



RECORD OF PROCEEDINGS

---

**AGENDA**  
**Regular Meeting of the**  
**Planning Commission for the Town of Frisco**  
**Town Hall, 1 East Main Street**  
**Thursday, August 20, 2015**  
**5:00 P.M.**

Planning Commission Vice Chair Skupien called the meeting to order at 5:00 p.m. Roll was called.

**Present:**

Brian Birenbach  
Craig Peterson  
Donna Skupien  
Melissa Sherburne  
Andy Stabile  
Deborah Shaner

**Absent:**

Larrie Mackie

**Minutes:** The August 6, 2015 Planning Commission meeting minutes were approved.

**Commissioner Comments:**

There was no Commissioner comment.

**Work Session Items:**

None

**Public Hearing Items:**

1. Planning File No. 217-15-SK: A sketch plan review of the proposed Granite Street Station 15-unit multi-family residential project located at 317 Granite Street / Lots 21-24, Block 9, Frisco Townsite. Applicant: Architectural Innovators, Inc.

Community Planner, Bill Gibson, presented the staff report to the Commission.

Questions for staff from the Commissioners included set back clarifications and discussion on street frontages and lot coverage.

The Applicant presented an architectural overview of the project along with potential material samples. He also outlined the basic concept of the complex in that it blended modern with historic architecture, every unit will have a view, and the courtyard would help engage the community.

The Commissioners had no questions for the applicant but offered comments principally concerned with portions of the modern design, including a roof that needed more interest and the inside lobby. The alley side of the building was discussed in that it needed to be more cohesive with the other sides of the building. Commissioners also suggested additional thought be made in incorporating the colors of the materials, the type and placement of the stone and timber accents. Overall, the Commissioners liked the building's concept, the mixed modern and historic aspects, and its simplicity.

**Public Comment:**

There were no public comments.

**Staff and Commissioner Updates:**

1. Another Planning Commission meeting will take place on September 3, 2015.

**Adjournment:**

There being no further business, the meeting adjourned at 5:36 p.m.

Respectfully Submitted,

Sarah Hoffman  
Community Development Department