

Design Review Board



Meeting Minutes

**Mesa City Council Chambers - Lower Level, 20 East Main Street
Date: January 13, 2026 Time: 4:30 p.m.**

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

MEMBERS PRESENT:

Chair Dane Astle
Vice Chair Ryan Circello
Boardmember Paul Johnson
Boardmember Shelly Udall
Boardmember David Winstanley

MEMBERS ABSENT:

Boardmember Denise Dunlop

STAFF PRESENT:

Mallory Ress
Joshua Grandlienard
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 excused Boardmember Dunlop and welcomed everyone to the meeting at 4:30PM.

2 Consider the Minutes from December 9, 2025, Design Review Board Meeting.

A motion to approve the Minutes from the December 9, 2025, Design Review Board Meeting was made by Boardmember Winstanley and seconded by Vice Chair Circello.

Vote: 5 – 0

Upon tabulation of votes, it showed:

AYES – Astle – Circello – Johnson – Udall – Winstanley

NAYS – None

ABSENT – Dunlop

ABSTAINED – None

3 Discuss and make a recommendation on the following case:

- 3a DRB25-00379. "Angie's Prime Grill,"** 0.69± acres located approximately 500 feet east of the southeast corner of South Crismon Road and East Southern Avenue. Design Review for an approximately 1,692 sq.ft. Restaurant with Drive-thru Facilities. **(District 5)**

Staff planner Chloe Durfee Daniel presented the case.

See attached presentation.

Staff planner Staff planner Chloe Durfee Daniel summarized the case:

- Consider providing lighting within the retention area
- Consider replacing Oleander with a non-toxic shrub

- 3b DRB25-00900. "NTT Data Centers PH6,"** 101± acres located at 10256 East Elliot Road. Design Review for an approximately 195,408 sq.ft. Data Center. **(District 6)**

Staff planner Joshua Grandlienard presented the case.

See attached presentation.

Staff planner Staff planner Joshua Grandlienard summarized the case:

- No comments

- 4 Staff Update:** Boardmember Johnson's last meeting. Design Review Board will start recruitment to fill vacant seats.

- 5 Adjournment:** Boardmember Winstanley moved to adjourn the meeting and was seconded by Vice Chair Circello.

Vote: 5 – 0

Upon tabulation of votes, it showed:

AYES – Astle – Circello – Johnson – Udall – Winstanley

NAYS – None

ABSENT – Dunlop

ABSTAINED – None

The meeting was adjourned at 4:45 p.m.

