



Provo City Design Review Committee Report of Action

Item 2 Bruce Cameron requests Project Plan approval for an office building to be located at 3765 N University Ave in a Professional Office (PO) Zone. Riverbottoms neighborhood. Brian Maxfield (801) 852-6429 PLPPA20190103

The following action was taken on the above described item by the Design Review Committee at its regular meeting on April 25, 2019:

Continued

Motion By: Roger Knell

Second By: George Bills

Votes in Favor of Motion: Roger Knell, George Bills and Quinn Peterson (although present during the discussion, Carol Walker had to leave prior to the action on the item).

Votes Opposed to Motion: None

Roger Knell was present as chair.

Bruce Cameron presented illustrations of the building and possible changes that he believes would give a better tie-in to the townhomes which are part of the same project.

Dave Rosen, the Riverbottoms Neighborhood Chair reported that this item was discussed at their most recent neighborhood meeting where the majority opinion was that although the building may otherwise be attractive, it does not fit with the Olde Ivy project at this site.

Area residents, Wayne Tanner and Greg Pearson, along with the builder of the townhomes, John Dester, were also in attendance and spoke at the meeting. They voiced their opposition to the current design, but also stated they believe their ideas are not that far apart from the developer's in possible changes to the building elevations, in making it more compatible with the adjoining townhomes and the Jiffy Lube building.

The committee members agreed that they didn't believe the developer and the neighbors were that far apart in what would be considered compatible with the associated development and the corridor design guidelines. They asked the developer to meet with the neighbors to see if there is something that would work for both, that could then be brought back to the committee.



Design Review Committee Chair

If changes are made to the plans (Building or Landscaping) which have been approved by the Design Review Commission, a revised plan will need to be reviewed and approved by the Commission. Unauthorized changes to the approved plan are subject to a \$500.00 fee as outlined in Provo City Code Section 14.43.010.

If the applicant does not agree with the above condition(s) and wishes to appeal the decision, the applicant must file a notice to the Community Development Department. The appeal will then be placed on the next available Planning Commission agenda.

BUILDING PERMITS MUST BE OBTAINED BEFORE CONSTRUCTION BEGINS.