



MARKED AGENDA
SCOTTSDALE DEVELOPMENT REVIEW BOARD
KIVA - CITY HALL
3939 N. DRINKWATER BOULEVARD
OCTOBER 19, 2006
1:00 P.M.

ROLL CALL

All present

MINUTES APPROVAL

Items 1 & 2 Approved, subject to clarification of Citichurch item, 5-0; Motion by Barnett

1. October 5, 2006 Development Review Board Study Session Minutes
2. October 5, 2006 Development Review Board Regular Meeting Minutes

CONTINUANCES

CONSENT AGENDA - Any item may be requested to be removed for separate action by the Development Review Board.

CONSENT AGENDA

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|--|----|--|------------------|
| Approved 6-0;
Motion by
Jones;
Edwards
Recused | 3. | <u>119-DR-2005 (Scottsdale Ridge II)</u>
Request approval of a Site Plan and Elevations.
7303 E. Adobe Drive
Cawley Architects, Architect/Designer | Greg Williams |
| Approved 7-0;
Motion by
Jones | 4. | <u>29-DR-2005#2 (Rancho Reata Parcel B-1)</u>
Request approval of Site Plan and Elevations.
26725 N. Alma School Parkway
SHJ Studio, Architect/Designer | Don Hadder |
| Approved 7-0;
Motion by
Jones | 5. | <u>82-DR-2006 (Mondrian Hotel)</u>
Request approval to repaint existing building.
7353 E. Indian School Road
DLR Group, Architect/Designer | Kim Chafin, AICP |

REGULAR AGENDA

Approved 7-0;
Motion by
Jones

6.

86-DR-2003#2 (Citichurch Scottsdale)

Tim Curtis, AICP

Request by staff for reconsideration to clarify
the motion regarding approval of parking lot
expansion.

12344 N. 96th Place
Kolinski, Inc., Engineer

Moved to
Consent;
Approved 7-0;
Motion by
Jones

7.

33-DR-2006 (The Bank At Boulders)

Greg Williams

Request approval of Site Plan and
Elevations.

34275 N. Scottsdale Road
Archicon, L.C, Architect/Designer

Approved as
amended 7-0;
Motion by
Barnett

8.

18-DR-2006 (Indian School Road/Drinkwater
To Pima)

Kim Chafin, AICP

Request approval of Roadway
Improvements.

Logan Simpson Design Inc.,
Architect/Designer

Approved 6-0;
Motion by
Jones; Barnett
Recused

9.

34-DR-2006 (Paseo Village Remodel)

Jeff Ruenger

Request approval of Site Plan and
Elevations.

McCormick Parkway & Via Del Paseo
Architecture 3 LLC, Architect/Designer

Approved 6-1:
Motion by
Jones; Barnett
Dissenting

10.

69-DR-2006 (Grand Lux Cafe)

Kim Chafin, AICP

Request approval of Elevations.

7014 E Camelback Road
ADC, Architect/Designer

ADJOURNMENT 3:15 p.m.

DEVELOPMENT REVIEW BOARD CONSISTS OF:

Ron McCullagh, Council Member
David Barnett, Planning Commission Member
Jeremy Jones, Vice Chairman
David Brantner, Development Member

Michael D'Andrea, Development Member
Michael Edwards, Design Member
Michael Schmitt, Design Member



Persons with a disability may request a reasonable accommodation such as a sign language interpreter, by
contacting the City Clerk's Office at 480-312-2412. Requests should be made as early as possible to allow time to
arrange accommodation.

ARHOADES 10/13/2006
ARHOADES 10/19/2006

MINUTES APPROVAL

1. October 5, 2006 Development Review Board Study Session Minutes
2. October 5, 2006 Development Review Board Regular Meeting Minutes

COMMISSIONER BARNETT MOVED TO APPROVE THE OCTOBER 5, 2006 DEVELOPMENT REVIEW BOARD MINUTES INCLUDING THE STUDY SESSION. BOARD MEMBER SCHMITT SECONDED THE MOTION.

