



P.O. Box 27210
Tucson, Arizona 85726-7210
Phone: (520) 791-4213
TDD: (520) 791-2639
Fax: (520) 791-4017

Legal Action Report – Meeting Minutes Design Review Board (DRB)

Members of the Design Review Board (DRB) held a meeting, which was open to the public on:

Date and Time: Friday, October 7, 2022, 7:30 a.m.

Location: Meeting was held virtually using Microsoft Teams

1. Call to Order / Roll Call	7:45 AM
Paige Anthony	Present
Rosemary Bright	Absent
Caryl Clement	Absent
Susannah Dickinson	Absent
Nathan Kappler	Present
Grace Schau	Present
Chris Stebe	Absent

A quorum was established.

- 2. Review and Approval of the 7/8/2022 LAR and Meeting Minutes** **Action Taken**
Motion was made by Chair Kappler to approve the LAR and draft minutes of June 3, 2022. Motion was duly seconded by Member Schau. All in favor. Motion passed 3-0.

- 3. Call to the Audience**
Two members of the audience presented arguments against Case # DRB-22-11/SE-22-35 – New TEP Cottonwood Substation, three observers.

- 4. Case # DRB-22-11 / SE-22-35 ([T22SE00035](#)) New TEP Cottonwood Substation**

[3210 S Cottonwood Ln](#), Parcel # [11918030A](#)

R-1 and R-2 Zoning

Special Exception Request (Continued)

Action Taken

Staff reintroduced the project, and the applicant presented, providing the following clarifications in response to questions posed by the DRB:

- a) There is not a standard color for transmission poles. Painted metal would require more maintenance, as the paint loses integrity and needs to be replaced;

- b) TEP has conducted an in-depth floodplain review, finding the site was already engineered and modeled for flood control. The flood control and erosion measures were analyzed for about two years by TEP, several committees, and Mayor and Council, who approved the site in March of 2022; the site will be one foot above the 500-year water level and erosion hazard has been reduced. Bank protection exists through soil/cement, and riprap rock is being added along the bank with stained concrete rubble to create a more natural color; and
- c) The landscaping palette includes native mesquite trees, among other native species, including desert willows, hackberry, brittlebush, and prickly pear.

Motion was made by Chair Kappler to recommend to the PDSD director approval, with the following comment: The DRB only reviewed the housing of the facility and not the facility or the use itself. The motion was duly seconded by DRB Member Anthony. Motion passed by a voice vote of 3-0. Motion passed unanimously.

5. Staff Announcements

Informational

A courtesy review has been requested for the Urban Street Apartments during the next DRB meeting. Information on the Sunshine Mile District was sent to the DRB in a recent email, and staff are preparing a presentation on the Grant Road Improvement District.

6. Adjournment

Meeting adjourned at 8:54 AM.