



Village Planning Committee Meeting Summary Z-66-22-8

Date of VPC Meeting	December 6, 2022
Request From	C-1
Request To	C-1 DNS/WVR
Proposed Use	Multifamily residential with a density waiver
Location	Northwest corner of 37th Street and McDowell Road
VPC Recommendation	Approval, per the staff recommendation
VPC Vote	16-0

VPC DISCUSSION:

One member of the public registered to speak on this item.

STAFF PRESENTATION:

Sarah Stockham, staff, provided an overview of the rezoning request, describing the location, general plan designation, existing and proposed zoning district, and the surrounding uses. Ms. Stockham relayed that the site was recently renovated from an office to multifamily residential units, the request is to add two additional units to the interior of the site, and that staff recommends approval subject to stipulations.

APPLICANT PRESENTATION:

Ashley Marsh, representing the applicant with Gammage and Burnham, PLC, introduced herself and provided a brief overview of the request, displaying an aerial view of the site, before and after photos from the renovation, the location of the two proposed units on the site plan, and reiterated that the site has adequate parking for the additional units.

QUESTIONS FROM THE COMMITTEE:

None.

PUBLIC COMMENTS:

Michael Rodgers, with the Papago Vista Neighborhood Association, shared that he had worked with the property in the past, the renovated building looks great, but shared a concern with parking - stating that 37th Street already has a lot of people parking on the street.

APPLICANT RESPONSE:

Ms. Marsh reiterated that the site has more than the required amount of parking for the number of units on the site.

FLOOR/PUBLIC DISCUSSION CLOSED: COMMITTEE DISCUSSION:

None.

MOTION:

Barry Paceley motioned to recommend approval of Z-66-22-8 per the staff recommendation. **Adiba Jurayeva** seconded the motion.

VOTE:

16-0; motion to recommend approval of Z-66-22-8 per the staff recommendation passes with Committee Members Abbott, Augusta, Beckerleg Thraen, Crawford, Eichelkraut, Garcia, Grace, Jurayeva, Miller, Nye, O'Malley, Paceley, Sharaby, Wilenchik, Fischbach and Swart in favor.

STAFF COMMENTS REGARDING VPC RECOMMENDATION:

Staff has no comments.