



Downtown Design Review Determination

CITY USE ONLY

Case Number: P-17-0132

DRHPB Meeting Date: January 4, 2018

NAME OF PROJECT: Bourbon Street Bar & Grill Expansion (401 S. Meridian)

PROJECT DESCRIPTION: Proposed two-story addition including covered and rooftop deck seating to an existing restaurant building. The addition will replace an existing outdoor deck seating area with a covered/enclosed seating area (574 sq. ft.) that can be adaptable to the seasons with removable exterior doors. The addition will also include a rooftop deck seating area (574 sq. ft.) above the new enclosed area.

- ☐ **APPROVED.** Issue the building permit as proposed.
- ☒ **APPROVED WITH CONDITIONS.** Issue the building permit in accordance with conditions.
- ☐ **DENIED.** Do not issue the building permit or allow work.

DRHPB Representative Signature

1/18/2018

Date

Attachment(s):

- A. Findings of Fact of Design Review & Historic Preservation Board

Findings of Fact

1. The proposal is subject to DRHPB review due to the age of the building (50 years or older) and the CBD-Core zoning designation, consistent with 2.29.070 (1)(a)(ii).
2. The project is subject to the All Buildings and Small Projects sections of the City of Puyallup Downtown Design Guidelines, as applicable to the proposal.
3. The DRHPB hereby finds the proposal consistent with the Downtown Design Guidelines regarding the applicable sections as outlined in December 20, 2017 staff report to the Board, given the following condition(s):
 - a. Option two for the west elevation of the proposed addition shall be implemented with the proposed project (see architectural elevation sheet A2.1). However, flexibility is given to the project architect to adapt the original design if desired by increasing the height of the solid portion of the wall located at the upper level deck. A limit to the wall height shall be set such that the wall does not exceed the height of the roofline of the existing building.
4. The DRHPB recommends the city planning division consider the following during building permit review of the project:
 - a. Working with the applicant to supplement the existing low ground cover landscaping within the existing perimeter landscape areas with taller plants is encouraged.
 - b. Screening of mechanical equipment on the roof of the building from the public right-of-way is encouraged.