

UPTOWN FAÇADE BOARD

MEETING MINUTES

A meeting of the Uptown Façade Board was held on Tuesday, February 15, 2021 at 3:00 p.m., at 420 10th Street, Government Center Annex - Conference Room, 1st Floor.

<u>Board Members Present</u>	Wayne Bond Alan Udy (MS Teams) Jud Richardson (MS teams)	Robert Battle (MS Teams) Debbie Young (phone)	<u>Board Members Absent:</u> Jay Lewis Ramon Brown Hannah Israel
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<u>Staff Members Present</u>	Will Johnson, Planning
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I. CALL TO ORDER: Chairman Wayne Bond called the meeting to order at 3:13 p.m.

II. APPROVAL OF MINUTES

Minutes for December, January, and January Called Meeting were accepted and approved.

III. REVIEW OF APPLICATIONS:

1. 1100 Broadway – Second Story

The applicant is proposing to add a new signage.

Uptown Façade Board Ordinance, Section 9.2.5 of the UDO:

J.3.(B) *Review Criteria.* The Board shall approve an application and issue a certificate of facade appropriateness if it finds that the proposal meets the requirements of this Section. In making this determination, the Board shall consider, in addition to any other pertinent factors, the following criteria:

- (1) The historic and architectural value and significance of the structure;
- (2) The architectural style, general design, arrangement, texture and material of the architectural features involved with the structure and relationship to the interior architectural style;
- (3) The consistency with design guidelines adopted by the Board; and
- (4) Pertinent features of other structures within the Board's jurisdiction.

Staff Recommendation:

The property owner of 1100 Broadway is seeking approval to install new windows on the second floor. The existing windows appear to be steel frame windows that were likely installed during a mid-20th Century renovation of the property. The owner states the windows are in poor condition, do not seal properly and are inefficient. The owner is proposing to replace the windows with a storefront style window with three divided panes and clear anodized frame finish. Staff did suggest an option to the owner of replacing the existing panes with insulated units to address the efficiency issues, but that may not be a viable solution if there is not enough width to the mullions and muntins of the original steel windows. The proposed replacement windows will match the previously approved storefront windows currently in place on the ground floor.

Staff recommends approval as submitted.

Edgar Chancellor, the owner, presented the case. After a short discussion regarding style of windows, Jud Richardson made a motion to approve the case as submitted. Debbie Young seconded the motion. The motion was approved unanimously.

2. 11 West 11th Street – Columbus Nutrition

The applicant is proposing to add a new signage.

Uptown Façade Board Ordinance, Section 9.2.5 of the UDO:

J.3.(B) *Review Criteria.* The Board shall approve an application and issue a certificate of facade appropriateness if it finds that the proposal meets the requirements of this Section. In making this determination, the Board shall consider, in addition to any other pertinent factors, the following criteria:

- (1) The historic and architectural value and significance of the structure;
- (2) The architectural style, general design, arrangement, texture and material of the architectural features involved with the structure and relationship to the interior architectural style;
- (3) The consistency with design guidelines adopted by the Board; and
- (4) Pertinent features of other structures within the Board's jurisdiction.

Staff Recommendation:

The applicant is proposing to install primary signage on the street level windows to denote a new business location. The signs located on the entry doors do not appear to take up more than 25% of the glass space and no more than 5% of the total facade. The addition of street address signage located above the entry doors is acceptable. It should be noted that since the signs requested on the doors do qualify as primary signs a primary sign located on the awning would not be allowed unless the door signs are removed. This would require coming back to the board for approval.

Staff recommends approval as submitted.

Keith Blackmon, the business owner, presented the case. After a short discussion, Jud Richardson made a motion to approve the case for only one door to have the business name and logo. Alan Udy seconded the motion. The motion was approved unanimously.

3. 201 13th Street – 211 13th Street LLC

The applicant is proposing to add a new signage.

