



Architectural Review Board

Meeting Minutes

October 14, 2019

7:00 p.m.

New Albany Architectural Review Board met in regular session in the Council Chambers at Village Hall, 99 W Main Street and was called to order by Architectural Review Board Chair Mr. Alan Hinson at 7:00 p.m.

Those answering roll call:

Mr. Alan Hinson, Chair	Present
Mr. Francis Strahler	Present
Mr. Jonathan Iten	Absent
Mr. Jim Brown	Present
Mr. E.J. Thomas	Present
Mr. Andrew Maletz	Absent
Ms. Sarah Briggs	Present
Mr. Matt Shull	Present

Staff members present: Steven Mayer, Development Services Manager; Chris Christian, Planner; and Josie Taylor, Clerk

Mr. Hinson called for an action on the minutes of September 9, 2019.

Moved by Mr. Thomas, seconded by Mr. Brown to approve the September 9, 2019 meeting minutes. Upon roll call: Mr. Thomas, yea; Mr. Brown, yea; Mr. Hinson, yea; Mr. Strahler, yea; Ms. Briggs, yea. Yea, 5; Nay, 0; Abstain, 0. Motion passed by a 5-0 vote.

Mr. Hinson asked for any corrections or additions to the agenda.

Mr. Christian stated none from staff.

Mr. Hinson swore to truth those wishing to speak before the Board.

Mr. Hinson asked if there were any visitors for items not on tonight's agenda. (No response).

Moved by Mr. Strahler, seconded by Ms. Briggs to accept the staff reports and related documents into the record. Upon roll call vote: Mr. Strahler, yea; Ms. Briggs, yea; Mr. Hinson, yea; Mr. Brown, yea; Mr. Thomas, yea. Yea, 5; Nay, 0; Abstain, 0. Motion carried by a 5-0 vote.

ARB-73-2019 Certificate of Appropriateness

Certificate of Appropriateness for a new sign at 29 South High Street for GoYoga (PID: 222-000922)

Applicant: ProSign Studio c/o Sean Alley

Mr. Christian presented the staff report.

Mr. Thomas noted the staff report referenced ARB-73-2019 but the agenda referenced ARB-77-2019.

Mr. Hinson noted the same.

Mr. Mayer stated it should be ARB-73-2019.

Mr. Strahler stated the agenda should be corrected.

Mr. Mayer stated that was correct.

Moved by Mr. Thomas, seconded by Mr. Brown to approve ARB-73-2019. Upon roll call vote: Mr. Thomas, yea; Mr. Brown, yea; Mr. Hinson, yea; Mr. Strahler, yea; Ms. Briggs, yea. Yea, 5; Nay, 0; Abstain, 0. Motion carried by a 5-0 vote.

ARB-78-2019 Certificate of Appropriateness

Certificate of Appropriateness for a new sign at 88 North High Street for Animals-R-Special (PID: 222-000242)

Applicant: City of New Albany

Mr. Christian presented the staff report.

Mr. Hinson asked if it would be two (2) of the post signs.

Mr. Mayer stated there would be two (2) identical signs, one along each street frontage.

Moved by Mr. Strahler to approve ARB-78-2019 with the condition that the existing signage along High Street must be removed once the new sign post is installed along High Street, seconded by Ms. Briggs Upon roll call vote: Mr. Strahler, yea; Ms. Briggs, yea; Mr. Hinson, yea; Mr. Brown, yea; Mr. Thomas, yea. Yea, 5; Nay, 0; Abstain, 0. Motion carried by a 5-0 vote.

Amphitheater Development located at 140 West Granville Street

Mr. Mayer discussed the color selection for the Amphitheater.

Ms. Christina Libasi, interior designer with DLR Group, presented the Architectural Review Board with color samples for selection.

Mr. Mayer stated staff supported the color options presented.

Mr. Brown asked if, on the north side where there will not be any ivy, there would be landscaping or foundation plantings of any kind.

