

REVISED

**DEVELOPMENT REVIEW COMMISSION
JANUARY 25, 2011**

Harry E. Mitchell Government Center
Tempe City Hall - City Council Chambers
31 E. 5th Street, Tempe, AZ 85281
6:00 PM (5:30 Study Session)

1. CONSIDERATION OF MEETING MINUTES: 12/14/10 & 1/11/11

APPROVED

2. Request for **HAYDEN HARBOR AT TEMPE TOWN LAKE (PL070506)** (El Fenix, LLC & City of Tempe, property owners; Gammage & Burnham PLC, applicant) consisting of six (6) mixed-use towers ranging in height from 220 feet to 278 feet proposed for hotel, residential, restaurant and retail uses, one (1) 12-story office building located above an above-grade six (6) level parking garage totaling 213 feet in height, a (1) one-story office building, a below-grade parking garage, and surface parking. The proposal has a total gross floor building area of 2,059,580 square feet on approximately 13.6 net acres, located at 430 North Scottsdale Road. The request includes the following:

GEP10003 (Resolution No. 2011.06) – A General Plan Projected Land Use Map Amendment from “Open Space” to “Mixed-Use” and a Projected Residential Density Map Amendment from “No Density” to “High Density, greater than 25 units per acre”, all located on approximately 5.23 acres.

ZON08004 (Ordinance No. 2011.05) – Zoning Map Amendment from GID, General Industrial District to MU-4, Mixed-Use High Density District, located on 13.6 acres.

PAD08010 (Ordinance No. 2011.05) – Planned Area Development Overlay to establish general development standards, located on 13.6 acres.

STAFF REPORT: [DRCr_HaydenHarbor_012511.pdf](#)

GENERAL PLAN AND ZONING MAP AMENDMENTS RECOMMENDED FOR APPROVAL/PAD CONTINUED TO THE FEBRUARY 22, 2011 DRC MEETING

3. **ANNOUNCEMENTS – THE MEETING OF FEBRUARY 8TH CANCELLED/NO CASES SCHEDULED FOR THE AGENDA**

For further information on the above agenda items, contact Community Development Department, 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.