

**DEVELOPMENT REVIEW COMMISSION
May 22, 2018**

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 – April 24, 2018](#) **APPROVED**
2. Development Review Commission – [Regular Meeting – April 24, 2018](#) **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:*

- ~~3. Request a Use Permit Standard to reduce the front setback from 20 feet to 16 feet and a Development Plan Review for a new 38-unit attached single-family development for **LA PLAZA TOWNHOMES**, located at 1403 East 8th Street. The applicant is 8th Street Developers, LLC. (PL180024)~~
THIS ITEM HAS BEEN PULLED FROM THE AGENDA

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:*

4. Request a Planned Area Development Overlay; a Use Permit to allow vehicle sales (indoor) in GID zoning district; and a Development Plan Review for a new 3-story, 252,335 square-foot industrial building for **PRECISION FLEET SERVICES**, located at 360 South Smith Road. The applicant is Cawley Architects. (PL180002)

REPORT: [PRECISIONFLEETSERVICES.PDF](#)

RECOMMENDED APPROVAL

RESOLUTION ITEMS *The following consist of items seeking input through a public hearing in accordance with the Code. The Commission is the recommending body for these requests:*

5. Request a recommendation of design guidelines, placemaking principles, and character area maps for **CHARACTER AREA 3 PLAN** dated May 2018, which is generally bounded by the Loop 202, McClintock Drive, Broadway Road, and Priest Drive. The applicant is the City of Tempe. (PL180134)

REPORT: [CHARACTERAREA3PLAN.PDF](#)

WEBSITE LINK TO THE PLAN: [CHARACTERAREA3FINALDRAFT](#)

RECOMMENDED APPROVAL WITH ADDED CONDITION

ANNOUNCEMENTS / MISCELLANEOUS:

6. Commission Member Announcements
7. City Staff Announcements

For further information on the above agenda items, contact Community Development, Planning Division (480) 350-4311. 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 350-4311 (voice) or 350-8400 (TDD) to request an accommodation to participate in a public meeting.