Respectfully submitted,

Chair Dane Astle



DRB25-00379

Angie's Prime Grill



Request

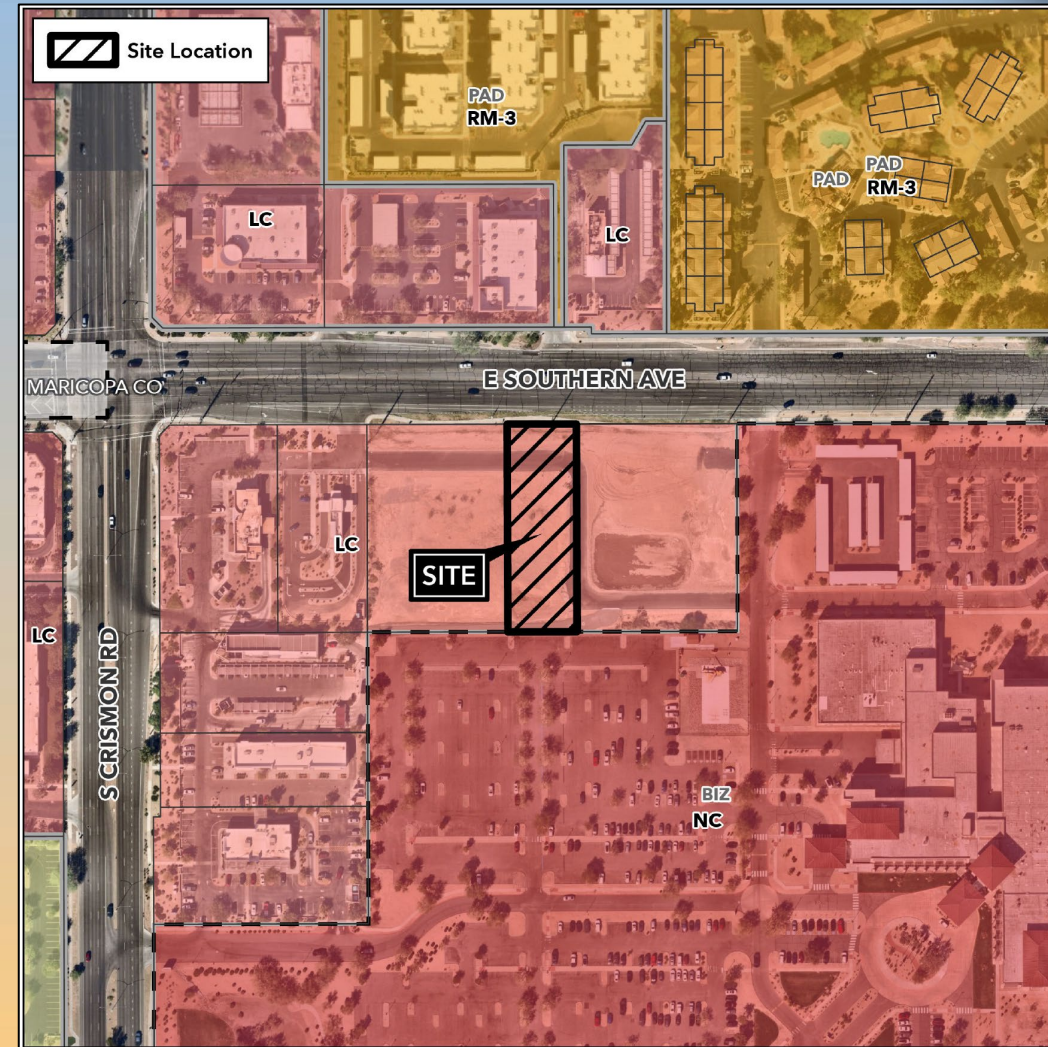
- Design Review
- To allow for a Restaurant with Drive-thru Facilities





