

Design Review Board - Meeting Minutes Draft

December 11, 2019

City Council Briefing Center

Meeting called to order at 5:31 PM by Steven Meek

Attendance:

- *Board Members Present:* Chad Schmidt, Steven Meek (Chair), Kathy Lang (Vice-Chair & CA Liaison), Ted Teske, Chuck Horgan (Art Commission Liaison), Grant Keller (arrived at 5:36 PM)
- *Board Members Not Present:* Anne Hanenburg, Mark Brower
- *Quorum Present:* yes
- *Staff Members Present:* Dean Gunderson, Taylor Berberich

Public Comment:

- None

Briefing Session:

Chair Report - Steven Meek

- None

Secretary Report - Dean Gunderson

- Portland-based UrbsWorks has been awarded the contract to assist in developing new design guidelines for Public Projects and Structures, Right of Way Encroachments (i.e. skywalks), and Citywide Design Guidelines, and possibly for Planned Unit Developments while also investigating other potential process and procedural improvements.
- We've received three nominations for DRB Chair, to fill the opening that will be left by Steven Meek. The election for that board officer position is slated for January 15th.
- Once Steven Meek leaves the DRB, the architect position on the board must be filled. One application has been received to-date. His name is Drew Kleman, and he's an architect working for Kattera. The new chair will be tasked with authorizing an interview committee to meet with all qualified applicants.

Board Business:

Approval of Minutes: Minutes from the November 20, 2019 meeting approved unanimously, with the addition of what the proposal discussed in the Secretary Report is for (New Design Guidelines).

Old Business:

- None

New Business:

- None

Changes to Agenda:

- None

**Chuck Horgan recused himself from the workshop, since he works for the architecture firm handling the Collaborative Workshop project.

Workshops:

1. Collaborative Workshop for Riverfront Park - North Bank Playground - M & O Facility

- Staff Report: Taylor Berberich
- Applicant Presentation: Julia Culp & David Hipp (Bernardo|Wills)
- Questions asked and answered
- Discussion ensued

Based on review of the materials submitted by the applicant and discussion during the December 11, 2019 Recommendation Meeting, the Design Review Board recommends the approval of the project subject to the following conditions:

1. The board accepts the applicant's proposal to omit the CXT restroom from the project. Should the need arise for a restroom facility to be constructed independent of the M&O building, that project will be brought before the Design Review Board.

Please see the following Comprehensive Plan Goals and Policies: LU 2.1 Public Realm Features, LU 5.5 Compatible Development, DP 2.3 Design Standards for Public Projects and Structures, and DP 2.5 Character of the Public Realm.

Please see the following Downtown Plan Strategies: 2.2 BUILT FORM AND CHARACTER, and 2.4 OPEN SPACE, and PUBLIC REALM AND STREETSCAPES.

Please see the following Downtown Design Guidelines: A-1 Respond to the Physical Environment, B-1 Respond to the Neighborhood Context, B-4 Reinforce the Urban Form and Architectural Attributes of the Immediate Area, and D-4 Provide Elements that Define the Place.

2. The applicant should use a solid, sight obscuring fencing material. If such a fence is not installed, the applicant shall install view-obscuring landscaping adjacent to the public side of the fence (similar to the view-obscuring landscaping at the West Havermale service area).

Please see the following Comprehensive Plan Goals and Policies: LU 2.1 Public Realm Features, LU 5.5 Compatible Development, DP 2.3 Design Standards for Public Projects and Structures, DP 2.5 Character of the Public Realm, and DP 2.6 Building and Site Design.

Please see the following Downtown Plan Strategies: 2.2 BUILT FORM AND CHARACTER, and 2.4 OPEN SPACE, PUBLIC REALM AND STREETSCAPES.

Please see the following Downtown Design Guidelines: A-1 Respond to the Physical Environment, B-1 Respond to the Neighborhood Context, B-3 Reinforce the Urban Form and Architectural Attributes of the Immediate Area, D-1 Provide Inviting and Usable Open Space, D-4 Provide Elements that Define the Place, D-7 Design for Personal Safety and Security, and E-3 Minimize the Presence of Service Areas.

3. In regard to the fence design, the applicant is encouraged to explore opportunities to incorporate an aesthetically complimentary transition, utilizing a similar material palette, between the M&O building and the neighboring masonry fence to the east.

Please see the following Comprehensive Plan Goals and Policies: LU 2.1 Public Realm Features, LU 5.5 Compatible Development, DP 2.3 Design Standards for Public Projects and Structures, DP 2.5 Character of the Public Realm and DP 2.6 Building and Site Design.

Please see the following Downtown Plan Strategies: 2.2 BUILT FORM AND CHARACTER, and 2.4 OPEN SPACE, PUBLIC REALM AND STREETSCAPES.

Please see the following Downtown Design Guidelines: A-1 Respond to the Physical Environment, B-1 Respond to the Neighborhood Context, B-3 Reinforce the Urban Form and Architectural Attributes of the Immediate Area, D-1 Provide Inviting and Usable Open Space, D-4 Provide Elements that Define the Place, D-7 Design for Personal Safety and Security, and E-3 Minimize the Presence of Service Areas.

- 4. The applicant shall incorporate a more playful color palette for the public restroom doors, canopy and signage, consistent with the materials proposed for the playground.**

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Please see the following Downtown Plan Strategies: 2.4 OPEN SPACE, PUBLIC REALM AND STREETSCAPES.

Please see the following Downtown Design Guidelines: A-1 Respond to the Physical Environment, B-1 Respond to the Neighborhood Context, B-3 Reinforce the Urban Form and Architectural Attributes of the Immediate Area, D-1 Provide Inviting and Usable Open Space, and D-4 Provide Elements that Define the Place.

- 5. The applicant shall revise the proposed eave/soffit configuration as presented in the submittal packet.**

Please see the following Comprehensive Plan Goals and Policies: DP 2.3 Design Standards for Public Projects and Structures, DP 2.5 Character of the Public Realm and DP 2.6 Building and Site Design.

Please see the following Downtown Plan Strategies: 2.2 BUILT FORM AND CHARACTER.

- 6. If the skate park is built up to the M&O building, the applicant shall provide protection to the insulated metal panels of the building.**

Please see the following Comprehensive Plan Goals and Policies: LU 2.1 Public Realm Features, LU 5.5 Compatible Development, DP 2.3 Design Standards for Public Projects and Structures, and DP 2.6 Building and Site Design.

Please see the following Downtown Plan Strategies: 2.2 BUILT FORM AND CHARACTER, and 2.4 OPEN SPACE, PUBLIC REALM AND STREETSCAPES.

Please see the following Downtown Design Guidelines: A-1 Respond to the Physical Environment, and D-7 Design for Personal Safety and Security.

Note: Kathy Lang was identified as a member of the Downtown Plan Update Steering Committee, representing DRB, but will be continuing to fill the Community Assembly Liaison role until a replacement is appointed. The board reached general consensus accepting Kathy's service as the board's representative on the Downtown Plan Update Steering Committee.

Meeting Adjourned at 7:26 PM

Next Design Review Board Meeting scheduled for Wednesday, December 18, 2019