Ms. Libasi said she was not sure.

Mr. Mayer stated he believed it was just sidewalk.

Mr. Brown stated okay.

Mr. Strahler and Mr. Hinson stated they were great changes.

Mr. Brown asked if this matter was to be voted on.

Mr. Mayer stated that as it was a condition of approval from the application the Architectural Review Board should approve the plans as submitted.

Moved by Mr. Thomas, seconded by Mr. Brown to approve the plans as submitted. Upon roll call vote: Mr. Thomas, yea; Mr. Brown, yea; Mr. Hinson, abstain; Ms. Briggs, yea; Mr. Strahler, yea. Yea, 4; Nay, 0; Abstain, 1. Motion carried by a 4-0-1 vote.

Moved by Mr. Brown, seconded by Mr. Hinson, to adjourn the meeting. Upon roll call vote: Mr. Brown, yea; Mr. Hinson, yea; Mr. Thomas, yea; Mr. Strahler, yea; Ms. Briggs, yea. Yea, 5; Nay, 0; Abstain, 0. Motion carried by a 5-0 vote.

Meeting adjourned at 7:16 pm.

Submitted by Josie Taylor.

APPENDIX



Architectural Review Board Staff Report October 14, 2019

GO YOGA—SIGNAGE CERTIFICATE OF APPROPRIATENESS

LOCATION: 29 South High Street
APPLICANT: ProSign Studio
REQUEST: Certificate of Appropriateness
ZONING: Urban Center, Historic Center Sub-District
STRATEGIC PLAN: Village Center
APPLICATION: ARB-73-2019

Review based on: Application materials received September 6, 2019.

Staff report prepared by Chris Christian, Planner.

I. REQUEST AND BACKGROUND

The applicant requests a certificate of appropriateness to allow one wall sign to be installed at 29 South High Street for Go Yoga. The sign is proposed to be installed at one of the tenant space entrances along Granville Street.

Per Section 1157.07(b) any major environmental change to a property located within the Village Center requires a certificate of appropriateness issued by the Architectural Review Board. In considering this request for new signage in the Village Center, the Architectural Review Board is directed to evaluate the application based on criteria in Chapter 1157 and Chapter 1169.

II. SITE DESCRIPTION & USE

The property is zoned Urban Center located within the Historic Center sub-district. Therefore, the city's sign code regulations apply to the site.

Go Yoga is located in the building that was previously occupied by Studio 605, which has since been converted into a multi-tenant space. The building is occupied by Hunter Capital, Ohio Honor Project and VeloScience. All three of the businesses have received approval from the ARB for new wall signs to be installed on the building.

III. EVALUATION

A. Certificate of Appropriateness

The ARB's review is pursuant to C.O. Section 1157.06. No environmental change shall be made to any property within the Village of New Albany until a Certificate of Appropriateness has been properly applied for and issued by staff or the Board. Per Section **1157.07 Design**

Appropriateness, the modifications to the building and site should be evaluated on these criteria:

1. *The compliance of the application with the Design Guidelines and Requirements and Codified Ordinances.*
 - Per the city's sign code section 1169.14(a) each building or structure in the Historic Core sub-district shall be allowed three (3) sign types including, but not limited to, projecting, awning and wall signs. The applicant is proposing to install one wall sign with the following dimensions.

