

Hearing Officer JUNE 3, 2008

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

1. **CONSIDERATION OF MEETING MINUTES: May 20, 2008**

2. Hold a public hearing for a request by **BROADWAY CENTER – TUMBLEWEED CENTER FOR YOUTH DEVELOPMENT TYRC (PL080139)** (Richard Geasland/Tumbleweed Center for Youth Development, applicant; Saia Family L/P, property owner) located at 1310 East Broadway Road, Suite No. 102, in the CSS, Commercial Shopping and Services District for:

ZUP08071 Use permit to allow a youth resource center.
WITHDRAWN BY APPLICANT

3. Hold a public hearing for a request by the **TEMPE EAST KINGDOM HALL OF JEHOVAH'S WITNESSES (PL070190)** (Lauren Leuning, applicant; Tempe East Kingdom Hall of Jehovah's Witnesses, property owner) located at 4400 South Butte Avenue in the R1-6, Single Family Residential District for:

ZUP08069 Use permit to exceed 125% of the maximum allowable parking.
CONTINUED FROM MAY 20, 2008 HEARING OFFICER

STAFF REPORT: [HOr_EastKingdomHall_060308.pdf](#)

4. Hold a public hearing for a request by **CAFE ISTANBUL (PL080075)** (Mohmound Ayashe, applicant; City of Tempe, property owner) located at 1310 East Apache Boulevard, Suite No. 204 in the CSS, Commercial Shopping and Services District for:

ZUP08085 Use permit to allow a hookah lounge/tobacco retailer.

STAFF REPORT: [HOr_Cafelstanbul_060308.pdf](#)

5. Hold a public hearing for a request by **FIESTA PLAZA SHOPPING CENTER - VERIZON WIRELESS (PL080091)** (Carl Taskes/Wireless Resources Inc., applicant; BAMA Retail LLC, property owner) located at 7520 South Rural Road in the PCC-1, Planned Commercial Center Neighborhood District for:

ZUP08086 Use permit to allow a sixty foot (60') mono-palm.

STAFF REPORT: [HOr_VerizonWireless_RuralRd_060308.pdf](#)

6. Hold a public hearing for a request by **PHOENIX 1 PLAZA – NEXTLINK WIRELESS INC. (PL080147)** (Sonya Okamoto/PlanCom Inc., applicant; Fountainhead Corporation LLC, property owner) located at 2625 South Plaza Drive in the GID, General Industrial District for:

ZUP08076 Use permit to allow roof top wireless antennas.
CONTINUED FROM MAY 20, 2008 HEARING OFFICER

STAFF REPORT: [HOr_NextlinkWireless_060308.pdf](#)

7. Hold a public hearing for a request by **FAHRENHEIT TANNING (PL080163)** (Howard Li/Paramount Design & Drafting, applicant; NG 904 LLC, property owner) located at 904 North Scottsdale Road, Suite No. 104 in the GID, General Industrial District for:

ZUP08087 Use permit to allow a tanning salon in the GID, General Industrial District.

STAFF REPORT: [HOr_FahrenheitTanning_060308.pdf](#)

8. Hold a public hearing for a request by **BELLA NAIL (PL080164)** (Howard Li/Paramount Design & Drafting, applicant; NG 904 LLC, property owner) located at 904 North Scottsdale Road, Suite No. 105 in the GID, General Industrial District for:

ZUP08088 Use permit to allow a nail salon in the GID, General Industrial District.

STAFF REPORT: [HOr_BellaNail_060308.pdf](#)

9. Hold a public hearing for a request by **EATON UNIVERSITY INDUSTRIAL PARK - GLOBAL MOTORS (PL080170)** (Michael Crunk, applicant; Farnam Family Trust, property owner) located at 2140 East 5th Street, Suite No. 10, in the GID, General Industrial District:

ZUP08084 Use permit to allow internet car sales.

STAFF REPORT: [HOr_GlobalMotors_060308.pdf](#)

ABATEMENT CASES

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 **MCCOMBS RESIDENCE (PL080063/ABT08008)** (Greg McCombs, property owner) Complaint CE075864 located at 1272 East La Jolla Drive in the R1-6, Single Family Residential District.

STAFF REPORT: [HOr_McCombsResAbate_060308.pdf](#)

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.

E-Mailed 15 May 2008, 9:30 AM

Advertised Monday 19 May 2008

Modified Tuesday 27 May 2008, 11:30 AM to include continued case PL070190 – Tempe East Kingdom Hall of Jehovah's Witnesses