

PLEASANT GROVE CITY
DESIGN REVIEW BOARD MINUTES
July 31, 2023

PRESENT: Chair Glen Haynie, Drew Armstrong, Olani Durrant

STAFF: Kara Kresser, Planning Assistant

EXCUSED: Jacob Hawkins, City Planner

Chair Haynie opened the meeting at 5:30 PM, with introductions.

ITEM 1: Burger King

Applicant: Cal Johnson – Legend Engineering, Brian Russell-Architect, Gary Moore

Chair Haynie asked the applicant if this was the first store with this small footprint. Cal Johnson with Legend Engineering mentioned that they just finished one about the same size in Idaho. Chair Haynie mentioned that while we do not have a landscape architect on the board, the board members rely on Jacob Hawkins, that the landscaping plan matches city code, which Planner Hawkins had confirmed before the meeting.

Brian Russell Architect explained that the elevations being presented were just resubmitted Friday to reflect more brick so that it met code. However, Gary Moore explained that the renderings had not yet been updated to show those changes. There was a discussion on how many people the dining room would seat since it was a smaller footprint.

Board member Armstrong questioned how the dumpsters would be accessed and if there was enough of a clearing. Mr. Johnson explained that they have a template that they run simulations through to make sure there was enough access. Board member Armstrong then inquired about the egress. Mr. Johnson pointed out that the egress was off of Evermore Lane with cross access to all the businesses.

Drew Armstrong recommended the Board approve the project as presented, Olani Durrant seconded the motion. The Board unanimously voted “Aye”; the motion carried.

ITEM 2: Kneaders

Applicant: Dallas Nelson-Architecture, David Runnells-Developer

Chair Haynie asked if the Kneaders Corporate office had seen this design and approved of it since it varies from the style of restaurants they normally build. Dallas Nelson, Architect said that the corporate offices had seen the designs and approved of them.

Chair Haynie inquired about the ingress and egress to access this project. David Runnells said that the egress would be off of 300 North and that since there wasn't anything being developed to the east of this property at the moment, they had to build an ingress until the east property is developed further.

There was a brief discussion on where the signs would be located on the building and if there would or would not be a monument sign. Chair Haynie inquired about how the parking was determined for this project and Board member Armstrong explained the requirements for parking. The elevations were shown, and the main material being used is cement fiber siding. Jacob Hawkins, City Planner, had discussed before the meeting that this project met all landscaping requirements.

Drew Armstrong recommended the Board approve the project as presented, Olani Durrant seconded the motion. The Board unanimously voted “Aye”; the motion carried.

The meeting adjourned at 5:52 PM.

~~Glen Haynie~~
Glen Haynie
Design Review Board Chair

~~Kara Kresser~~
Kara Kresser
Planning Assistant

11/0/23
Date