

# City of Mesa

*City Hall  
20 East Main Street*



## Meeting Minutes

Wednesday, January 7, 2026

5:30 PM

Study Session

## **Board of Adjustment Public Hearing**

*Chair Alexis Wagner  
Vice Chair Shelly Allen  
Boardmember Troy Glover  
Boardmember Todd Trendler  
Boardmember Gerson Barrera  
Boardmember Janice Paul*

**Consent Agenda - All items listed with an asterisk (\*) 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. If a request is made, the item will be removed from the Consent Agenda and considered as a separate item, following adoption of the Consent Agenda.**

1      **Call meeting to order.**

Chair Wagner called the meeting to order at 5:45 pm.

2      **Take action on all Consent Agenda items.**

**Items on the Consent Agenda**

3      **Approval of the following minutes from previous meetings:**

**\*\*3-a    Minutes from December 3, 2025 Study Session and Public Hearing.**

**Approved (5-0 Boardmember Barrera Absent)**

4      **Take action on the following cases:**

**\*\*4-a    BOA24-00870. "Medina Station CSP," 46± acres located at the southeast corner of Southern Avenue and Signal Butte Road. Requesting a Special Use Permit (SUP) for a Comprehensive Sign Plan (CSP). (District 5)**

**Staff Planner: Cassidy Welch**

**Recommendation: Approval with Conditions**

**Approved (5-0 Boardmember Barrera Absent)**

**\*\*4-b    BOA25-00602. "Fulsome Greenbriar," 1± acres located at 955 South Palo Verde Street. Requesting a Variance to reduce the minimum lot width, a Variance to allow a detached structure to encroach into the required rear yard setback, and a Special Use Permit (SUP) to allow a detached structure to exceed the height of the primary building. (District 5).**

**Staff Planner: Charlotte Bridges**

**Recommendation: Approval with Conditions**

**Approved (5-0 Boardmember Barrera Absent)**

- \*\*4-c BOA25-00812. "HonorHealth Four Peaks Medical Center CSP,"** 50± acres located at 1301 South Crismon Road. Requesting a Special Use Permit (SUP) for a Comprehensive Sign Plan (CSP). **(District 5)**

**Staff Planner: Kwasi Abebrese\_**

**Recommendation: Approval with Conditions**

**Approved (5-0 Boardmember Barrera Absent)**

- \*\*4-d BOA25-00843. "Legacy Recovery Center,"** 0.5± acres located at 2338 East Minton Street. Requesting a Special Use Permit (SUP) to allow a Transitional Community Residence. **(District 1)**

**Staff Planner: Emily Johnson**

**Recommendation: Approval with Conditions**

**Failed administratively (3-2 Boardmember Barrera Absent)**

**5 Adjournment.<sup>1</sup>**

**Approved (5-0 Boardmember Barrera Absent)**

**The City of Mesa is committed to making its public meetings accessible to persons with disabilities. For special accommodations, please contact the City Manager's Office at (480) 644-3333 or AzRelay 7-1-1 at least 48 hours in advance of the meeting.**

**Si necesita asistencia o servicio de interpretación en Español, comuníquese con la Ciudad al menos 48 horas antes de la reunion al 480-644-2767.**

**<sup>1</sup>Prior to adjournment of the public hearing, at any point the Board of Adjustment may vote to go into executive session for legal advice with the attorney or attorneys of the public body on any item listed on this agenda pursuant to A.R.S. § 38-431.03(A)(3); this notice is given pursuant to A.R.S. § 38-431.02 to the members of the Board of Adjustment and the public.**