

TOWN OF PAYSON
DESIGN REVIEW BOARD
MINUTES OF THE PUBLIC MEETING
OCTOBER 14, 2008

- A Chairman Lieder called the duly posted public meeting of the Design Review Meeting Time Board to order at 3:00 p.m. in the Community Development Conference Room. & Place
- B MEMBERS PRESENT: Maricel Causer; Deborah Hughes; Mareena Cords; Bill Roll Call Ensign; and Bernie Lieder. ABSENT: Barbara Underwood. One vacancy.
- C STAFF PRESENT: Sheila DeSchaaf, Planner II; and Chris Floyd, Secretary. Staff Present
- D OTHERS PRESENT: Ken Volz, Director PREDC; Cathy Boone, Main Street Others Present Project Manager; Pete Aleshire, Payson Roundup.
- E Chairman Lieder gave an update on the Signage and Landscape study that is being 87/260 Study done for Highway 87/260 by A Dye Design group. He felt that the next step would be presenting it to Council.
- F Chairman Lieder commented that he attended the Green Valley Redevelopment GVRA Area (GVRA) meeting October 2nd. He stated that the vision statement was from the original GVRA study. The GVRA Board adopted this vision statement for the Design Review Board to use during their review and possible revisions to the GVRA guidelines.

Ken Volz, Chairman of GVRA, clarified that the Board should be using the 1999 Green Valley Redevelopment Plan for their review process. He stated that the GVRA committee is trying to get the historic study area officially designated as a historic district which would probably require different design guidelines. He also stated that the GVRA committee felt that every project should go through the Design Review Board with the exception of a minor change defined as any and all resurfacing of existing vertical structures or all signs that are otherwise in compliance with this code. There's also an area in the General Plan that relates to the goals and visions of the GVRA.

Chairman Lieder noted that the next step for the Board would be to review the design guidelines for GVRA.

- G Sheila DeSchaaf, Planner II, stated that she had attended a meeting regarding the Smart Growth scorecard, which has to be completed by January, for cities/towns to be eligible for discretionary funding. She said there were questions on the scorecard that were specific to design guidelines. Smart Growth

Bill Ensign encouraged everyone to look at the Department of Commerce website

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for information on Smart Growth. The reason he first contacted this department was his research on cities/towns that had design review boards.

Sheila DeSchaaf, Planner II, commented that her understanding was that if you were a medium or large city then there should be some design guidelines and design review process in place. The scorecard did not reference a board. She then read an excerpt from the draft scorecard relating to the design mechanisms. She also noted that the Governor's Growth Cabinet included 15 other state agencies and also has representatives from cities, towns, and counties.

- A Deborah Hughes commented on how great the Giant project looks. There was Guidelines discussion regarding the color of the fascia on the gas island canopy.

Ms. Hughes questioned when the landscaping would be done at the condos on West Frontier. Ms. DeSchaaf noted that the landscaping would be completed by a certain date.

Ms. Hughes also questioned the dirt being moved by the hospital, to which the reply was it is a parking lot expansion.

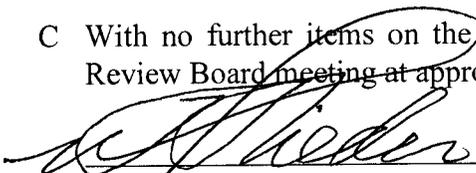
There was discussion regarding a comment made at a Council meeting where staff would do design reviews and the Board would only hear appeals or cases that requested deviation from the adopted guidelines.

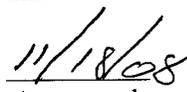
Chairman Lieder commented that there was a work study session scheduled for November 13 with the Council.

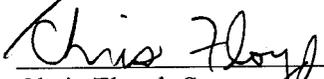
Chairman Lieder moved, seconded by Bill Ensign, to request a joint meeting with Council to answer any questions they may have regarding the design review process; motion carried 5-0.

- B The next meeting is scheduled for October 28, 2008. The November meeting is Next Meeting scheduled for the 18th of the month.

- C With no further items on the agenda, Chairman Lieder adjourned the Design Adjourment Review Board meeting at approximately 4:10 p.m.


Bernie Lieder, Chairman


Approved


Chris Floyd, Secretary