

ARIZONA STATE LEGISLATURE
Forty-fourth Legislature - Second Regular Session

LEGISLATIVE GOVERNMENTAL MALL COMMISSION

Minutes of Meeting
Tuesday, October 17, 2000
House Hearing Room 4 - 3:30 p.m.

(Tape 1, Side A)

The meeting was called to order at 3:35 p.m. by Chairman Knapp and attendance was noted by the secretary.

Members Present

Leroy Brady
Norman Hintz
William McMullen
Senator Smith

Joy Rich
David Richert
Bob Teel for Elliott Hibbs
Tom Knapp, Chairman

Members Absent

John Clements
Donald P. Keuth, Jr.

Polly Rosenbaum (excused)
Representative Voss

Speakers Present

Tom Johnston, Johnston Engineering
Thom Wilson, T.R.K. Architecture & Facilities Management

Proposed Amendment to Capitol District Development Guidelines

Chairman Knapp related that he sent a letter to Mr. Richert, Ms. Rich, and Mr. Teel telling of the Committee's approval of a proposed amendment to the *Capitol District Development Guidelines* and asking for concurrence by this meeting, if possible (Attachment 1). He received a response from Maricopa County concurring with the recommendation and a similar letter from Mr. Teel concurring with the recommendations on behalf of the State.

Mr. Richert stated that steps have been taken to concur with the change, but approval is needed from a City of Phoenix Councilman who is presently out of town. He added that the zoning process is well underway. He acknowledged that the change will not impede the State's progress in terms of working with the City on development of buildings.

Chairman Knapp stated that this item will be addressed in the next meeting.

Approval of Industrial Commission Generator Enclosure

Chairman Knapp disclosed that he is associated with the architectural firm doing the design work on this project and one of his associates will make the presentation; therefore, he plans to abstain from voting.

Tom Johnston, Johnston Engineering, related that Johnston Engineering has been commissioned to prepare the construction drawings for a major renovation of the Industrial Commission building at 800 W. Washington. It is predominantly a mechanical plumbing project for upgrading and replacing equipment in the building. Also, an existing emergency generator is being replaced, which involves construction of a building and requires the Commission's review and approval. He introduced Thom Wilson, the architect commissioned to do the architectural work on the entire renovation, but specifically, the generator building, and Bill Sparman and Larry Lybarger, representatives of the Industrial Commission.

Thom Wilson, T.R.K. Architecture & Facilities Management, displayed a picture of the facility located on the northwest corner of the lot at Adams and 8th Avenue. There is a parking structure on 9th Avenue and a parking area on the north side. The plan involves inserting a building that would eliminate four parking places, which is still in compliance with City of Phoenix parking number requirements. Presently, there is a block fence along Adams and 8th Avenue. The building setback line is along 8th Avenue and the building will be approximately 17 feet high in order to house the equipment. He provided photographs from the north side, the corner, and the east side, with the proposed building graphically inserted. He related that the structure would be constructed out of concrete masonry, stuccoed and painted to match the color of the existing facility. It would be 35 feet long and 19 feet wide. The height would be approximately the same as the low element on the building shown in the photographs.

Ms. Rich assumed the Chair.

Mr. Wilson advised that a 10-inch exhaust pipe would extend straight up a bit north of center. The only opening is an air intake on the north side and a pedestrian door on the west side. He related that the existing structures are precast concrete, but due to economic restrictions, it cannot be used for the building. When the generator is operating, noise is a consideration and concern; therefore, a study is currently underway regarding noise generated by the equipment.

Mr. Brady noted that the proposed building has louvers on the north side, yet the Industrial Commission building has some strong horizontal lines. He asked if there is a way to change the plain appearance. Mr. Wilson responded that texturing could be done to create some horizontal lines.

Mr. Hintz moved, seconded by Mr. Richert, to approve the plans for the Industrial Commission generator enclosure. The motion carried.

Mr. Knapp resumed the Chair.

Discuss Future Meeting Dates

Chairman Knapp stated that meetings will be held on November 21 and December 19, 2000.

Mr. Hintz pointed out that December 19, 2000 is only a few days before a major holiday, so it might be difficult to have a quorum. Mr. Knapp suggested moving the meeting forward to December 12, 2000. He noted that the action for the Industrial Commission came up at the last minute, and if a meeting had not been scheduled, the agency would have had difficulty moving forward. He believes it is important to hold regularly scheduled meetings.

Mr. Hintz said he read in the Capitol Times yesterday that the group looking for additional land acquisition will have a report ready to submit to the Commission by December 1, 2000. Mr. Teel acknowledged that a report is due to the Legislature by December 1, 2000, which should be available for the Commission's December meeting. The Committee is attempting to prepare a preliminary report by November 15, so the November meeting is probably close enough.

Mr. Teel explained that a Legislative Committee is looking at potential expansion of the Capitol Mall area beyond the current 10-year plan. The Arizona Department of Administration (DOA) was asked to provide information on land to the west and DOA suggested that land to the south may be an appropriate area. By November 15, 2000, the Committee is supposed to have information to present to the Committee, which should include plans by Maricopa County and the City of Phoenix, housing, etc. He added that a meeting will be held tomorrow with some of the Committee Members to determine how the information can be collected for the full Committee by November 15, 2000.

Mr. Hintz indicated that there are at least three new Members of the Commission and asked if the current Capitol Mall Master Plan could be combined with the presentation for the land acquisition or some of the Members could meet with the new Members about the Master Plan. He added that he has some knowledge of the County's plans and would be glad to attend the meeting tomorrow.

Chairman Knapp passed around an aerial photograph showing plans within the limits of the Governmental Mall District, noting that he understands the statutory boundaries may be changed. Mr. Teel acknowledged that changing the boundaries is under consideration. If plans are made beyond 10 years, the Committee is attempting to decide which areas would be appropriate and whether steps should be taken to change the boundaries to include those areas.

Chairman Knapp indicated that there are no other items to discuss and suggested that after the meeting, the Members could discuss informally how individuals, or the Commission as a whole, may participate in the planning process.

Mr. Hintz moved, seconded by Ms. Rich, to adjourn the meeting. The motion carried.

The meeting adjourned at 3:55 p.m.

Linda Taylor, Committee Secretary

(Original minutes, attachment, and tape are on file in the Office of the Chief Clerk. A copy of the minutes and attachment are on file with the Senate Secretary.)