

**Hearing Officer  
April 1, 2008**

Harry E. Mitchell Government Center  
Tempe City Hall - City Council Chambers  
31 E. 5<sup>th</sup> Street, Tempe, AZ 85281  
1:30 PM

1. **CONSIDERATION OF MEETING MINUTES: February 19, 2008 & March 18, 2008**
2. Hold a public hearing for a request by the **HARRISON RESIDENCE (PL080060)** (Jared Malone/Design Profile, applicant; William & Maureen Harrison Jr., property owners) located at 5519 South Compass Road in the R1-6, Single Family Residential District for:  
  
    **ZUP08031** Use permit to allow a second story addition.  
    **VAR08005** Variance to reduce the north side yard setback from five (5) feet to zero (0) feet.  
  
    **STAFF REPORT:** [HOr\\_HarrisonRes\\_040108.pdf](#)  
    **APPROVED**
3. Hold a public hearing for a request by **ANA'S DAY CARE (PL080062)** (Ana Nguyen, applicant/property owner) located at 454 West Larona Lane in the R1-6, Single Family Residential District for:  
  
    **ZUP08029** Use permit to allow a home day care center for up to ten (10) children.  
    **WITHDRAWN BY APPLICANT**
4. Hold a public hearing for a request by **SPRINT NEXTEL (PL080074)** (Brandon Brown/Reliant Land Services, applicant; Mijon III LLC, property owner) located at 225 East Apache Boulevard in the R/O, Residential/Office District for:  
  
    **ZUP08032** Use permit to allow additional antennas on an existing array.  
  
    **STAFF REPORT:** [HOr\\_SprintNextel\\_TwinPalms\\_040108.pdf](#)  
    **APPROVED**
5. Hold a public hearing for a request by the **ARMIJO RESIDENCE (PL080077)** (Nash & Virginia Armijo, applicants/property owners) located at 1122 East Broadmor Drive in the R1-6, Single Family Residential District for:  
  
    **VAR08006** Variance to reduce the east side yard setback from five (5) feet to zero (0) feet.  
  
    **STAFF REPORT:** [HOr\\_ArmijoRes\\_040108.pdf](#)  
    **APPROVED**

6. Hold a public hearing for a request by **BROADWAY VILLAGE – SMOKE MART (PL080078)** (Saleem Masri, applicant; MPB Realty Services, property owner) located at 818 West Broadway Road, Suite No. 105A in the CSS, Commercial Shopping and Services District for:

**ZUP08033** Use permit to allow a smoke shop.

STAFF REPORT: [HOr\\_SmokeMart\\_040108.pdf](#)

**APPROVED**

7. Hold a public hearing for a request by the **EVENSON RESIDENCE (PL080079)** (Al Evenson, applicant/property owner) located at 421 East Sunburst Lane in the R1-7, Single Family Residential District for:

**ZUP08034** Use permit standard to reduce the rear yard setback by twenty percent (20%) from fifteen (15) feet to twelve (12) feet.

**ZUP08035** Use permit standard to reduce the east side yard setback by twenty percent (20%) from seven (7) feet to five (5) feet six (6) inches.

**ZUP08040** Use permit standard to reduce the west side yard setback by twenty percent (20%) from seven (7) feet to five (5) feet six (6) inches.

STAFF REPORT: [HOr\\_EvensonRes\\_040108.pdf](#)

**APPROVED**

8. Hold a public hearing for a request by the **MURPHY PROPERTY (PL080089)** (Patrick Murphy, applicant/property owner) located at 1420 South Oakley Place in the R1-6, Single Family Residential District for:

**ZUP08036** Use permit to allow parking in the front yard setback.

STAFF REPORT: [HOr\\_MurphyProp\\_040108.pdf](#)

**DENIAL**

#### **ABATEMENT CASES**

9. Hold a public hearing for a request by the City of Tempe – Neighborhood Enhancement Department to abate public nuisance items in violation of the Tempe City Code for the **ROWE RESIDENCE (PL070487/ABT07029)** (Richard Rowe, property owner) Complaint CE073237 located at 1405 North Rose Street in the R1-6, Single Family Residential District.

**CONTINUED FROM MARCH 18, 2008 HEARING OFFICER**

STAFF REPORT: [HOr\\_RoweResAbate\\_040108.pdf](#)

**WITHDRAWN BY NEIGHBORHOOD ENHANCEMENT**

10. Hold a public hearing for a request by the City of Tempe – Neighborhood Enhancement Department to abate public nuisance items in violation of the Tempe City Code for the **FELSINGER RESIDENCE (PL080076/ABT08004)** (Arthur Felsing, property owner) Complaint CE072099 located at 1031 East Lilac Drive in the R1-6, Single Family Residential District.

STAFF REPORT: [HOr\\_FelsingResAbate\\_040108.pdf](#)

**APPROVED**

<p>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 350-8241 (voice) or 350-8400 (TDD) to request an accommodation to participate in a public meeting.</p>
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*E-Mailed 12 March 2008, 2:30 PM*

*Advertised Monday 17 March 2008*

*Modified Thursday, 27 March 2008 to include continued abatement case (Rowe Residence)& withdrawn case (Ana's Day Care)*