

**MINUTES
DESIGN & REVIEW BOARD**

October 14, 2014

MEMBERS PRESENT: Keith Speirs, Dick Kinder, John Campbell, Louise Keating, Sandra Hull and Susan Bates

MEMBERS ABSENT: Dick Deffenbaugh

STAFF PRESENT: Andrew Dutton

I. MINUTES

Louise Keating moved, Dick Kinder seconded, to approve the Minutes of September 9, 2014 as received. Motion carried by a 6-0 vote.

II. PROJECT REVIEW AND/OR APPROVAL

DR-522. Phil Schrader requesting Board approval for a wall sign at 503 East Liberty Street (**Harbor Hill Antiques**) in a C-4 District.

Phillip Schrader stated he wished to replace an existing sign (Minuteman Press) with a new sign for Harbor Hill Antiques.

Dick Kinder moved, Sandra Hull seconded, to approve signage as presented for Harbor Hill Antiques at 503 East Liberty Street. Motion carried by a 6-0 vote.

DR-523. Terry Moser of Wooster Natural Foods requesting Board approval to replace the front of the building on the first floor with red brick at 138 East Liberty Street in the Public Square Landmark District.

Terry Moser stated the rear of the building was renovated approximately two years ago, and they wished to now renovate the front of the building using the same materials (red, Belden brick). Mr. Moser stated that the first floor would be done “this year”; the second floor would be done “next year”.

Ms. Keating questioned if the brick would extend all the way down to the sidewalk pavement. Mr. Moser stated yes—everything that was white would now be red brick.

Mr. Campbell stated the brick would need a foundation to support it and could not just be set on the sidewalk. Mr. Campbell stated the brick would also stick out beyond the face of the wall which was likely the property line, so there was a potential that the face brick would be setting past the property line. Mr. Moser stated the brick was cladding and would be done the same way the back of the building was done.

Susan Bates moved, Dick Kinder seconded, to approve the request of Terry Moser of Wooster Natural Foods at 138 East Liberty Street as presented. Motion carried by a 6-0 vote.

DR-524. Patrick Herron representing Wayne County Commissioners requesting Board approval to temporarily repair a damaged area of the storefront with plywood painted a color to blend in with the surrounding stone 117 West Liberty Street in the Public Square Landmark District.

Patrick Herron, County Administrator, stated the former tenant removed their sign which left an open area on the building. Mr. Herron stated plywood was placed on the area so that rain and birds would not get into the opening. Mr. Herron stated the plywood was also (temporarily) painted using primer which looked white. Mr. Herron stated they wished to leave it that way for now. In 2015, the interior would be renovated for offices, and at the end of 2015/2016 the County would decide how the building would be used and at that point, they would decide what to do with the front of the building.

Sandra Hull moved, Louise Keating seconded, to approve the request of the Wayne County Commissioners at 117 West Liberty Street as submitted. Motion carried by a 6-0 vote.

- DR-525. Melinda Shah of Schooley Caldwell Assoc., representing the Wayne County Commissioners,** requesting Board approval to remove two stairwells and a ramp and rebuild a stairwell and steps along North Market Street at 107 West Liberty Street in the Public Square Landmark District.

Melinda Shah of Schooley Caldwell Assoc., architects working on the Wayne County Courthouse restoration, stated this phase of the project was to help make the basement area dry. In order to do that, they would need to dig down to the bottom of the foundation and, as part of that, two stairs would be removed as they were no longer needed. In their place, the sump pumps would be placed to help keep the basement dry. Ms. Shah stated the one set of stairs which would still be needed would be rebuilt. Ms. Shah stated the steps were concrete and were not original to the building. New railing would also be added which looked like wrought iron but would not be as much maintenance as actual wrought iron. Ms. Shah stated there would be a historic profile to it so as to be in keeping with the time period of the building. Eventually the sidewalk would get put back to what it was now, but over the winter and into next summer, it would be a temporary-type sidewalk so that the brick pavers would not be damaged.

Sandra Hull moved, Dick Kinder seconded, to approve the request of Schooley Caldwell Assoc. for the Wayne County Courthouse at 107 West Liberty Street as submitted. Motion carried by a 6-0 vote.

- DR-526. Melinda Shah of Schooley Caldwell Assoc., representing the Wayne County Commissioners,** requesting Board approval for the restoration and replacement of masonry, sheet metal, slate roofing, and windows, changes in color, and the addition of cresting to the roof line at 107 West Liberty Street in the Public Square Landmark District.

