

*Design Review Board  
October 7, 2015*

**MINUTES OF A REGULAR MEETING OF THE DESIGN REVIEW BOARD OF THE TOWN OF CLARKDALE HELD ON WEDNESDAY, OCTOBER 7, 2015, AT 6:30 P.M. IN THE MEN'S LOUNGE OF THE CLARK MEMORIAL CLUBHOUSE, 19 N. NINTH STREET, CLARKDALE, AZ.**

A **Regular Meeting** of the Design Review Board of the Town of Clarkdale was held on Wednesday, October 7, 2015, at 6:30 p.m. in the Men's Lounge of the Clark Memorial Clubhouse, 19 N. Ninth Street, Clarkdale, AZ.

**BOARD MEMBERS:**

Chairperson	Robyn Prud'homme-Bauer	Present
Vice Chairperson		
Board Members	Kerrie Snyder	Present
	Laura Jones	Present
	Mike Garvey	Present
	Aaron Midkiff	Present

**STAFF:** Community Development  
GIS/Planner II  
Senior Planner

Guss Espolt  
Beth Escobar

**Others in Attendance:** Jeff Hendricks-Applicant, Wayne Debrosky and Art Durazo Town of Clarkdale, Cindy Emmett, Jerry Wambacher and George Benatz.

1. **AGENDA ITEM: CALL TO ORDER:** The Chairperson called the meeting to order at 6:30 p.m.
2. **AGENDA ITEM: ROLL CALL:** The GIS/Planner II called roll.
3. **WELCOME NEW MEMBER: Aaron Midkiff.** New Board Member Midkiff shared his background and was welcomed to the Design Review Board.
4. **AGENDA ITEM: PUBLIC COMMENT:** The public is invited to provide comments at this time on items that are not on this agenda. Action taken as a result of public comment will be limited to directing staff to study the matter, or scheduling the matter for further consideration and decision on a later agenda, as required by the Arizona Open Meeting Law. Each speaker is asked to limit comments to **FIVE minutes.** **There was no public comment.**
5. **AGENDA ITEM: MINUTES:** Consideration of the **Regular Meeting Minutes of July 1, 2015.** Board Member Snyder **motioned to approve the Regular Meeting Minutes of July 1, 2015.** Board Member Garvey **seconded the motion.** **The motion passed unanimously.**

6. **AGENDA ITEM: REPORTS:**

**Chairperson and Member Report:** None.

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**Staff Report Updates:** Last week the Community Development Department staff met with Ralph Clemmer about the future application for Site Plan Review of the proposed Recreation Center in Mountain Gate. There is no application at this time.

**7. ELECTIONS: Chairperson and Vice Chairperson**

Board Member Prud'homme-Bauer made a motion to elect Board Member Jones as Chairperson. Board Member Snyder seconded the motion. Board Member Jones accepted the nomination and was elected unanimously.

Board Member Snyder motioned to elect Board Member Prud'homme-Bauer as Vice Chairperson. Board Member Garvey seconded the motion. Board Member Prud'homme-Bauer accepted the nomination and was elected unanimously.

**8. NEW BUSINESS:**

**DISCUSSION & POSSIBLE ACTION:** DRB-091136 – A Design Review application for shade sails over the outdoor seating area plus extended fencing in front of the processing area for Chateau Tumbleweed located at 1151 State Route 89A, Parcel # 406-26-313A..

