



# PLANNING & ZONING BOARD

September 14, 2022



**ZON22-00669**



## Request

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- Rezone from RS-35 to PS-PAD and Site Plan Review

## Purpose

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- Allow for a Public Safety Facility



# Location

- North of Brown Road
- East of Power Road







# General Plan

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## Neighborhood

- Safe place for people to live, feel secure, and enjoy their community



# Zoning

## Public/Semi-Public

- Public safety facilities, such as fire station and police substations, permitted





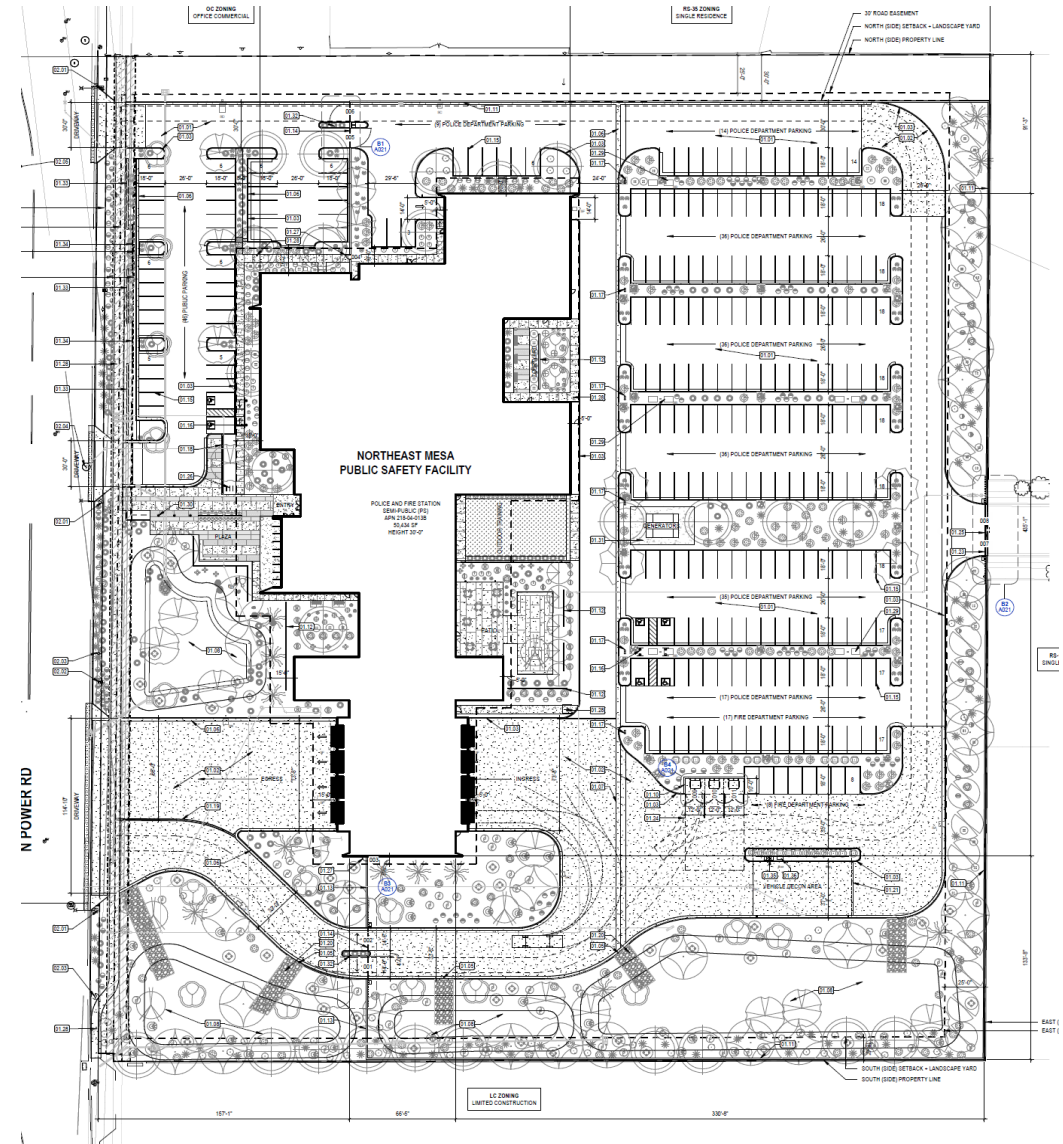
# Site Photos



Looking east towards the site

# Site Plan

- One building, 50,434 SF
- Secured vehicle parking in rear
- Primary access from Power, emergency egress on Granada





