



Action Summary

Board of Adjustment

Chair Eric Leibsohn
Boardmember Ken Barnes
Boardmember Joseph Contadino
Boardmember James Kuykendall
Boardmember Hope Ozer
Boardmember Bill Petsas
Boardmember Quinn Williams

Wednesday, September 3, 2025

5:30 PM

Council Chambers

1. CALL TO ORDER

2. ROLL CALL

Present 6 - Chairperson Eric Leibsohn
Boardmember Ken Barnes
Boardmember Joseph Contadino
Boardmember Hope Ozer
Boardmember Bill Petsas
Boardmember Quinn Williams

Absent 1 - Boardmember James Kuykendall

3. EXECUTIVE SESSION

4. STUDY SESSION ITEMS

5. PUBLIC HEARINGS

- A. [25-176](#) Discussion and Possible Action on a request to Continue Case No. BA-25-02
Amin Variance - 6521 N. 40th Place (APN 169-52-020)
Variance to allow a new single-family residence to encroach beyond the allowable height limits.

Staff Contact: George Burton, 480-348-3525

A motion was made by Boardmember Ozer, seconded by Boardmember Barnes, to continue item 25-176 to the October 8, 2025 meeting date. The motion carried by the following vote:

Aye: 6 - Chairperson Leibsohn, Boardmember Barnes, Boardmember Contadino, Boardmember Ozer, Boardmember Petsas and Boardmember Williams

Absent: 1 - Boardmember Kuykendall

**B. [25-170](#) Discussion and Possible Action on Case No. BA-25-06
Westbrook Variance - 6341 N 34th Place (APN 164-05-023)
Variance to exceed the maximum allowable retaining wall height**

Staff Contact: Brandon McMahon, 480-348-3531

A motion was made by Boardmember Ozer, seconded by Boardmember Barnes, to approve item 25-170 subject to the stipulations in the staff report. The motion carried by the following vote:

Aye: 6 - Chairperson Leibsohn, Boardmember Barnes, Boardmember Contadino, Boardmember Ozer, Boardmember Petsas and Boardmember Williams

Absent: 1 - Boardmember Kuykendall

**C. [25-174](#) Discussion and Possible Action on Case No. BA-25-04
Legacy Hill Acquisition LLC Variance - 7102 N 57th Place (APN 169-55-033E)
Variance to allow an addition to the house to encroach into the rear yard setback**

Staff Contact: George Burton, 480-348-3525

A motion was made by Boardmember Ozer, seconded by Boardmember Contadino, to approve item 25-174 subject to the stipulations in the staff report. The motion carried by the following vote:

Aye: 6 - Chairperson Leibsohn, Boardmember Barnes, Boardmember Contadino, Boardmember Ozer, Boardmember Petsas and Boardmember Williams

Absent: 1 - Boardmember Kuykendall

**D. [25-175](#) Discussion and Possible Action on Case No. BA-25-07
Vanden Eykel Variance - 6528 N Hillside Drive (APN 169-46-034)
Variance to allow an existing nonconforming carport that encroaches into the setback to be converted into a garage**

Staff Contact: George Burton, 480-348-3525

A motion was made by Boardmember Contadino, seconded by Boardmember Barnes, to approve item 25-175 subject to the stipulations in the staff report. The motion carried by the following vote:

Aye: 6 - Chairperson Leibsohn, Boardmember Barnes, Boardmember Contadino, Boardmember Ozer, Boardmember Petsas and Boardmember Williams

Absent: 1 - Boardmember Kuykendall

6. ACTION ITEMS

7. CONSENT AGENDA

A. [25-177](#) Approval of June 4, 2025 Board of Adjustment Minutes.

Staff Contact: Cherise Fullbright, 480-348-3539

A motion was made by Boardmember Contadino, seconded by Boardmember Petsas, to approve the June 4, 2025 meeting minutes as presented. The motion carried by the following vote:

Aye: 6 - Chairperson Leibsohn, Boardmember Barnes, Boardmember Contadino, Boardmember Ozer, Boardmember Petsas and Boardmember Williams

Absent: 1 - Boardmember Kuykendall

8. STAFF REPORTS

9. PUBLIC BODY REPORTS

10. FUTURE AGENDA ITEMS

11. ADJOURNMENT

A motion was made by Boardmember Ozer, seconded by Chair Leibsohn, to adjourn the meeting at 6:35 PM. The motion carried by the following vote:

Aye: 6 - Chairperson Leibsohn, Boardmember Barnes, Boardmember Contadino, Boardmember Ozer, Boardmember Petsas and Boardmember Williams

Absent: 1 - Boardmember Kuykendall