

**KUNA DESIGN REVIEW COMMITTEE MEETING
February 28, 2009**

MINUTES

The Design Review Board met in regular session February 28, 2009, Vice-Chairman Young presiding.

1. **CALL TO ORDER:** Vice-Chairman Lee calls the meeting to order at 6:05 p.m.
2. **ROLL CALL:** The following members were present Young, Goicoechea, Hennis and Denton. Maranda Schindel, Planner was present for notes and presenting changes of the application. Chairman D'Orazio and Committee member Rowe were absent.
3. **CONSENT AGENDA:**
4. **OLD BUSINESS:**
5. **NEW BUSINESS:**

A. Public Meeting: 09-01-DR – O'Leary Arlene Building:

Planner, Ms. Schindel presented the application. This is an application for Design Review for a historical building located in downtown Kuna. The improvements will be primarily interior with minor exterior repairs to consist of installing double hung windows on the front, second floor of the building. It should be noted that staff has placed minimal Design Review standards on the applicant for the Design Review Committee consideration; reflecting on the fact the building is in the Central Business District (CBD) with a large percentage of the lot consumed by the building. The land and use reside in a build environment with many constraints that limit the ability to impose further standard development / design conditions, hence the minimum suggested requirements. The property is located at 459 W. Main Street, Kuna, Idaho.

Applicant: Vern Smith / Representative & Larry O'Leary / Owner: They described the issues at hand that brought them forth through this application process again – with the liquor license. There was an issue with the liquor license obtained previously and rather wait they purchased another liquor license to replace the previous but needed a new location to utilities the new license. They are on a time limit – if they can not provide a suitable facility for thee liquor license they loose it.

The applicants explained the historical value of the building and the personal value; the want to provide a beautiful building for the community to use and as a gift for his wife, Arlene. They spoke about the fireplace located outside and what was going to be a possible cooking pit in the future should it be permitted. The renovation of the inside – during the winter the previous tenant had reduced the heat so much when the weather temperature dropped it cause the pipes to freeze and break, causing damage to the wood floor and some building structure. They are repairing everything at this moment. Mr. O'Leary spoke about the want to place a cast iron clock along the sidewalk outside the building along Main Street or hang it off the front of the building. Mr. O'Leary also discussed the want of a masonry wall located on the back of the building providing for wind block and debris from coming in. This wall will consist of a minimum 12 feet,

with a want of 20 feet high, and made of "Cut Sheet"/"Uni- Block". They are planning on repainting the building with the same colors and possibly providing a decorative sidewalk in front of the building to go with the cast iron clock. Mr. O'Leary expressed that they are more than willing to do anything that is asked of them so long as they don't deny them; they want to make a nice 1910 style lounge for the community to enjoy and have a place to relax during their free time.

Committee Discussion: DRC Hennis commented on the work that has already been put into the building and how beautiful it is. He was concerned about whether or not there was actually anything that could be required of them due to the fact the building is a historical building. DRC Young questioned the possibility of the wall along the southern boundary; staff thought that it would be considered some form of "fence". There would need to be a building permit pulled and inspections done by the building inspector. However, only 6' maximum is allowed in the CBD district unless approved otherwise through a special use permit. Staff would look into it and speak with the building inspector. DRC Denton was concerned about the lighting of the building in the patio/rear area. Mr. O'Leary explained that there is security lighting that is set-up to warn the officers on duty when there is someone/thing in the back when not allowed. The lighting is sensed to shine white when someone is in an unauthorized area and red light when they are authorized. However, he said it isn't working correctly at this moment. After some back and forth discussion over the same items the DRC decided that they could not make any decisions or place any conditions without knowing what was allowed to be done to a historical building.

DRC Hennis made a motion for the applicant to return the following week, March 4, 2009, with the following items:

- Documents from Historical Society - requirements, restrictions
- Cut Sheet for proposed block wall for back patio. (Uni-Block)
- Proposed paint color for the building and the trim
- Proposed light fixtures and locations for patio and building
- Proposed clock – two versions – wall mount & street type
- Proposed construction material for back gate and stairs

DRC Goicoechea second the motion, All AYES motion carries.

6. **DISCUSSION:**

7. **ADJOURNMENT:**

Motion is made by D'Orazio to adjourn. The motion is seconded by Young. All AYES, motion carries. The meeting is adjourned at 7:00 p.m.