With Conditions

Board Decision: Approved with Conditions Vote: (5-0) (Boardmembers Swanson and Sarkissian Excused)

This ADJ Action was Approved.

- 4-c** **ADJ 15129** *BA15-049 254 West Broadway Road (District 4) - Requesting a Substantial Conformance Improvement Permit (SCIP) to facilitate redevelopment of a commercial building in the DB-2 zoning district. (PLN2015-00410)

Staff Planner: Gordon Sheffield

Staff Recommendation: Approval With Conditions

Board Decision: Approved with Conditions Vote: (5-0) (Boardmembers Swanson and Sarkissian Excused)

This ADJ Action was Approved.

- 4-d** **ADJ 15130** *BA15-050 1010 South Crismon Road (District 6) - Requesting a Special Use Permit for a Comprehensive Sign Plan in the OC-BIZ zoning district. (PLN2015-00426)
- Staff Planner: Kaelee Wilson
Staff Recommendation: Approval With Conditions
- Board Decision: Approved with Conditions Vote: (5-0) (Boardmembers Swanson and Sarkissian Excused)

This ADJ Action was Approved.

- 4-e** **ADJ 15131** BA15-051 1902 West Main Street (District 3) - Requesting a Special Use Permit to modify a Comprehensive Sign Plan in the GC zoning district. (PLN2015-00434)
- Staff Planner: Lisa Davis
Staff Recommendation: Approval With Conditions
- Board Decision: Approved with Conditions Vote: (5-0) (Boardmembers Swanson and Sarkissian Excused)

This ADJ Action was Approved.

- 4-f** **ADJ 15132** *BA15-052 11041 East Medina Avenue (District 6) - Requesting a Special Use Permit to allow the construction of a wireless communications facility in the RS-6 PAD zoning district. (PLN2015-00436)
- Staff Planner: Mike Gildenstern
Staff Recommendation: Approval With Conditions
- Board Decision: Approved with Conditions Vote: (5-0) (Boardmembers Swanson and Sarkissian Excused)

This ADJ Action was Approved.

- 4-g **ADJ 15133** *BA15-053 1420 West Southern Avenue (District 3) - Requesting a Special Use Permit to modify a Comprehensive Sign Plan in the in the LC zoning district. (PLN2015-00438)

Staff Planner: Kaelee Wilson

Staff Recommendation: Continuance to the December 2, 2015 Meeting

**Board Decision: Continued to the December 2, 2015 meeting
Vote: (5-0) (Boardmembers Swanson and Sarkissian Excused)**

This ADJ Action was Continued .

- 5 **Other business.**
- 6 **Items from citizens present.**
- 7 **Adjournment.**

The City of Mesa is committed to making its public meetings accessible to persons with disabilities. For special accommodations, please contact the City Manager's Office at (480) 644-3333 or AzRelay 7-1-1 at least 48 hours in advance of the meeting.