



Board of Adjustment Public Hearing

Meeting Agenda - Final

*Chair Alexis Wagner*  
*Vice Chair Nicole Lynam*  
*Boardmember Adam Gunderson*  
*Boardmember Chris Jones*  
*Boardmember Heath Reed*  
*Boardmember Ethel Hoffman*  
*Boardmember Troy Glover*

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Wednesday, September 1, 2021

5:30 PM

Lower Council Chambers

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

**Items on the Consent Agenda**

- 3 Approval of the following minutes from previous meetings:

\*3-a [ADJ 21055](#) Minutes from August 4, 2021 Study Session and Public Hearing

- 4 Take action on the following cases:

\*4-a [ADJ 21059](#) BOA21-00477 - District 4. 151 E. 1st Street and 48 N. Hibbert. Requesting variances from the parking access drive maximum width and the maximum footprint depth for a multiple residence development in the T5 Main Street Flex (T5MSF) Transect Zone.

**Staff Planner: Jennifer Gniffke**  
**Recommendation: Approval with Conditions**

- \*4-b**     [ADJ 21063](#)     **BOA21-00487 - District 2.** 3020 E. Main Street. Requesting a Special Use Permit (SUP) for a Comprehensive Sign Plan (CSP) for new monument signage in the Multiple Residence (RM-4) District.  
(Continued from August 4, 2021)

**Staff Planner: Sean Pesek**

**Recommendation: Approval with Conditions**

- \*4-c**     [ADJ 21064](#)     **BOA21-00581 - District 5.** 3759 N. Hawes Road. Requesting a variance to allow a detached accessory building to be located in the area between the front of the principal dwelling and the front property line in a RS-90 District.

**Staff Planner: Jennifer Gniffke**

**Recommendation: Approval with Conditions**

- \*4-d**     [ADJ 21067](#)     **BOA21-00600 - District 6.** Within the 10700 block of East Hampton Avenue (south side) and within the 1400 to 1600 block of South Signal Butte Road (west side). Requesting a Special Use Permit (SUP) for a Comprehensive Sign Plan (CSP) in the Limited Commercial District with a Planned Area Development Overlay (LC-PAD).

**Staff Planner: Evan Balmer**

**Recommendation: Approval with Conditions**

- \*4-e**     [ADJ 21072](#)     **BOA21-00766 - District 4.** Within the 500 block of East Main Street (south side), within the 500 block of East 2nd Avenue (north side), within the 0 to 100 blocks of south Lesueur (east side) and within the 0 to 100 blocks of south Hobson (west side). Requesting a Special Use Permit (SUP) for a Special Event to exceed a duration of four consecutive days in the General Commercial (GC), Downtown Residential 2 (DR-2) and Multiple Residential 2 (RM-2) Districts.

**Staff Planner: Jennifer Gniffke**

**Recommendation: Approval with Conditions**

### **Items not on the Consent Agenda**

- 5**     **Take action on the following case: None**
- 6**     **Items from citizens present.**
- 7**     **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 traducción en español, favor de llamar al menos 48 horas antes de la reunión al (480) 644-2767.**