Location

- South side of Southern Ave
- East of Crismon Road





Site Photo

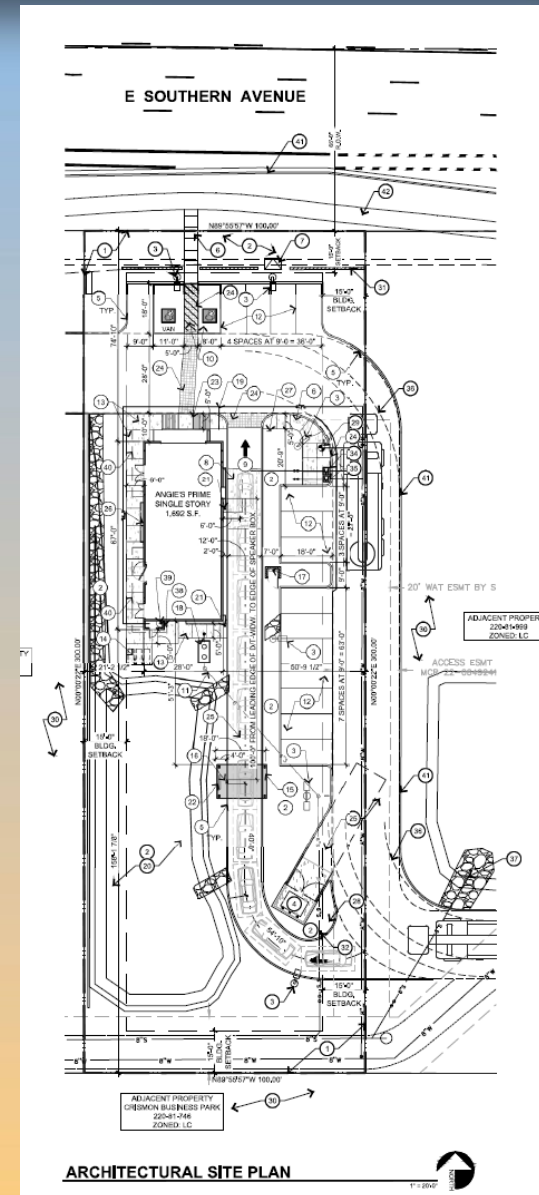


Looking south from Southern Ave





Site Plan

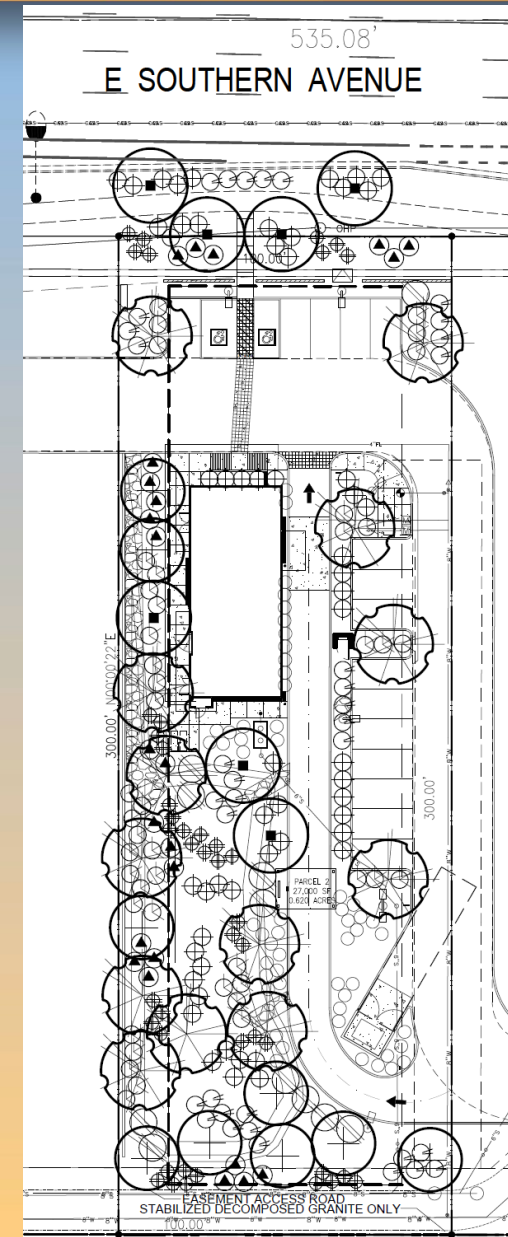
- Cross access provided from properties to the east and west
- 1,692 sq.ft. drive-thru restaurant
- Parking spaces
Provided: 17
Required: 17

