

MINUTES OF THE JUNE 2, 2010 DESIGN REVIEW BOARD

CITY OF MESA
MINUTES OF THE
DESIGN REVIEW BOARD
JUNE 2, 2010

A meeting of the Design Review Board was held in the Lower Level of the Council Chambers 57 East First Street, at 5:00 p.m.

MEMBERS PRESENT

Tim Nielsen - Chair
Wendy LeSueur – Vice Chair
Tom Bottomley
Craig Boswell
Delight Clark
Greg Lambright
Dan Maldonado

OTHERS PRESENT

Lesley Davis
Debbie Archuleta
Sammy Suleiman
Robert Pankonin
Will Allen
Tony Cooper

MEMBERS ABSENT

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1. Work Session:

CASE: Fry's Fuel Center
1915 South Power Road

REQUEST: Review of a 4,961 sq. ft. fuel canopy and kiosk

DISCUSSION:

Chair Tim Nielsen:

- The cornice adds a lot to the building
- The cornice element on the canopy looks applied
- Can they provide a reveal on the canopy?
- The columns and the building are much better
- Not sure the cornice on the canopy is the answer
- Concerned with the drive aisle width at the north and south ends of the canopy

Boardmember Dan Maldonado:

- Could they use the movement of the swoosh and the pop-out?

Vice Chair Wendy LeSueur:

- Could the cornice come down farther and stick out 6 or 8 inches?
- The cornice should be a different color

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CASE: Killian RV and Boat Storage
NEC Power Road and Galveston

REQUEST: Review of 4.34 acre RV and boat storage facility

DISCUSSION:

Vice Chair Wendy LeSueur:

- Windows should be recessed to provide shadows
- Desert Willow is deciduous; should use evergreen and place them closer together
- Grid on the windows seems too tight should be more glass
- Use nicer colors, more Santa Fe

Chair Tim Nielsen:

- Concern with height of wall and possible use of razor wire
- Use the same texture on the building on the walls
- Concerned with the width of the drive aisles and the depth of the stalls
- Agree the windows need to be recessed
- Color would bring life to the building

Boardmember Dan Maldonado:

- Why is the landscaping so far from the parking?
- Place the landscaping closer to the center of the landscape setbacks
- Could the pop-outs on the windows extend out and wrap out

Boardmember Craig Boswell:

- Concerned with the height and construction of the canopies

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CASE: AZ Health Tech Freeway landmark Monument Sign
5840 East Still Cir.

REQUEST: Review of an 85' tall Freeway Landmark Monument Sign

DISCUSSION:

Chair Tim Nielsen:

- The monitor looks applied
- The more sculptural the sign is the more interesting it is
- The metal element seems flimsy
- Could the black section look like a box?
- It should engage in volumes
- Could they introduce the flagstone to the base?
- The sign should be a piece of architecture
- It should be a landmark
- Study the proportions

Boardmember Craig Boswell:

- Concerned with proximity to residential

Vice Chair Wendy LeSueur:

- The sign is weak at the top
- The building has contemporary lines, use those on the sign
- Could they use the flagstone as a portion of the sign, above the base, on the left support column, where it will be seen?
- Doesn't like the stark black and the stark white, they are too harsh; could it be chocolate and another color for the letters?

Boardmember Dan Maldonado:

- The metal element should float
- Could they tuck the supports into the black element?
- Accentuate the widths
- Could the left support column be wider than the right support column?
- The left support column should curve back down
- The basic black and white and the basic font don't really go with the other colors on the sign

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A. Call to Order:

Chair Tim Nielsen called the meeting to order at 5:20 p.m.

B. Approval of the Minutes of the May 5, 2010 Meeting:

On a motion by Craig Boswell seconded by Wendy LeSueur the Board unanimously approved the minutes.

C. Election of Officers:

Wendy LeSueur nominated Craig Boswell as Chair, Dan Maldonado seconded the nomination. Vote 4 – 0

Dan Maldonado nominated Wendy LeSueur as Vice-Chair, Craig Boswell seconded the Nomination. Vote 4 – 0

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E. Discuss, receive comment and recommend to City Council the following Design Review Cases:

1. 6131 East Southern. (Council District 6). Requesting a modification of the approved colors on an existing Walmart.

Chair Tim Nielsen confirmed they will put on a new metal roof, and that these are corporate colors. He thought the colors were very closely related. He thought the split face should remain the current color which will tie it to the roof and the storefront.

Boardmember Craig Boswell confirmed the existing building is painted and not integral. He was concerned with the sheen of the proposed paint.

Vice Chair Wendy LeSueur agreed that the gray split face should remain the way it is. She thought they should look at re-working the shape of the tile accent area, so it wouldn't be so dated. She did not think the center needed to match the centers to the east. She wanted staff to follow-up on the sheen of the paint.

2. 4212 East Juanita. (Council District 6). Requesting a modification of the approved Navy Federal Credit union.

Chair Tim Nielsen liked the forms. Wanted to see some stone for richness. He suggested using a 4" veneer at high traffic areas because the wearability is better. He liked this proposal more than the original.

Boardmember Dan Maldonado thought the metal panels should have some texture, like a grid pattern.

Boardmember Craig Boswell stated that providing seams would help prevent oil canning.

Vice Chair Wendy LeSueur agreed they should use stone at the entrance and the ATM area. She liked the change of structure. She suggested lighter and darker shades of metal to create interest. She agreed the metal panels needed texture.

F. Other business:

Staffmember Gordon Sheffield told the Board staff had conducted a neighborhood meeting to discuss the proposed changes to the Desert Uplands Design Guidelines. He stated the meeting went very well. Some of the neighbors thought the guidelines should apply to signs.

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Regarding the Zoning Code Update Mr. Sheffield stated he wanted to know what the Boardmember's thought of the draft ordinance. He stated Bridget Jones of the Homebuilders Association had given staff comments, but that staff has really not heard much from anyone else.

Chair Tim Nielsen stated that this ordinance has a lot of layers, and some new vernaculars, he thought it would take a while for people to get used to working with it, and no one would really know how it works until they had to design a project using the new ordinance.

Mr. Sheffield stated the new ordinance should provide more options for people. He then explained the schedule for the remaining public input meetings.

G. Adjournment:

Respectfully submitted,

Debbie Archuleta
Planning Assistant

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