

Minutes of the Design Review Committee meeting held on February 25, 2016, at 5:30 p.m. in the Murray Public Services Building Conference Room, 4646 South 500 West, Murray, Utah.

Present: Design Review Committee:
Ned Hacker, Chair
Ray Black
Jay Bollwinkel
Jared Hall, Community Development Manager
Brad McIlrath, Assistant Planner

Excused: C.J. Kulp

1. APPROVAL OF MINUTES

Mr. Hacker asked for approval of minutes from December 29, 2015. Mr. Black made a motion to approve the minutes as presented. Seconded by Mr. Bollwinkel.

The minutes were approved unanimously (3-0).

2. BOARD REPORTS

There were no board reports.

3. BUSINESS

4. ADAM DAY VIOLINS – 4916 South State Street – Project #16-18

Adam Day was the applicant present to represent this request. Brad McIlrath reviewed the location and request for a Certificate of Appropriateness for a building addition located at the property addressed 4916 S. State Street. The addition would provide an area for string instrument manufacturing and repair to be located at the southwest corner of the Day Murray Music Building. The applicant proposes to construct a nine-hundred and twenty (920) square foot addition at the southwest corner of the existing building. The addition will provide space for the manufacturing and repair of string instruments for Day Violins (a partner business of Day Murray Music). The proposed addition would include a new 174 square foot storage space, an approx. 447 square foot shop space, and a 81 ½ square foot vestibule and observation area. The string instruments sold at this location are currently being manufactured off-site, but this addition will allow for all business related functions to be located at the same location. The existing southwest business entry will continue to be used, but will be reconfigured to provide the vestibule and observation area. The proposed building addition will utilize brick and stucco materials to match the existing structure which will add to the historical character of the building. The stucco areas will provide signage for Day Violins with sign materials that will be determined in the future. The proposed building materials are consistent with the design guidelines and contribute to the eclectic vernacular of the Murray City Center District. Customer parking is provided directly to the west of this building and adjacent to the shared alley way along with a shared parking lot located on the Wells Fargo property to the south. Employee parking is rented from the arts center to the west. Additional customer parking may be available with on street parking located along State Street.

The proposed addition will not change the existing parking arrangements and will not increase the net parking demand of the business. Based on analysis of the design review guidelines staff determines that the overall design is consistent with the Murray City Center District Design Guidelines. Staff therefore recommends that the Design Review Committee forward a recommendation of approval for the new building addition for a string instrument manufacturing and repair shop at the property addressed 4916 S. State Street to the Planning Commission with the following conditions:

1. All building materials shall comply with the design guidelines for the Murray City Center District.
2. The applicant shall obtain a Certificate of Appropriateness for the proposed additional business signage.

There was a discussion about shared parking.

Mr. Black made a motion to forward a recommendation of approval to the Planning Commission for a Certificate of Appropriateness for a building addition located at the property addressed 4916 S. State Street, subject to conditions. Seconded by Mr. Bollwinkel.

A Mr. Hacker

A Mr. Black

A Mr. Bollwinkel

Motion passed, 3-0.

5. Items from Staff

Meeting adjourned.



Jared Hall,
Community Development Division Manager