



Planning and Zoning Board - Public Hearing

Meeting Agenda - Final

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

Wednesday, March 26, 2025

4:00 PM

Council Chambers

Consent Agenda - All items listed with an asterisk (*) will be considered as a group by the Board and will be enacted with one motion. There will be no separate discussion of these items unless a Boardmember or citizen requests, in which the item will be removed from the consent agenda, prior to the vote, and considered as a separate item.

Items on this agenda that must be adopted by ordinance and/or resolution will be on a future City Council agenda. Anyone interested in attending the City Council public hearing should call the Planning Division at (480) 644-2385 or review the City Council agendas on the City's website at www.mesaaz.gov to find the agenda on which the item(s) will be placed.

Call meeting to order.

1 Take action on all consent agenda items.

Items on the Consent Agenda

2 Approval of minutes from previous meetings.

***2-a [PZ 25027](#) Minutes from the March 12, 2025 Planning and Zoning Board meeting.**

3 Take action on the following zoning cases:

- *3-a** [PZ 25022](#) **ZON24-01019 "PHX062,"** 36.9± acres located approximately 1,850± feet west of the southwest corner of South Signal Butte Road and East Elliot Road. Modification of Conditions of Approval No. 2 and 3 for Case No. ZON24-00019. **(District 6)**

Planner: Joshua Grandlienard

Staff Recommendation: Approval with conditions

- *3-b** [PZ 25023](#) **ZON24-01022 "Atlas Mesa Eastmark,"** 38± acres located approximately 3,160 feet south of the southwest corner of South Signal Butte Road and East Elliot Road. Site Plan Review for a 254,945 square foot industrial development. **(District 6)** (Companion case to "Atlas Mesa Eastmark Preliminary Plat", associated with item *5-a)

Planner: Kwasi Abebrese

Staff Recommendation: Approval with conditions

- *3-c** [PZ 25025](#) **ZON24-01079 "Get Air Sports Mesa,"** 3.5± acres located at the northeast corner of South Ellsworth Road and East Elliot Road. Major Site Plan Modification and Special Use Permit for a Small-Scale Commercial Recreation Facility with attached commercial uses. **(District 6)** (Companion case to "Get Air Sports Mesa Preliminary Plat", associated with item *5-b)

Planner: Mallory Ress

Staff Recommendation: Approval with conditions

4 Discuss and make a recommendation to the City Council on the following zoning cases:

- *4-a** [PZ 25013](#) **ZON24-00548 "SAIA Motor Freight Lines,"** 13± acres located approximately 1,900 feet east of the southeast corner of East Pecos Road and South Crismon Road. Site Plan Review for a Freight/Truck Terminal and Warehouse. SAIA Motor Freight Line LLC, Owner, Cris Burgam, Applicant. **(District 6)**

Planner: Joshua Grandlienard

Staff Recommendation: Continued to a date uncertain.

5 Discuss and take action on the following preliminary plats:

***5-a** [PZ 25024](#) **"Atlas Mesa Eastmark Preliminary Plat,"** 38± acres located approximately 3,160 feet south of the southwest corner of South Signal Butte Road and East Elliot Road. Preliminary Plat. **(District 6)** (Companion case to ZON24-01022, associated with item *3-b)

Planner: Kwasi Abebrese

Staff Recommendation: Approval with conditions

***5-b** [PZ 25026](#) **"Get Air Sports Mesa Preliminary Plat,"** 3.5± acres located at the northeast corner of South Ellsworth Road and East Elliot Road. Preliminary Plat. **(District 6)** (Companion case to ZON24-01079, associated with item *3-c)

Planner: Mallory Ress

Staff Recommendation: Approval with conditions

6 Adjournment.

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.