



**Development Review Commission  
REGULAR MEETING**

**Tuesday, February 25, 2020**

**Tempe History Museum**

**809 E Southern Ave, Tempe, AZ 85282**

**6:00 PM**

**CONSIDERATION OF MEETING MINUTES:**

1. Development Review Commission – Study Session – January 14, 2020 **APPROVED WITH CORRECTION**
2. Development Review Commission – Regular Meeting – January 14, 2020 **APPROVED WITH CORRECTION**
3. ~~Development Review Commission – Study Session – January 28, 2020~~ – postponed to March 24, 2020 DRC Meeting
4. ~~Development Review Commission – Regular Meeting – January 28, 2020~~ – postponed to March 24, 2020 DRC Meeting

**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:*

5. Request a Preliminary Subdivision and Condominium Plat for **HUDSON LANE CONDOMINIUMS**, located at 55 West Hudson Lane. The applicant is David Timmons Architectural. (PL180192) **APPROVED**
6. Request a Development Plan Review for a new **784 758** square-foot drive-through restaurant for **SALAD AND GO**, located at 1804 East Elliot Road. The applicant is RCAA Architects. (PL200009) **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:*

7. Request a Use Permit to allow for the operation of a vocational school for **UNITEK EMT VOCATIONAL**, located at 1241 West Warner Road. The Applicant is Sean B. Lake of Pew & Lake, PLC. (PL200008) **APPROVED**
8. Request for a Use Permit Standard to reduce the east side (building wall) setback from 10 feet to 8 feet and a Development Plan Review for a new 3-story attached single-family development consisting of 5 dwelling units for **UNIVERSITY LOFTS**, located at 800 West University Drive. The applicant is Tricor, LLC. (PL190227) **APPROVED WITH ADDED CONDITION**

**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:*

9. Request a Planned Area Development Overlay to modify R-3 District development standards and a Development Plan Review for a new 3-story multi-family development consisting of 4 dwelling units for **430 W 7TH ST APARTMENTS**, located at 430 West 7th Street. The applicant is Synectic Design, Inc. (PL190217) **RECOMMENDED APPROVAL**

**ANNOUNCEMENTS / MISCELLANEOUS:**

10. Commission Member Announcements

11. City Staff 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.

02/26/2020 1:27 PM