



PLANNING AND ZONING PUBLIC HEARING ACTION MINUTES

April 22, 2026

The Planning and Zoning Board of the City of Mesa met in the Study Session room at City Hall, 20 East Main Street, on April 22, 2026, at 4:00 p.m.

BOARD PRESENT

Benjamin Ayers, Chair
Troy Peterson, Vice Chair
Jeff Pitcher, Boardmember
Genessee Montes, Boardmember
Jamie Blakeman, Boardmember
Jayson Carpenter, Boardmember

BOARD ABSENT

Chase Farnsworth, Boardmember

STAFF PRESENT

Mary Kopaskie-Brown
Evan Balmer
Kirstin Dvorchak
Emily Johnson
Chloe Durfee Daniel
Danika Heying

1. Meeting called to order and roll call.

Chairperson Ayers called the meeting to order at 4:08 p.m. and conducted a roll call.

Chairperson Ayers excused Boardmember Farnsworth from the entire meeting.

2. Take action on all consent agenda items.

All items listed with an asterisk (*) are on the consent agenda which means they will be considered as a group by the Board and will be enacted in one motion. There will be no separate discussion of these items unless a Boardmember or a citizen so requests, in which event the item will be removed from the consent agenda and considered as a separate item. If a citizen wants an item removed from the consent agenda, a request must be made prior to the Board's vote on the consent agenda.

It was moved by Boardmember Pitcher, seconded by Boardmember Carpenter, that the consent agenda items be approved.

Upon tabulation of votes, it showed:

AYES – Ayers, Peterson, Pitcher, Carpenter, Montes, Blakeman, Farnsworth
NAYS – None
ABSENT– None

Carried unanimously.

*3. Approval of minutes of previous meetings as written.

Minutes from the Study Session and Public Hearing meetings held on April 8, 2026.

4. Make a recommendation to the City Council on the following zoning cases:

*4-a. See: **Items not on the Consent Agenda**

*4-b. **ZON25-00578.** "New Life Fellowship Hall Building," 0.6± acres located approximately 1,770± feet east of the northeast corner of West Broadway Road and South Dobson Road. Site Plan Review. This request will allow for an approximately 6,421± square foot Place of Worship. **(District 3).**

Planner: Chloe Durfee Daniel
Staff Recommendation: Approval with Conditions

*4-c. East Pecos Road and the future South Crismon Road alignment. Council Use Permit, Major Site Plan Modification and amending Conditions of Approval Nos. 1 and 2 of Ordinance 5869. This request will allow for an approximately 2,257,581± square foot Data Center development. **(District 6)**

Planner: Joshua Grandlienard
Staff Recommendation: Continued to the May 13, 2026 Planning and Zoning Board meeting.

Items not on the Consent Agenda

4-a. **ZON25-00635.** "Ascension," 40± acres located at the northeast corner of East Brown Road and North 32nd Street. Rezone from Agricultural (AG) to Single Residence-15 with a Planned Area Development Overlay (RS-15-PAD). This request will allow for a 47-lot single residence development. **(District 1).**

Planner: Emily Johnson
Staff Recommendation: Approval with Conditions

5. Adjourn.

Without objection, the Planning and Zoning Board Public Hearing adjourned at 4:55 p.m.

I hereby certify that the foregoing minutes are a true and correct copy of the minutes of the Planning and Zoning Public Hearing meeting of the City of Mesa, Arizona, held on 22 day of April 2026. I further certify that the meeting was duly called and held and that a quorum was present.

BENJAMIN AYERS, CHAIRPERSON

DH
(Attachments – X)