

**MINUTES  
ORO VALLEY CONCEPTUAL DESIGN REVIEW BOARD  
REGULAR SESSION/STUDY SESSION  
MAY 12, 2015  
HOPI ROOM  
11000 N. LA CANADA DRIVE**

**REGULAR SESSION AT OR AFTER 6:00 PM**

**CALL TO ORDER**

Chairman Eggerding called the Regular Session of the Conceptual Design Review Board at 6:00 PM.

**ROLL CALL**

**PRESENT:**

Richard Eggerding, Chairman  
Bruce Wyckoff, Vice Chairman  
Jacob Herrington, Member  
Sarah Chen, Member  
Nathan Basken, Member  
Harold Linton, Member  
Kit Donley, Member

**ABSENT:**

None.

**ALSO PRESENT:**

Joe Hornat, Council Member  
Lou Waters, Vice-Mayor  
Joe Andrews - Chief Civil Deputy Attorney

**PLEDGE OF ALLEGIANCE**

Chairman Eggerding led the Conceptual Design Review Board members and audience in the Pledge of Allegiance.

**CALL TO AUDIENCE**

There were no speaker request.

**COUNCIL LIAISON COMMENTS**

Lou Water, Vice-Mayor had no comments.

**1. REVIEW AND/OR APPROVAL OF THE MARCH 10, 2015 REGULAR SESSION MEETING MINUTES**

**MOTION:** A motion was made by Bruce Wyckoff, Vice Chairman and seconded by Jacob Herrington, Member to approve the March 10, 2015 regular session meeting minutes.

**MOTION** carried, 7-0.

**2. CONCEPTUAL SITE PLAN AND CONCEPTUAL ARCHITECTURE FOR A PROPOSED EXPANSION OF THE CATHEY'S SEW AND VAC BUSINESS, LOCATED NEAR THE SOUTHEAST CORNER OF ORACLE AND HARDY ROADS, OV1215-05**

Robert Kirschmann, Planner, presented the following:

- Proposal
- Location
- Existing/Proposed Site Plan
- Neighborhood Meeting/Public Input

Kevin Hall with Cypress Civil Development, representing the applicant, presented the following:

- Existing Views
- Proposed Entry View
- Site Plan

**MOTION:** A motion was made by Sarah Chen, Member and seconded by Nathan Basken, Member to recommend approval of the Conceptual Site Plan subject to the condition in Attachment 1, finding that the proposed Conceptual Site Plan for the Cathey's Sew and Vac is in conformance with the Oro Valley Design Principles and applicable Design Standards.

**MOTION** carried, 7-0.

**MOTION:** A motion was made by Nathan Basken, Member and seconded by Jacob Herrington, Member to recommend approval of the Conceptual Architecture, finding that the proposed Conceptual Architecture for Cathey's Sew and Vac is in conformance with the Oro Valley Design Principles and applicable Design Standards.

**MOTION** carried, 7-0.

Joe Andrews - Chief Civil Deputy Attorney left the meeting, due to a conflict with item 3.

**3. CONCEPTUAL ARCHITECTURE FOR A POOL BUILDING IN THE MARACAY AT VISTOSO SUBDIVISION, LOCATED AT THE NORTHERN TERMINUS OF LA CAÑADA DRIVE IN RANCHO VISTOSO, OV1315-06**

Rosevelt Arellano, Senior Planner, presented the following:

- Purpose
- Location Map
- Site Plan
- Surrounding Homes
- Front Elevation (South)
- Old/New Submittal
- Rear Elevation (North)
- Side Elevation (East and West)
- Summary and Recommendation

Cindy Paddock, with Maracay Homes, gave a brief update on the Maracay project.

David Garcia, with the Architectural Design Group, Inc, representing the applicant, presented the following:

- Location Map
- Recreational Area Plan
- Area Plan
- Site Plan
- Floor Plan
- Elevations: North & South
- Color Board - Materials
- Perspective Views from South
- Perspective Views from North

Cindy Paddock, with Maracay Homes, gave a brief explanation of the redesign elements of equipment yard.

**MOTION:** A motion was made by Sarah Chen, Member and seconded by Harold Linton, Member to approve the Conceptual Architecture for the proposed Maracay at Vistoso pool building based on the findings that the request complies with the provisions in the Zoning Code, subject to the conditions in Attachment 4. Including adding in more of a design features from the current submittal of pool yard to include the wrought iron lanterns and corning.

Jacob Herrington, Member offered a friendly amendment to add a sign with mechanical area to the building.

Sarah Chen, Member denied the friendly amendment.

**MOTION** carried, 5-2 with Bruce Wyckoff, Vice Chairman, and Nathan Basken, Member opposed.

#### **4. YOUR VOICE, OUR FUTURE CONCEPTUAL DESIGN REVIEW BOARD LIAISON UPDATE**

Kit Donley, Member gave a brief update on the Your Voice, Our Future meetings.

#### **ADJOURNMENT**

**MOTION:** A motion was made by Bruce Wyckoff, Vice Chairman and seconded by Jacob Herrington, Member to adjourn the May 12, 2015, Conceptual Design Review Board meeting at 6:57 PM.

**MOTION** carried, 7-0.

#### **STUDY SESSION AT OR AFTER 6:30 PM**

Chairman Eggerding called the Study Session of the Conceptual Design Review Board meeting to order at 6:58 PM.

#### **1. DISCUSSION OF ESL AND MODIFIED REVIEW PROCESS**

Michael Spaeth, Senior Planner, presented the following:

- General Plan Policies
- Environmentally Sensitive Lands/Conservation Subdivisions (Cluster)
- Incentives - Flexible Design Options
- Modified Review Process

Discussion ensued amongst the Board Members in reference to the modified review process.

Joe Hornat, Council Member, encouraged the Board Members to attend the neighborhood meeting and hear the issues first hand.

#### **PLANNING UPDATE (INFORMATIONAL ONLY)**

Michael Spaeth, Senior Planner, presented the following Planning update:

- Planning items on the May 20th Town Council agenda
- Planning items on the June 3rd Town Council agenda
- Upcoming Conceptual Design Review Board agenda item for June 9th

- Community Academy
- Upcoming Neighborhood Meetings

**ADJOURNMENT**

**MOTION:** A motion was made by Bruce Wyckoff, Vice Chairman and seconded by Kit Donley, Member to adjourn the May 12, 2015 Conceptual Design Review Board Study Session at 7:44 PM.

**MOTION** carried, 7-0.

DRAFT