

**REVISED**

**Development Review Commission  
STUDY SESSION**

**DECEMBER 11, 2012**

**HARRY E. MITCHELL GOVERNMENT CENTER  
TEMPE CITY HALL – CITY COUNCIL CHAMBERS  
31 EAST 5<sup>TH</sup> STREET  
5:30 p.m.**

**AGENDA**

The Development Review Commission reserves this time to discuss informally any item(s) appearing on the Public Hearing/Meeting Agenda, including questions/answers. Only procedural decisions will be made in the Study Session.

**Study Session agenda:**

- Review of December 11, 2012 Agenda
- Future potential Zoning and Development Code Amendments – Lisa Collins, Interim Community Development Director
- Planned Area Development Overlay discussion – Lisa Collins, Interim Community Development Director (rescheduled to January 8, 2013)
- Review of past and future applications with staff

The City of Tempe endeavors to make all public meetings accessible to persons with disabilities. With 48 hours advance notice, special assistance is available at public meetings for sight and/or hearing-impaired persons. Please call 350-8331 (voice) or 350-8400 (TDD) to request an accommodation to participate in a public meeting. Should you have any other questions regarding this hearing, please contact the Planning Division at (480) 350-8331.

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## DEVELOPMENT REVIEW COMMISSION DECEMBER 11, 2012

Harry E. Mitchell Government Center  
Tempe City Hall - City Council Chambers  
31 E. 5<sup>th</sup> Street, Tempe, AZ 85281  
6:00 PM (5:30 Study Session)

1. **CONSIDERATION OF MEETING MINUTES: 11/13/12**
2. Request approval for a Development Plan Review revision for **FARMER STUDIOS (PL110287)**, located at 464 S. Farmer Avenue. The applicant is Jason Coomer, Architekton.

STAFF REPORT: [DRCr FarmerStudios 121112](#)

3. Request appeal for a Use Permit Revocation for tobacco retail sales with live entertainment for **MIDNIGHT HOOKAH (PL110015)** located at 1630 E Apache Boulevard Suites 103-104. The appellant is Nadir Yousef, Midnight Hookah.

STAFF REPORT: [DRCr MidnightHookah 121112](#)

4. Request approval for a Zoning Map Amendment, Planned Area Development, and Development Plan Review for eight new attached single-family townhomes for **KENNETH PLACE TOWNHOMES (PL120269)**, located at 1419 and 1425 S. Kenneth Place. The applicant is Mario Mangiamele, of Iplan Consulting.

STAFF REPORT: [DRCr KennethPlace 121112](#)

5. **ANNOUNCEMENTS**

For further information on the above agenda items, contact Community Development, Planning Division (480) 350-8331. Cases may not be heard in the order listed. The City of Tempe endeavors to make all public meetings accessible to persons with disabilities. With 48 hours advance notice, special assistance is available at public meetings for sight and/or hearing-impaired persons. Please call 350-8331 (voice) or 350-8400 (TDD) to request an accommodation to participate in a public meeting.

12/07/2012 4:39 PM