



**Development Review Commission
Regular Meeting**

**HARRY E. MITCHELL GOVERNMENT CENTER
Tempe City Hall - City Council Chambers
31 East Fifth Street, Tempe, Arizona**

AND/OR

Virtual meeting via Webex

May 9, 2023

6:00 PM

Members of the public may attend the meeting physically and masks are optional for all attendees, per City of Tempe policy. Alternatively, members of the public may attend the meeting virtually through Cisco Webex Events by visiting www.tempe.gov/virtualplanning for more information. Development Review Commission meetings can also be watched in real time via Tempe 11 on Cox cable and at www.tempe.gov/tempe11.

For those attending virtually, public comments must be submitted no later than two hours prior to the meeting. Public comment cards are available [here](#).

CONSIDERATION OF MEETING MINUTES:

1. Development Review Commission – Study Session 3/14/2023 **APPROVED**
2. Development Review Commission – Regular Meeting 3/14/2023 **APPROVED**

USE PERMITS & DEVELOPMENT PLAN REVIEW *The following consist of items requiring a public hearing notice in accordance with the Code. The Commission is the decision-making body for these requests:*

3. ~~Request a Use Permit to allow five (5)~~ Use Permits for club and bar uses with a series 6 liquor license, a community garden, indoor/outdoor entertainment uses, massage establishment and retail sales including outdoor retail for **GRASS CLIPPINGS AT ROLLING HILLS**, located at 1405 North Mill Avenue. The applicant is Espiritu Loci. (PL230080) **APPROVED WITH MODIFIED CONDITIONS**
Project Planner: Diana_Kaminski@Tempe.gov or (480) 858-2391

GENERAL PLAN AMENDMENT / ZONING MAP AMENDMENT / PLANNED AREA DEVELOPMENT OVERLAY

The following, including other related requests, consist of items requiring a neighborhood meeting and a public hearing notice in accordance with the Code. The Commission is the recommending body for these requests:

4. Request for recommendation of approval of a Zoning Map Amendment from “R1-6, Single-Family Residential Zoning District” to “R1-6, Single-Family Residential with an Historic Overlay Designation” for the **McKemy-Riggs House** property, located at 135 East Bonita Way. The presenter is Mark Vinson, who is applying on behalf of property owner Patricia Riggs. (PL230011/HPO230001) **RECOMMENDED APPROVAL**
Project Planner: Zachary_Lechner@Tempe.gov or (480) 350-8870

ANNOUNCEMENTS / MISCELLANEOUS:

5. Commission Member Announcements
6. City Staff Announcements

For further information on the above agenda items, contact Community Development, Planning Division (480) 350-8331. Cases may not be heard in the order listed. The City of Tempe endeavors to make all public meetings accessible to persons with disabilities. With 48 hours advance notice, special assistance is available at public meetings for sight and/or hearing-impaired persons. Please call 350-8331 (voice) or 350-8400 (TDD) to request an accommodation to participate in a public meeting.