

ITALIAN VILLAGE COMMISSION MINUTES

Tuesday, March 16, 2010

Community Training Center – 109 North Front Street - Ground Floor

Commissioners Present: Greg Baker, Todd Boyer, David Cooke, Rex Hagerling, Karen Lewis
Jason Sudy (left at 6:50).

Commissioners Absent: Jill Clark.

- I. CALL TO ORDER - 6:20 p.m.
- II. NEXT ITALIAN VILLAGE COMMISSION MONTHLY BUSINESS MEETING - 12:00 pm (Noon), Tuesday, April 13, 2010 - 109 N. Front St. - First Floor Conference Room.
- III. NEXT COMMISSION MEETING - Tuesday, April 20, 2010.
- IV. APPROVAL OF MINUTES - Tuesday, February 16, 2010. MOTION: Cooke/Sudy (5-0-1) APPROVED [Lewis].
- V. PUBLIC FORUM
- VI. APPLICATIONS FOR CERTIFICATES OF APPROPRIATENESS

NEW APPLICATIONS

1. 10-3-1

718-720 North High Street

Maren Roth (Applicant)

Wood's High Street Ltd. (Owner)

Application #10-3-1 was divided into item 'a' for Italian Village Commission review and item 'b' for Staff Approval under Staff Approved items (see below). The Italian Village Commission divided item 'a' into two parts, 'a' and 'c', during the discussion at the meeting.

Approve Application #10-3-1a, 718-720 North High Street, as submitted with the following clarifications:

- Relocate and light the existing sign.
- The existing sign will be moved to the center of the combined two-storefront area and reinstalled at the same height as the current location.
- Light fixtures will be installed to illuminate the sign, one per side, to the satisfaction of staff.
- The three addresses will be identified with numbers in a new font, to the satisfaction of staff.

MOTION: Cooke/Boyer (5-0-0) APPROVED.

Approve Application #10-3-1c, 718-720 North High Street, as submitted with the following clarifications:

- Install externally illuminated sign/banner per submitted drawing.
- The sign/banner graphic content would be changed for promotions and holidays.

MOTION: Cooke/Lewis (0-5-0) DENIED.

Reasons For Denial

- Banners are not currently approvable in the Italian Village Commission Guidelines.
- The Italian Village Commission and Victorian Village Commission are jointly reviewing revised guidelines for High Street.

2. 10-3-4

1112 North High Street

Bio Blood Components (Applicant)

Stelios Giannopolous (Owner)

Approve Application #10-3-4, 1112 North High Street, as submitted with the following clarifications:

- Install an approximately 12' -8" x 10' -8" awning at the rear of the building.

- The color of the awning material is to be black or a dark terra cotta to the satisfaction of staff.

MOTION: Cooke/Sudy (6-0-0) APPROVED.

Commissioner Comments

- As a rear service location along an alley, the use of a larger covered awning is acceptable.
- A darker color is preferred as an attempt to make the awning less visible and avoid drawing visual attention to it.

CONCEPTUAL REVIEW APPLICATION

3. 10-3-5

46 East 4th Avenue

Karrick Sherrill (Applicant)

Brad Howe (Owner)

Conceptual Review

- Construct a four-unit townhouse.

NO ACTION TAKEN.

Commissioner Comments

The applicant did not attend, but the Commission noted the following:

- The series of garage doors fronting the street is detrimental to the design.
- The numerous curb cuts to the roadway are problematic.
- The overall massing is not clear, but might not respond appropriately to the surrounding site context.

STAFF RECOMMENDED APPLICATION

4. 10-3-6

812 Kerr Street

Larry Parker, Lowes (Applicant)

Jynel Casey (Owner)

Approve Application #10-3-6, 812 Kerr Street, as submitted with the following clarifications:

- Replace the rear door.
- The replacement door is wood and in a 4-panel design appropriate to the IV guidelines, to the satisfaction of staff.

MOTION: Cooke/Baker (6-0-0) APPROVED.

HOLDOVER

5. 10-2-6

697 North Fourth Street

Kevin Lykens (Applicant/Owner)

Conceptual Review

- Parking variance for Minimum Parking spaces required.
- Discuss exterior alterations including:
 - Window & door openings.
 - Removal of ducting and other roof top items.
 - Signage.
 - Addition of green space to create outdoor congregation areas.

NO ACTION TAKEN.

Commissioner Comments

The Commissioners noted the following for the record:

- The Commission would like to see removal of the glass block and covered windows and replacement with appropriate transparent windows. Some glass block may be original, in which case it may be kept to differentiate it from the balance of the building.
- The Commission encourages the removal of the “swiss chalet” portion of the exterior.
- Signage under consideration; could be a banner or blade sign and/or signage on glass. The location is a question due to the lack of a clear “front door” entry.

