



NOTICE AND AGENDA

ATTENTION

IN-PERSON AUDIENCES AT BOARD OF ADJUSTMENT MEETINGS HAVE BEEN SUSPENDED UNTIL FURTHER NOTICE

The meetings will continue to be live streamed on the city's website
(<https://www.flagstaff.az.gov/1461/Streaming-City-Council-Meetings>)

To participate in the meeting click the following link:

[Click here to join the meeting](#)

**BOARD OF ADJUSTMENT
WEDNESDAY
December 7, 2022**

**COUNCIL CHAMBERS
211 WEST ASPEN AVENUE
8:30 A.M.**

1. CALL TO ORDER

- **Meeting was started at 9:03 a.m.**

2. ROLL CALL

NOTE: One or more Board Members may be in attendance telephonically or by other technological means.

BOARD MEMBERS Present:

- **Art Babbott, Board Member**
- **Michael Banker, Board Member**
- **Debra Lewis, Board Member**
- **Diane Lorden, Board Member**

BOARD MEMBERS Absent:

- **Dr. Alex Martinez, Planning & Zoning Commission Member**
- **Lisa Bergstrom, Board Member**
- **John Brinkman, Board Member**

CITY STAFF Present:

- **Tiffany Antol, AICP, Zoning Code Manager**
- **Alaxandra Pucciarelli, Current Planning Manager**
- **Christina Rubalcava, Senior**
- **Genevieve Pearthree, AICP, Senior Planner**

3. PUBLIC COMMENT

At this time, any member of the public may address the Board on any subject within their jurisdiction that is not scheduled before the Board on that day. Due to Open Meeting Laws, the Board cannot discuss or act on items presented during this portion of the agenda. To address the Board on an item that is on the agenda, please wait for the Chair to call for Public Comment at the time the item is heard.

- **None**

4. APPROVAL OF MINUTES

A. Approval of Minutes from the meeting on Wednesday, June 16, 2021.

- **Motion to approve the minutes by Board Member Banker, Seconded by Board Member Lewis. Minutes were approved with a vote of 4-0.**

5. PUBLIC HEARING

A. Antelope Ridge Variance, PZ-21-00147-02

A request from AXXO Holdings, LLC, for a Zoning Code Variance from the minimum required steep slope protection standards of City of Flagstaff Zoning Code Division 10-50.90. The application proposes to develop nine single family houses on steep terrain that includes slopes with a greater than 25% grade. The subject property is located at 1901 North Mesa Drive.

- **Ms. Pearthree gave a PowerPoint presentation on the proposed variance application and answered questions from the Board Members.**
- **Mr Steve Holloway gave a PowerPoint presentation on the proposed variance application and answered questions from the Board Members.**
- **The Board took public comment.**
- **Motion to approve the variance request by Member Lorden, which failed due to a lack of a second. Motion to deny the variance request by Member Lewis, Seconded by Member Banker. Motion carried 3-1.**

6. INFORMATIONAL ITEMS TO/FROM COMMISSION AND STAFF, FUTURE AGENDA ITEM REQUESTS

- **None**

7. ADJOURNMENT

- **Adjourned at 10:55 a.m.**