

**Tuesday, April 8, 2025
Mesa Council Chambers
57 East 1st Street
4:30 PM**

A meeting of the Design Review Board was held at 4:30 p.m.

MEMBERS PRESENT:

Chair Dane Astle
Vice Chair Justin Trexler
Boardmember Scott Thomas
Boardmember Paul Johnson
Boardmember Kyle Bell
Boardmember Ryan Circello
Boardmember Denise Dunlop*

MEMBERS ABSENT:

STAFF PRESENT:

Cassidy Welch
Mallory Ress
Chloe Durfee Daniel
Vanessa Felix

OTHERS PRESENT:

(* indicates Boardmember or staff participated in the meeting using audio conference equipment)

1 Call meeting to order.

Chair Astle welcomed everyone to the meeting at 4:30 PM.

2 Consider the Minutes from March 11, 2025, Design Review Board Meeting.

A motion to approve the Minutes from the March 11, 2025, Design Review Board Meeting was made by Boardmember Thomas and seconded by Boardmember Bell.

Vote: 7 – 0

Upon tabulation of votes, it showed:

AYES – Astle – Trexler – Thomas – Johnson – Bell – Circello – Dunlop

NAYS – None

ABSENT – None

ABSTAINED – None

3 Discuss and provide direction on the following Preliminary Design Review cases: *

- 3a DRB25-00074 "Red Mountain Storage Expansion" 4 ± acres located at 5612 East McDowell Road. Design Review for a Mini-Storage building. Casa de Amigos Mobile Home Estates, LP, Owner; Philip A Gollon, ARC Services Inc., Applicant. (District 5)**

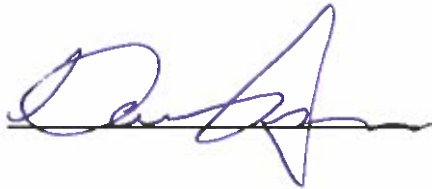
Staff planner Chloe Durfee Daniel presented the case.
See attached presentation.

Staff planner Chloe Durfee Daniel summarized the case:

- No comments

- 4 Adjournment:** Boardmember Circello moved to adjourn the meeting and was seconded by Boardmember Thomas. Without objection, the meeting was adjourned at 4:39 PM.

