

**MEETING MINUTES OF  
THE CITY OF ELOY  
DOWNTOWN ADVISORY COMMISSION  
Regular Meeting  
Wednesday, January 11, 2017  
3:00 PM  
ELOY CHAMBER OF COMMERCE**

**I. CALL TO ORDER**

Chairperson Benner called the meeting to order at 3:07 p.m.

**II. ROLL CALL**

**Members Present:**

- Dick Myers
- Mark Benner
- Isabel Morales
- Betty Peterson
- Jim Dinkle

**Members Absent:**

- Ralph Varela (excused)
- Ex-Officio Joel G. Belloc
- Mary Jane Damron (excused)

**Staff/Others Present:**

- Jon Vlaming, Community Development Director
- Belinda Cruz, Planner

**III. CALL TO THE PUBLIC**

None.

**IV. MOTION TO APPROVE THE NOVEMBER 9, 2016 MEETING MINUTES OF THE DOWNTOWN ADVISORY COMMISSION**

Chairperson Benner asked for a motion to approve the November meeting minutes of the Downtown Advisory Commission. Commissioner Dinkle made the motion to approve the minutes. Commissioner Morales seconded the motion. Chairperson Benner called for the vote and the motion passed 5-0.

**V. NEW BUSINESS: POSSIBLE DISCUSSION AND/OR ACTION ON THE FOLLOWING:** No action taken. Chairperson Benner asked if Mr. Vlaming could take over Agenda Items V.A through C.

## **A. MAIN STREET FAÇADE IMPROVEMENT PROGRAM**

Member Dinkle briefly explained how the program would work as there would be two types of assistance available: One being a building Façade Renovation, this is a one-time, one-half rebate of up to \$10,000 for renovation activities when completing façade work only and the other assistance is a full renovation program, this is a one-time, one-half rebate up to \$20,0000 when addressing a minimum of four (4) of the following categories: Architectural design/construction, landscape design/construction, canopies or awnings, signage, life safety, accessibility, exterior lighting, roofing, windows, weatherization, electrical panel up-grades, structural wall improvements, and demolition. As of now, this program would apply to properties on Main Street between 11<sup>th</sup> Street and Frontier. Member Dinkle also mentioned that he would like to empower the Downtown Advisory Commission to review the applications, drawings and provide comments and recommendations that will then be provided to the Eloy City Manager and then finally go for Mayor and Council approval. He commented that there is also a protocol that if there was a difference of opinions how the application would proceed forward. He asked if anyone had any questions. Commissioner Morales asked that the description of the assistance for this program be clarified as to the one time reimbursement. The Downtown Advisory Commission made a motion of support with Vice-Chair Peterson making a recommendation to approving the program and Commissioner Morales moving to support this program as written with some minor edits as suggested. The motion passed 5-0.

## **B. INITIAL THOUGHTS ON LANDSCAPE DESIGN FOR THE NORTHWEST CORNER OF MAIN AND FRONTIER STREETS**

Mr. Vlaming asked to put off agenda item B until next meeting. He mentioned the City has retained the services of Neill + Young Associates, LLC who will be invited for the next scheduled Downtown Advisory Commission meeting to discuss the project and get ideas so they can prepare some alternative designs. Commissioner Myers added an idea of the murals to support the four themes of the Downtown as discussed in previous meetings.

## **C. INITIAL THOUGHTS ON CRITICAL PROJECTS FOR THE DOWNTOWN AREA**

Mr. Vlaming provided a brief overview of the list of projects that have been preliminarily identified for the Downtown area:

- City of Eloy Banners along Main Street
- Demolition of Mickey's on 3<sup>rd</sup> Street
- Downtown Master Plan
- Existing Housing Stock Inventory

- Landscape Improvements to the vacant parcel at the northwest corner of Main and Frontier Streets
- Main Street Arcade Repair and Enhancements
- Main Street Community Garden
- Main Street Connection to Sunshine Boulevard
- Main Street Façade Improvement Program
- Main Street Park Renovation
- New City Hall Project
- Replacement of concrete to Gazebo (Trip Hazard)
- Wayfinding Signage

Mr. Vlaming asked that if anyone had any other ideas for a future project that should be undertaken in the Downtown. He suggested if anyone had any ideas to let Staff know.

## **VI. COMMUNICATIONS:**

### **A. CITY HALL UPDATE**

Mr. Vlaming commented that the City continues with contract negotiations with all three firms. A site sign has been mocked up to be produced after contracts are signed and it will be located at the southeast corner of Stuart Boulevard and Phoenix Avenue, just east of Main Street Park.

### **B. DOWNTOWN ACTIVITY/EVENTS**

- City Offices are closed on Monday, January 16, 2017 in observance of Martin Luther King Jr. Day.
- 5<sup>th</sup> Annual CORR Safety Fair is scheduled for Saturday, April 8, 2017 starting at 8:00 a.m.
- The next Tour of Empty Buildings and Lots is tentatively scheduled for Friday, March 31, 2017.

## **VII. GOOD OF THE ORDER**

- Vice-Chair Peterson mentioned about an individual from Tubac, Arizona (approximately 57 miles south of Tucson, AZ) interested on bringing a business on Main Street. The proposed business entails a gift shop/art store.
- The next Eloy Chamber luncheon is on Thursday, January 12, 2017 at the Eloy Lion's Club beginning at 11:00 a.m.
- The Annual Eloy Chamber of Commerce Banquet/Awards is on Friday, January 13<sup>th</sup> at 5:30 p.m.

## **VIII. MOTION TO ADJOURN.**

Chair Benner asked for a motion to adjourn. Commissioner Morales moved for a motion to adjourn the meeting and was seconded by Vice-Chair Peterson. The motion to adjourn passed 5-0 and the meeting adjourned at 4:09 p.m.