# Design Review

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- September 14, 2022
- Approved

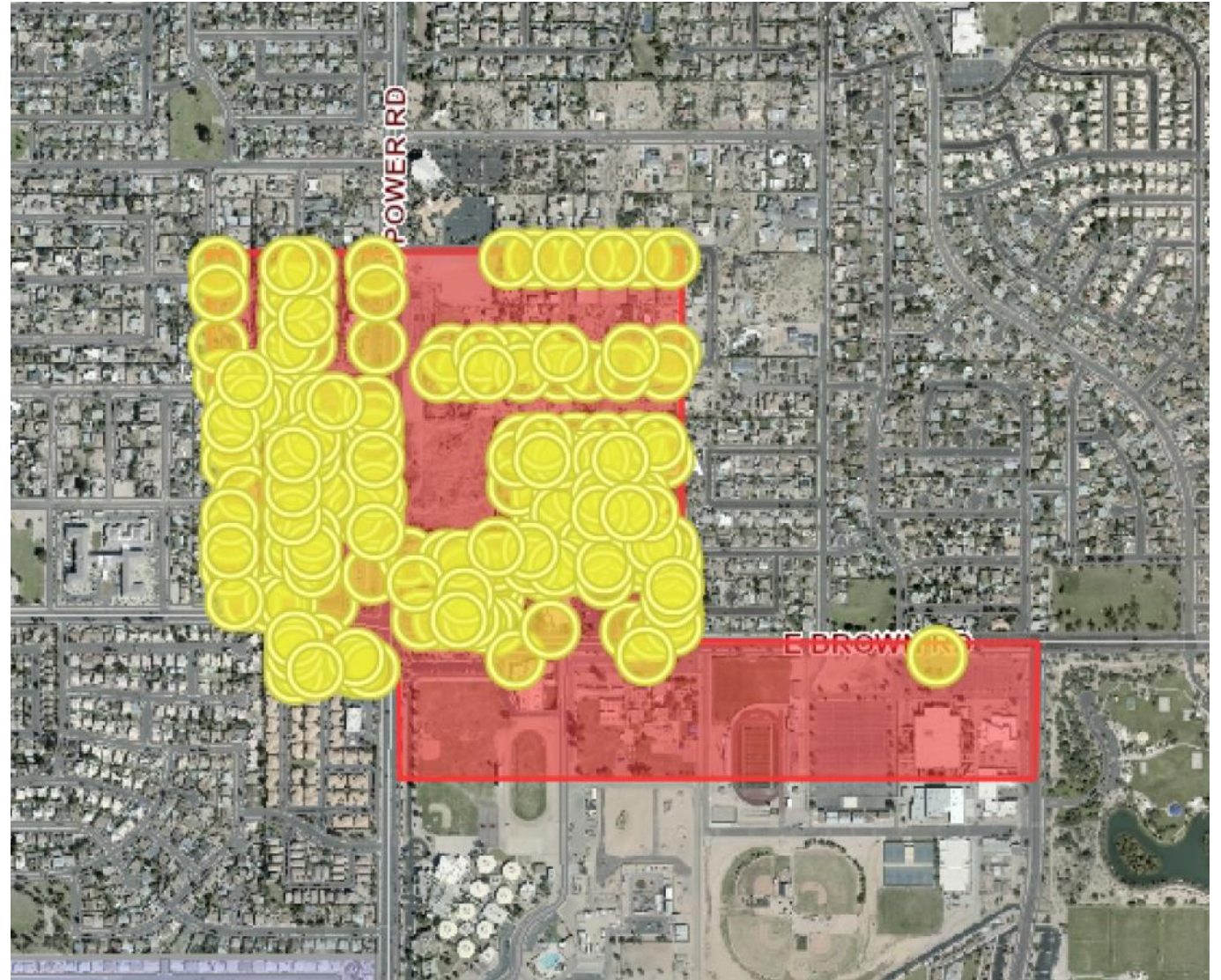




# Citizen Participation

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- Property owners within 1,000 feet, HOAs & Registered Neighborhoods
- Conducted outreach prior to formal submittal
- 2 neighbors attended DRB with concerns over use and Granada egress





# Summary

## Findings

- ✓ Complies with the 2040 Mesa General Plan
- ✓ Criteria in Chapters 22 & 69 of the MZO for PAD & Site Plan Review

## Staff Recommendation

Approval with Conditions



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