Respectfully submitted,



Chair Dane Astle



DRB25-00074

Red Mountain Storage Expansion



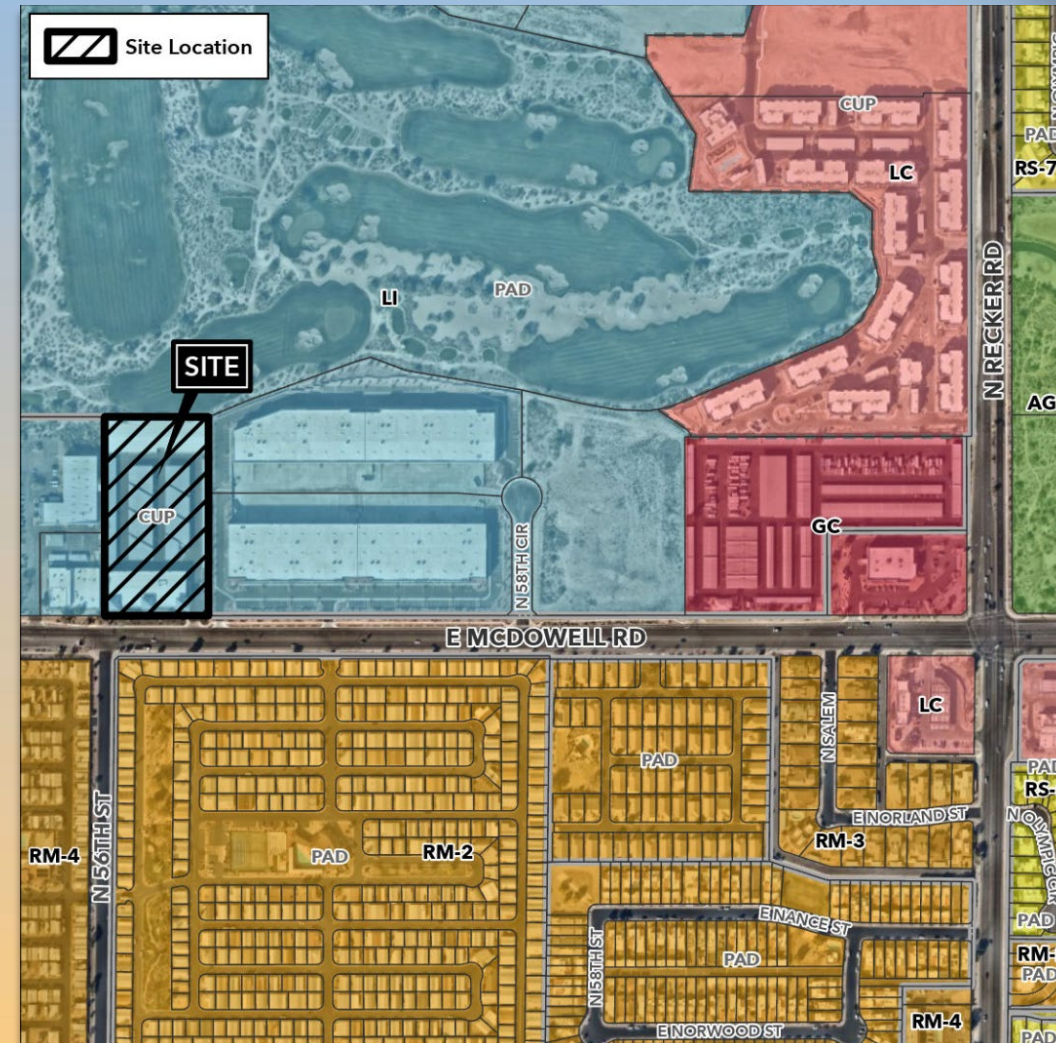
Request

- Design Review
- To allow for an expansion to a self storage facility





- 5612 E McDowell Road
- North side of McDowell Road
