

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 ZON21-00449 WITHIN THE 5400 BLOCK OF SOUTH POWER ROAD (EAST SIDE). LOCATED SOUTH OF RAY ROAD ON THE EAST SIDE OF POWER ROAD. (2.4± ACRES). THIS REQUEST WILL ALLOW FOR THE DEVELOPMENT OF A RESTAURANT WITH A DRIVE-THRU.

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; and

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 a restaurant with drive-thru coffee shop located within the 5400 block of South Power Road (east side) is hereby approved subject to compliance with the following conditions:

1. Compliance with final site plan submitted.
2. Compliance with all requirements of DRB21-00447.
3. Prior to issuance of a building permit, record a cross-access easement with the adjacent property to the north and/or the adjacent property to the south;
 - a. If a cross-access easement is not recorded to the north, then the required perimeter landscape setback(s) shall be a minimum of 15-feet along the northern perimeter.
 - b. If a cross-access easement is not recorded to the south, then the required perimeter landscape setback(s) shall be a minimum of 15-feet along the southern perimeter.
4. Compliance with all City development codes and regulations.

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 18th day of October, 2021.

APPROVED:

Mayor

ATTEST:

City Clerk