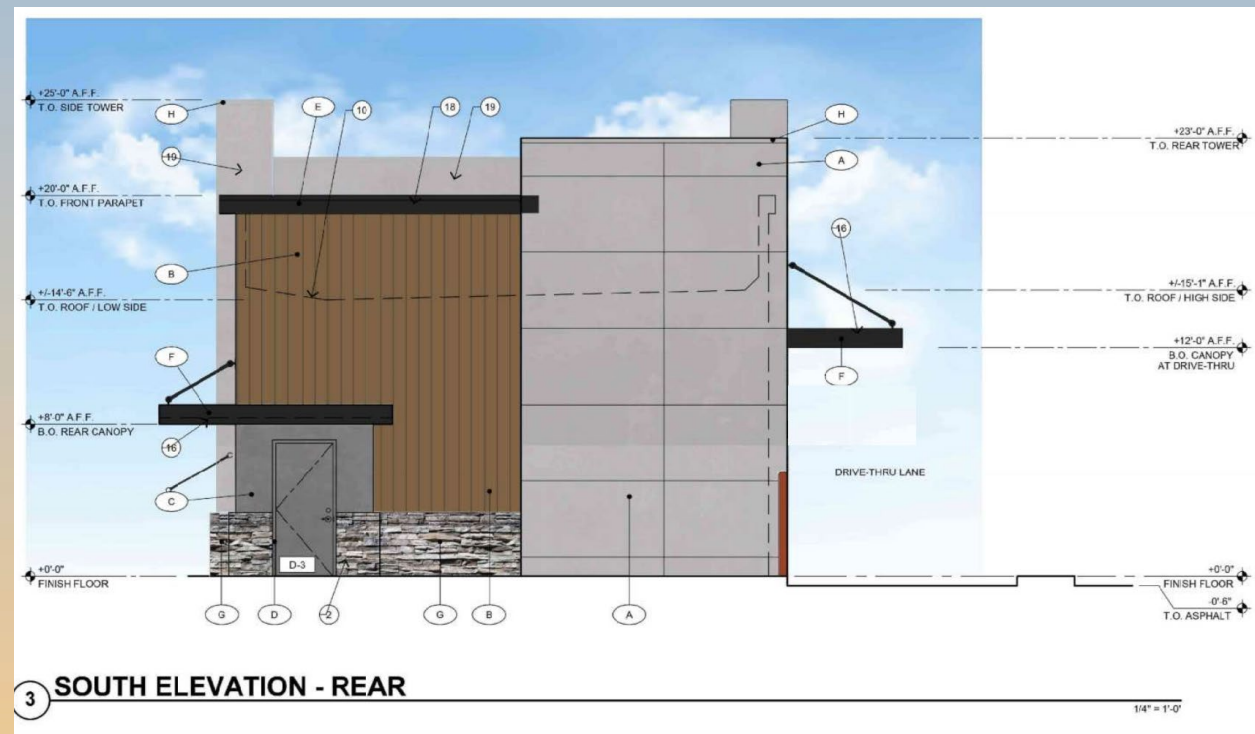




Landscape Plan

LANDSCAPE LEGEND	
TREES	GROUND COVER
 Ulmus parvifolia Chinese elm 36" Box (13) Shade canopy 500sq.ft.	 Lantana montevidensis Gold Mound' 1 Gallon (55)
 Acacia Aneura Mulga 36" Box (7) Shade canopy 425sq.ft.	D.G. 1/2" Screened Express Painted Desert 2" min thickness in all landscape areas
 Caesalpinia Mexicana mexican bird of paradise 24" Box (9) Shade canopy 400sq.ft.	
SHRUBS	
 Dasylirion wheeleri Desert spoon 5 Gallon (43)	 Tecoma stans Yellow Bells 5 Gallon (11)
 Hesperaloe Funifera Giant Hesperaloe 5 Gallon (24)	 Hesperaloe perpa Break Light Red Yucca 5 Gallon (57)
 Nerium Oleander Petite pink 5 Gallon (44)	 Eremophila Glabra Mingenew Gold 5 Gallon (35)







Building Elevations



2 EAST ELEVATION - OUTSIDE DRIVE-THRU



Building Elevations



4 WEST ELEVATION - ENTRY SIDE



Renderings





Renderings





Colors and Materials



Pre-Engineered Vertical T&G Wood Planks and Trim
Marked Finishes B

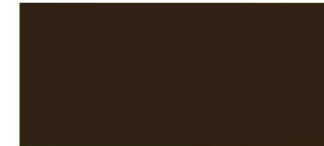


Stone Veneer-El Dorado Stone/Silver Lining
Marked Finishes G

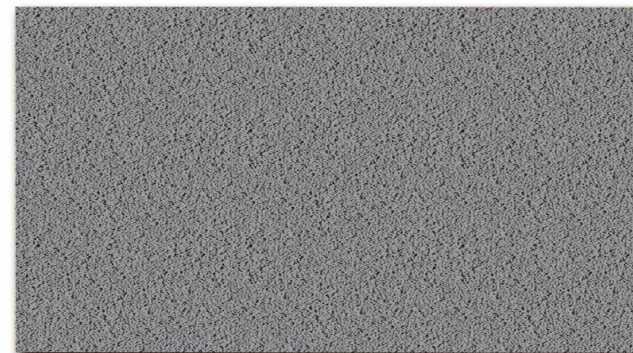


Concrete Look Panels
Marked Finishes A

Angie's
PRIME
GRILL 



Classic Bronze
Marked Finishes E, F & H



EIFS Stucco System- Sandblast Texture
Marked Finish C



Alternative Compliance

- ✓ Materials. No more than 50% of the total façade may be covered with one (1) single material.



