

Design Review Committee (DRC)
Building Permit Conference Room
February 18, 2010

Members present: LaBron Taylor, Vice-Chairperson, Marlon Lynn, Burl Wilson, Michael Tamney and Andy Snyder.

Staff present: Jim Studiale, Matthew Lyons and Lynn Schindler.

1. Minutes from the January 21, 2010 meeting were reviewed and approved (P. Wilson, M. Lynn).
2. Certificates of Review approved since the January 21, 2010 meeting were reviewed.
3. Certificate of Review/Appropriateness
 - A. 1304 South Florida Avenue – signage. The pole sign at this address was destroyed by a reckless driver. Since all pole signs are non-conforming in the Dixieland CRA Commercial Corridor, the pole sign could not be replaced. This tenant purchased a PVC box/cabinet sign and submitted a sign permit application including a rough sketch of the monument he intended to build to hold the cabinet sign. The Historic Preservation staff denied this request and the CRA Manager proposed a Design Assistance Matching Grant. An architect under contract with the CRA designed a monument sign that reflected the 1950's modern building which houses the auto repair business. The Dixieland CRA Board somewhat reluctantly agreed to support this grant request. The Historic Preservation Board was asked to informally review the monument sign which has been designed to include the sign face of the recently purchased sign. A motion (M. Tamney, L. Taylor) was passed noting that the DRC would not support the existing PVC formed sign alone but since it will be incorporated into a monument sign that references the architectural features and details of the building, they would approve the monument sign as presented based on the architectural renderings submitted at the meeting.
 - B. 840 South Boulevard – demolition. A lengthy discussion took place concerning the location of the garden area, the site plan, the design and location of the pavilion and pergola. City staff encouraged the location of the pavilion at the corner of this block rather than mid-block. A concern was raised that if the garden and pavilion are located at the northeast corner of McDonald St. and South Blvd. the Academy may want to construct a covered gym at the southeast corner of Ridgewood St. and South Blvd. as previously shown on the master site plan. Mr. Mizerek said St. Joe's received a single \$350,000 donation to build the covered gym at Orange St. and Missouri Ave. and they plan to continue to bus sports activities to that location. There are no plans to demolish that activity center on the former school campus or move it to the new campus.

A motion (M. Tamney, A. Snyder) was passed to approve the final design of the 20' x 30' pavilion. When the building permit for the pavilion is issued, the existing structure at 840 South Blvd. may be demolished. (Any usable building materials from the house will be offered to residents who have already contacted St. Joe's.) The pergola must be located at the front 20' setback line. The design for the pergola and fence must be presented to the Historic Preservation Board for final review. St. Joseph's Academy was given the option to locate the garden and

pavilion at the existing house location at 840 South Blvd. site or move it to the northeast corner of McDonald St. and South Blvd.

- C. 229 N. Tennessee Ave. – changes to approved plans for first floor storefronts. Three modern aluminum storefront doors and windows were installed on this building and do not match details originally approved by the Design Review Committee. The door rails are not deep enough and the transoms and kneewalls were eliminated. The contractor installed the doors and windows when the owner/architect was out of town. The owner suggested several options to alter the existing features to more closely comply with the original design. A motion (M. Lynn, M. Tamney) was passed to approve the revised drawings presented which will include:
- ✓ the addition of horizontal mullion bars and beaded board or translucent film to create the appearance of a kneewall and transom on all recessed bay/entry storefront windows
 - ✓ Hardie-board trim will be installed around the windows
 - ✓ A 14” goose-neck light above the center door.
- D. 201 E. Belmar Street – garage and side addition. The rear garage, side bedroom addition, and expansion of the front porch will match the details and materials of the original contributing house. A motion (M. Lynn, M. Tamney) was passed to approve the design as presented. It did give the owner/architect the option to adjust the size, style, and dimensions of the two dormers with windows on the garage. The following details will be incorporated:
- ✓ Concrete block foundation piers; wood construction.
 - ✓ The two car garage on the left side will have two single historic style doors, wood or hardie-board lap siding, and second floor windows to match the design of the new aluminum windows proposed for the house. The ridge peak will be approximately the same height as the home’s roof peak. The east slope on this lot has been used to maximize the height of the garage.
 - ✓ The open front porch will be enlarged to create a wrap around porch will lessen the impact of the two car garage. All materials and design of the porch addition will match the existing porch.
 - ✓ The long bedroom addition will set back several feet from the front façade. The narrow dimension of the addition will be seen from façade to minimize the size of the addition as well as meet the side setbacks.
 - ✓ The roof height of the bedroom addition will be slightly lower than the existing house; asphalt shingles to match existing roof.
 - ✓ Wood or hardie-board lap siding will be used to match the existing house.
 - ✓ Windows will be single-hung, three-over-one insulated aluminum with exterior sculptured muntins. Smaller bedroom windows will be used in the back bedroom which will be minimally visible from the public right-of-way.
 - ✓ Diamond windows will be added to the right side to match the existing window on the front façade.

E. 210 E. Pine Street – rear courtyard fence. The lease that owner Marlon Lynn has with his first floor bar tenant requires controlled access to the rear courtyard. He submitted a permit application for a wood fence but began construction prior to approval or issuance of a permit. The Historic Preservation Board uses the Secretary of Interior’s Standards to review projects in the Munn Park Historic District but there is little specific fence information to guide the applicant or the Board for new fences other than Standards #2 and #9 which require additions of any sort to respect the historic integrity of the property and district. After significant discussion no action was taken and the applicant will return with design options for the slats, posts, columns, and lighting at the March Board meeting.

4. Oversight Report: None

5. Other Business: None

The meeting was adjourned at 10:01 a.m.

Chairman, Design Review Committee

Secretary