

**KUNA DESIGN REVIEW COMMITTEE MEETING  
November 13, 2008**

**MINUTES**

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The Design Review Board met in regular session November 13, 2008, Vice-Chairman Young presiding.

1. **CALL TO ORDER:** Vice-Chairman Young calls the meeting to order at 6:02 p.m.
2. **ROLL CALL:** The following members were present Young, Rowe, Goicoechea, Hennis and Denton. Steven Hasson, Planning Director; Troy Behunin, Planner II and Maranda Schindel, Planner was also present. Chairman D'Orazio was absent. Scott McIntosh was also present representing the Kuna Melba News.

Vice-Chairman Young wanted to inform the fellow committee members and staff that he too works for the same company the applicant's husband works for. Young believes that he can make a nonbiased decision. Committee members agreed and moved forward.

3. **CONSENT AGENDA:**
4. **OLD BUSINESS:**
  - A. **Public Meeting: 08-13-DR / 08-13-SUP – Walgreens – Continued from October 30, 2008 meeting.**

*Mr. Behunin, Planner II presented the application to the Committee; explaining the staff report and all the updated conditions placed by the Committee from the previous meeting. Mr. Behunin addressed the updated elevations, site plan, and landscape plan provided by the applicant showing all the changes requested from the Committee. A letter was sent to the applicant from the Staff regarding the reduction in size of the buffer and add sod life rather than gravel, the aligning of centerlines along Kay Ave., and comply with all suggested landscaping; however, the applicant has decided to provide the minimum caliper of 2-inch against Staff's recommended 3-inch. Staff again reminded the Committee that through a Special Use Permit action recommending or requiring more than the minimum requirements stated by Code is allowed.*

**Applicant: Jessica Aguilar, Pre-Development Project Manager & Cody (did not hear last name) with Hawkins Companies –**

Ms. Aguilar and Cody presented the changes they made to the site plan, landscaping and elevations; explaining the centerlines along Kay Ave. lined up within a maximum of five feet, the landscaping within the buffer will be sod with irrigation system and not gravel, and the color scheme of the elevations. Ms. Aguilar commented she didn't feel the SUP conditions should be addressed during this discussion; since the Commission is the deciding body of all SUP applications, Staff recommending a larger caliper to the DR Committee shouldn't be allowed. Ms. Aguilar stated that they are in compliance the current landscape ordinance within the buffer so they did not provide the 3-inch caliper recommended by Staff. Ms. Aguilar then stood for any questions from the Committee.

**Decision:**

Committee members thanked the applicants for returning with all the conditions discussed and that the elevations look beautiful; however, they were not so sure about the color. Vice-Chairman Young suggested the "Bone White" to be slightly darker color; Committee members agreed. Committee members and applicant reviewed the other proposed Walgreen elevations at the Eagle and Meridian locations, comparing the color schemes presented on them. Vice-Chairman Young discussed the relief to the east side of building from base to roof. Young and Ms. Aguilar together drew in the locations of which the reliefs shall be placed along the building.

**Motion is made by Hennis to approve application File #08-13-DR with the following conditions:**

- **Add relief per Vice-Chairman Young's suggested locations along the east side of building from the base to roof.**
- **Adjust the base color of eifs a shade or 2 darker; closer to the Linder and McMillan Walgreens.**
- **Ms. Aguilar shall send updated elevations to Staff, who will in return email to all Committee members; approval will be made through email.**

**Goicoechea seconds the motion. All AYES, motion carries.**

5. **NEW BUSINESS:**

6. **DISCUSSION:**

**A. Design Review Board:**

Committee member Hennis wanted to discuss with Staff the possibility of changing City code on the minimum requirement of caliper required. Hennis feels that requiring the applicant to provide a larger caliper on a commercial site than what is required in code is more complicating than just changing the code. Staff explained to the Committee that we are in the process of updating the City code for many different reasons and will work on updating the Landscape ordinance also.

7. **ADJOURNMENT:**

**Motion is made by Young to adjourn. The motion is seconded by Hennis. All AYES, motion carries. The meeting is adjourned at 7:08 p.m.**