Findings

Staff is seeking your review and recommendation on the following:

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

Staff welcomes any feedback



DRB25-00900

NTT Data Centers PH6



Request

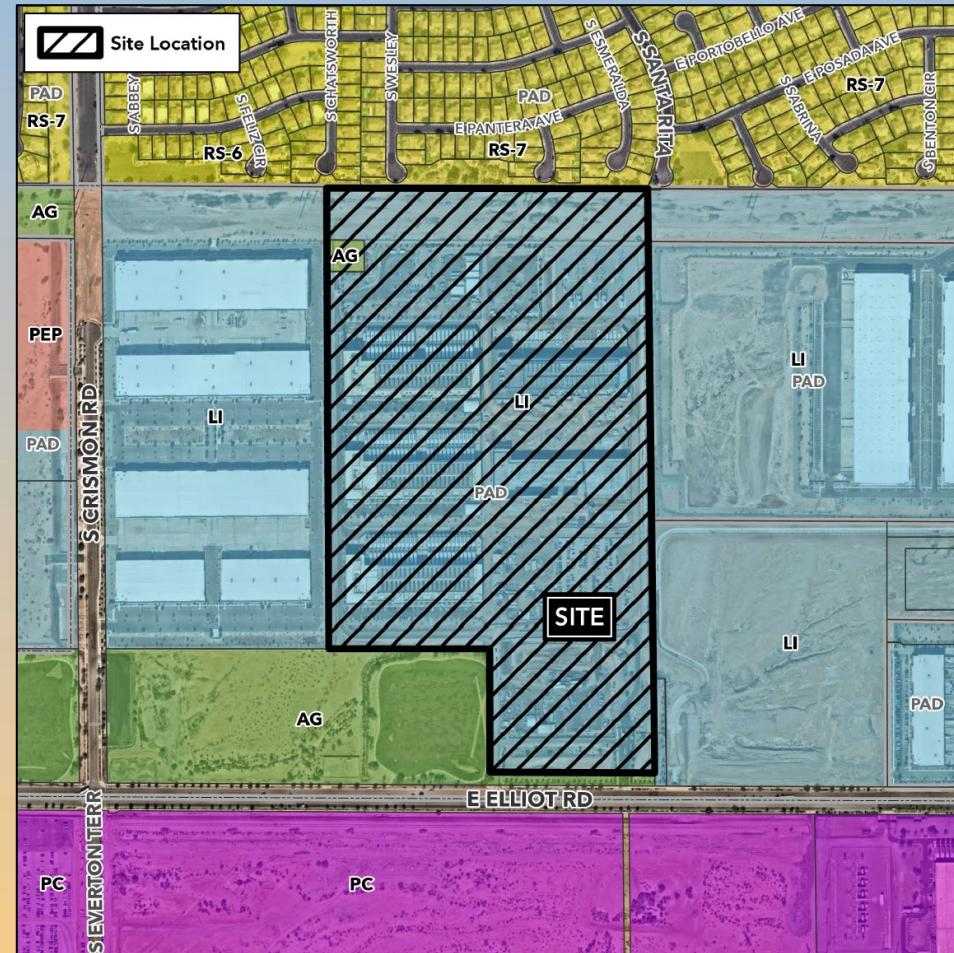
- Design Review
- To allow for the expansion of a Data Center campus





