



**Development Review Commission  
Regular Meeting**

**HARRY E. MITCHELL GOVERNMENT CENTER  
Tempe City Hall - City Council Chambers  
31 East Fifth Street, Tempe, Arizona**

**AND/OR**

**Virtual meeting via Webex**

**July 23, 2024**

**6:00 PM**

Members of the public may attend the meeting physically and masks are optional for all attendees, per City of Tempe policy. Alternatively, members of the public may attend the meeting virtually through Cisco Webex Events by visiting [www.tempe.gov/virtualplanning](http://www.tempe.gov/virtualplanning) for more information. Development Review Commission meetings can also be watched in real time via Tempe 11 on Cox cable and at [www.tempe.gov/tempe11](http://www.tempe.gov/tempe11).

For those attending virtually, public comments must be submitted no later than two hours prior to the meeting. Public comment cards are available [here](#).

**CONSIDERATION OF MEETING MINUTES:**

1. Development Review Commission – [Study Session 6/25/2024](#)  
Development Review Commission – [Regular Meeting 6/25/2024](#)

**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:

2. Request modification to an approved Development Plan Review, nunc pro tunc, to correct an error in the conditions of approval from the decision on February 27, 2024, for **48th & ALAMEDA – WEST**, located at 2727 South 48th Street. The applicant is the City of Tempe. **(PL230364)**  
**Project Planner:** [Ryan\\_Levesque@tempe.gov](mailto:Ryan_Levesque@tempe.gov) or (480) 858-2393

**REPORT:** [48TH&ALAMEDA.PDF](#)

**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 to allow a second story addition for the **LEE RESIDENCE**, located at 323 East Carter Drive. The applicant is Architectural Collaborative Team. **(PL240139)**  
**Project Planner:** [Whitney\\_Mayfield@tempe.gov](mailto:Whitney_Mayfield@tempe.gov) or (480) 350-8486

**REPORT:** [LEERESIDENCE.PDF](#)

- ~~4. Request a Use Permit to allow two (2) required parking spaces within the front yard building setback for the **NELSON RESIDENCE**, located at 209 East Manhattan Drive. The applicant is Michael Nelson. **(PL240147)**  
**Project Planner:** [Whitney\\_Mayfield@tempe.gov](mailto:Whitney_Mayfield@tempe.gov) or (480) 350-8486. **THIS ITEM HAS BEEN POSTPONED TO AUGUST 13, 2024 DRC MEETING.**~~

**REPORT:** [NELSONRESIDENCE.PDF](#)

5. Request a Use Permit to allow a massage establishment for **THE HEALING TREE COLLECTIVE**, located at 1801 South Jentilly Lane Suite B-8. The applicant is Nereyda Martinez. **(PL240150)**  
**Project Planner:** Diana\_Kaminski@tempe.gov or (480) 858-2391

**REPORT:** [THEHEALINGTREECOLLECTIVE.PDF](#)

***ANNOUNCEMENTS / MISCELLANEOUS:***

6. Commission Member Announcements
7. City Staff Announcements

<p>For further information on the above agenda items, contact Community Development, Planning Division (480) 350-8331. <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 350-8331 (voice) or 350-8400 (TDD) to request an accommodation to participate in a public meeting.</p>
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