

BOARD OF ADJUSTMENT

Meeting

Notice & Agenda



Tuesday, February 12, 2013

Council Chamber

8401 West Monroe Street

Peoria, AZ 85345

Regular Meeting

5:30 P.M.

Convene

Roll Call

Opening Statement

Final Call To Submit Speaker Request Forms

Consent Agenda

CONSENT AGENDA: All items listed with "C" are considered to be routine or have been previously reviewed by the Board/Commission, and will be enacted by one motion. There will be no separate discussion of these items unless a Board/Commission member so requests; in which event the item will be removed from the General Order of Business, and considered in its normal sequence on the Agenda.

Consent – New Business

1C **Disposition of Absence**

Discussion and possible action to approve the absence of Board Member Kevin Kadlec from the Board of Adjustment meeting held on November 13, 2012.

2C **Minutes**

Discussion and possible action to approve the minutes of the Board of Adjustment meeting held on November 13, 2012.

Member
Cecil Daniels

Member
Karen McDaniel

Member
William Bercu

Member
Kevin Kadlec

Member
Michael Kwederis

Alternate Member
Brian Greathouse

Regular Agenda

New Business

3R **ELECTION OF OFFICERS:** Discussion and possible action to elect new officers for 2013 including Chairman and Vice-Chairman.

4R **PUBLIC HEARING:** RE: Reduction in separation requirement.

PUBLIC HEARING – V12-0005: KJE Enterprises, LLC is requesting a variance from *Section 14-9-5: Limitations on Uses* for the Elements Therapeutic Massage Studio proposed for 7857 W. Bell Road, Suite 108. The property is located south and west of the southwest corner of 77th Avenue and Bell Road. The applicant is requesting a reduction in the 1,000 foot separation requirement between the property line of the proposed massage establishment and the property line of an existing Massage Envy located at 7942 W. Bell Road, Suite C-2.

Staff Report

Open Public Hearing

Public Comment

Close Public Hearing

Commission Action: Discussion and possible action to approve/deny a request from KJE Enterprises, LLC for a variance from *Section 14-9-5: Limitations on Uses* for the Elements Therapeutic Massage Studio proposed for 7857 W. Bell Road, Suite 108.

Call to the Public (Non-Agenda Items)

If you wish to address the Board/Commission, please complete a Speaker Request Form and return it to the clerk before the call to order for this meeting. The Board/Commission is not authorized by state law to discuss or take action on any issue raised by public comment until a later meeting.

Reports from Staff

Reports from Board of Adjustment

Adjournment

NOTE: Documentation (if any) for items listed on the Agenda is available for public inspection, a minimum of 24 hours prior to the Board/Commission meeting, at any time during regular business hours in the Office of the City Clerk, 8401 W. Monroe Street, Room 150, Peoria, AZ 85345.

Accommodations for Individuals with Disabilities. *Alternative format materials, sign language interpretation, assistive listening devices or interpretation in languages other than English are available upon 72 hours advance notice through the Office of the City Clerk, 8401 West Monroe Street, Room 150, Peoria, Arizona 85345 (623)773-7340, TDD (623)773-7221, or FAX (623) 773-7304. To the extent possible, additional reasonable accommodations will be made available within the time constraints of the request.*

PUBLIC NOTICE:

In addition to the Board/Commission members noted above, one or more members of the Peoria City Council or various other Boards or Commissions may be present to observe this meeting as noticed on this agenda.