

**MINUTES
Main Street Board
Meeting of September 29th, 2003**

The Main Street Development and Preservation Board of the City of Cedar Hill, Texas met on Monday September 29th, 2003 at 6:00p.m. in the City Hall Conference Room

Present: Chair Steve Phillips, Vice Chair Chris Parvin, members Sheri Borth, Norman Patten, Randall Stewart, Donna Martinez, Lyle Rowley, Bill Watkins and Ex-Officio Amanda Hall.

Absent: Betsy Simmacher

I. Call the meeting to order

Chair Phillips called the meeting to order at 6:00pm declaring it an open meeting with notice of the meeting duly posted and a quorum present.

II. Approval of minutes from the August 25th, 2003 regular meeting.

A motion to approve the minutes from the August 25th, 2003 meeting was made by Sheri Borth and seconded by Chris Parvin. The motion was approved by all.

III. Staff Reports from Main Street Manager Valerie Gibson

Valerie updated the board on the progress of the remodeling of the Chamber office.

Chairman Phillips reported on the progress of the Abernathy House, the Houston Street agreement and the Bray House.

Sheri Borth reported that the old Random Accents building had been leased by a scrapbooking store.

IV. Reports from Main Street Subcommittees

There were no reports.

V. Review and Consider site plan for 306 Hardy Street, a request for a CUP for mixed office/residential uses.

The applicant was present to answer any questions. A motion to approve the site plan was made by Chris Parvin and seconded by Norman Patten. The motion was approved by all.

VI. Review and consider an amended site plan for JC Penney.

The revised site plan included the change of Clancy Nolan Drive from a private access easement to a public road, thereby changing the requirements for landscaping the street yard. The landscaping would

not comply with the requirements for a 30 foot buffer along public roads; however, the applicant has agreed to increase the number of trees throughout the site.

A motion to approve the revised site plan as submitted was made by Chris Parvin and seconded by Sheri Borth

VII. Review and consider site plan for Cinemark Theater project.

The site plan for the Cinemark theater was discussed and although there is not the required building articulation, the board felt that the plans for construction met the spirit of the Uptown ordinance, and a motion to approve the site plan subject to additional parking lot screening along Uptown Boulevard was made by Donna Martinez and seconded by Sheri Borth. The motion was approved by all.

VIII. Discussion of plans for Country Day on the Hill

Valerie briefed the board on the plans for parking and traffic for Country Day on October 11th. The board also discussed plans for the Main Street booth and brick sales.

IX. Discussion of Promotions Committee

Valerie reported that the first official Music on the Square would be held on October 4th.

Chairman Phillips announced that he would like to hold a Merchants Meeting on October 23rd to discuss additional downtown promotions, a calendar of events and the role of Main Street. Valerie will schedule the meeting. Promotions committee chair Donna Martinez wants to focus the downtown merchants on quantifying results.

X. Discussion and possible action concerning decorative banners for Belt Line Road.

Valerie announced that Main Street had received permission to purchase banners for the Belt Line road corridor in downtown. The Board would be able to choose 2 different designs, including one custom and one holiday design. A patriotic design would be chosen at a later date when funding permits.

Valerie agreed to obtain a bid from Childres Custom Canvas in an effort to do business with local merchants.

This item will be discussed at the next meeting on October 27th, 2003. No action was taken on this item.

XI. Discussion and possible action concerning 2003-2004 Work Plan

Changes were made to the work plan and Valerie will make the changes in the computer. The work plan will then be reviewed and ratified at the next board meeting on October 27th, 2003. No action was taken on this item

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XII. Adjourn

A motion to adjourn was made by Sheri Borth and seconded by Donna Martinez. The motion was approved by all and the meeting adjourned at 8:45pm.

ATTEST:

Minutes Approved on October 27, 2003

Valerie Gibson, Main Street Manager

Chairman Steve Phillips