**Staff Report:**

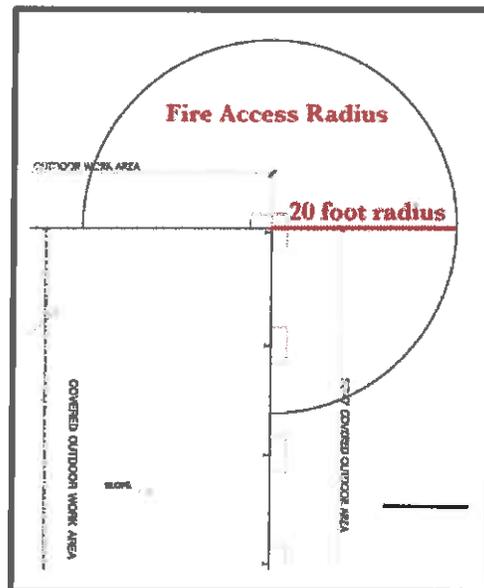
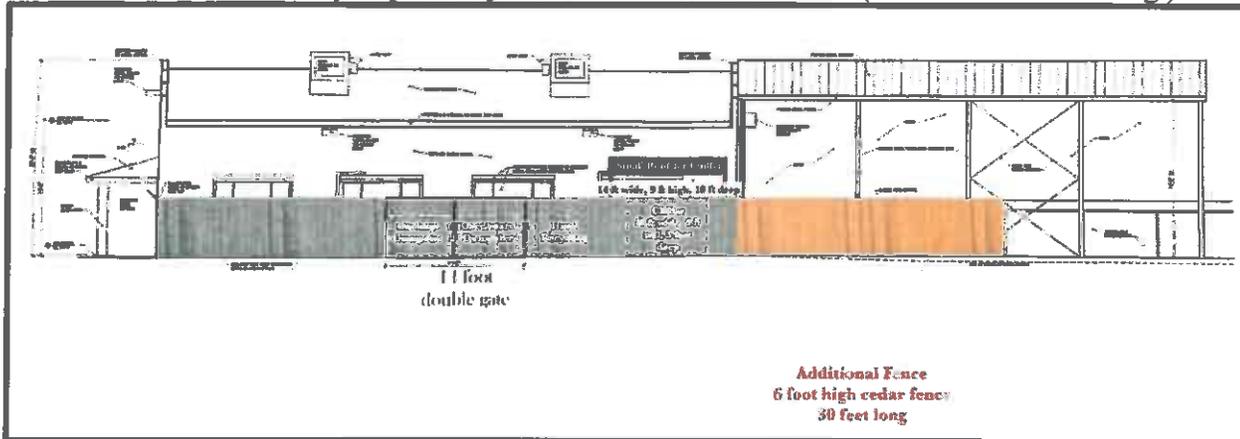
**Background:**

Mr. Jeff Hendricks has submitted an application to Design Review for Coolaroo shade sails over the outdoor seating area. He also wishes to extend fencing previously approved at the June 3<sup>rd</sup> DRB to provide an aesthetic enclosure and to obscure the equipment and production area at Chateau Tumbleweed, the business located at 1151 State Route 89A.

1. The (4) proposed Coolaroo shade sails over the outdoor seating area will be similar in color to that of the building and surroundings (**sample of fabric will be presented at the DRB meeting.**) The (1) center 12 foot x 12 foot shade sail will be tan. The (3) shade sails will be triangular in shape 12 foot on all sides and will be light brown. The shade sails will be attached to the awning using 2" lag bolts. The other sides will be attached to 8 foot high 4x4 redwood posts attached to the existing 4" x 4" redwood posts that are mounted to the pavement in 12 places with four 4.5" concrete anchors at each post. They will be fastened to existing posts with four 8.5" by 3/8" diameter bolts. (See attached renderings and photos.)
2. The proposed fencing will be 30 linear feet of 6' high cedar fence in front of the processing area extending from the June 3<sup>rd</sup> DRB approved fencing. The extension fence is to help obscure the equipment and production area. The fence request will not impact the 20 foot radius for emergency

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service accessibility required by the Clarkdale Fire District. (See attached rendering.)



**Staff Analysis**

***Zoning Code Chapter 11, Section 11-4 Review Criteria for Design Review Approval.***

*'The Design Review Board shall review applications for design approval of new construction, alterations, additions, or renovations to existing buildings or structures...'*

**Staff Recommendations**

Having met all code requirements, staff recommends the application as presented be approved with the following stipulations:

1. Installation of the 30 linear feet of 6' high cedar fencing and 8 foot high 4" x 4" redwood posts for the shade sails shall be inspected and approved by the Town's Building Official.

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**Applicant Presentation:**

The applicant explained the Coolaroo shade sails over the outdoor seating area. He also discussed the extended fencing previously approved at the June 3, 2015 Design Review Board meeting to provide an aesthetic enclosure and to obscure the equipment and production area.