Board Member Schmitt pointed out a mistake on the attendee list for the study session. Board Member Edwards should have been marked present and Board Member Schmitt should have been marked absent.

In response to a question by Councilman McCullagh, Ms. Scott confirmed that it would be appropriate to approve the minutes subject to the CitiChurch clarification discussion.

COMMISSIONER BARNETT MOVED TO APPROVE THE OCTOBER 5, 2006 DEVELOPMENT REVIEW BOARD MINUTES INCLUDING THE STUDY SESSION, SUBJECT TO THE CLARIFICATION TO BE MADE REGARDING CITICHURCH DURING THE REGULAR AGENDA DISCUSSION. SECONDED BY BOARD MEMBER SCHMITT, THE MOTION CARRIED BY A VOTE OF FIVE (5) TO ZERO (0). BOARD MEMBERS SCHMITT AND BRANTNER ABSTAINED.

CONSENT AGENDA

Board Member Edwards noted a conflict and recused himself from item 3, 119-DR-2005, Scottsdale Ridge II.

VICE-CHAIRMAN JONES MOVED TO MOVE ITEM 33-DR-2006, THE BANK AT THE BOULDERS TO THE CONSENT AGENDA NOTING THAT THE STAFF RECOMENDATION HAD CHANGED TO APPROVAL SUBJECT TO THE STIPULATIONS INCLUDING ADJUSTING THE COLORS TO MEET THE REFLECTIVITY VALUE AND THAT THE APPLICANT WOULD INVESTIGATE CHANGING THE METAL TRELLIS TO WOOD IN ORDER TO BETTER MATCH THE AREA. SECONDED BY BOARD MEMBER SCHMITT, THE MOTION CARRIED UNANIMOUSLY BY A VOTE OF SEVEN (7) TO ZERO (0).

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|----|--------------|--------------------------------|
| 4. | 29-DR-2005#2 | <u>Rancho Reata Parcel B-1</u> |
| 5. | 82-DR-2006 | <u>Mondrian Hotel</u> |
| 7. | 33-DR-2006 | <u>The Bank at Boulders</u> |

VICE-CHAIRMAN JONES MOVED FOR APPROVAL OF ITEMS 4, 29-DR-2005#2; 5, 82-DR-2006; AND 7, 33-DR-2006. SECONDED BY BOARD MEMBER D'ANDREA, THE MOTION CARRIED UNANIMOUSLY BY A VOTE OF SEVEN (7) TO ZERO (0).

119-DR-2005

Scottsdale Ridge II

Vice-Chairman Jones inquired regarding a statement in the report that the screening shrubs for the project would be approved by the utility companies. Mr. Williams explained that the utility companies have a list of shrubs which are expected not to grow over two feet. The project landscape architect added bougainvillea and bird of paradise to the list of plants to be used.

In response to a question by Vice-Chairman Jones, Mr. Gary Brinkley noted that the black and white elevations as well as the construction documents would more accurately depict the spandrel glass located in the stairwells as well as canopies on the second story windows.

In response to a question by Board Member D'Andrea, Mr. Brinkley clarified that the block would be stained because integral block color can vary by lot.

29-DR-2005#2

Rancho Reata Parcel B-1

Vice-Chairman Jones commented that the project was well done.

82-DR-2006

Mondrian Hotel

Ms. Galav recalled the presentation during the previous meeting's study session, noting consensus by the Board that it would be appropriate to paint the building white.

33-DR-2006

The Bank at Boulders

In response to a question by Vice-Chairman Jones, Tim Rasnake confirmed that the windows would be double-paned.

Board Member Schmitt inquired about the staff recommendation for continuance in the packet. Ms. Galav confirmed that the staff recommendation had changed to recommending approval subject to the stipulations.

In response to a question by Vice-Chairman Jones, Mr. Williams clarified that the requested colors would be adjusted to meet the LRV requirement of a value of 40.

Board Member Edwards suggested that using wood for the trellis instead of steel may be more consistent with the architecture.