



Design Review Board

Meeting Agenda - Final

Chair Sean Banda
Vice Chair Paul Johnson
Boardmember Scott Thomas
Boardmember J. Seth Placko
Boardmember Jeanette Knudsen
Boardmember Tanner Green
Boardmember Dane Astle

Tuesday, May 10, 2022

4:30 PM

Lower Council Chambers

- 1 Call meeting to order.
- 2 Approval of minutes from the April 12, 2022 Design Review Board meeting.
 - 2-a [DSN 22187](#) Minutes from April 12, 2022 Design Review Board Meeting.
- 3 Discuss and provide direction on the following Preliminary Design Review cases:
 - 3-a [DSN 22192](#) **DRB21-00910 District 6.** Within the 7700 to 7900 block of East Elliot Road (south side). Located east of Sossaman Road on the south side of Elliot Road. (18.6± acres). Requesting the review of a multiple residence development. Brian Andersen, BMA Architecture, LLC, applicant; ACERO HAWES, LLC, owner.

Staff Planner: Sean Pesek
 - 3-b [DSN 22188](#) **DRB21-01257 District 1.** Within the 2900 to 3100 block of North Oakland (west side), within the 4200 to 4400 block of East Palm Street (south side), and within the 2900 to 3100 block of North Omaha (east side). Located west of Greenfield Road and north of McDowell Road. (3± acres). Requesting the review of an industrial building expansion. Robert Brown, Robert Brown Architects, applicant; KGN, LLC, Owner.

Staff Planner: Kellie Rorex

- 3-c** **[DSN 22196](#)** **DRB22-00039 District 6.** Within the 6800 to 7100 blocks of the South Crismon Road alignment (east side) and within the 10000 to 10200 blocks of East Pecos Road (south side). Located south of Pecos Road and east of the Crismon Road alignment. (37.5± acres). Requesting the review of an industrial development. George Pasquel III, Withey Morris PLC, applicant; Cubes at Gateway, LLC, owner.

Staff Planner: Cassidy Welch

- 3-d** **[DSN 22200](#)** **DRB22-00046 District 6.** Within the 7700 to 7900 blocks of East Velocity Way (south side) and within the 6300 block of South Downwind (west side). Located east of Sossaman Road and north of Pecos Road (28± acres). Requesting the review of an industrial development. Glenn Klipfel, ADM Group Inc., Applicant; Phoenix-Mesa Gateway Airport Authority, Owner.

Staff Planner: Sean Pesek

- 3-e** **[DSN 22204](#)** **DRB22-00100 District 6.** Within the 7800 to 8000 blocks of East Warner Road (south side). Located east of Sossaman Road on the south side of Warner Road and west of Hawes Road (50± acres). Requesting the review of an industrial development. John Heiney, Comunale Properties, Applicant; GATEWAY/202/WARNER DEVELOPMENT, LLC., Owner.

Staff Planner: Sean Pesek

- 3-f** **[DSN 22208](#)** **DRB22-00148 District 6.** Within the 7300 to 7600 blocks of the South Crismon Road alignment (east side) and within the 10000 to 10400 blocks of East Germann Road (north side). Located north of Germann Road and east of the Crismon Road alignment. (64± acres). Requesting the review of an industrial development. Adam Baugh, Withey Morris PLC, Applicant; Yoshiyuki Nohmi, Owner.

Staff Planner: Cassidy Welch

- 3-g** **[DSN 22212](#)** **DRB22-00159 District 3.** Within the 800 block of North Country Club Drive (west side), within the 400 block of West Rio Salado Parkway (north side) and within the 400 block of West 9th Street (south side). Located south of Brown Road on the west side of Country Club Drive. (2.3± acres). Requesting the review of the new Child Crisis Arizona headquarters. Chris Woosley, Architectural Resource Team, Applicant; SAFE KIDS STRONG FAMILIES LLC, Owner.

Staff Planner: Jennifer Merrill

- 3-h** [DSN 22216](#) **DRB22-00261 District 6.** Within the 9100 block of East University Drive (south side). Located west of Ellsworth Road on the south side of University Drive. (2+ acres). Requesting the review of a restaurant with drive-thru. Withey Morris PLC, Applicant; Valencia Heights, Owner

Staff Planner: Robert Mansolillo

- 3-i** [DSN 22220](#) **DRB22-00336 District 6.** Within the 9400 to 9600 blocks of east Pecos Road (north side). Located east of Ellsworth Road on the north side of Pecos Road. (±49 acres) Requesting the review of an industrial development. Gammage and Burnham, PLC, Applicant; Pacific Proving LLC, Owner

Staff Planner: Josh Grandlienard

- 3-j** [DSN 22224](#) **DRB22-00337 District 6.** Within the 10200 to 10400 Blocks of east Pecos Road (north side). Located east of Ellsworth Road on the north side of Pecos Road. (±38 acres) Requesting the review of an industrial development. Gammage and Burnham, PLC, Applicant; Pacific Proving LLC, Owner

Staff Planner: Josh Grandlienard

4 Discuss and take action on the following Design Review cases:

- 4-a** [DSN 22228](#) **DRB22-00299 District 5.** Within the 4400 to 5200 blocks of east McKellips Road (north side); within the 2000 to 2800 blocks of north Greenfield Road (east side); within the 4400 to 5200 blocks of East McDowell Road (south side); and within the 2000 to 2800 blocks of north Higley Road (west side). Located east of Greenfield Road and north of McKellips Road. (±575.5 acres). Falcon Field Design Guidelines Update. This request will modify the existing Design Guidelines to guide future development at Falcon Field Airport. City of Mesa, Applicant/Owner.

Staff Planner: Josh Grandlienard

5 Planning Director Updates:

6 Adjournment.

*The applicant and public may speak about a case, and the Board may provide comments and suggestions to assist the applicant with the proposal, but the Board will not approve or deny a case under Preliminary Review.

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.

Any citizen wishing to speak on an agenda item should complete and turn in a blue card to City staff before that item is presented. When the Board considers the item, you will be called to the podium to provide your comments.