- The Commission is in support of the removal of roof-top ducting and other service elements.
- To create a new entry, the applicant may cut out some existing windows to create doorways, but leaving the existing entry as it is. The commission was generally in support of this given the changing face of Fourth Street.

STAFF APPROVALS

(The following applicants do not need to attend the hearing)

- **10-3-1b**

718-720 North High Street

Maren Roth (Applicant)

Wood's High Street Ltd. (Owner)

Application #10-3-1 has been divided into item 'a' and 'c' for Italian Village Commission review (see above) and item 'b' for Staff Approval under Staff Approved items.

Approve Application #10-3-1b, 718-720 North High Street, as submitted and with all clarifications as noted.

Exterior Wood Trim Painting

- Paint exterior white trim, color to be Lauren NA56 "Warwick Lodge."
- Prepare all exterior wooden surfaces for painting using the appropriate hand tools. Repair/replace all missing, damaged, and deteriorated wood as necessary according to industry standards. All replacement wood to be of same profile and dimension as the original; like-for-like.
- Prime all bare and new wood with the appropriate exterior primer according to manufacturer's specifications.
- Owner has the option of selecting one (1) of the following appropriate painting methods: a) paint all wood trim, windows, doors, etc. the exact same color as currently exists on the wood trim or, b) submit a new paint schedule to the Historic Preservation Office staff for final review and approval.
- **Any previously unpainted, masonry (i.e., brick/stone/concrete sills, lintels, porch columns, etc.) is to remain unpainted.**
- **Any previously painted masonry is to be left as is, or be painted to match the original color of the unpainted masonry as closely as possible.**
- Paint color chips for any previously painted masonry are to be submitted to Historic Preservation Office staff for final review and approval, prior to application of paint.

- **10-3-2**

934 Mt. Pleasant Avenue

Tammy Zirke & Matthew Haynes (Applicants/Owners)

Approve Application #10-3-2, 934 Pleasant Avenue, as submitted and with all clarifications as noted.

- Install a maximum six (6) foot tall wooden privacy fence, good side out, along the rear property line.

- **10-3-3**

737-741 Kerr Street

Paula Berry (Applicant/Owner)

Approve Application #10-3-3, 737-741 Kerr Street, as submitted and with all clarifications as noted.

Exterior Painting

- Repair and/or replace all damaged, deteriorated, and missing wood trim elements, as necessary. All replacement wood to be of exact same dimension and profile as the original wood trim; like-for-like, according to industry standards.
- Prepare all exterior, wooden surfaces on the main house for repainting using the appropriate hand tools.
- Glaze and caulk as necessary.
- Prime all new and bare wood surfaces with the appropriate exterior primer according to manufacturer's specifications. Paint color chips for finish coat are to be submitted to Historic Preservation Office staff for final review and approval, prior to application of the paint.
- **Any previously unpainted, masonry (i.e., brick/stone/concrete sills, lintels, porch columns, etc.) is to remain unpainted.**
- **Any previously painted masonry is to be left as is, or be painted to match the original color of the unpainted masonry as closely as possible.**

- Paint color chips for any previously painted masonry are to be submitted to Historic Preservation Office staff for final review and approval, prior to application of paint.
- **10-3-7**
674 North Pearl Street
Giannopoulos Properties (Applicant/Owner)
Approve Application #10-3-7, 674 North Pearl Street, as submitted and with all clarifications as noted.
Repair Masonry—East Elevation
 - Make any/all necessary repairs to the previously enclosed doorway opening on the east elevation with brick of same style and dimension; like-for-like.
 - Brick to be recessed one (1) full brick width to maintain reveal and to be installed in accordance with all applicable masonry and City Building Code Standards.
 - Upon completion of all masonry repairs, paint the brick to match the existing exterior paint color like-for-like; “green”. If necessary to ensure consistency of color tone, repaint entire east elevation brick wall from corner-to-corner; foundation-to-eave complete.

The Italian Village Commission hereby accepts all Staff Approved items into the formal record. Votes are as indicated, with abstentions (if any) shown in brackets immediately following the specific application.

MOTION: Cooke/Lewis (5-0-0) APPROVED.

VIII. OLD BUSINESS

10-1-2 & 09-7-10a

1144 North High Street

Jim Velio (Applicant/Owner)

- Revised variances and siteplan.
- Variances include:
 - 3342.11, Landscaping. To not provide parking setback landscaping.
 - 3342.18, Parking setback line. To reduce the parking setback along E. 4th Ave. from 10 feet to 1 foot.
 - 3342.28, Minimum number of parking spaces required. To reduce the minimum number of additional parking spaces required from 26 to 0.
 - 3356.11, C-4 district setback lines. To reduce the required building setback from 25 feet to 0 feet.

MOTION: Cooke/Hagerling (5-0-0) RECOMMEND APPROVAL/APPROVED.

IX. NEW BUSINESS

X. ADJOURNMENT – 7:10 p.m. MOTION: Cooke/Lewis (5-0-0) ADJOURNED.