- West of Recker Road





Site Photo

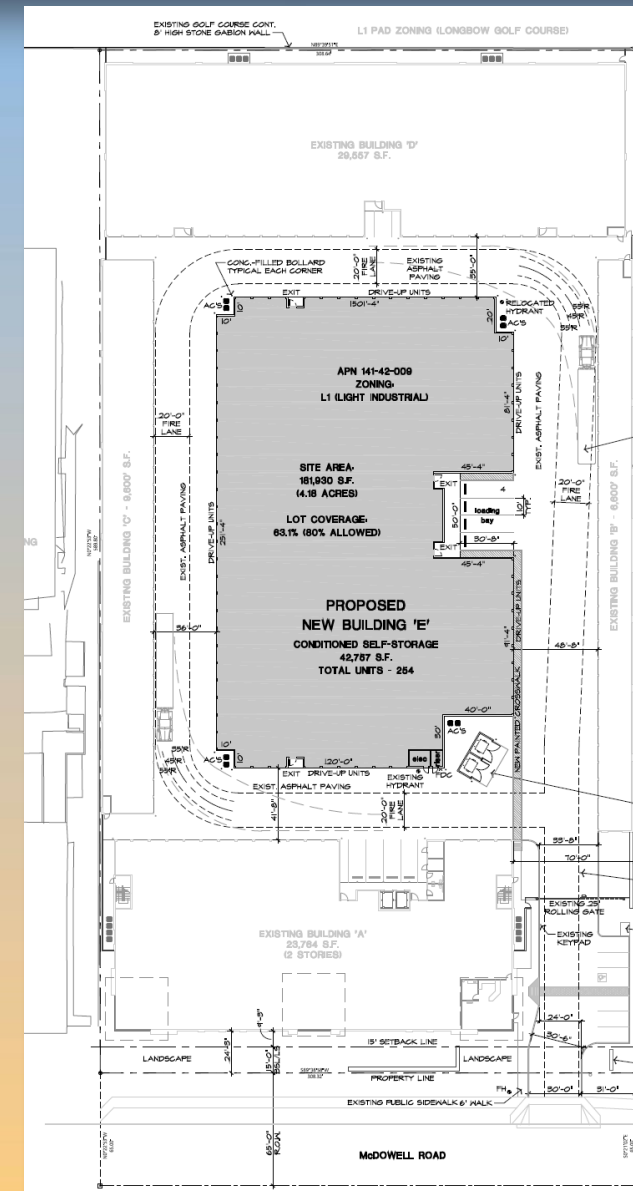


Looking North from McDowell Road



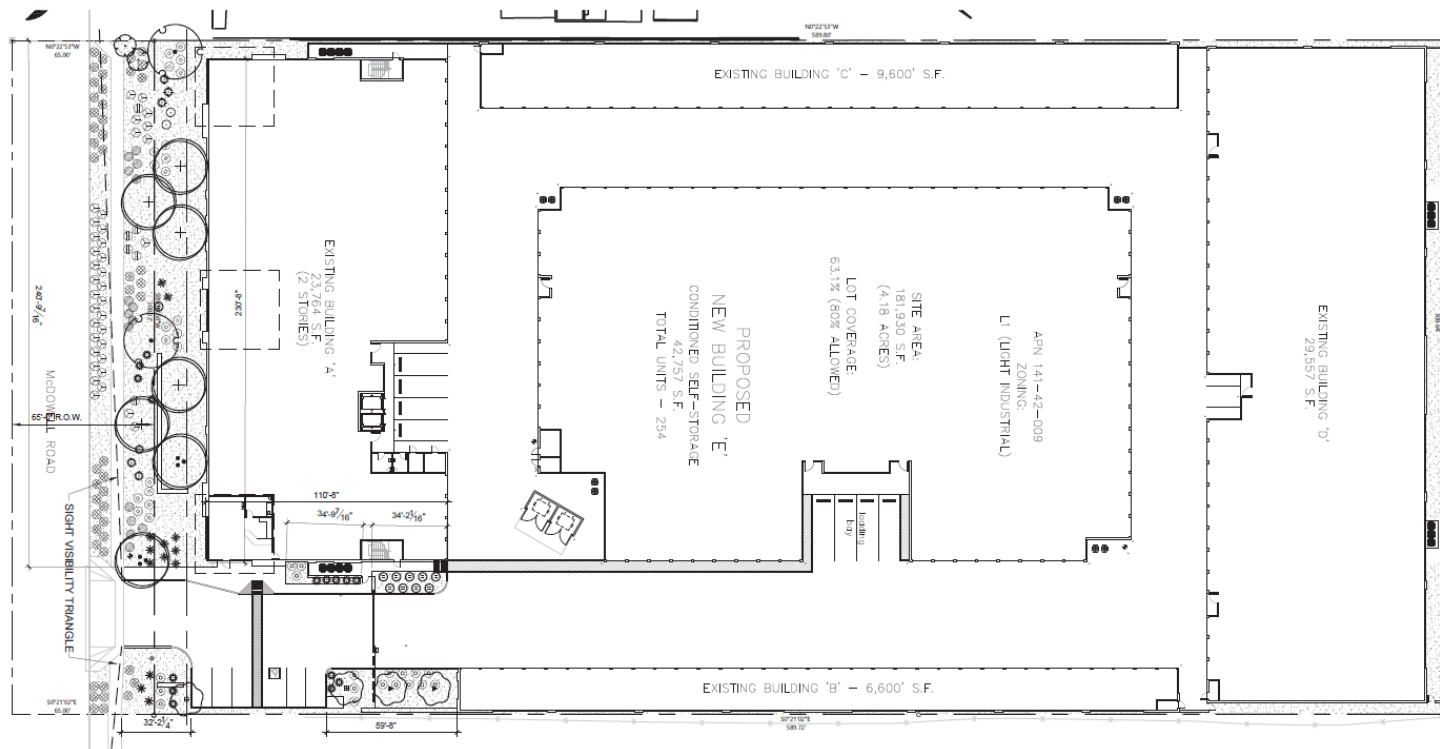
Site Plan

- Removed existing RV storage
- 1-story building for a gross of 42,787 sq. ft.
- 16 parking spaces provided





