



MINUTES

DRAFT

Riverfront Design Committee

9:00 a.m. Council Chambers, City Hall, 200 North Walker Ave., Third Floor

Date: 11/5/2009

Time: 9:00 a.m.

Location: Council Chambers, City Hall, 200 North Walker Ave., Third Floor

The notice and agenda for the Oklahoma City Riverfront Design Committee meeting were filed with the City Clerk's office and posted on the Council bulletin board 24 hours prior to the meeting.

The meeting was called to order at 9:00 a.m. and adjourned at 9:46 a.m.

1. ROLL CALL

Members Present: Paul Dudman (Chair)
Tony Blatt (Vice-Chair)
Brian Dougherty
John Joyce
Richie Splitt
David Yost

Members Absent: Kenneth Dennis
Wayne Stone
Terry N. Taylor

Staff Present: Susan Miller, AICP, Planner IV, Planning Department
Scottye Montgomery, Planner II, Planning Department
Analinda Lane, Admin. Coordinator I, Planning Department
Dan Brummitt, Assistant Municipal Counselor

2. APPROVAL OF MINUTES

Motion: Yost/Blatt to approve the minutes of the October 1, 2009 Riverfront Design Committee meeting

Ayes: Blatt, Dougherty, Dudman, Joyce, Splitt, Yost

Nays: None

Absent: Dennis, Stone, Taylor

Action: APPROVED

3. CASES WITHDRAWN

A. SRCA-09-021 at 930 S Santa Fe Ave Consideration and possible action on an application for a Scenic River Overlay Design District Certificate of Approval by Brian Hobbs, Hoch Associates, to install a pre-manufactured

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precast concrete telecommunications building on BNSF right of way along the north side of 9th Street.

4. CONSENT DOCKET

A. None

5. CONTINUANCE REQUESTS

A. None

6. CASES FOR INDIVIDUAL CONSIDERATION

A. **SRCA-09-008**, at **4333 SW 15th** Consideration and possible action on an application for a Scenic River Overlay Design District Certificate of Approval by Premier Hospitality Group #2 to construct a 6-story stone and brick hotel with drive-thru entry canopy, install parking lots, install sidewalks, install signage, install landscaping and irrigation, and install screening.

No one appeared.

Motion: Dougherty/Blatt to approve Item 6A with the conditions that: 1) the applicant receives final plat approval prior to commencing construction, and 2) that the applicant presents to staff revised landscaping plans showing compliance with the landscaping and screening regulations.

Ayes: Blatt, Dougherty, Dudman, Joyce, Splitt, Yost

Nays: None

Absent: Dennis, Stone, Taylor

Action: APPROVED WITH CONDITIONS

7. OTHER BUSINESS

A. Administrative Amendment

1) Request by John Rhodes for the City of Oklahoma City for an Administrative Amendment to **SPUD 496** to allow horizontal corrugated siding as a building material for the proposed boat slip structure at **1421/1513 Exchange Avenue** for the Oklahoma City Public Works Boat Maintenance Facility. The Committee is asked to provide a recommendation.

Matthew Peacock appeared and spoke on behalf of the project.

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Committee Member John Joyce asked the applicant for more information regarding structural calculations that were used to justify the need for alternate materials from those originally approved.

Motion: Joyce/Splitt to continue Item 7A-1 for 30 days.

Ayes: Blatt, Dougherty, Dudman, Joyce, Splitt, Yost

Nays: None

Absent: Dennis, Stone, Taylor

Action: CONTINUED

B. Planning Commission Action

- 1) **Case #SPUD 535**, request by Crow Oklahoma #9 Limited Partnership to rezone **4132 Will Rogers Parkway** (Lot 7, Block 14 Installment 6 Metropolitan Industrial Park Addition) from I-2/SRODD to SPUD 535 to remove the site from the existing design overlay district and allow site to be developed in accordance with the modified I-2 Moderate Industrial District regulations.

Dennis Box and Edgar Brown appeared and spoke on behalf of the project.

Motion: Yost/Splitt to recommend approval with the conditions that: 1) the SPUD excludes uses that are undesirable within the River District, and 2) that the SPUD incorporates the design regulations and guidelines of the Scenic River Overlay Design District.

Ayes: Blatt, Dougherty, Dudman, Joyce, Splitt, Yost

Nays: None

Absent: Dennis, Stone, Taylor

Action: RECOMMEND APPROVAL WITH CONDITIONS

- 2) **Case # PC-10240**, request by Metropolitan Business Park #4 LLC and Mason Realty Investors, LLC to rezone **3900, 3901, and 4000 Will Rogers Parkway** from I-2/AE/SRODD to I-2/AE to remove from design district overlay zoning.

Dennis Box and Steve Mason appeared on behalf of the project.

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Motion: Yost/Dougherty to recommend approval with the conditions that: 1) the property be rezoned to a SPUD, 2) that language be included in the SPUD to exclude uses that are undesirable within the River District, and 3) that the SPUD incorporate the design regulations and guidelines of the Scenic River Overlay Design District

Ayes: Blatt, Dougherty, Dudman, Joyce, Splitt, Yost

Nays: None

Absent: Dennis, Stone, Taylor

Action: RECOMMEND APPROVAL WITH CONDITIONS

8. COMMUNICATIONS

A. Next Meeting Date

The next regular Committee meeting is December 3, 2009. New applications were to be submitted to staff by 4:00 p.m., Monday, October 26, 2009. Submittal deadline of revisions for continued cases is November 12, 2009. Submittal deadline for the January 7, 2010 meeting is November 30, 2009

9. ADJOURNMENT

Motion: Blatt/Splitt to adjourn the meeting of the Riverfront Design Committee

Ayes: Blatt, Dougherty, Dudman, Joyce, Splitt, Yost

Nays: None

Absent: Dennis, Stone, Taylor

Action: ADJOURNED (9:46 a.m.)

Note: These minutes are subject to Committee approval.