Wall Sign Board

- City sign code Chapter 1169.16(d) permits a maximum area of 30 square feet based on the building's frontage and allows one wall sign per business entrance and requires a minimum sign relief of one inch. External illumination is allowed. The applicant proposes one wall sign with the following dimensions:
 - a. Size: 20"x 52" [meets code].
 - b. Area: 7.25 square feet [meets code].
 - c. Location: the sign is proposed to be installed next to the main tenant entrance along Granville Street [meets code].
 - d. Lighting: existing gooseneck downcast lighting [meets code].
 - e. Relief: one inch [meets code].
 - f. Colors: black, white and gray (total of 3) [meets code].
 - g. Lettering Height: 8.75" [meets code]
 - The sign will read "GoYoga".
 - The sign panel is proposed to be made out of an MDO material with PVC lettering which are permitted sign materials.
2. *The visual and functional components of the building and its site, including but not limited to landscape design and plant materials, lighting, vehicular and pedestrian circulation, and signage.*
 - The wall sign is an appropriate sign-type for this tenant space.
 3. *The distinguishing original qualities or character of a building, structure, site and/or its environment shall not be destroyed.*
 - The sign appears to be positioned in a suitable location and does not block any architectural features.
 4. *All buildings, structures and sites shall be recognized as products of their own time.*
 - The building is a product of its own time and as such should utilize signs appropriate to its scale and style, while considering its surroundings. It appears that this sign is scaled appropriately for this tenant space and is appropriately designed.
 5. *Distinctive stylistic features or examples of skilled craftsmanship which characterize a building, structure or site shall be created with sensitivity.*
 - Not Applicable

6. *The surface cleaning of masonry structures shall be undertaken with methods designed to minimize damage to historic building materials.*
 - Not Applicable

7. *Wherever possible, new additions or alterations to structures shall be done in such a manner that if such additions or alterations were to be removed in the future, the essential form and integrity of the original structure would be unimpaired.*
 - It does not appear that the sign will affect the original structure, if removed or altered in the future.

IV. RECOMMENDATION

Staff recommends approval of this application provided that the ARB finds that the proposal meets sufficient basis for approval. The proposed wall sign appears to be consistent with the architectural character of the existing site as well as the overall Village Center and is appropriate for this space.

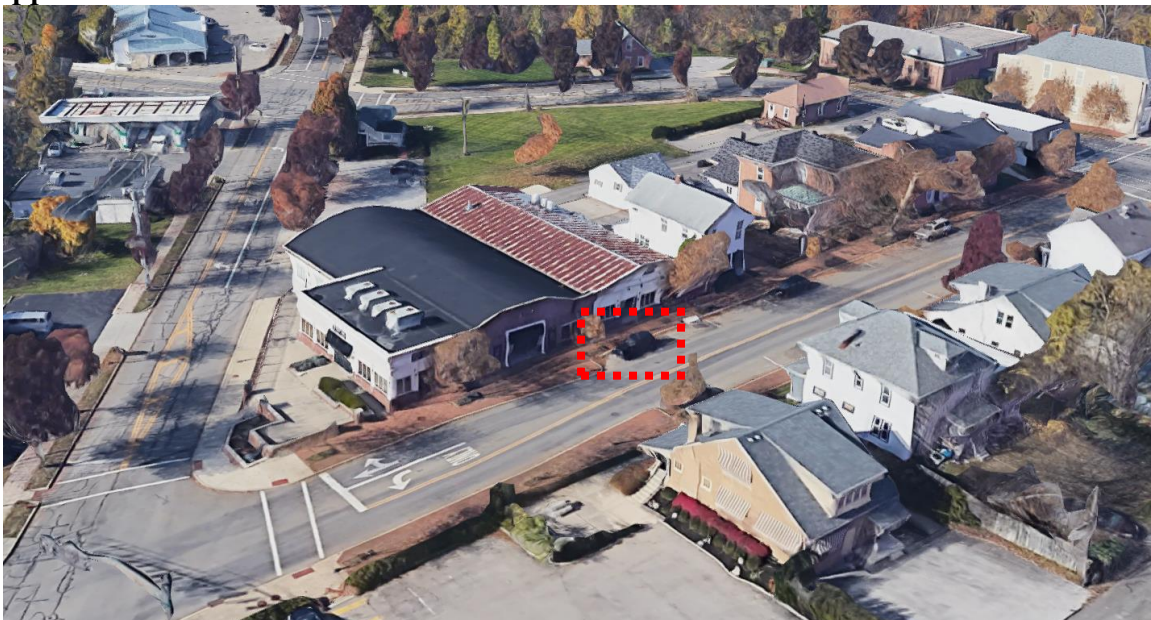
V. ACTION

Should the Architectural Review Board find sufficient basis for approval the following motions would be appropriate. Conditions of approval may be added.