Location

- North of Elliot Road
- East of Crismon Road





Site Photo



Looking north from Elliot Road



Existing Site Photo

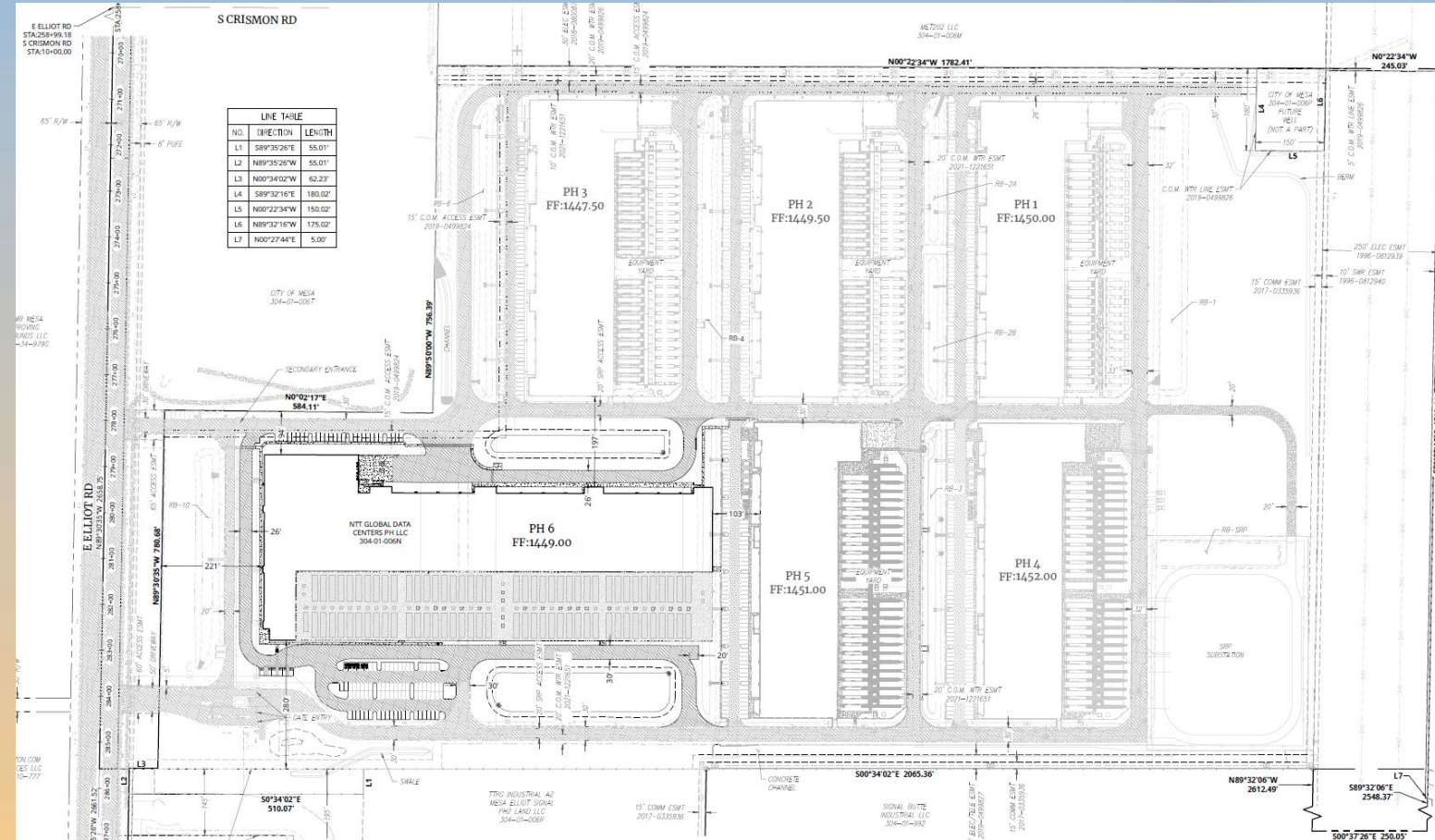


Looking north from Elliot Road



Site Plan

- Existing Data Center Site
- PH1-PH5 - under construction/ in operation
- Proposed Site Plan Modification - Two separate buildings replaced with one building of comparable size