**Questions to Staff/Applicant:**

**-Question from Board Member Garvey:** What is the color of the shade sails?

**-Applicant Answer:** Brown.

**-Question from Board Member Garvey:** How will you adhere the shade sails to the fascia?

**-Staff Answer:** The applicant will work in conjunction with the Building Code and the Town's Building Official's direction.

**-Question from Board Member Prud'homme-Bauer:** Have you considered any other colors?

**-Applicant Answer:** No, we wanted it to be an earthy color.

**-Question from Board Member Midkiff:** Why did you set the height at 8 feet versus 9 feet due to possible sagging?

**-Applicant Answer:** We thought of 8 feet but can make it 9 feet.

**-Question from Staff to the Board Members:** Would the Board like to make that a stipulation or a suggestion?

**-Answer from the Board:** A suggestion.

**-Question from Board Member Garvey:** Have you thought about metal posts?

**-Answer from Applicant:** Yes, we are thinking of metal also. We will talk to the Town's Building Official about this.

**-Comments from Board:** The Board is not making the metal posts a stipulation, only a suggestion. Keep the extension of the fence the same as the Design Review Board approval at the June 3, 2015 meeting.

**Discussion:**

The Board felt the addition of the shade sails will be beneficial to customer's seating comfort.

**Action:** Board Member Prud'homme-Bauer motioned to approve DRB-091136-Design Review application for shade sails over the outdoor seating area plus extended fencing in front of the processing area for Chateau Tumbleweed located at 1151 State Route 89A, Parcel #406-26-313A with the following staff recommendation:

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Having met all code requirements, staff recommends the application as presented be approved with the following stipulations:

2. Installation of the 30 linear feet of 6' high cedar fencing and 8 foot high 4" x 4" redwood posts for the shade sails shall be inspected and approved by the Town's Building Official.

The suggestion using metal posts will be coordinated between the Applicant and the Town's Building Official.

Board Member Midkiff seconded the motion. The motion passed unanimously.

9. **DISCUSSION:** Architectural repairs on and in the Clark Memorial Clubhouse located at 19 N. Main Street, Parcel #406-06-008B.

Wayne Debrosky, Director of Public Works and Utilities, gave an overview of the architectural repairs on and in the Clark Memorial Clubhouse. ADA improvements funded through CDBG will be completed by November 2016. Additional upgrades and improvements will be identified and put into a five year improvement plan. Superintendent Durazo provided details for the upcoming construction.

This being a discussion only, there were no actions taken.

10. **WORKSESSION:** Discussion regarding the DRAFT Clarkdale Parkway to Centerville Roundabout Focus Area Plan.

Beth Escobar, Senior Planner, Community Development Department introduced Ida de-Blanc from the Planning Commission. Senior Planner Escobar presented a PowerPoint presentation where we (The Town of Clarkdale) were in the year 2000 and where we are today. What will we look like in 15 years was a focal point. Staff and the Board discussed methods of how to connect the new development along the corridor with the Historic Business District.

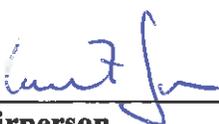
Staff will bring back a color/architectural elements board for discussion and adoption as guidelines for future development.

This being a worksession only, there were no actions taken.

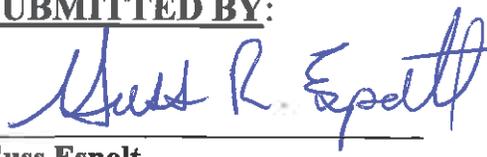
11. **FUTURE AGENDA ITEMS:**

12. **ADJOURNMENT:** Board Member Snyder motioned to adjourn the meeting. Board Member Prud'homme-Bauer seconded the motion. The motion passed unanimously. The meeting adjourned at 8:20 p.m.

**APPROVED BY:**

  
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**Chairperson**  
Laura Jones

**SUBMITTED BY:**

  
\_\_\_\_\_  
**Guss Espolt**  
GIS/Planner II