Suggested Motion for ARB-73-2019:

Move to approve Certificate of Appropriateness for application ARB-73-2019.

Approximate Site Location:



Source: Google Earth



**Architectural Review Board Staff Report
October 14, 2019 Meeting**

**CERTIFICATE OF APPROPRIATENESS
ANIMALS-R-SPECIAL SIGNAGE**

LOCATION: 88 N. High (PID: 222-000242)
APPLICANT: City of New Albany
REQUEST: Certificate of Appropriateness for Animals-R-Special signage
ZONING: Urban Center District within the Historic Center Subarea
STRATEGIC PLAN Village Center
APPLICATION: ARB-78-2019

Review based on: Application materials received on September 23, 2019

Staff report prepared by Chris Christian, Planner

VI. REQUEST AND BACKGROUND

The application is for a Certificate of Appropriateness to install two new single post signs for Animals-R-Special as part of a city infrastructure project. On March 11, 2019 the ARB approved a Certificate of Appropriateness with waivers for Animals-R-Special to construct a new parking lot as part of the Miller Avenue public street extension project. The city worked with the owner of Animals-R-Special to obtain right-of-way for the extension Miller Avenue. The public street is now open and construction is expected to be finished by the end of the year.

VII. SITE DESCRIPTION & USE

The .316 +/- acre site is zoned UCD Urban Center District, within the Historic Core Sub-district and is within the Village Center. Animals-R-Special is a veterinarian office building.

VIII. EVALUATION

A. Certificate of Appropriateness

The ARB's review is pursuant to C.O. Section 1157.06. No environmental change shall be made to any property within the Village of New Albany until a Certificate of Appropriateness has been properly applied for and issued by staff or the Board. Per Section **1157.07 Design Appropriateness**, the modifications to the building and site should be evaluated on these criteria:

8. *The compliance of the application with the Design Guidelines and Requirements and Codified Ordinances.*
 - Per the city's sign code section 1169.14(a) each building or structure in the Historic Core sub-district shall be allowed three (3) sign types including, but not limited to, projecting, single post and wall signs. The two proposed single post

signs will replace an existing monument sign on site. Staff recommends a condition of approval that the existing monument sign along High Street is removed once the new single post sign is installed along High Street.

- The applicant is proposing to install two identical single post signs with the following dimensions.

Single Post Signs 1 and 2

- City sign code Chapter 1169.17(a) permits a maximum area of 6 square feet per sign face and allows one single post sign per street front. The applicant proposes two identical single post signs with the following dimensions:

- h.* Size: 24"x36" per side [meets code].
- i.* Area: 6 square feet per side [meets code].
- j.* Lighting: None [meets code].
- k.* Relief: three inches [meets code].
- l.* Colors: white, blue and green (total of 3) [meets code].
- m.* Height: 7 feet [meets code]

- The signs will read "Animals R Special—Veterinary Hospital" and will feature the business logo.
- The sign panels are proposed to be made out of an HDU material which is a permitted sign material.
- One sign is to be installed perpendicular to High Street in line with the planned landscape hedge row. The other sign is to be installed perpendicular to Miller Avenue beside the side porch entrance to the building. Both signs are proposed to be located outside of the right-of-way. .

9. *The visual and functional components of the building and its site, including but not limited to landscape design and plant materials, lighting, vehicular and pedestrian circulation, and signage.*

- The single post signs are an appropriate sign-type for this location.

10. *The distinguishing original qualities or character of a building, structure, site and/or its environment shall not be destroyed.*

- The signs are positioned in a suitable location and does not block any view of High Street from Miller Avenue.

