

RESOLUTION NO. _____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MESA, MARICOPA COUNTY, ARIZONA, APPROVING A SITE PLAN OF CERTAIN PROPERTY DESCRIBED IN ZONING CASE ZON22-00535 WITHIN THE 3900 BLOCK OF EAST OASIS CIRCLE (NORTH SIDE), AND WITHIN THE 2800 TO 2900 BLOCKS OF NORTH NORWALK (WEST SIDE). LOCATED NORTH OF MCDOWELL ROAD AND WEST OF GREENFIELD ROAD. (0.50± ACRES). THIS REQUEST WILL ALLOW FOR AN INDUSTRIAL DEVELOPMENT.

WHEREAS, the City Zoning Ordinance establishes the process for site plan review, including establishing which site plans the Planning and Zoning Board has the authority to hear and take final action on, and which site plans are subject to recommendation by the Planning and Zoning Board and review and approval by City Council;

WHEREAS, pursuant to the City Zoning Ordinance, the subject site plan requires recommendation by the Planning and Zoning Board and review and approval by the City Council.

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF MESA, MARICOPA COUNTY, ARIZONA, AS FOLLOWS:

Section 1: The final site plan for the development of an industrial development within the 3900 block of East Oasis Circle (north side), and within the 2800 to 2900 blocks of North Norwalk (west side) is hereby approved subject to compliance with the following conditions:

1. Compliance with the final site plan submitted.
2. Compliance with all requirements of DRB22-00534.
3. Compliance with the Landscape Plan submitted.
4. Compliance with all City development codes and regulations.
5. Compliance with all requirements of Chapter 19 of the Zoning Ordinance including:
 - a. Owner must execute the City's standard Avigation Easement and Release for Falcon Field Airport prior to or concurrently with the recordation of the final subdivision map or the issuance of a building permit, whichever occurs first.
 - b. Due to the proximity to Falcon Field Airport, any proposed permanent, or temporary structure, as required by the FAA, is subject to an FAA filing, for review in conformance with CFR Title 14 Part 77 (Form 7460) to determine any effect to navigable airspace and air navigation facilities. A completed form with a response by the FAA must accompany any building permit application for structure(s) on the property. Provide written notice to future property owners that the project is within two miles of Phoenix-Mesa Gateway Airport.

Section 2: The various City officers and employees are hereby authorized and directed to perform all acts necessary to give effect to this resolution.

PASSED AND ADOPTED by the City Council of the City of Mesa, Maricopa County, Arizona this 19th day of September, 2022.

APPROVED:

Mayor

ATTEST:

City Clerk