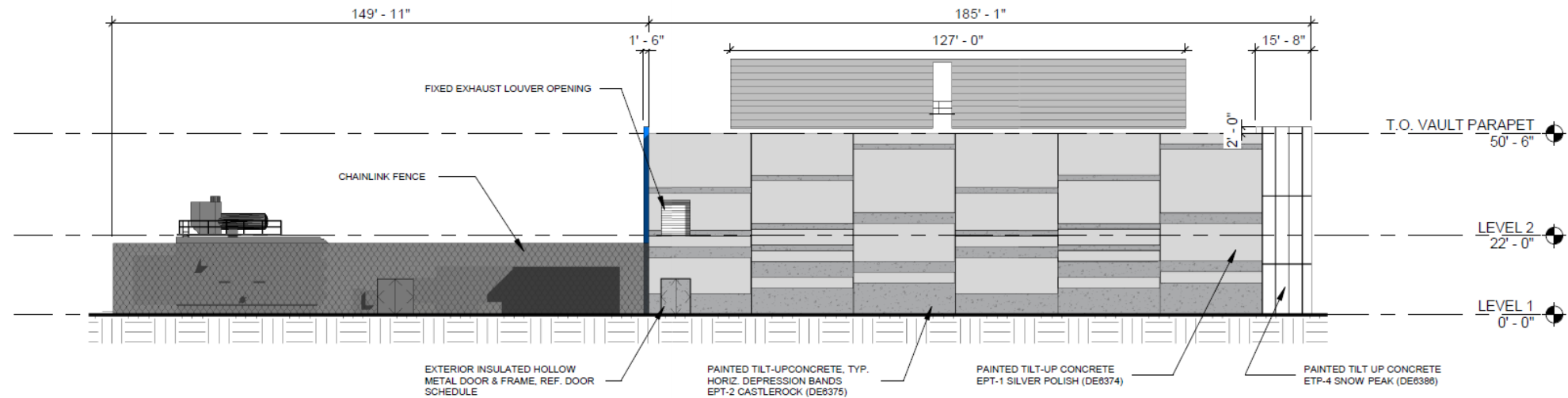


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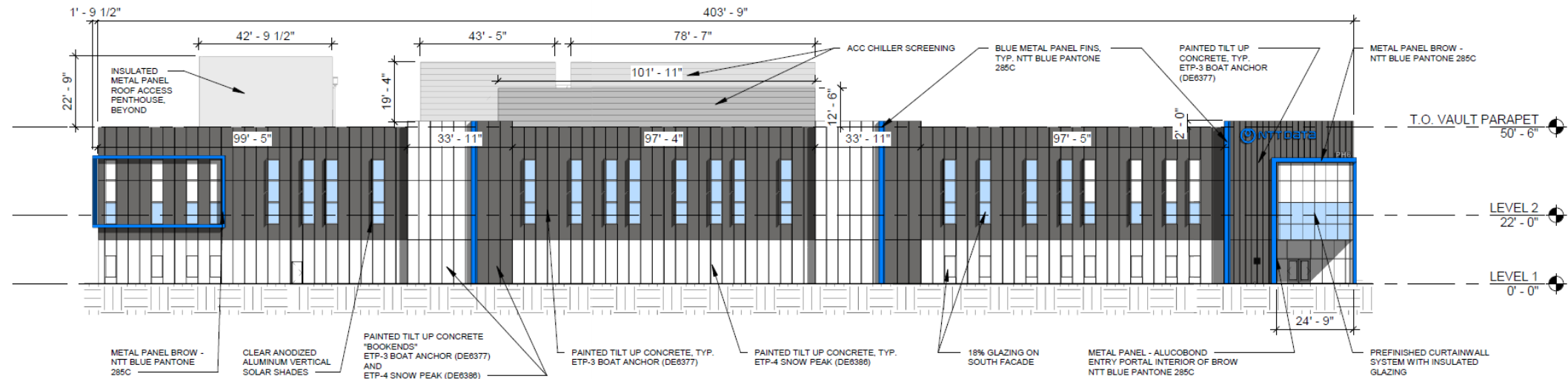
Building Elevations



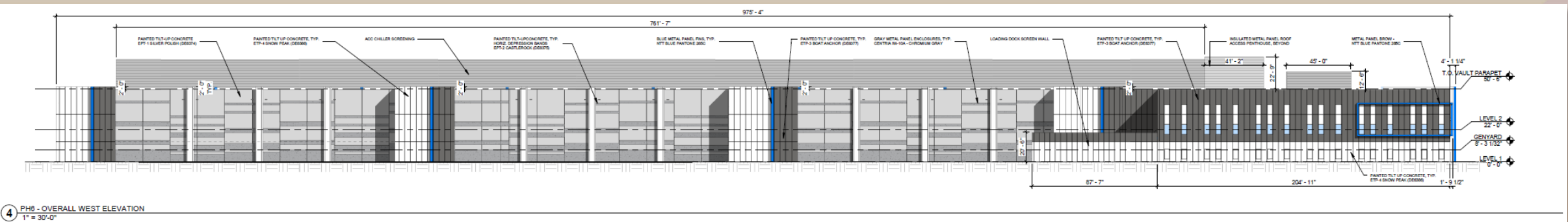
1 PH6 - OVERALL NORTH ELEVATION
 1" = 30'-0"



