

MINUTES OF THE AUGUST 20, 2014 PLANNING AND ZONING MEETING

***Item Z14-41 (District 3).** 232 South Dobson Road. Located north of Broadway Road on the west side of Dobson Road (15.5± acres). Modification of the existing PAD overlay in the LI zoning district and Site Plan Review. This request will allow for the development of a group industrial center. Stephen Krager, Euthenics Architecture, applicant: Kenn Francis, PRA/LB LLC, owner. (PLN2014-00289)

Summary: This case was on the consent agenda and therefore was not discussed on an individual basis.

It was moved by Vice Chair Johnson, seconded by Boardmember Ikeda

That: The Board recommends approval of zoning case Z14-041 conditioned upon:

1. Compliance with the basic development as described in the project narrative and as shown on the site plan, landscape plan, and building elevations (updated exhibits submitted on July 22, 2014) except as otherwise conditioned.
2. Compliance with all requirements of Design Review approval.
3. Compliance with all City development codes and regulations.
4. Signs (detached and attached) require separate approval and permit for locations, size, and quantity.
5. All perimeter landscaping shall be installed prior to receiving the Certificate of Occupancy for the first building constructed.
6. The retention basin guard rails along Dobson Road shall be installed per typical railing panel identified in drawing sheet #A7 submitted on July 22, 2014.
7. The building details such as the painted steel cornice cap feature, arched awning with perforated metal fronting Dobson Road, etc. shall match in color, material and texture with existing buildings in previous phases along Broadway.
8. The interior of the parapets shall be finished with approved building material, color and texture.

Vote: 7-0

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Note: *Audio recordings of the Planning & Zoning Board Meetings are available in the Planning Division Office for review. They are also “live broadcasted” through the City of Mesa’s website at www.mesaaz.gov.*