



DRAFT MINUTES

Town Center Committee

22358 S. Ellsworth Rd, Queen Creek, AZ

San Tan Conference Room

May 08, 2013

8:00 am

1. **Call to Order and Roll Call**

The meeting was called to order by Chair Chris Webb at 8:04 am. The following people were in attendance:

Committee Members: Chair Chris Webb, Marquis Scott, Vice Chair Bill Smith, Deb Wood, Shane Randall, Jason Buche, Monica O'Toole, Barbara Khalsa

Town Staff: Doreen Cott, Economic Development Director; Joy Maglione, Town Clerk Assistant

Absent Members: Council Member Oliphant, Council Member Barnes, Larry Hoel, Nancy Diab

2. **Introductions & Announcements.**

Trish Vercoe from Estate Metals introduced herself to the committee.

3. **Public Comment:**

There were no public comments.

4. **Items for Discussion and Possible Action**

A. **Consideration and possible approval of the April 17, 2013 minutes**

Motion: Bill Smith

2nd: Shane Randall

To approve the April 17, 2013 minutes as presented.

Motion carried unanimously.

B. **Presentation from Trish Vercoe of Estate Metals**

Trish Vercoe presented information on Estate Metals which specializes in metal architectural art that is custom designed to enhance public areas. Ms. Vercoe spoke to the committee in 2011 and was invited back to re-address the concept as a possibility for a town center beautification project.

She explained how custom metal fence panels and benches help to create interest for pedestrians in a town center. She showed examples of a downtown main street project in the City of Bennington, Nebraska and locally, the Mountainview

Family Church in San Tan Valley, which recently commissioned custom panels for their outdoor patio area.

She outlined fundraising programs where local businesses could sponsor a custom panel designed to feature their business or local history. Ms. Vercoe distributed a pricing package for Town of Queen Creek for 3'x5' custom panels and 6' benches. The benches would be powder coated aluminum due to the intense Arizona heat. Project completion would take approximately 6-8 weeks.

Vice Chair Bill Smith asked if one panel design could be chosen by the Town and have it include an area for an inscribed donor nameplate for fundraising projects. Ms. Vercoe replied that the panel could either be customized by the donor or they could use a pattern chosen by town and purchase an inscribed nameplate. The Town could offer both options and she can provide us with pricing.

Chairman Chris Webb asked where we envision placing the panels in Town Center. Economic Development Director Cott suggested they start in the "old" Ellsworth Rd pedestrian area, and maybe replace some of the existing white fencing. Ms. Cott asked if Estate Metals could provide an artist rendering to give the committee a visual with suggested locations and recommendations on how to group the panels. It would also help us estimate how much sponsorship is needed. Ms. Vercoe agreed to provide drawings.

Committee members discussed locations and other decorative uses such as gateways, 3-panel corners, bus stops, rest stops, and scupper areas.

Ms. Vercoe added that the Estate Metal owners are moving to Arizona and hope to get the community involved with art classes in area schools where students can help design a panel and participate in fundraisers. Ms. Vercoe said the company will also be advertising in Phoenix Home & Garden magazine.

C. Discussion and possible action to continue the Façade Improvement Program

Ms. Cott explained that the Façade Improvement Program was a pilot program and staff will be updating Council on the progress of the program and asking for consideration to continue the program. Staff recommends approval of the program at current funding levels.

Motion: Barbara Khalsa 2nd: Deb Wood
To recommend to Council to continue the Façade Improvement Program at the current funding level of \$100,000.
Motion carried unanimously.

D. Discussion and possible approval of the 2013/14 work plan

Ms. Cott distributed the draft work plan for FY13-14 to committee members for discussion and review as follows:

- Item #1: Façade Improvement Program – continue to facilitate the program to encourage revitalization and beautification in Town Center
- Item #2: Town Center Parking Options – participate in Community Development efforts to identify parking options; create an overlay district; and updates to Zoning Ordinance as it relates to parking and signage
- Item #3: Revolving Loan Fund- develop a revolving loan fund utilizing NEDCO as program administrator
- Item #4: Vision/Beautification – gateway monuments; signage (explore pedestrian way finding signs); decorative elements; develop an amenities plan for Town Center per directive from Town Council
- Item #5: Old Town Queen Creek Alliance – continue working with the alliance on initiatives to assist business attraction to Town Center. (Get updates on the progress/status of the Alliance)

Chairman Webb suggested that in addition to identifying parking locations that Item #2 should also address parking standards to encourage new growth.

Ms. Cott recommended that Item #4 specify the development of a comprehensive amenities package for the Town Center. This was requested by Town Manager Kross as a Council directive to add character and decorative elements to the area using available Town Center funds.

Motion: Shane Randall 2nd Jason Buche

To approve the Town Center Committee Work Plan for FY13-14 as presented in the draft with the following wording changes:

Item #2: Participate in Community Development efforts to identify Town Center parking options and proposed overlay district TO ADDRESS PARKING STANDARDS TO ENCOURAGE GROWTH.

Item #4: ~~Vision/Beautification~~ DEVELOP A COMPREHENSIVE AMENITIES/BEAUTIFICATION PROGRAM

Motion carried unanimously.

E. Summary of current events – Reports from Chair, Committee Members and Economic Development staff

Chairman Webb reminded Queen Creek residents to vote in the upcoming May 21 Special Election for the acquisition of H2O Water Company.

Deb Woods announced that Smashburger construction is in progress and they will be open in late July.

Ms. Cott said that Maya Theatre will be presenting at Planning & Zoning Commission tonight and Harkins Theatre is scheduled for next month.

Marquis Scott reported that the QC Chamber Golf Tournament was a success.

Monica O'Toole said there will be a 4th of July event held at Schnepf Farms.

Vice Chair Smith announced that Banner Health is now open and volumes have been greater than anticipated.

Ms. Cott reminded committee members of the upcoming Commission and Committee Member Training session being held on Tuesday June 4th.

5. Announcements

None.

6. Adjournment

Motion: Shane Randall 2nd: Bill Smith

Motion to adjourn the meeting.

Motion carried unanimously.

Meeting adjourned at 9:00 am.

TOWN OF QUEEN CREEK

Chris Webb, Town Center Committee Chair

Prepared by:

Joy Maglione
Town Clerk Assistant