



**BOARD OF ADJUSTMENT  
MEETING AGENDA  
WEDNESDAY, MAY 24, 2023**

Jän Simon, Chairman

Noah Mundt, Vice Chairman

Anthony Bianchi

David Blaser

William Fay

Brian Andersen

Lesley Davis

Lisa Gage, Alternate

Charles Johnson, Alternate

Members may attend in person or virtual

Gilbert Municipal Center Tower Room 146  
Gilbert Municipal Center Council Chambers  
50 E. Civic Center Drive  
Gilbert, Arizona

Executive Session: 5:00 p.m.  
Regular Meeting: 5:30 p.m.

**AGENDA ITEMS MAY BE DISCUSSED IN A DIFFERENT SEQUENCE.  
ITEMS WILL NOT BE DISCUSSED PRIOR TO POSTED MEETING TIME.**

Items on the agenda may be shortened, continued to a future public meeting, or taken out of order. Participants will be allotted a limited amount of time to speak at public meetings (the exact amount of time will be determined at the meeting by the Chair depending on the number of participants, as permitted by Town Code and state law).

#### **Email**

**By 5 p.m. the day prior to the Board of Adjustment Hearing**, email comments to [PlanningCommissionMeeting@gilbertaz.gov](mailto:PlanningCommissionMeeting@gilbertaz.gov). All emails received by this deadline will be distributed to the members of the Board of Adjustment for their review and consideration (and not read aloud at the meeting). Emails sent after the deadline will not be distributed to the members of the Board of Adjustment or read aloud at the meeting. In the email, please identify your name, city/town of residence.

#### **Online Comment Card**

**By 12 p.m. the day of the Board of Adjustment Hearing**, submit an online [public comment card](#) and indicate whether you are for or against the public hearing item. Online comment cards not submitted by the deadline will not be read at the meeting.

The Board of Adjustment is very appreciative of the honor to serve. In performing our roles and functions, we use iPads and/or laptops at our meetings which contain the materials of the agenda items before us this evening. If you notice our eyes on these electronic devices, it is not due to lack of attentiveness to speakers, as we are actively listening to all who are speaking and at the same time following along in our packets that the staff has prepared for us this evening.

TIME	AGENDA ITEM
5.00 PM	1. <b>EXECUTIVE SESSION</b>  Pursuant to A.R.S. §§ 38-431.03(3), meet in executive session for the purpose of discussion or consultation for legal advice with the attorney regarding the functions and duties of the Board of Adjustment as prescribed by Title 9 of Arizona Revised Statutes and the Gilbert Land Development Code.
5:30 P.M.	<b>CALL TO ORDER REGULAR MEETING</b>
	<b>PLEDGE OF ALLEGIANCE</b>
	<b>ROLL CALL</b>
	<b>PUBLIC HEARING (NON-CONSENT)</b>  Non-Consent Public Hearing items will be heard at an individual public hearing and will be acted upon by the Commission/Board by a separate motion. During the Public Hearings, anyone wishing to comment in support of or in opposition to a Public Hearing item may do so. If you wish to comment on a Public Hearing Item you must fill out a public comment form, indicating the Item Number on which you wish to be heard. Once the hearing is closed, there will be no further public comment unless requested by a member of the Commission/Board.
	2. <b>AP23-02 VALOR CHRISTIAN CENTER:</b> Appeal to the Town of Gilbert Board of Adjustment from the Town of Gilbert Zoning Hearing Officer’s denial of a Variance (V22-07) request to increase the signage of one (1) monument sign along Warner Road from eight (8) feet in height and thirty-two (32) square feet in sign area to fourteen (14) feet in height and sixty-four (64) square feet in sign area allotted for Electronic Changing Message Display. The property is located at 3015 E Warner Road and is zoned Single Family-8 (SF-8). The Board of Adjustment may uphold the denial by the Zoning Hearing Officer or may grant the Variance. If granted, the Board of Adjustment may impose conditions on the Variance. Samantha Novotny (480) 503-6602.
	<b>ADJOURN</b>

Persons needing any type of special accommodation are asked to notify the Town Clerk’s Office at (480) 503-6871 at least 72 hours prior to the meeting.

**NOTICE TO PARENTS:** Parents and legal guardians have the right to consent before the Town of Gilbert makes a video or voice recording of a minor child A.R.S. §1-602.A.9. Gilbert Planning Commission Meetings are recorded and may be viewed on Channel 11 and the Gilbert website. If you permit your child to participate in the Commission Meeting, a recording will be made. If your child is seated in the audience your child may be recorded, but you may request that your child be seated in a designated area to avoid recording. Please submit your request to the Town Clerk at (480) 503-6871.