

STATE OF TEXAS §
COUNTIES OF POTTER §
AND RANDALL §
CITY OF AMARILLO §

On the 6th day of June, 2013, the Downtown Design Review Board met in a scheduled session at 5:30 p.m. in Room 306 on the third floor of City Hall, 509 East 7th Avenue, Amarillo, Texas, with the following members present:

VOTING MEMBERS	PRESENT	NO. MEETINGS HELD	NO. MEETINGS ATTENDED
Chan Davidson	No	18	12
Melissa Henderson	No	18	13
David Horsley	No	18	15
Charles Lynch	Yes	18	15
Kevin Nelson	Yes	18	16
Bob Rathbun	No	18	14
Wes Reeves	Yes	18	13
Steve Gosselin	Yes	4	4
Howard Smith	Yes	18	18
Dana Williams-Walton	Yes	18	15

CITY STAFF:
Kelley Shaw, Planning Director

OTHERS IN ATTENDANCE:
Melissa Dailey, DAI

Chairman Smith opened the meeting, established a quorum, and conducted the consideration of the following items beginning with ITEM 1.

ITEM 1: Approval of Minutes from the May 2, 2013 meeting

Chairman Smith asked if there were any questions or comments regarding the minutes? Mr. Lynch motioned to approve the minutes as presented. Mrs. Walton seconded the motion and the motion passed unanimously.

ITEM 2: Discuss and consider a request for a Certificate of Appropriateness related to improvements proposed at 1501 S. Washington Street.

Mr. Smith asked Mr. Shaw to present the item. Mr. Shaw began by stating that at last month's Board meeting he has asked if the Board would like to review the proposed improvements associated at the IC Gallery located at 1501 S. Washington as the project was somewhat unique. Since the Board decided that they would like to review the project, Mr. Shaw introduced Mr. Jeff Jenkins who was representing the applicant. Mr. Shaw briefly described the overall request and then asked Mr. Jenkins to provide a more detailed description of the project.

Mr. Jenkins stated that the facility is the private gallery/study area for Dr. Perriman. He stated that this project was the first phase of a larger, future project to improve the property and facility. Mr. Jenkins described that the old drive-up canopy would be removed and the ground would be covered with crushed granite to be able to be used as a bocce ball court. He then described an ornamental iron type fence that would be erected adjacent to the property line on the Washington side and, after talking to staff, is proposing to plant shrubs (junipers) in front of the fence but if the Board preferred the shrubs on the inside, they could do that. The Board agreed the shrubs would soften the Washington streetscape better being staggered on the outside of the fence.

Mr. Lynch asked if there are plans to at some point replace the asphalt with some sidewalks and remove some of the overall asphalt on the property. Mr. Jenkins said there may be at some point but currently there are no plans to do so with this phase of the project. Mr. Shaw stated that what was being done did not trigger any sidewalk or streetscape improvements.

Mr. Shaw then briefly described how the partial fencing was allowed by the Design Standards as transparent, quality fencing of a private courtyard. Given that the project meets the criteria as recommended by the Design Standards, Staff felt that any improvements would help the property's aesthetic appeal. The fence needing to stay on private property was also discussed. Mr. Lynch suggested that sidewalks at some point and maybe some trees as they would be an effective, low cost improvement. Mr. Shaw stated staff would recommend approval of the project as presented.

Mr. Smith asked if there were any other question and hearing none asked for a motion. Mr. Nelson motioned for approval of the request. Mr. Lynch seconded the motion. The motion passed unanimously.

ITEM 3: Staff report on Certificates of Appropriateness that have been administratively approved for 2013.

Mr. Shaw stated the Board requested to see what projects Staff have recently reviewed for Certificates of Appropriateness (COA) and had a short presentation on this subject. Mr. Shaw stated that staff would start including a standing agenda item for updates on projects that have been administratively reviewed. He then began describing projects that Staff have reviewed that included the Amarillo National Bank neon sign, windows at 1710 S. Polk, driveway at 1613 Monroe, DAC parking lot, Vineyard Manor blade sign, KAMR metal panels, and a new duplex at 709 S. Jefferson. Mr. Shaw ended the update by stating that he would be placing these kinds of reports on the Board's agenda from this point forward

ITEM 4: Discuss and consider amendments related to elements within the Downtown Amarillo Urban Design Standards and the related development review process

Mr. Shaw stated that he would like to have additional time before the Board officially acts on any recommendations regarding proposed amendments to the Design Standards. He stated he would like to obtain additional input from the Comprehensive Plan Advisory Committee and that DAI were still discussing the proposed amendments. Mr. Shaw then briefly described the process of how any changes would actually go through the approval process.

ITEM 5: Public Forum

Mr. Robert Goodrich spoke about how he believes that the standard within the Design Standards that stated skywalks or underground passages are not allowed should be reconsidered. He believes that, like other cities, the use of such should be allowed. He stated that the option to have such facilities might be beneficial to attract development rather than perhaps deterring development when someone sees that it is not allowed. Mr. Goodrich asked the Board to please place this item on the agenda to be considered.

Mr. Reeves stated that in Dallas the tunnels and skywalks were having a negative impact on the street activity and that such development was now being discouraged. Mr. Reeves stated that during the formation of these standards, this aspect of development was discussed and was determined that it would not be in the best interests of Amarillo's downtown development. Mr. Lynch asked staff to verify that one could always ask for a variance to this requirement for a particular development. Mr. Shaw stated that there were some exceptions to the requirements and, in general, one could ask the Board for a variance.

Mr. Shaw verified that he did previously discuss the issue with Mr. Goodrich and assured him that he would bring his request up to the Board. Mr. Shaw stated that when he did bring the request up to the Board, there was no interest to look at the matter. Mrs. Smith asked if the existing skywalks and tunnels were grandfathered? Mr. Shaw stated that the two skywalks around the old Saint Anthony's hospital were not in the Design District boundary but the tunnels are but all were in existence before the Design Standards were approved but would be considered a legal non-conforming use. Mr. Nelson asked how the existing tunnels were treated as far as ownership and maintenance. Mr. Shaw stated that was an issue that has no clear answer at the moment.

Mr. Goodrich once again requested the Board consider changes the regulations. Mr. Smith asked if there was any interest from the Board to look at changing the "skywalk and underground passages" regulations. Mr. Nelson felt the current regulations were sufficient. Hearing no other comments, Mr. Smith thanked Mr. Goodrich for his comments.

ITEM 6: Consider Future Agenda Items

Mr. Lynch commented that he had a project that needed review. Mr. Shaw brought up that the next regularly scheduled Board meeting would be on July 4th and that he would send out a request for a specially called meeting to take the place of the normal meeting. Mr. Lynch said the sooner the better for his project. Mr. Shaw stated he would send out a request to meet last or next to last week in June.

Kelley Shaw
Planning Director