

**DEVELOPMENT REVIEW COMMISSION
December 12, 2017**

Harry E. Mitchell Government Center
Tempe City Hall - City Council Chambers
31 E. 5th Street, Tempe, AZ 85281
6:00 PM

CONSIDERATION OF MEETING MINUTES:

1. Development Review Commission – Study Session – November 14, 2017 **APPROVED**
2. Development Review Commission – Regular Meeting – November 14, 2017 **APPROVED**

DEVELOPMENT PLAN REVIEW / PRELIMINARY SUBDIVISION PLAT *The following consist of public meeting items in accordance with the Code. The Commission is the decision-making body for these requests:*

3. Request for approval of a Development Plan Review for a new 88,089 s.f. commercial building for **AT HOME (PL170305)**, located at 1050 W Elliot Rd. The applicant is Parkway Construction.

APPROVED

4. Request for a Development Plan Review for a new six-story multi-family development containing 171 dwelling units and ground floor commercial uses for **FARMER ARTS DISTRICT – PARCEL 1, LOT 1 (PL170358)**, located at 707 South Farmer Avenue. The applicant is Huellmantel & Affiliates.

APPROVED

USE PERMITS & DEVELOPMENT PLAN REVIEW *The following consist of items requiring a public hearing notice in accordance with the Code. The Commission is the decision-making body for these requests:*

5. Request for a Use Permit to allow a public use (civic facility) in the R1-7 zoning district and a Development Plan Review consisting of a new 10,699 s.f. building for **TEMPE FIRE STATION #7 (PL170296)**, located at 8707 South McClintock Drive. The applicant is Arrington Watkins Architects, LLC.

APPROVED

6. Request for two Use Permits to 1) allow a car wash in the PCC-1 zoning district and 2) exceed the parking maximum (125%) and a Development Plan Review for a new 3,349 s.f. building for **QUICK QUACK CAR WASH (PL170240)**, located at 5201 South McClintock Drive. The applicant is Identity Mutual, LLC.

APPROVED

7. Request for a Use Permit to allow residential in CSS zoning district, four Use Permit Standards and a Development Plan Review for a new three-story, 16-unit attached single-family development for **THE MUSE (PL170320)**, located at 1020 East Spence Avenue. The applicant is Berry Riddell, LLC.

DENIED

GENERAL PLAN AMENDMENT / ZONING MAP AMENDMENT / PLANNED AREA DEVELOPMENT OVERLAY

The following, including other related requests, consist of items requiring a neighborhood meeting and a public hearing notice in accordance with the Code. The Commission is the recommending body for these requests:

8. Request for Historic Overlay Zoning for **HAYDEN FLOUR MILL (PL170304)** for the 1918 / 1951 Hayden Flour Mill located at 119 South Mill Avenue, on approximately 5.08 net acres in the CC PAD TOD District. The applicant is Iconic Mill, LLC.

APPROVED

ANNOUNCEMENTS / MISCELLANEOUS:

9. Commission Member Announcements
10. City Staff Announcements

For further information on the above agenda items, contact Community Development, Planning Division (480) 350-4311. <u>Cases may not be heard in the order listed.</u> 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 350-4311 (voice) or 350-8400 (TDD) to request an accommodation to participate in a public meeting.
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