



TOWN OF JEROME

POST OFFICE BOX 335, JEROME, ARIZONA 86331
(928) 634-7943 FAX (928) 634-0715

REGULAR MEETING OF THE TOWN OF JEROME DESIGN REVIEW BOARD

DATE: Monday, August 10, 2015 TIME: 7:00 pm

PLACE: **JEROME CIVIC CENTER**
600 Clark St., JEROME, ARIZONA 86331

MINUTES

Pursuant to A.R.S. 38-431.02, notice is hereby given to the members of the Design Review Board and to the general public that the Design Review Board will hold the above meeting in Council Chambers at Jerome Town Hall. Members of the Design Review Board will attend either in person or by telephone, video or internet conferencing. The Design Review Board may recess the public meeting and convene in Executive Session for the purpose of discussion or consultation for legal advice with the Town Attorney, who may participate telephonically, regarding any item listed on this agenda pursuant to A.R.S. § 38-431.03 (A)(3).

ITEM 1: CALL TO ORDER/ROLL CALL

The meeting was called to order by Chair Phinney at 7:01p.m.

Roll call was taken by Albert Sengstock, Zoning Administrator. Members present were Chair Phinney, Steve Pontious, Carole Lozano and Brice Wood. Mike Parry was excused.

Staff present were Albert Sengstock, Zoning Administrator and Jennifer Julian, Minute Taker.

Members of the public present were Sally Dryer of the Jerome Humane Society.

ITEM 2: APPROVAL OF MINUTES FROM JULY 13, 2015

Mr. Pontious moved to approve the minutes as submitted. Ms. Lozano seconded. The motion carried with three ayes and one abstention.

ITEM 3: PETITIONS FROM THE PUBLIC – There were no petitions from the public.

ITEM 4: FOR APPROVAL OF REPLACEMENT WINDOWS AT THE HIGH SCHOOL

APPLICANT: VERDE EXPLORATION LTD

PARCEL: 401-06-021A

ADDRESS: 887 HAMPSHIRE

ZONING: I-1

The applicants ask for window design and color approval for replacement windows.

The applicant was not in attendance.

Chair Phinney questioned the divided lights/mullions of the proposed replacement windows. According to information from the Secretary of the Interior, that type of mullion insert is not the first choice for window replacements. Mr. Wood wondered if the snap-in inserts would be plastic.

Mr. Sengstock said that the proposed windows are close in appearance to the existing windows in visual design and color. The materials are better for long-range purposes.

Chair Phinney repeated that windows without the snap-in mullions are preferable from a Design Review standpoint. Mr. Sengstock said that he can make that a condition of approval.

Mr. Wood agreed with Chair Phinney. In addition, he wanted to make sure that the new windows are recessed as much as the existing windows. Ms. Lozano said that old windows have a 3- to 5-inch reveal, while new windows tend to be flush. Chair Phinney gave the example of 1970s aluminum windows where the glass is flush with the frame.

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Mr. Wood asked if the applicant could install one example. Mr. Sengstock said yes, and that the Board could make it a condition that the sample meets the Board's approval. He can discuss the recess with the applicant before the sample is installed.

Chair Phinney moved to approve the replacement of one window, provided the final selection of the window not contain divided lights, that the frame to window offset resembles what was there historically, and that the final installation of the window roughly match the depth of the original windows. Blanket approval for replacement of future windows to be contingent upon Design Review Board approval of installed example. Mr. Pontious seconded. Mr. Wood pointed out that mullions are also muntins. The motion passed unanimously.

ITEM 5: APPROVAL OF HUMANE SOCIETY "HOT VEHICLE" SIGNS

APPLICANT: JEROME HUMANE SOCIETY VARIOUS LOCATIONS THROUGHOUT JEROME

Mr. Sengstock provided examples of the proposed signs. He said that it is reasonably consistent that communities do not allow private use of public land. If one use is allowed, then anyone could expect the same privilege. For this reason, he and the Town attorney agree that this sign should be prohibited on public rights-of-way, that is, Town property and parking lots. He understands the Town supports this issue, so he is willing to entertain a solution that would meet the approval of the Town attorney.

The Humane Society already has signs in businesses, but mainly small ones. Mr. Sengstock provided a memo that the Humane Society could present to businesses to show that placing a sign in their windows would be legal.

Approval to place the sign at the 300-Level parking lot would have to be sought from the county.

Ms. Sally Dryer of the Jerome Humane Society asked if they could get a temporary ordinance to display the sign for three months, during the summer. Mr. Sengstock said no, because it is public property. It would be allowed on private property.

Ms. Lozano asked if the signs would be allowed if the Town of Jerome were included on the sign. Mr. Sengstock said no, because these are not Town signs.

Chair Phinney offered two ideas. First, what if the police department were willing to take responsibility for the signs? Second, could the Humane Society lease a small space in the parking lot, big enough for a sign? Mr. Sengstock said that leasing the property would not be appropriate, because again it is a private use of public land. However, if the police department were involved, it could be considered as a Town sign.

Chair Phinney reminded everyone that the Design Review Board is responsible for approving the design of the sign. The rest is up to the town.

Mr. Pontious likes the sign, as does Ms. Lozano. Mr. Pontious would like to find a solution to place the sign in the parking lots rather than the businesses, because now people see them after have already parked their cars.

Mr. Pontious moved to approve the design of the sign as presented. Chair Phinney seconded.

Mr. Wood was concerned about visual clutter. However, he supports the Humane Society. In the past, the Board approved the dog bag stations. Isn't that the same thing, except without text? He would like the Humane Society to be happy.

Chair Phinney agreed with Mr. Wood's concerns about visual clutter.

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Mr. Sengstock said that a police department request to put up police department signs would possibly be acceptable. He will work on finding a solution.

Ms. Dryer pointed out that Officer Martin originally suggested the signs to the Humane Society. The police department contacts the Humane Society if they want help with a dog locked in a car.

Mr. Pontious asked if the signs would be displayed only in the summer. Ms. Dryer said yes, from May to September or October.

The question was called. All were in favor and the motion carried.

FUTURE AGENDA ITEMS

Discussion/Possible Direction to Staff Only

Chair Phinney asked if the district sign business is still moving forward. Mr. Sengstock said yes, he will continue to update the Board.

Mr. Wood intends to bring examples of visual clutter to the Board.

Mr. Sengstock said that he finished the sign inventory. There are three signs without permits.

Mr. Pontious would like to discuss dilapidated buildings.

ITEM 6: ADJOURNMENT

Mr. Wood moved to adjourn. Ms. Lozano seconded. The motion passed unanimously and the meeting was adjourned at 7:31 p.m.

Respectfully submitted by Jennifer Julian on September 14, 2015.

Approved:


Design Review Board Chair

Date:

9/14/2015

Attest:


Design Review Board Vice Chair

Date:

9/14/15