



Minutes
BOARD OF ADJUSTMENT
APRIL 25, 2007

The study session of the Board of Adjustment began at 6:30 p.m., in the Council Chambers, 31 East Fifth Street, Tempe, Arizona.

Present:

Jeff Winter
Slade Lawson
Dave Maza
Joe Arredondo
Jon Gillan

Steve Abrahamson, Senior Planner
Sherri Lesser, Senior Planner
Gina Huerta, City Attorney's Office

Absent:

Dr. Adhikari
Todd Green
Doug Brown
Wallis Stemm

There were 17 citizens at the pre-session.

The Study Session adjourned at 6:57 p.m.

Minutes of the regular hearing of the Board of Adjustment, of the City of Tempe, which was held at the Council Chambers, 31 East Fifth Street, Tempe, Arizona.

Present:

Jeff Winter
Slade Lawson
Dave Maza
Joe Arredondo
Jon Gillan

Steve Abrahamson, Senior Planner
Sherri Lesser, Senior Planner
Gina Huerta, City Attorney's Office

Absent:

Dr. Adhikari
Doug Brown
Todd Green
Wallis Stemm

Number of Interested Citizens Present: 21
City of Tempe Representatives Present: Jan Koehn, COT Neighborhood Enhancement Manager

Hearing convened at 7:00 p.m. and was called to order by Chair Arredondo.

On a motion by Jeff Winter, seconded by Jon Gillan, the Board by a vote of 4-0 approved the Board of Adjustment minutes for March 28, 2007.

(Dave Maza abstained from this vote as he was not in attendance at the March 28, 2007 Board of Adjustment hearing.)

THE BOARD DISCUSSED THE FOLLOWING CASE:

PL070046 A request for a continuance of an appeal of the March 20, 2007 Hearing Officer's decision to approve the abatement for the **MERSEREAU PROPERTY (PL070046/ABA07002)** (Todd Mersereau, resident; Gage & Sydna Mersereau, property owners) Complaint No. CE062791 located at 2504 South Jentilly Lane in the R1-6, Single Family Residential District.

Todd Mersereau was present. He admitted he had accomplished little improvement on the property. He stated that he was not working full time so he does not want to pay someone to keep up the lawn, but that he does not want the abatement to occur.

Steve Abrahamson, staff planner, described the abatement history of the property.

Jan Koehn, City of Tempe – Neighborhood Enhancement, gave a slide presentation of the property condition.

CITIZEN SPEAKERS:

Bev Rousculp, of 1022 East Loma Vista Drive, stated that the construction has been on going to a year and the state of the property was affecting property values in the area. She questioned whether proper construction permits had been obtained, and noted that there are several trucks and cars day and night. Phil Rousculp (same address) stated that he had a constant concern about animals, noting that the slide presentation documented that this situation had been ongoing for well over a year.

Billy and Despina Vigil, of 2602 South Terrace Road, stated that they had lived in their home for 34 years and that the current construction projects started by Todd Mersereau have been dragging on for a long time, resulting in a blocked alleyway.

Dan Frank, of 2624 South Bonardeu Lane, stated that the problems with this property had been going on for over a year, and although the law allowed Mr. Mersereau to appeal the Hearing Officer decision, the situation needed to be resolved.

Mr. Richard Hughes, of 1104 East Loma Vista Drive, stated that the ongoing work at the house was only partially completed.

DECISION:

No motion was made on this case due to the short Board in attendance at this hearing; it was automatically continued to the May 23, 2007 Board of Adjustment hearing. It was noted that all of tonight's discussion was for the record only.

The next Board of Adjustment hearing is scheduled for May 23, 2007.

MOTION: Jeff Winter made a motion to adjourn the meeting; Slade Lawson seconded the motion.

VOTE: Approved 6-0

There being no further business the hearing adjourned at 8:20 p.m.

Prepared by: Diane McGuire, Administrative Assistant II

Reviewed by:



Steve Abrahamson, Senior Planner

SA:dm