



PUBLIC HEARING AGENDA

FINAL ACTION

Development Review Commission REGULAR MEETING June 8, 2021

Harry E. Mitchell Government Center
Tempe City Hall - City Council Chambers
31 E. 5th 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://www.tempe.gov/virtualplanning> or by visiting www.tempe.gov/planning for more information).

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 4/27/2021 **APPROVED WITH CORRECTION**
2. Development Review Commission – Regular Meeting 4/27/2021 **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 to allow beer and wine bar services (Series 7) for **LUMBERJAXES AXE THROWING**, located at 3109 South Fair Lane. The applicant is Angelo DiNardo. **(PL210141) APPROVED**
Project Planner: Lee_Jimenez@Tempe.gov or (480) 350-8486
4. Request a Use Permit to allow a Use Permit Standard to reduce the required street side setback by 20% from 20 feet to 16 feet for the **SMITH RESIDENCE**, located at 1436 East Dava Drive. The applicant is Reef builders. **(PL210147) APPROVED**
Project Planner: Dalton_Guerra@Tempe.gov or (480) 350-8652

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:

5. Request a General Plan Projected Land Use Map Amendment from Commercial to Residential; a General Plan Projected Density Map Amendment from Medium Density (up to 15 du/ac) to Medium to High Density (up to 25 du/ac); a Zoning Map Amendment from PCC-1 (Planned Commercial Center Neighborhood) to R-4 (Multi-Family Residential General); a Planned Area Development Overlay to establish development standards; and a Development Plan Review for a new one- to four-story multi-family development containing 200 dwelling units for **PRICE AND BASELINE ROADS**, located at 2160 East Baseline Road. The applicant is Gammage and Burnham P.L.C. **(PL200239) RECOMMENDED APPROVAL WITH MODIFICATIONS TO CONDITIONS OF APPROVAL**
Project Planner: Karen_Stovall@Tempe.gov or (480) 350-8432

6. Request a Zoning Map Amendment from CSS and R-4 to MU-4, in the Transportation Overlay District Corridor, a Planned Area Development for a new 219-unit apartment community with five live-work units and a 590 s.f. restaurant, a Use Permit for seven tandem parking spaces, and a Development Plan Review for two four-story buildings on 4.51 acres for **MILHAUS** located at 2125 East Apache Boulevard. The applicant is Gammage and Burnham PLC (PL210034). **RECOMMENDED APPROVAL WITH MODIFICATIONS TO CONDITIONS OF APPROVAL**
Project Planner: Diana_Kaminski@Tempe.gov or (480) 858-2391

ANNOUNCEMENTS / MISCELLANEOUS:

7. Commission Member Announcements
8. 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.

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