



Approved 12/11/2025 (CC)

**SCOTTSDALE DEVELOPMENT REVIEW BOARD  
KIVA-CITY HALL  
3939 DRINKWATER BOULEVARD  
SCOTTSDALE, ARIZONA  
Thursday, November 20<sup>th</sup>, 2025**

**\*SUMMARIZED MEETING MINUTES\***

**PRESENT:** Maryann McAllen, Councilwoman / Chair  
Michal Ann Joyner, Planning Commissioner  
Jeff Brand, Vice Chair / Design Member  
Ali Fakh, Design Member – attended remotely  
David Mason, Development Member  
Ed Peaser, Development Member  
Donna Robinson, Design Member

**ABSENT:** None

**STAFF:** Brad Carr Meredith Tessier  
Angela Calabresi Chris Zimmer  
Caitlin Clark Jason McWilliams

**CALL TO ORDER**

Councilwoman McAllen 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 – NON-AGENDIZED ITEMS**

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**

1. Identify supplemental information, if any, related to November 20<sup>th</sup>, 2025 Development Review Board agenda items, and other correspondence.

\* Note: These are summary minutes only. An audio/video recording of the meeting is available on the Development Review Board website at: [http://scottsdale.granicus.com/ViewPublisher.php?view\\_id=36](http://scottsdale.granicus.com/ViewPublisher.php?view_id=36)

## MINUTES

- Approval of the November 6<sup>th</sup>, 2025 Development Review Board Meeting Minutes.  
**BOARD MEMBER PEASER MOVED TO APPROVE THE NOVEMBER 6<sup>TH</sup>, 2025 DEVELOPMENT REVIEW BOARD REGULAR MEETING MINUTES AS PRESENTED, 2ND BY VICE CHAIR BRAND. THE MOTION PASSED UNANIMOUSLY IN FAVOR BY COUNCILWOMAN MCALLEN, COMMISSIONER JOYNER, VICE CHAIR BRAND, BOARD MEMBERS FAKIH, MASON, PEASER, AND ROBINSON WITH A VOTE OF SEVEN (7) TO ZERO (0).**

## CONSENT AGENDA

- Approval of the Development Review Board 2026 Calendar.  
**VICE CHAIR BRAND MOVED TO APPROVE THE 2026 DEVELOPMENT REVIEW BOARD CALENDAR ON THE CONSENT AGENDA AS PRESENTED, 2ND BY BOARD MEMBER PEASER. THE MOTION PASSED UNANIMOUSLY IN FAVOR BY COUNCILWOMAN MCALLEN, COMMISSIONER JOYNER, VICE CHAIR BRAND, BOARD MEMBERS FAKIH, MASON, PEASER, AND ROBINSON WITH A VOTE OF SEVEN (7) TO ZERO (0).**

## REGULAR AGENDA

- 32-DR-2024 (The Arden Scottsdale)  
Request for approval of a site plan, landscape plan, and building elevations for a new 23-unit multifamily residential development in 5 three-story buildings on a +/- 1-acre site located at 7601, 7607, and 7616 E. Polk Street (APNs: 131-15-001S, 131-15-001F, 131-15-001N, and 131-15-001L), with Multiple-family Residential (R-5) zoning.  
Staff Contact is Chris Zimmer, 480-312-2347  
Applicant Contact is David Free, 602-799-7711  
**VICE CHAIR BRAND MOVED TO APPROVE CASE 32-DR-2024, 2ND BY COMMISSONER JOYNER. THE MOTION PASSED UNANIMOUSLY IN FAVOR BY COUNCILWOMAN MCALLEN, COMMISSIONER JOYNER, VICE CHAIR BRAND, BOARD MEMBERS FAKIH, MASON, PEASER, AND ROBINSON WITH A VOTE OF SEVEN (7) TO ZERO (0).**
- 6-DR-2025 (The Parque Phase One)  
Request for approval of the site plan, building elevations, landscape plans, and phasing plan for a new mixed-use development consisting of restaurant, retail, fitness, and residential (159 dwelling units) uses within a total building area of 690,968 square feet on a +/- 27.61-acre site located at 16001 N. Scottsdale Road and APN 215-44-002F, with Planned Airpark Core Development-Airpark Mixed Use Residential, Planned Shared Development Overlay (PCP-AMU-R-PSD) zoning.  
Staff Contact is Meredith Tessier, 480-312-4211  
Applicant Contact is Jeff Brand, 480-949-6800  
**COMMISSIONER JOYNER MOVED TO APPROVE CASE 6-DR-2025, 2ND BY BOARD MEMBER MASON. THE MOTION PASSED UNANIMOUSLY IN FAVOR BY COUNCILWOMAN MCALLEN, COMMISSIONER JOYNER, BOARD MEMBERS MASON, PEASER, AND ROBINSON WITH A VOTE OF FIVE (5) TO ZERO (0), WITH VICE CHAIR BRAND AND BOARD MEMBER FAKIH RECUSING.**

## ADJOURNMENT

With no further business to discuss, the regular meeting of the Development Review Board adjourned at 1:39 PM.