
Hearing Officer
MARCH 20, 2012

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: March 6, 2012

APPROVED

2. Hold a public hearing for a request by **ATC GUADALUPE - CRICKET COMMUNICATIONS - PHX 232 (PL110405)** (Doug Kearney, applicant; City of Tempe, property owner) located at 735 West Carver Road in the GID, General Industrial and SWOD, Southwest Overlay Districts for:

ZUP11108 Use Permit to increase the height of an existing monopole from 85 ft. to 95 ft.

CONTINUED FROM DECEMBER 6, 2011 HEARING OFFICER BY COMMUNITY DEVELOPMENT

STAFF REPORT: [HOr_ATCGuadalupe_032012.pdf](#)

APPROVED

3. Hold a public hearing for a request by **MIDNIGHT HOOKAH (PL110015)** (Nader Yousif, applicant; 1630 Apache LLC, property owner) located at 1630 East Apache Boulevard, Suite Nos. 103-104, in the CSS, Commercial Shopping and Services District within the Transportation Overlay District Corridor for:

ZUP11007 Use Permit to allow a retail smoke shop (Hookah Lounge) offering tobacco and tobacco paraphernalia products and live indoor entertainment (dj and live music, dancing, and lingerie modeling). **This is a review of Use Permit compliance as assigned by the Hearing Officer at the March 1, 2011 Hearing.**

STAFF REPORT: [HOr_MidnightHookah_032012.pdf](#)

REAFFIRMED-MUST RETURN FOR REVIEW IN SIX MONTHS

4. Hold a public hearing for a request by the **CASA DE SMITH (PL120053)** (W. Brent Armstrong, ISOS Architecture, Dave Smith, property owner) located at 1724 S. Ventura Drive in the R1-6, Single Family Residential District for:

ZUP12021 Use Permit standard to reduce the rear yard setback by twenty percent (20%) from 15 feet to 12 feet (as measured from midpoint of alley).

ZUP12022 Use Permit to allow a second story addition

ZUP12023 Use Permit to increase the **allowable** wall height within the front yard setback from 4' to 6'

STAFF REPORT: [HOr_CasaDeSmith_032012.pdf](#)

APPROVED

5. Hold a public hearing for a request by the City of Tempe – Code Compliance Section to abate public nuisance items in violation of the Tempe City Code for the **HAZELTON PROPERTY (PL120057/ABT12010/CE120510)** (Shawn Daffara, Inspector; Patrick Hazelton, property owner) located at 1219 South Maple Avenue in the R-2, Multi-Family Residential District.

STAFF REPORT: [HOr_HazeltonProperty_032012.pdf](#)

APPROVED 180 DAYS

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.