Landscape Plan



PLANT SCHEDULE SUPPLEMENTAL PLANTING

SYMBOL	BOTANICAL / COMMON NAME	SIZE	QTY
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TREES

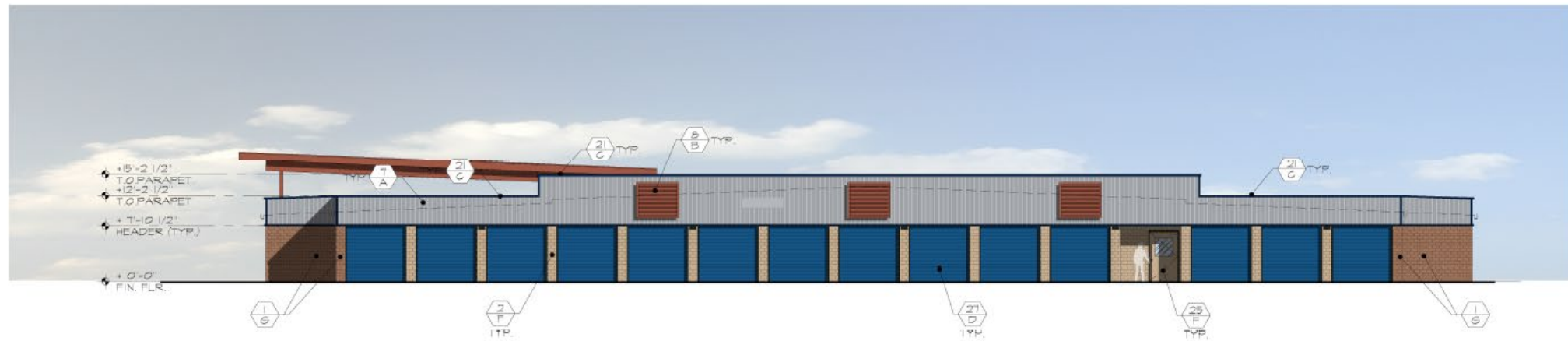
	Callia secundiflora Texas Mountain Laurel	24"box	2
	Chilopsis linearis Desert Willow	15 gal	2
	Chilopsis linearis Desert Willow	24"box	1
	Parkinsonia x 'Desert Museum' Desert Museum Palo Verde Existing	24"box	5
	Parkinsonia x 'Desert Museum' Desert Museum Palo Verde	36"box	2
	Parkinsonia x 'Desert Museum' Desert Museum Palo Verde	36"box	2

SHRUBS

	Hesperaloe parviflora Red Yucca	5 gal	7
	Hesperaloe parviflora Red Yucca Existing	5 gal	6
	Lantana montevidensis 'New Gold'	1 gal	3
	Lantana montevidensis 'New Gold' Existing	1 gal	15
	Muhlenbergia rigens Deer Grass	5 gal	6
	Muhlenbergia rigens Deer Grass Existing	5 gal	15
	Rosmarinus officinalis 'Prostratus' Dwarf Rosemary	1 gal	5
	Rosmarinus officinalis 'Prostratus' Dwarf Rosemary Existing	1 gal	6
	Ruellia penninsularis Wild Petunia	5 gal	19
	Russelia equisetiformis Firecracker Plant Existing	5 gal	10



Elevations



BUILDING 'E' - NORTH ELEVATION

SCALE: 3/32" = 1'-0"



BUILDING 'E' - SOUTH ELEVATION

SCALE: 3/32" = 1'-0"

