

SITE PLAN COMMITTEE
JUNE 10, 2003

1. ROLL CALL

The meeting was called to order at 4:00 p.m. Committee members present were Chair Jeff Evans, Vice-Chair James Aucamp, Jr., Julie Aitken, and Councilmember Michael Crowley. Also present were Planner Chris Gratz and Secretary Jenevia Edwards recording the meeting. Sam Engel, Jr., was absent.

2. APPROVAL OF MINUTES: May 13, 2003

Ms. Aitken made a motion, seconded by Vice-Chair Aucamp, to approve the minutes of May 13, 2003. In a voice vote, with Mr. Engel being absent, all voted in favor. **(Motion carried 4-0)**

3. SITE PLANS

3.1 SP 2-1-03, Camelot Estates, 3900 Joan's Way (A-1)

Nate Chamberlain and Neal Janov, representing the petitioner, were present. Mr. Gratz read the planning report and noted that elevations for each dwelling would be brought before this Committee for approval.

A lengthy discussion ensued with the following subjects being addressed: sidewalks; security features at the entranceway of SW 105 Avenue; landscaping of the ten-foot common area buffer which was located within the 20-foot canal easement on the western side of the property; the placement of an aesthetic guard rail and hedge on the west side of the west perimeter road; and the architectural style of the "spec house" which did not meet the intent of the rural lifestyle initiative.

Ms. Aitken made a motion to deny. The motion died for lack of a second.

Ms. Aitken made a motion, seconded by Vice-Chair Aucamp, to approve subject to staff's recommendations; subject to excluding the "spec house" from the site plan and from the approval; subject to the buffer on the west side being approved by "Water Management" and remain unchanged; subject to the "tree relocation plan" being accommodated with staff; and subject to a pedestrian access way at SW 40th Street and continuing along the west boundary in order to lead to Orange Drive. In a roll call vote, the vote was as follows: Chair Evans - yes; Vice-Chair Aucamp - yes; Ms. Aitken - yes; Councilmember Crowley - yes; Mr. Engel - absent. **(Motion carried 4-0)**

3.2 SP 4-7-03, Stirling Villas, 3875 NW 76 Avenue (RM-8)

Rock Prieto and David Souza, representing the petitioner, were present. Mr. Gratz read the planning report.

Committee members were dismayed by the deficiencies in these plans; however, they agreed to provide direction. Mr. Prieto explained the problems which had caused delays in having this project move forward.

Various Committee members offered suggestions regarding architecture, landscaping, and correct labeling on the plans.

Ms. Aitken made a motion, seconded by Vice-Chair Aucamp, to table [June 24, 2003]. In a roll call vote, the vote was as follows: Chair Evans - yes; Vice-Chair Aucamp - yes; Ms. Aitken - yes; Councilmember Crowley - yes; Mr. Engel - absent. **(Motion carried 4-0)**

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Reconsideration

3.3 SP 12-2-02, T.G.I. Friday's of Muvico Theaters, 15601 Sheridan Street (PUD-5)

Dennis Mele and Ted Poole, representing the petitioner, were present. The floor plan of T.G.I. Fridays was provided for review.

Mr. Mele detailed the changes and provided before and after renderings. Mr. Poole displayed a materials board which indicated the brick, granite, stone, metal coping and efface. Also discussed were the coolers, dumpster arrangements, and floor plans. Chair Evans indicated that he was more than satisfied with the quality of the materials. Committee members were in agreement.

Ms. Aitken made a motion, seconded by Vice-Chair Aucamp, to approve. In a roll call vote, the vote was as follows: Chair Evans - yes; Vice-Chair Aucamp - yes; Ms. Aitken - yes; Councilmember Crowley - yes; Mr. Engel - absent. **(Motion carried 4-0)**

4. OLD BUSINESS

There was no old business discussed.

5. NEW BUSINESS

There was no new business discussed.

6. COMMENTS AND/OR SUGGESTIONS

There were no comments and/or suggestions made.

7. ADJOURNMENT

There being no further business and no objections, the meeting was adjourned at 5:35 p.m.

Date Approved: _____

Chair/Committee Member