Building Elevations



2 PH6 - OVERALL SOUTH ELEVATION
 1" = 30'-0"





Renderings





Renderings





Colors and Materials

EXTERIOR MATERIALS KEY			
<p>1</p> <p>NTT Blue #0072BC R0 G114 B188 C100 M50 Y0 K0 Pantone 285c</p> <p>INSULATED METAL PANEL INSIDE ENTRY PORTAL /BROW</p>	<p>2</p> <p>BOAT ANCHOR DE6377</p> <p>5</p> <p>SNOW PEAK DE6386</p> <p>PAINTED TILT UP CONCRETE</p>	<p>8</p> <p>NTT BLUE PANTONE 285c VERTICAL FIN</p> <p>METAL PANEL ELEMENTS</p>	<p>11</p> <p>BLUE SPANDEL GLASS UNIT</p> <p>12</p> <p>BLUE VISION GLASS UNIT</p> <p>13</p> <p>CLEAR ANODIZED MULLION FRAMING</p> <p>14</p> <p>CLEAR ANODIZED ALUMINUM VERTICAL SOLAR SHADE (SOUTH FACADE ONLY)</p> <p>INSULATED GLASS UNITS CURTAINWALL SYSTEM</p>



Colors and Materials

EXTERIOR MATERIALS KEY

1



NTT Blue

#0072BC
R0 G114 B188
C100 M50 Y0 K0
Pantone 285c

INSULATED METAL PANEL
INSIDE ENTRY PORTAL/BROW

2



BOAT ANCHOR
DE6377

3



SILVER POLISH
DE6374

6



XL PEWTER
CENTRIA - 9967
DOWNSPOUT ENCLOSURE

8



NTT BLUE
PANTONE 285c
VERTICAL FIN

11



BLUE SPANDREL
GLASS UNIT

12



BLUE VISION
GLASS UNIT

4



CASTLEROCK
DE6375

5



SNOW PEAK
DE6386

7



CHROMIUM GRAY
CENTRIA - 9/71
ENTRY BROW

7s

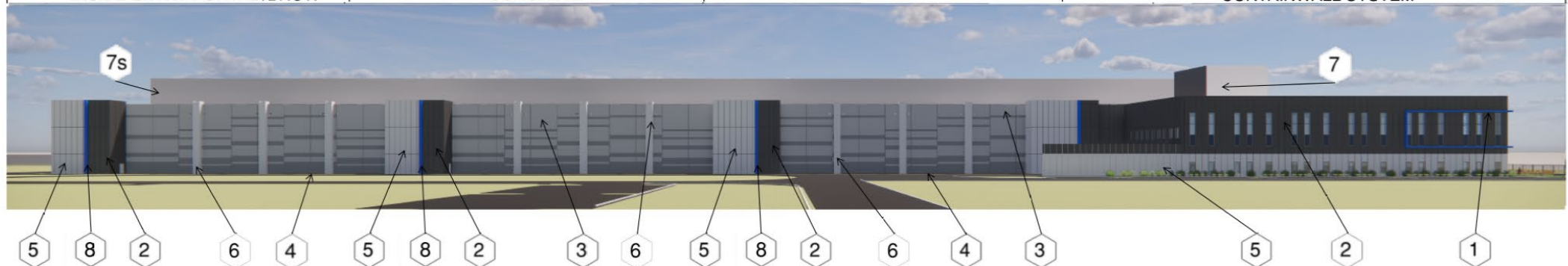


PAINTED GRAY
SILVER POLISH
METAL DECK ROOFTOP SCREENWALL

13



CLEAR ANODIZED
MULLION FRAMING
INSULATED GLASS UNITS
CURTAINWALL SYSTEM





Alternative Compliance

- ✓ Materials. To reduce the apparent massing and scale of buildings, facades shall incorporate at least 3 different and distinct materials.
- ✓ Materials. No more than 50% of the total façade may be covered with one (1) single material.



Findings

Staff is seeking your review and recommendation on the following:

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

Staff welcomes any feedback