

City of Puyallup
Downtown Design Guidelines

Interim Design Review & Historic Preservation Board (DRHPB) policy

I: ALL BUILDINGS

GOAL:

Allow flexible, innovative, and varied design opportunities through interesting architectural forms for commercial and mixed- use development(s) that will enliven the pedestrian experience.

The following eight (8) criteria are required for all new and/or renovation projects:

- A. Blank wall treatments
- B. Pedestrian weather protection**
- C. Window glazing
- D. Building materials
- E. Corner or view corridor terminus buildings
- F. Upper floor setbacks with special treatment abutting historic buildings and/or residential zones
- G. Building roofs
- H. Building garages, fire exits, and non- public exits

B: PEDESTRIAN WEATHER PROTECTION

INTENT: Improve the downtown pedestrian experience through weather protection (improvements require City approval if within the right- of- way).

- a) *Weather protection can be achieved by use of a canopy or awning as described in the Guidelines below.*

GUIDELINES:

1. Provide weather protection over pedestrian walkways; shall have a 5 feet minimum width with notches for street trees, light poles, etc.
 - a) *Clarification: 5-foot minimum depth from face-of-building.*
2. Extend canopies over main entrances a minimum of 8 feet from the face-of-building or the width of the sidewalk, whichever is less.
 - a) *The depth of recessed entries can be included in the measurement of the 8-foot canopy coverage over entrances.*
3. When transit stops are abutting the site, provide seating and weather protection as part of the facade and/or sidewalk design (coordinate with Pierce Transit).
4. Minimum of 40% of canopy shall be glazing.
 - a) *Canopies should be constructed using high quality materials such as steel and/or other metals. Glazing is not required within a canopy.*

5. *Canopies and awnings should be designed to a size, shape and module to fit and enhance the building's articulation and fenestrations. They should not obscure or cover ornamental or architectural features of the building (i.e., rooflines, arches, cornice, banding, etc.).*
6. *Awnings:*
 - a) *Awnings should have open ends and bottom, called "shed awnings," to minimize obstructed views of the storefront and building features.*
 - b) *Architectural fabric, in a matte finish, suitable for outdoor use should be used and cover the front of the awning frame. Awnings should be UV-resistant. Awnings made of shiny or high-gloss materials are discouraged.*
 - c) *Lighting designed to backlight an awning is not allowed.*

Effective Date: January 5, 2018

Expiration Date: Upon adoption of updated Downtown Design Guidelines