Uptown Façade Board Ordinance, Section 9.2.5 of the UDO:

J.3.(B) *Review Criteria.* The Board shall approve an application and issue a certificate of facade appropriateness if it finds that the proposal meets the requirements of this Section. In making this determination, the Board shall consider, in addition to any other pertinent factors, the following criteria:

- (1) The historic and architectural value and significance of the structure;
- (2) The architectural style, general design, arrangement, texture and material of the architectural features involved with the structure and relationship to the interior architectural style;
- (3) The consistency with design guidelines adopted by the Board; and
- (4) Pertinent features of other structures within the Board's jurisdiction.

Staff Recommendation:

The applicant is proposing to install a new brick facade that will include awnings, doors, windows, and storefront configurations. The elevations included in the application depict windows on the upper floor that are multi divided and appear to have a dark colored framing. These punched openings will likely line up with the concrete header band around the top of the facade. The ground floor appears to receive new storefront installations along with windows and awnings. The elevations show a storefront and door entry rhythm consistent with buildings found in the Façade District.

It should be noted that specific details of the windows and storefront are not included in the application, but if constructed as depicted in the drawings it appears the building modifications will likely meet the intent of the façade district guidelines.

The new brick facade is acceptable, but there was no mention of the final finish. It is assumed that the surface will be painted a white color. The board should confirm this detail prior to approval.

Details of murals, signs, and lighting should be included in a later submission to the Façade Board as they are finalized.

Staff recommends approval as submitted.

Chris Woodruff, the business owner, introduced architects Will Barnes and Ashley Ginn, who presented the case. After a short discussion, Jud Richardson made a motion to approve the case. Robert Battle seconded the motion. The motion was approved unanimously.

4. 207 13th Street – 211 13th Street LLC

The applicant is proposing to add a new signage.

Uptown Façade Board Ordinance, Section 9.2.5 of the UDO:

J.3.(B) *Review Criteria.* The Board shall approve an application and issue a certificate of facade appropriateness if it finds that the proposal meets the requirements of this Section. In making this determination, the Board shall consider, in addition to any other pertinent factors, the following criteria:

- (1) The historic and architectural value and significance of the structure;
- (2) The architectural style, general design, arrangement, texture and material of the architectural features involved with the structure and relationship to the interior architectural style;
- (3) The consistency with design guidelines adopted by the Board; and
- (4) Pertinent features of other structures within the Board's jurisdiction.

Staff Recommendation:

The applicant is proposing to a new building between two existing structures all with common ownership. The scale and massing of the building appears to be appropriate for the streetscape and specific location between the two existing structures. Design cues related to the windows carry over nicely from building to building. The predominant façade material of the new building appears to be a dark painted brick. Although there does not appear to be an entrance located along 13th Street there are plenty of large windows located on that south facing facade to provide transparency and interest to the pedestrian. The primary entry points to the building will be located internally to the property and appear to coordinate with the adjacent properties.

Overall, the design and layout of the building appears to meet the intent of the facade district guidelines.

Details of murals, signs, and lighting should be included in a later submission to the Façade Board as they are finalized.

Staff recommends approval as submitted.

Will Barnes and Ashley Ginn presented the case. After a short discussion, Jud Richardson made a motion to approve the case. Debbie Young seconded the motion. The motion was approved unanimously.

IV. NEW BUSINESS:


- None.

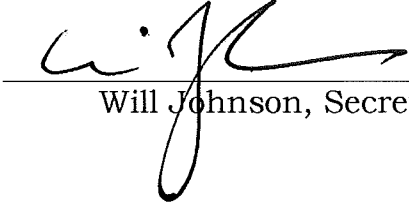
V. OLD BUSINESS:

- Will Barnes is still not ready to return. The case will remain in rotation (1040 Broadway).
- Case reviews:
 - 1008 Broadway – CSU Bookstore – COMPLETE
 - 945 Broadway – Neal Howard & Associates – COMPLETE

VI. ADJOURNMENT: Monday, February 15, 2021 at 3:56 p.m.

Respectfully Submitted by:


Wayne Bond, Chairman


Will Johnson, Secretary

