



**SCOTTSDALE DEVELOPMENT REVIEW BOARD
KIVA-CITY HALL
3939 DRINKWATER BOULEVARD
SCOTTSDALE, ARIZONA**

THURSDAY, FEBRUARY 3, 2022

SUMMARIZED MEETING MINUTES

PRESENT: Tammy Caputi, Vice Mayor/Chair
Doug Craig, Vice Chair
George Ertel, Planning Commissioner
Shakir Gushgari, Design Member
Michal Ann Joyner, Development Member
Ali Fakih, Development Member
Jeff Brand, Design Member

STAFF: Brad Carr
Joe Padilla
Katie Posler
Greg Bloemberg
Omar Smailbegovic
Jeff Ruenger
Nicole Garcia
Mercedes McPherson
Ryan Garofalo
Alexis Hartley
Lorraine Castro

CALL TO ORDER

Vice Mayor Caputi called the meeting of the Development Review Board to order at 1:00 PM.

ROLL CALL

A formal roll call was conducted confirming members present as stated above.

PUBLIC COMMENT

Public Comment time is reserved for citizens to comment on non-agendized items that are within the Development review Board's jurisdiction. No official Development Review Board action can be taken on the items.

NO SPOKEN OR WRITTEN PUBLIC COMMENT RECEIVED AT HEARING FOR NON-AGENDIZED ITEMS.

ADMINISTRATIVE REPORT – Brad Carr, AICP, LEED-AP

1. Identify supplemental information, if any, related to the February 3, 2022 Development Review Board agenda items, and other correspondence.

* Note: These are summary action minutes only. Full meeting audio/video is available on the Development Review Board website at: http://scottsdale.granicus.com/ViewPublisher.php?view_id=36

MINUTES

2. Approval of the January 20, 2022 Development Review Board Regular Meeting Minutes.

BOARD MEMBER GUSHGARI MOVED TO APPROVE THE JANUARY 20, 2022 DEVELOPMENT REVIEW BOARD MEETING MINUTES AS PRESENTED, 2ND BY BOARD MEMBER BRAND. THE MOTION PASSED UNANIMOUSLY IN FAVOR BY VICE MAYOR CAPUTI, VICE CHAIR CRAIG, COMMISSIONER ERTEL, BOARD MEMBERS GUSHGARI, JOYNER, FAKIH AND BRAND WITH A VOTE OF SEVEN (7) TO ZERO (0).

CONSENT AGENDA

3. 24-DR-2021 (GH Residences at Cavasson)

Request for approval of site plan, landscape plan and building elevations for a new 400-unit multi-family development with approximately 507,000 square feet on a +/- 18-acre site located at 7701 E. Legacy Blvd, with Planned Community District, Planned Airpark Core (P-C PCP) zoning.

Staff contact is Greg Bloemberg, 480-312-4306

Applicant contact person is Rich Barber, 602-957-4530

24-DR-2021 MOVED TO REGULAR AGENDA.

VICE MAYOR CAPUTI MOVED TO APPROVE 24-DR-2021 WITH A STIPULATION THAT THE BUILDING ELEVATIONS BE MODIFIED TO THOSE PRESENTED BY THE APPLICANT AT THE HEARING, 2ND BY COMMISSIONER ERTEL. THE MOTION PASSED UNANIMOUSLY IN FAVOR BY VICE MAYOR CAPUTI, VICE CHAIR CRAIG, COMMISSIONER ERTEL, BOARD MEMBERS GUSHGARI, JOYNER, FAKIH AND BRAND WITH A VOTE OF SEVEN (7) TO ZERO (0).

4. 41-DR-2021 (Vi at Cavasson)

Request for approval of a site plan, landscape plan and building elevations for a new 1- to 4-story residential healthcare facility consisting of 230 minimal care units and 97 specialized care beds on a +/- 11.2-acre site located at 7620 E. Cavasson Boulevard, with Planned Community District, Planned Airpark Core (P-C PCP) zoning.

Staff contact is Greg Bloemberg, 480-312-4306

Applicant contact person is Michael Kolejka, 602-214-6609

VICE CHAIR CRAIG MOVED TO APPROVE 41-DR-2021, 2ND BY VICE MAYOR CAPUTI. THE MOTION PASSED UNANIMOUSLY IN FAVOR BY VICE MAYOR CAPUTI, VICE CHAIR CRAIG, COMMISSIONER ERTEL, BOARD MEMBERS GUSHGARI, JOYNER, FAKIH AND BRAND WITH A VOTE OF SEVEN (7) TO ZERO (0).

REGULA AGENDA

5. 50-DR-2021 (Discount Tire Exterior Repaint)

Request for approval of a new color palette for the exterior of an existing vehicle repair business on a +/- 1.08-acre site located at 2301 N. Scottsdale Road, with Highway Commercial (C-3) zoning.

Staff contact is Omar Smailbegovic, 480-312-3087

Applicant contact is George Guilford, 480-606-6161

MOTION BY BOARD MEMBER BRAND MOVED TO APPROVE 50-DR-2021, 2ND BY BOARD MEMBER JOYNER. THE MOTION PASSED UNANIMOUSLY IN FAVOR BY VICE MAYOR CAPUTI, VICE CHAIR CRAIG, COMMISSIONER ERTEL, BOARD MEMBERS GUSHGARI, JOYNER, FAKIH AND BRAND WITH A VOTE OF SEVEN (7) TO ZERO (0).

6. 23-DR-2021 (The Kimsey)

Request for approval of a site plan, building elevations, and landscape plan for a mixed-use development including dwelling units, hotel, and restaurant, as well as proposed Public Art locations for a site located at 7110 and 7120 E. Indian School Road and 7117 E. 3rd Avenue, with Downtown/ Downtown Multiple Use Type-2, Planned Block Development, Downtown Overlay (D/DMU-2 PBD DO) and Downtown/ Downtown Multiple Use Type-2, Planned Block Development, Downtown Overlay, Historic Property (D/DMU-2 PBD DO HP) zoning.

Staff contact is Katie Posler, 480-312-2703

Applicant contact is Doug Sydnor, 602-523-4900

MOTION BY BOARD MEMBER BRAND MOVED TO APPROVE 23-DR-2021, 2ND BY COMMISSIONER ERTEL. THE MOTION PASSED IN FAVOR BY VICE MAYOR CAPUTI, VICE CHAIR CRAIG, COMMISSIONER ERTEL, BOARD MEMBERS GUSHGARI, JOYNER, AND BRAND WITH A VOTE OF SIX (6) TO ZERO (0), WITH BOARD MEMBER FAKIH RECUSING.

With no further business to discuss, the regular meeting of the Development Review Board adjourned at 1:55 PM.