

MINUTES
Main Street Board
Meeting of August 30, 2004

The Main Street Development and Preservation Board of the City of Cedar Hill, Texas met on Monday August 30, 2004 at 6:00p.m. in the City Hall Conference Room.

Present: Chair Steve Phillips, Members Amanda Hall, Norman Patten, Bill Watkins and Randall Stewart.

Absent: Sheri Borth and Jerry Fulwiler.

I. Call the meeting to order.

Chairman Phillips called the meeting to order at 6:17pm declaring it an open meeting with notice of the meeting duly posted and a quorum present.

II. Approval of minutes from the July 26, 2004 regular meeting.

Norman Patten made a motion seconded by Randall Stewart to approve the minutes of July 26, 2004. The motion carried unanimously.

III. Staff Reports from Main Street Manager Valerie Gibson.

Ms. Gibson reported on Country Day.

IV. Reports from Chairman Steve Phillips.

Chairman Phillips report included: [1] discussion of the city increasing code enforcement in the City [2] PODS [3] dumping on the railroad lot and [4] Danielle Wedgworth's trailer (Ms. Wedgworth was present at the meeting) .

V. Review and consider site plan for Wal-Mart out parcels.

The board reviewed the latest submission from WalMart. The site plan is for 2 buildings that would be located to the east of the existing WalMart building. The first submission was found to be insufficient for the Uptown Overlay District and the Board requested that the applicant rework the site plan to better suit the goals of the overlay district. Items that were previously unacceptable were the building articulation at the rear, the landscape buffer, and the design for the screening wall at the rear of the site. The revised site plan reviewed by the board at this meeting showed significant improvement in those areas. The board found that the plans were generally in conformance with the Uptown Overlay District.

Norman Patten made a motion seconded by Randall Stewart to approve the revised site plan as submitted. The motion carried unanimously.

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VI. Board workshop for Streetscape implementation.

Art Stone of Hunt Construction & Project Manager for the City Bond Projects spoke to the Board. The Board conducted a workshop for the Streetscape Implementation.

VII. Discussion of architectural review process.

The Board discussed the architectural review process and the difference from a site plan review.

VIII. Adjourn.

Meeting adjourned at 8:00 p.m.

ATTEST:

Minutes Approved on September 27, 2004

Chairman Steve Phillips