



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, May 7, 2025

5:30 PM

Council Chambers

1. CALL TO ORDER

2. ROLL CALL

Present 7 - Chairperson Eric Leibsohn
Boardmember Ken Barnes
Boardmember Joseph Contadino
Boardmember James Kuykendall
Boardmember Hope Ozer
Boardmember Bill Petsas
Boardmember Quinn Williams

3. EXECUTIVE SESSION

4. STUDY SESSION ITEMS

5. PUBLIC HEARINGS

- A. [25-039](#) **Discussion and Possible Action on Case No. BA-24-05**
Variance to exceed the maximum allowable floor area ratio (FAR)
limit
Tamplen Variance - 5211 N Quail Run PI (APN 173-18-012)

Staff Contact: Brandon McMahon, 480-348-3531

A motion was made by Boardmember Ozer, seconded by Boardmember Williams, to approve item 25-039 subject to stipulations. The motion carried by the following vote:

- Aye:** 5 - Chairperson Leibsohn, Boardmember Contadino, Boardmember Ozer, Boardmember Petsas and Boardmember Williams
Nay: 2 - Boardmember Barnes and Boardmember Kuykendall

- B.** [25-098](#) **Discussion and Possible Action on Case No. BA-25-01
Fishman Variance - 6650 E. Meadowlark Lane (APN 174-51-021)
Variance to allow a detached garage to encroach into the side
yard setback**

Staff Contact: George Burton, 480-348-3525

**A motion was made by Boardmember Ozer, seconded by Boardmember
Kuykendall, to deny item 25-098. The motion carried by the following vote:**

Aye: 7 - Chairperson Leibsohn, Boardmember Barnes, Boardmember Contadino,
Boardmember Kuykendall, Boardmember Ozer, Boardmember Petsas and
Boardmember Williams

- C.** [25-075](#) **Discussion and Possible Action on 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 Chair Leibsohn, to
continue item 25-075 to the June 4, 2025 meeting date. The motion carried by the
following vote:**

Aye: 7 - Chairperson Leibsohn, Boardmember Barnes, Boardmember Contadino,
Boardmember Kuykendall, Boardmember Ozer, Boardmember Petsas and
Boardmember Williams

- D.** [25-083](#) **Discussion and Possible Action on Case No. BA-25-03
Jellies Variance - 5204 N 70th Place (APN 173-18-028)
Variance to allow a pool and spa to encroach into the setback**

Staff Contact: George Burton, 480-348-3525

**A motion was made by Boardmember Kuykendall, seconded by Boardmember
Petsas, to approve item 25-083 subject to stipulations. The motion carried by the
following vote:**

Aye: 7 - Chairperson Leibsohn, Boardmember Barnes, Boardmember Contadino,
Boardmember Kuykendall, Boardmember Ozer, Boardmember Petsas and
Boardmember Williams

6. ACTION ITEMS

7. CONSENT AGENDA

- A.** [25-089](#) **Approval of April 2, 2025 Board of Adjustment Minutes.**

Staff Contact: Cherise Fullbright, 480-348-3539

**A motion was made by Boardmember Ozer, seconded by Chair Leibsohn, to
approve the April 2, 2025 meeting minutes as amended. The motion carried by
the following vote:**

Aye: 7 - Chairperson Leibsohn, Boardmember Barnes, Boardmember Contadino, Boardmember Kuykendall, Boardmember Ozer, Boardmember Petsas and Boardmember Williams

8. STAFF REPORTS

9. PUBLIC BODY REPORTS

10. FUTURE AGENDA ITEMS

11. ADJOURNMENT

A motion was made by Chair Leibsohn, seconded by Boardmember Ozer, to adjourn the meeting at 8:30 PM. The motion carried by the following vote:

Aye: 7 - Chairperson Leibsohn, Boardmember Barnes, Boardmember Contadino, Boardmember Kuykendall, Boardmember Ozer, Boardmember Petsas and Boardmember Williams