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**DRAFT 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, June 16, 2023, 7:30 a.m.**

**Location: Meeting was held virtually using Microsoft Teams**

<b>1. Call to Order / Roll Call</b>	<b>7:32 AM</b>
Paige Anthony	Present
Rosemary Bright	Present
Caryl Clement	Present
Susannah Dickinson	Present
Nathan Kappler	Present
Grace Schau	Present
Chris Stebe	Present

**A quorum was established.**

- 2. Review and Approval of the 5/19/2023 LAR and Meeting Minutes** **Action Taken**  
Motion was made by DRB Member Anthony to approve the LAR and draft minutes of May 19, 2023. Motion was duly seconded by DRB Member Clement. All in favor. Motion passed 7-0.
- 3. Call to the Audience**  
No speakers were present.
- 4. Activity # [SD-0423-00044](#)**  
**Related Activity # [TC-COM-0223-00659](#)**  
**Downtown Event Center**  
**[33 S 6th Ave](#) (Parcel # [11706195A](#))**  
**OCR-2 Zoning**  
**Rio Nuevo (RNA) Review**  
Staff introduced the project, the applicant presented and provided the following clarifications to questions posed by the DRB:
- The gate will be located in the alcove, but will be left open during operating hours;
  - The gate has a tubular steel frame with painted perforated corrugated sheet metal on top, similar to the

existing panels that will be removed from the windows, and will serve for aesthetic and security purposes;

- c) The gate will have 1/8" circle perforations, compared to the existing window screens that have 1/16" circle perforations;
- d) The existing doors in the alcove will be replaced;
- e) The proposed colors are complimentary of the area, and were chosen from a selection of approved color schemes from previous project proposals;
- f) The turquoise tiling is existing, although it may need some minor restoration work;
- g) Missing tiles have been recovered, including red tile; property owner would like to keep blue tile in place;
- h) There are no proposed modifications to the sidewalk or landscaping in front of the building;
- i) The proposed windows were selected to match the existing windows and compliment the historic nature of the building; and
- j) There are no plans to put a bench or other item within the alcove.

Staff provided the following clarifications to the DRB:

- a) The turquoise tiling is not considered historic, so they are not required to maintain the tile. If the applicant was wanting to change the tile, they would have to go through another review process;
- b) The two trees in front of the property are maintained may be maintained by the Department of Transportation and Mobility (DTM); and
- c) If an awning was to be added, the proposal would have to go back through the Plans Review Subcommittee (PRS) for approval. Adding an awning would not have a major impact on the contributing status of the property.

Motion was made by Vice Chair Stebe to recommend to the PDSB director approval, finding the project in compliance with the building design standards set forth in UDC sections 5.12.7.C.1-15 and 5.12.7.D, subject to providing to PDSB staff an updated shade study including the trees in front of the property and any other items that may contribute shade to show the 50% shade requirement. The motion was duly seconded by DRB Member Bright. Motion passed by a voice vote of 7-0. Motion passed unanimously.

**5. Activity # [SD-0623-00061](#)**

**Related Activity # [TC-COM-0323-00834](#)**

**Tucson Water Building – Two New Shade Canopies on Balconies**

**[310 W Alameda St](#) (Parcel # [116192320](#))**

**[La Entrada PAD-2](#) Zoning**

**Rio Nuevo (RNA) Review**

Staff introduced the project, the applicant presented and provided the following clarifications to questions posed by the DRB:

- a) The shade canopies were designed to provide some shade while allowing light to filter through the canopy into the windows around the balcony.

Motion was made by DRB Member Clement to recommend to the PDSB director approval, finding the

project in compliance with the building design standards set forth in UDC sections 5.12.7.C.1-15 and 5.12.7.D. Motion was duly seconded by DRB Member Anthony. Motion passed by a voice vote of 7-0. Motion passed unanimously.

**6. Staff Announcements**

**Informational**

There are plans coming in for a 17-story apartment building that has been previously seen for a courtesy review by the DRB. The DRB reviewed plans for Chase Bank the last meeting, but the plans are being withdrawn due to conversations about staying in its current location. The DRB may also be reviewing plans for Hotel Arizona soon, which will be a phased project to make renovations.

**7. Adjournment**

Meeting adjourned at 8:42 AM.