



Minutes of the Development Review Commission REGULAR MEETING August 24, 2021

Minutes of the Regular Meeting of the Development Review Commission, of the City of Tempe, was held in Council Chambers
31 East Fifth Street, Tempe, Arizona

Present:

Chair Michael DiDomenico
Vice Chair Steven Bauer
Commissioner Scott Sumners
Commissioner Don Cassano
Commissioner Philip Amorosi
Commissioner Barbara Lloyd
Commissioner Michelle Schwartz

City Staff Present:

Ryan Levesque, Deputy Director, Community Development
Suparna Dasgupta, Principal Planner
Steve Abrahamson, Principal Planner
Diana Kaminski, Senior Planner
Karen Stovall, Senior Planner
Joanna Barry, Administrative Assistant II

Absent:

Alt Commissioner Linda Spears
Alt Commissioner Rhiannon Corbett

Hearing convened at 6:07 p.m. and was called to order by Chair DiDomenico

Consideration of Meeting Minutes:

- 1) Development Review Commission – Study Session 07/27/21
- 2) Development Review Commission – Regular Meeting 07/27/21

Motion: Motion made by Commissioner Cassano to approve Regular Meeting minutes and Study Session Meeting minutes for July 27, 2021 and seconded by Commissioner Amorosi.

Ayes: Chair DiDomenico, Vice Chair Bauer, Commissioners Cassano, Sumners, Amorosi, Schwartz and Lloyd

Nays: None

Abstain: None

Absent: None

Vote: Motion passes 7-0

The following items were considered for **Consent Agenda:**

- 3) Request a Development Plan Review for two (2) new, two-story industrial buildings totaling 378,832 square feet for **HARL INDUSTRIAL CENTER**, located at 6840 South Harl Avenue. The applicant is McCall & Associates. (PL200268)
- 5) Request two (2) Use Permits to allow to allow 1) a bar and 2) entertainment (live singing, dancing and music) in the CSS zoning district for **NETTA CHETA'S**, located at 3224 South Mill Avenue. The applicant is The Yracheta Group, LLC. (PL210221)

- 7) Request for code text amendment to the **ZONING AND DEVELOPMENT CODE**, consisting of corrections and clarifications to various sections of the code. The applicant is City of Tempe. **(PL190141)**

Motion: Motion made by Commissioner Sumners to approve Consent Agenda and seconded by Commissioner Amorosi.

Ayes: Chair DiDomenico, Vice Chair Bauer, Commissioners Cassano, Sumners, Amorosi, Schwartz and Lloyd

Nays: None

Abstain: None

Absent: None

Vote: Motion passes 7-0

The following items were considered for **Public Hearing**:

6. Re-hear a request for a Planned Area Development Overlay and a Development Plan Review for one existing office building, two new three-story office buildings and two parking structures for a total of 649,680 s.f. for **CARVANA** located at 1275 West Rio Salado Parkway. The applicant is Butler Design Group **(PL210061)**. (Application originally heard by the Development Review Commission on June 22, 2021).

PRESENTATION BY APPLICANT:

Ms. Wendy Riddell, Berry Riddell LLC, advised this was the same presentation that was given to the Commission in June, with no changes since that time. She gave a brief overview of the request to the Commission members, two of whom were not in attendance at the previous presentation of this project.

PRESENTATION BY STAFF:

Ms. Diana Kaminski, Senior Planner, advised that staff has not received any additional input and they are recommending approval as they did previously.

PUBLIC COMMENT:

NONE

COMMENTS AND DISCUSSION FROM THE COMMISSION:

Commissioner Amorosi noted that since the 1,400 parking spaces recommended by staff in the previous hearing of this case was removed at that time, he will again not be in support of the request.

Motion: Motion made by Vice Chair Bauer to approve PL210061 and seconded by Commissioner Cassano.

Ayes: Chair DiDomenico, Vice Chair Bauer, Commissioners Cassano, Sumners, Schwartz and Lloyd

Nays: Commissioner Amorosi

Abstain: None

Absent: None

Vote: Motion passes 6-1

Staff Announcements: None

There being no further business the meeting adjourned at 6:24 p.m.

Prepared by: Joanna Barry, Administrative Assistant II

Reviewed by: Suparna Dasgupta, Principal Planner