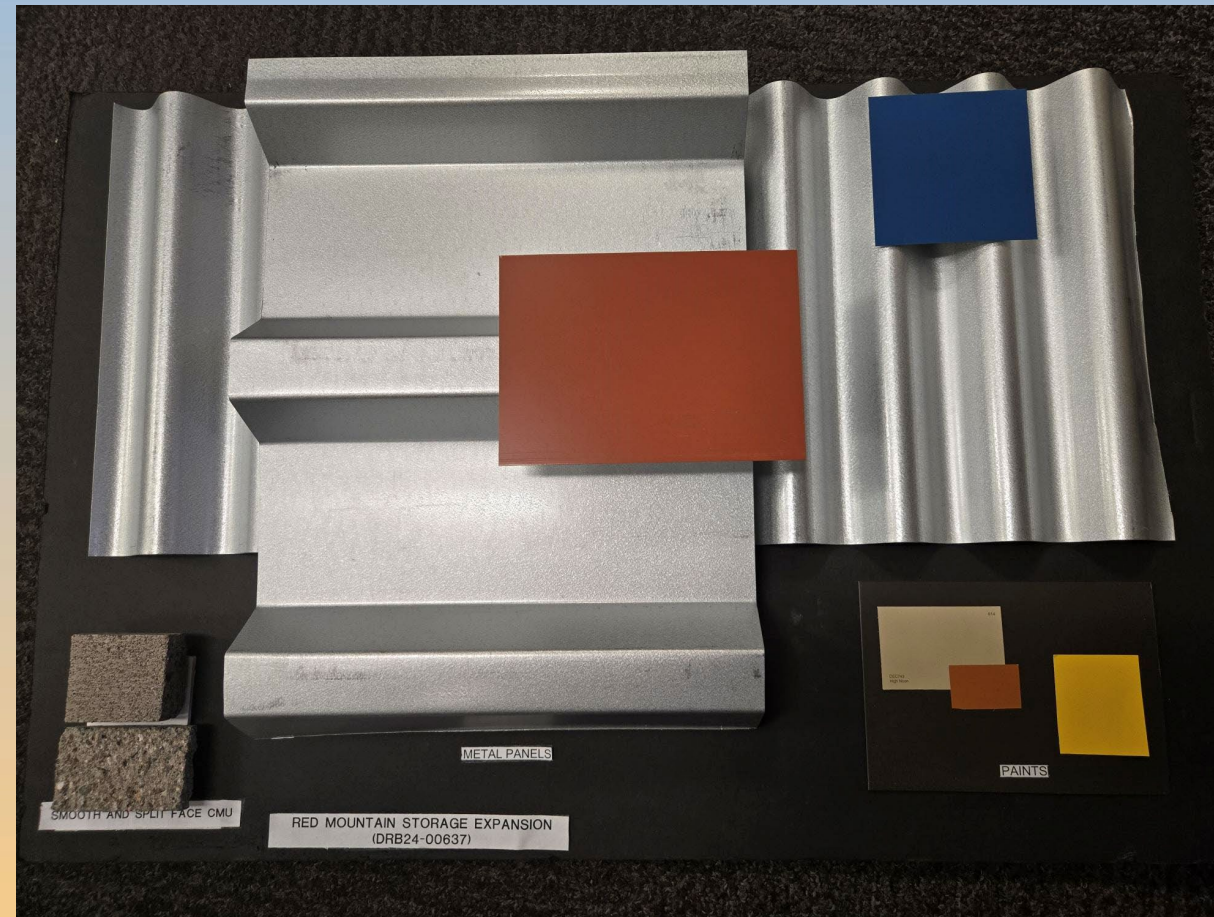


BUILDING 'E' - EAST ELEVATION
SCALE: 3/32" = 1'-0"

BUILDING 'E' - WEST ELEVATION
SCALE: 3/32" = 1'-0"



Color and Material Board





Rendering





Rendering





Alternative Compliance

✓ Roof Articulation

- Vary building height, providing at least 2 changes in height or roof forms
- Flat roofs or facades with a horizontal eave, fascia, or parapet, in excess of 100 feet in length must provide vertical modulation
- All parapets must have detailing such as cornices, moldings, trim, or variations in brick coursing



Findings

Staff is seeking your review and recommendation on the following:

- ✓ Proposed building elevations and landscape plan
- ✓ Proposed alternative compliance

Staff welcomes any feedback



Design Review Board



Citizen Participation

- Notified property owners within 500 feet, HOAs and registered neighborhoods
- Staff has not received any comments