11. *All buildings, structures and sites shall be recognized as products of their own time.*

- The building is a product of its own time and as such should utilize signs appropriate to its scale and style, while considering its surroundings. It appears that the signs are scaled appropriately for its location and is appropriately designed.

12. *Distinctive stylistic features or examples of skilled craftsmanship which characterize a building, structure or site shall be created with sensitivity.*

- The signs are well designed with a raised border and graphics and recessed text, similar to other sign designs in the Village Center.

13. *The surface cleaning of masonry structures shall be undertaken with methods designed to minimize damage to historic building materials.*

- Not Applicable

14. *Wherever possible, new additions or alterations to structures shall be done in such a manner that if such additions or alterations were to be removed in the future, the essential form and integrity of the original structure would be unimpaired.*

- Not Applicable

IX. RECOMMENDATION

Staff recommends approval of this application provided that the ARB finds that the proposal meets sufficient basis for approval. The proposed single post signs are consistent with the architectural character of the existing building and site as well as the overall Village Center. The signs are appropriately located on the property.

X. ACTION

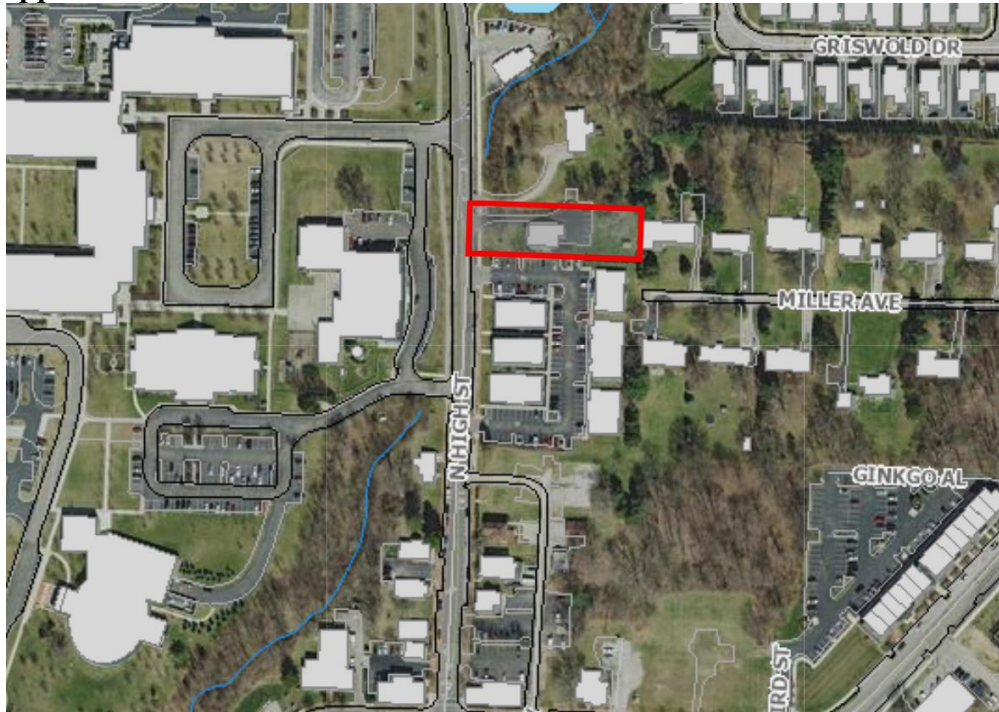
Should the Architectural Review Board find sufficient basis for approval the following motions would be appropriate. Conditions of approval may be added.

Suggested Motion for ARB-78-2019:

Move to approve Certificate of Appropriateness for application ARB-78-2019 with the following condition:

1. The existing monument sign along High Street must be removed once the new single post sign is installed along High Street.

Approximate Site Location:



Source: Franklin County Auditor