



# CITY of MEDINA Historic Preservation Board

---

## Historic Preservation Board

Meeting Date: August 11, 2016

Meeting Time: 5:00 pm

Present: Leslie Traves, Don Geitz, Paula Banks, Sandy Davis (Administrative Assistant),  
Jonathan Mendel (Community Development Director)

Absent: Laura Parnell, Gloria Brown

Mrs. Traves made a motion to approve the June 9, 2016 minutes as submitted. The motion was seconded by Ms. Banks.

Vote:

Traves	<u>Y</u>
Geitz	<u>Y</u>
Banks	<u>Y</u>
Approved	3-0

Mr. Geitz made a motion to approve the July 14, 2016 minutes as submitted. The motion was seconded by Mrs. Traves.

Vote:

Traves	<u>Y</u>
Geitz	<u>Y</u>
Banks	<u>Y</u>
Approved	3-0

Announcements: Mr. Mendel stated the interior remediation on the Masonic Temple with begin Monday and the demolition will follow.

1. H16-11    238 S. Elmwood    MMGKH Partners LLC    CSP

Jonathan Mendel gave a brief overview of the case. Mr. Mendel stated this is an application for “Got Milt” who is partnering with Thyme 2 to replace the existing ground sign along the Court Street frontage along the Feckley parking lot. Mr. Mendel stated “Got Milt” would like to have signage visibility along S. Court Street. Mr. Mendel stated the two businesses worked together to share the sign structure. Mr. Mendel stated the sign boards will be in the existing frame that the existing board hangs on. Mr. Mendel stated the proposed 15.3 square foot sign will be located in the same location as the current sign on city owned property. Mr. Mendel stated the current sign was granted a Revocable Use Permit by the City via Ordinance 154.11 and per the Medina Law Department, the

Permit by the City via Ordinance 154.11 and per the Medina Law Department, the proposed sign can continue using the same Revocable Use Permit as long as the sign remains in the same location. Mr. Mendel stated the applicant is seeking a variance at the August 11, 2016 Board of Zoning Appeals meeting to allow a permanent off-site signage to be located on property not owned by the applicant and a second variance to allow a ground sign 15.3 square feet in area instead of the maximum 12 square feet of area in the historic district.

Mr. Mendel stated the proposed sign will replace the existing Thyme2 sign so that both businesses are identified. Mr. Mendel stated the colors of the sign panel are complimentary between each business and the new sign will appear harmonious to the district.

Mr. Mendel stated staff recommends the Historic Preservation Board grant a conditional sign approval for the proposed sign with the following condition:

1. Subject to the Board of Zoning Appeals sign variance approval.

Present for the case was Milt Marshall from "Got Milt" located at 238 S. Elmwood. Mr. Marshall stated S. Elmwood is a back street that traffic cuts through and does not have much visibility. Mr. Marshall stated his building has been hit several times from drivers cutting through the side drive.

Mr. Marshall stated he spoke with John Kolar of Thyme2 and they agreed to share the signage that exists.

Mrs. Banks stated the existing sign is difficult to see because of the shrubbery. Mr. Marshall stated he will trim the shrubs. Mr. Marshall stated the sign is currently 8 sq. ft. Mr. Marshall stated the sign panels will be approximately one foot from the ground.

Mr. Marshall stated the signs will have a coating on them so they do not rust.

Mr. Geitz made a motion to approve the Conditional Sign Permit as submitted subject to the granting of the variances from the Board of Zoning Appeals.

The motion was seconded by Mrs. Traves.

Vote:	
Traves	<u>Y</u>
Banks	<u>Y</u>
Geitz	<u>Y</u>
Approved	3-0

Mr. Mendel gave a brief overview of the case. Mr. Mendel stated this subject property is located on the west side of S. Court Street south of Washington Street and North of W. Smith Road.

Mr. Mendel stated the applicant is requesting a Certificate of Appropriateness for the addition of six 24" x 24" windows on the rear façade.

Mr. Mendel stated there currently no windows on the rear façade of the building. Mr. Mendel stated the windows are proposed as Jeld-Wen Builder's Vinyl Single Hung windows that feature insulated glass. Mr. Mendel stated color samples have been provided. Mr. Mendel stated this is part of the Downtown Revitalization Grant.

Mr. Mendel stated there are no existing architectural features to preserve other than old brick. Mr. Mendel stated the proposed window addition is located on the rear façade of the building and should appear seamless and will provide natural light to the interior space of the second floor. Mr. Mendel stated the proposed color is consistent with the building.

Mr. Mendel stated staff recommends the Historic Preservation Board grant a Certificate of Appropriateness for the project with the following condition:

1. Subject to all necessary building permits from the City of Medina Building Department.

Present for the case was Katie Heinz, daughter of owner Amy Douglass and also daughter Julie McNabb. Ms. Heinz stated their main business is interior design and that is what they are constructing upstairs is a new studio space. Ms. Heinz stated they are making a studio in a non-lit natural light area which needs natural light to allow them to design better. Ms. Heinz stated it will also make the exterior façade more attractive.

Ms. Heinz stated they are looking at using vinyl to keep the maintenance low.

There was a discussion about moving the downspout to a different location in order to install the windows. Ms. Heinz stated the vent will disappear.

Ms. Heinz stated old paneling was removed from the walls on the second floor to expose brick walls.

Mr. Geitz made some suggestions for repositioning the downspout.

Mrs. Banks made a motion to approve a Certificate of Appropriateness for the window installation at 203 S. Court Street as submitted subject to the following:

1. Subject to all necessary building permits from the City of Medina Building Department.

The motion was seconded by Mrs. Traves.

Vote:  
Traves                    Y  
Banks                    Y  
Geitz                    Y  
Approved                3-0

Having no further business, the meeting was adjourned.

Respectfully submitted,

*Sandy Davis*  
\_\_\_\_\_  
Sandy Davis

*Paula Banks, Vice-Chairperson*  
\_\_\_\_\_  
Paula Banks, Vice-Chairperson