



## MEETING MINUTES LOWRY DESIGN REVIEW COMMITTEE

Zoom Meeting

**Thursday, August 6<sup>th</sup>, 2020**  
**8:30 a.m.**

- **Call to Order** **8:30 am**  
The meeting was called to order at 8:33 am. Kevin Yoshida, Jessie Johnson, Chuck Woodward, Robin Ault, Jamie Fogle, Carla McConnell, and Steve Lane were in attendance. Jessie Johnson, LCMA Board member, new LDRC member, and new LDRC chair was introduced.
- **Approval of Meeting Minutes 6.25.2020** **8:30-8:35 am**  
The committee voted unanimously to approve the meeting minutes from June 25<sup>th</sup>, 2020.
- **532 Golfer's Way – Rental Townhomes** **8:35 am – 9:30 am**
  - **Norris Design: Concept / Schematic Presentation**

The Norris Design team presented their updated conceptual site plan. They first addressed Tracts, A, Y, and Z and the site orientation. The Tracts are zoned differently from the lot to be developed, so that adds a layer of complication with the city. At the very least, an easement could be established to allow development of the LCMA-owned tracts, but that could also add a layer of legal complications to the development. The committee approved the proposed orientation of the site with the condition that the LCMA and the owner would enter into an easement for the owner to re-landscape and maintain Tracts Y and Z.

The site parking analysis was presented: there are 52 2-bedroom units, 43 of the units have a side-by-side 2-car (non-tandem) garage, 9 of the units have a tandem garage (which counts as one parking space), and an additional 20 off-street guest parking spaces. There are about 24 on-street parking spaces, however, the LDRC seeks to minimize development impact on the surrounding community through on-street parking, so on-street parking should be removed from any parking analysis. The committee would like to see a site parking analysis as a part of the next presentation. The parking analysis should include an analysis of traffic site circulation on site.

The committee would like to see a Title IX table showing at the next presentation.

The new proposal increased the brick / masonry from 8% to 20%. The minimum would need to be 30% brick and a variance will be required. The 30% is based on a current ongoing Design Guidelines update that requires, in a Residential Neighborhood context, require a minimum of 30% of net exterior materials be brick or stone. The developer will need to go through the variance process for the existing Design Guideline's masonry requirement.

The committee would also like to see more articulation on the exterior – specifically along the ridgeline and the building form. Recessing the area between the roof gables was a suggestion to remove some of the flatness of the elevations. Another suggestion was wrapping the first floor all the way around with brick. The committee is also looking for visual breaks between segments of siding. The building massing needs to be broken up to some extent.

The committee would also like to see utilities placement and arrangement on the site.

In general, the basic site disposition is acceptable, but the committee needs more architectural detail. The project will be added to the agenda for the September 3<sup>rd</sup> LDRC meeting.

- **241 Oneida Ct. – Covered Porch Addition** **9:30 am – 10:00 am**

Kevan and Gwen O'Connor presented their proposal for a patio roof addition to the rear of 241 Oneida Ct.

The committee can not approve the project as submitted because there is information missing, primarily the measurements of where the posts and roof gable is on the house façade and the slope of the roof. The committee further clarified exactly what measurements were needed and that was emailed to the homeowner. The committee will continue to review the project via email as additional information is provided.

- **Adjourn** **10:15 am**

The meeting was adjourned at 10:15 am.