



## PUBLIC HEARING AGENDA

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### Development Review Commission REGULAR MEETING December 8, 2020

Harry E. Mitchell Government Center  
Tempe City Hall - City Council Chambers  
31 E. 5<sup>th</sup> Street, Tempe, AZ 85281  
6:00 p.m.

*Due to concerns over COVID-19 exposure, the City has implemented measures to protect our community including the closing of Council Chambers and limiting public attendance to electronic means only. Members of the public may view the live meeting proceedings on Tempe Channel 11 or attend the meeting virtually through Cisco Webex Events at <https://tempe.webex.com> or by visiting [www.tempe.gov/planning](http://www.tempe.gov/planning) for more information).*

Public comments may be submitted to the assigned Project Planner by email or phone no later than 5:00 p.m. on December 7, 2020. Public comments may also be submitted by clicking [here](#).

#### **CONSIDERATION OF MEETING MINUTES:**

1. Development Review Commission – [Study Session 11/10/2020](#)
2. Development Review Commission – [Regular Meeting 11/10/2020](#)

**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 increase the maximum height of walls/fencing within the required front yard building setback from 4 feet to 6 feet for **THE ANTONIELLO RESIDENCE**, located at 616 East Carver Road. The applicant is Beus Gilbert McGroder, PLLC. (PL200209)  
**Project Planner:** Lee\_Jimenez@Tempe.gov or (480) 350-8486

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

4. Request a Use Permit to increase the maximum height of walls/fencing within the required front yard building setback from 4 feet to 5 feet six 6 inches, and a Use Permit Standard to reduce the required front yard building setback from 20 feet to 16 feet for **THE BELEC RESIDENCE**, located at 3124 South Orm Drive. The applicants is are Eric and Hannah Belec.(PL200229)  
**Project Planner:** Lee\_Jimenez@Tempe.gov or (480) 350-8486

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

5. Request a Use Permit to allow required parking within the front yard setback for the **ROBERTSON RESIDENCE**, located at 737 East Tulane Drive. The applicant is Trevor Robertson. (PL200234)  
**Project Planner:** Dalton\_Guerra@Tempe.gov or (480) 350-8652

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

6. Request a Use Permit to allow a tobacco retailer for **SKYWATER SMOKE SHOP**, located at 1301 East University Drive. The applicant is Yiru Chen. **(PL200243)**  
**Project Planner:** Robbie\_Aaron@Tempe.gov or (480) 350-8096

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

7. Request a Use Permit to allow temporary outdoor vending (commissary kitchen) for **REEF KITCHENS**, located at 830 West Broadway Road. The applicant is REEF Kitchens Kelly Milligan. **(PL200253)**  
**Project Planner:** Lee\_Jimenez@Tempe.gov or (480) 350-8486

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

8. Request a Use Permit to allow a fuel center in the PCC-1 zoning district and a Development Plan Review for a new 1,066 square-foot sales kiosk and 5,418 square-foot fuel canopy for **FRY'S 607 FUEL CENTER**, located at 1831 East Baseline Road. The applicant is Jason Sanks of Sustainability Engineering Group. **(PL200220)**  
**Project Planner:** Robbie\_Aaron@Tempe.gov or (480) 350-8096

**REPORT:** [FRYS607FUELCENTER.PDF](#)

9. Request a Use Permit Standard to reduce the minimum parking setback from 20 feet to 18 feet, and a Development Plan Review consisting of a new 7,800 square-foot single-story surgical center for **QUANTUM SURGICAL CENTER**, located at 4611 South Lakeshore Drive. The applicant is DWL Architects-Planners, Inc. **(PL200225)**  
**Project Planner:** Lee\_Jimenez@Tempe.gov or (480) 350-8486

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

**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.

12/01/2020 3:50 PM