

# SCOTTSDALE

# DEVELOPMENT REVIEW BOARD MEETING

## MEETING NOTICE AND **MARKED** AGENDA



### DEVELOPMENT REVIEW BOARD

Barry Graham, Councilmember/Chair  
Diana Kaminski, Planning Commissioner  
Michal Ann Joyner, Development Member  
Ali Fakih, Design Member

Jeff Brand, Vice Chair, Design Member  
David Mason, Development Member  
Ed Peaser, Design Member

Thursday, January 4, 2024

*One or more members of the Development Review Board may be attending the meeting by telephone, video, or internet conferencing, pursuant to A.R.S. §38-431(4).*

*The City Hall Kiva (Kiva) is open to the public during Development Review Board meetings. Seating in the Kiva will be available on a first come, first served basis. Development Review Board meetings are also televised on Cox Cable Channel 11 and streamed online at [ScottsdaleAZ.gov](https://www.scottsdaleaz.gov) (search "live stream") to allow the public to listen/view the meeting in progress.*

**1:00 P.M.**

### DEVELOPMENT REVIEW BOARD MEETING

City Hall Kiva Forum, 3939 N. Drinkwater Boulevard

**Call to Order – 1:02 PM**

**Roll Call – All members present**

### Public Comment – Non-Agendized Items

Citizens may address the members of the Development Review Board during Public Comment. Public Comment time is reserved at the beginning of the meeting for citizens to comment on non-agendized items that are within the Development Review Board's jurisdiction and is limited to a total of 15 minutes. Arizona State law prohibits the Development Review Board from discussing or taking any action on these non-agendized items. Speakers may submit a blue "Request to Speak" card in person prior to the beginning of the meeting. Public testimony is limited to three (3) minutes per speaker.

Written comment is also being accepted for non-agendized items and may be submitted in-person at the hearing or electronically [at the Development Review Board website](https://www.scottsdaleaz.gov). Written comments submitted electronically will be emailed to the Development Review Board Members.

**No spoken or written public comment received at hearing for non-agendized items.**

### Administrative Report – Brad Carr, AICP, LEED-AP

1. Identify supplemental information, if any, related to the January 4, 2024 Development Review Board agenda items, and other correspondence.

### Minutes

2. Approval of the December 7, 2023 Development Review Board [Regular Meeting Minutes](#).  
**Motion by Vice Chair Brand to approve, 2<sup>nd</sup> by Board Member Joyner. Motion passed 7-0.**



Persons with a disability may request a reasonable accommodation by contacting staff at 480-312-7767. Requests should be made 24 hours in advance, or as early as possible to allow time to arrange accommodation. For TTY users, the Arizona Relay Service (1-800-367-8939) may contact staff.

## ACTION ITEMS

**How the Action Agenda Works:** The Development Review Board may take one vote to act on all items on the Continuance Agenda and/or Consent Agenda or may remove individual items for further discussion as appropriate. The Development Review Board takes separate action on each item on the Regular Agenda.

Persons interested in speaking on any agenda item may **submit a blue “Request to Speak” card in person prior to the beginning of public testimony.** Those wishing to speak are customarily given three minutes to speak on each item. Additional time may be granted to a designated speaker representing two or more persons (please submit cards together). Persons interested in submitting a written comment on any item may **submit a yellow “Written Comments” card in person prior to the beginning of public testimony or may submit electronically [at the Development Review Board website](#) no later than 90 minutes prior to the meeting.**

## CONSENT AGENDA

3. [22-DR-2023 \(Mountain View Shopping Center – Exterior Remodel\)](#)

Request for approval of exterior building modifications to an existing shopping center, including the removal of existing arcades and changes to roofing material and paint for a +/- 7.6-acre site located at 9659 N. Hayden Road, with Planned Community District with comparable Central Business District (PCD C-2) and Planned Neighborhood Center (PCD PNC) zoning.

Staff Contact is Chris Zimmer, 480-312-2347

**Applicant Contact is Preston Johnson, (480) 515-5123**

**Item moved to Regular Agenda. Motion by Vice Chair Brand to approve with an additional stipulation for an additional paint color to be added to the color palette, 2<sup>nd</sup> by Board Member Fakih. Motion passed 7-0.**

## REGULAR AGENDA

4. [49-DR-2022#2 \(Mack Innovation Park Scottsdale – North Phase\)](#)

Request for approval of a site plan, landscape plan, building elevations, and site improvements, including cuts and fills greater than eight (8) feet in depth/height, for a new industrial development comprised of four (4), one-story buildings with +/- 608,170 square feet of building area for a +/- 61.5-acre portion of the overall +/- 124.7-acre site located at 9100 E. Bell Road, APN's 215-07-022E and 215-070-021A, with Industrial Park, Planned Community District, Environmentally Sensitive Lands (I-1 PCD ESL), Planned Regional Center, Planned Community District (PRC PCD), and Industrial Park, Planned Community District (I-1 PCD) zoning.

Staff Contact is Chris Zimmer, 480-312-2347

**Applicant Contact is George Pasquel III, (602) 230-0600**

**Motion by Vice Chair Brand to approve case 49-DR-2022#2, including the revised stipulations presented by the applicant at the hearing, and with additional stipulations for the applicant to work with staff to revise the building plans to increase the recess at the glazing portion of each building, increase the offset of the roof parapet and mechanical screen wall, and provide a roof parapet height reduction along the dock bay side of each building, 2<sup>nd</sup> by Board Member Mason. Motion passed 5-2, with Councilmember Graham and Board Member Joyner dissenting.**

5. [2023 Development Review Board Annual Report](#)

The Development Review Board will review, discuss, and possibly approve the Development Review Board Annual Report for 2023.

**Motion by Board Member Peaser to approve the 2023 Development Review Board Annual Report, 2<sup>nd</sup> by Board Member Joyner. Motion passed 7-0.**

6. 2024 Election of Vice Chair

The five (5) Public Members of the Development Review Board will nominate and elect a Vice Chair.

**Nomination by Board Member Fakh of Vice Chair Brand to continue as Vice Chair. Vice Chair Brand declined the nomination. Nomination by Vice Chair Brand of Board Member Joyner as Vice Chair. Board Member Joyner elected as Vice Chair with a vote of 5-0, with Councilmember Graham and Commissioner Kaminski abstaining.**

**Adjournment – 2:54 PM**