Melinda Shah of Schooley Caldwell Assoc. stated they were looking to restore the entire exterior of the Wayne County Courthouse plus parts of the annex building. Ms. Shah stated the project included the decorative metal work, which was currently painted several different colors, the slate, and the building all the way down to the sidewalk. Ms. Shah stated there was a lot of sandstone work which needed to be repaired. Ms. Shah stated when the big brackets were removed, they were completely full of dirt and things from pigeons and were rusting from the inside out. Because of that, they would need to be replaced and would be replaced with sheet metal which was the same thing they were built out of originally. They would be exact matches to what was there originally and would be painted back to what was believed to be the original color which was a sand finish to appear like sandstone. All of the slate was

very brittle and because of how integrated it was into the sheet metal, if they were to take it down and try to put it back up, a lot of it would break. Ms. Shah stated all of the slate would be removed and would be replaced with new slate to match the same color, shape, size and profile as the existing slate. Ms. Shah stated bids for the windows would be taken and would possibly be replaced as well. Ms. Shah stated the windows had been replaced in the 1970's; the original frames still existed and were buried under the replacement windows and were in good condition. If the windows were replaced, the frames would be restored and new, custom wood sashes would be built. Ms. Shah stated they were not able to come up with an original determination of the final color, but looking at historic photographs, they could tell it was a dark color. Ms. Shah stated a dark green was proposed which was very common at that time which would look good with the buff sandstone color now which originally would have been more of a grey color. Ms. Shah stated they would also be obtaining bids for the cresting (where the slate met the flat roof). Ms. Shah stated they found one piece of it in the attic, and they were looking at having that remade out of laser cut steel or aluminum with a black finish.

Ms. Bates questioned the timeframe for the project. Ms. Shah stated they would hopefully go out to bid within the next month and then start construction as soon as the weather breaks in the spring.

Ms. Hull asked what was planned for the ladies. Ms. Shah stated the sculptures would be removed and would receive some of the same treatment that the other sheet metal work would include. Ms. Shah stated it did not seem that they needed to be replaced but once all of the paint was removed, they would have a better idea of what was there.

Mr. Kinder stated it was a great project; Ms. Hull stated it was exciting.

Sandra Hull moved, Susan Bates seconded, to approve the request of Schooley Caldwell Assoc., on behalf of the Wayne County Commissioners, as submitted. Motion carried by a 6-0 vote.

Ms. Shah noted that all of the exterior downspouts would also be removed.

DR-527. Tracy Heck requesting Board approval for window signs and a hanging sign at 215-217 East Liberty Street (**The Studio on Liberty**) in a C-4 District.

Mr. Campbell stated that Tracy Heck was not able to be present, but submitted a letter to the Board which stated, *"I am sorry I cannot make the meeting to talk about the sign application tonight. Originally I thought I can attend but due to changes in my husband's schedule I now have a conflict that I cannot re-schedule. I hope the information I submitted is sufficient and self explanatory to move forward with the application. If there is another time I should come in to talk about this, please let me know."*

Mr. Campbell stated as the documents showed, window printing was proposed; the signage above the windows appeared to be the same. Mr. Campbell noted that Ms. Heck was also proposing a perpendicular wall sign which would be 18" x 30", similar to a sign which existed for the Market Street Bistro.

Ms. Hull questioned if blue or black letters would be used for the words "The Studio on Liberty". Mr. Dutton stated he did not think the signs above the window would change; just the window signage and the perpendicular sign.

Sandra Hull moved, Louise Keating seconded, to approve signage as proposed for The Studio on Liberty at 215-217 East Liberty Street. Motion carried by a 6-0 vote.

DR-528. Ken Stiffler of Sign Design, representing Wayne County Republican Party, requesting Board approval for window signs at 133 West Liberty Street in the Public Square Landmark District.

Mr. Stiffler stated the Wayne County Republican Party had relocated to Merchants Block. Mr. Stiffler stated signage was proposed on the entrance door similar to what had existed at their previous location on Buckeye Street. Mr. Stiffler noted that window signage was also proposed and would cover about 30% of the window surface area and would include the Republican Party logo. Mr. Stiffler stated a red, white and blue theme would exist and would be mounted on the inside of the glass.

Susan Bates moved, Dick Kinder seconded, to approve signage for the Wayne County Republican Party at 133 West Liberty Street as submitted. Motion carried by a 6-0 vote.

DR-529. Ken Stiffler of Sign Design, representing Kennedy, Cicconetti, Knowlton and Buytendyk, LPA, requesting Board approval for freestanding entrance/exit signs at 558 North Market Street in the North Market Street Landmark District.

Mr. Stiffler stated a replacement sign was proposed for the exit sign that a tree had knocked down last fall; the existing brackets would also be replaced. The enter/exit signs would be white with black and gold highlights to coordinate with the main business sign. Mr. Stiffler stated the bracket and post would be 4' in height and the signs would be 16" x 32".

Mr. Kinder stated the signs looked good.

Sandra Hull moved, Dick Kinder seconded, to approve signage as submitted for Kennedy, Cicconetti, Knowlton and Buytendyk at 558 North Market Street. Motion carried by a 6-0 vote.

Meeting adjourned at 5:54 p.m.

Andrew Dutton, Staff Liaison