



CITY of MEDINA
Historic Preservation Board
Regular Meeting Minutes
June 13, 2024

Meeting Date: June 13, 2024

Meeting Time: 5:00 PM

Present: Elizabeth Biggins-Ramer, Kevin Hutchinson, Patty Stahl, Paul Wood, Andrew Dutton (Community Development Director), and Sarah Tome (Administrative Assistant)

Absent: Rebekah Knaggs, Leslie Traves

Approval of Minutes

Mr. Wood made a motion to approve the minutes from May 9, 2024 as submitted.

The motion was seconded by Mr. Hutchinson.

Vote:

Biggins-Ramer	<u>Y</u>	Hutchinson	<u>Y</u>
Stahl	<u>Y</u>	Wood	<u>Y</u>
Approved	<u>4-0</u>		

The Court Reporter swore in all attendees.

Applications

1. H24-09 Dave Sterrett 228 South Court Street CSP

Mr. Dutton stated that the building was unique as it was broken up into three spaces on the ground floor. He added that Elements was located on the north end of the building and wrapped around to the south side, with the doors for Avenues and Hemingway's in the center. Mr. Dutton stated that Elements had received approval for two window signs at a previous Historic Preservation Board meeting. He added that the applicant was requesting approval for two additional signs, including a 6 sq. ft. window sign on the southernmost door and a 1.2 sq. ft. window sign on the southernmost window. Mr. Dutton stated that staff recommended approval of application H24-09, as submitted.

Present for the case was Dave Sterrett of Medina Signs, 411 West Smith Road. Mr. Sterrett stated that his records indicated that the additional signs would be located at 242 South Court Street, but noted that this could be wrong.

Ms. Biggins-Ramer asked if the proposed sign on the door was the same size as the existing one. Mr. Sterrett stated that it was not, as the proposed sign was an arrow directing customers to the main door. He added that this was a unique building where you had to go past other

businesses to reach the main entrance for Elements. Mr. Dutton noted that the previously approved sign was larger than the proposed sign.

Mr. Hutchinson asked if the new window sign would be placed at the same height on the window as the previously approved window sign. Mr. Sterrett stated that it would be. There was a discussion as to the height of the signs on the windows.

Mr. Wood made a motion to approve application H24-09, as submitted.

Mr. Hutchinson seconded the motion.

Vote:

Hutchinson	<u>Y</u>	Stahl	<u>Y</u>
Wood	<u>Y</u>	Biggins-Ramer	<u>Y</u>
Approved	<u>4-0</u>		

2. H24-10 Dave Sterrett 32 Public Square CSP

Mr. Dutton stated that the applicant had received approval for two “The UpTown Shoppe” signs in 2023, including a wall sign and a projecting sign on the side of the building. Mr. Dutton stated that the applicant was requesting to modify the signs for a name change to “LilyNicholas Shoppe”. He noted that the proposed signs would maintain the same colors and style, however, the wall sign would be reduced to 8.75 sq. ft. Mr. Dutton stated that staff recommended approval of application H24-10, as submitted.

Present for the case was Dave Sterrett of Medina Signs, 411 West Smith Road. Mr. Sterrett stated that there was a similar type of shop located in Illinois with the same name, that had sent the owner of The UpTown Shoppe a cease and desist letter to change the name of her business. He noted that the owner had decided to change the name of her store, and was using the names of her grandchildren. He added that the signs would be the same materials and color as before.

Ms. Stahl made a motion to approve application H24-10, as submitted.

Mr. Wood seconded the motion.

Vote:

Stahl	<u>Y</u>	Wood	<u>Y</u>
Biggins-Ramer	<u>Y</u>	Hutchinson	<u>Y</u>
Approved	<u>4-0</u>		

3. H24-11 Deborah Chapman 236 South Court Street CSP/COA

Mr. Dutton stated that the subject business was within the same building as Elements. He noted that there were two parts to this application, including a Conditional Sign Permit and Certificate of Appropriateness. Mr. Dutton stated that the applicant was proposing to locate Hemingway’s Underground in the lower level of the building, which had previously been occupied by Antiquation. He added that the business was proposing three sign types:

- Wall Sign – Black and bronze/gold acrylic channel letters – 6 sq. ft.
- Window Sign – White vinyl – 11 sq. ft.
- Projecting Sign – Off-white, black, and bronze/gold – 3.1 sq. ft.

For the Certificate of Appropriateness, Mr. Dutton stated that the applicant had proposed painting the storefront “Tuxedo” in color, replacement of the front door with a wooden arched door, and the addition of three gooseneck lights.

Mr. Dutton stated that staff recommended approval of application H24-11 regarding the Conditional Sign Permit for wall, window, and projecting signs. He added that staff recommended revisions to application H24-11 regarding the Certificate of Appropriateness request in order to maintain the window transom and select a door that is more compatible with the building and area.

Present for the case was Dave Sterrett of Medina Signs, 411 West Smith Road, and Deborah Chapman, the owner of Hemingway’s, 236 South Court Street. Ms. Chapman stated that Hemingway’s was going to be based on a 1930’s speakeasy, with upscale cocktails. She added that Mr. Sterrett had come up with the underground portion of the name. Ms. Chapman stated that they wanted to paint the outside black and use their logo on the windows and blade sign. She noted that she had measured the proposed door and that it was the same size of the current door, so they would not be removing the transom window, but would put the address on the glass, as was currently there.

Ms. Biggins-Ramer stated that the Board would consider the Certificate of Appropriateness for the painting, door, and lights first.

Mr. Wood asked if the applicant had considered any other color for the façade. Ms. Chapman stated that they had chosen black to mirror English pubs. Mr. Wood stated that black was not a color in keeping with the Victorian architecture of the square, though there were already several buildings with black in their façade on the square, and asked if the applicant would consider other historical colors such as navy or gold. Mr. Hutchinson stated that there was maroon and green on the same side of the street and that he thought black would be a big contrast. There was a discussion on color.

Ms. Biggins-Ramer added that she was glad the applicant was keeping the transom window and asked if she had considered a craftsman-style door. There was a discussion as to the proposed door’s shape and color. Ms. Biggins-Ramer stated that she would like to see other options for the door. Additionally, she stated that she would prefer that the cornice and frieze be left their current color.

There was a discussion as to signage. It was noted that it would be hard to decide final colors for the signs without a façade color being chosen. The Board discussed tabling the application, and the timeline for the opening of Hemingway’s.

After looking over Sherwin-William paint samples, the applicant stated that she would like the façade of the building to be “Rookwood Shutter Green”.

Mr. Sterrett stated that the background of the projecting sign was a light tan. After discussion, it was determined that the wall sign would be gold, and the window sign, as well as the

numbers on the transom, would be etched white. There was a discussion on the positioning of the gooseneck lights.

The Board stated that they were willing to hold a special meeting to approve the door.

Ms. Biggins-Ramer made a motion to approve the conditional sign permit for the wall, window, and projecting signs.

Mr. Wood seconded the motion.

Vote:

Wood	<u>Y</u>	Biggins-Ramer	<u>Y</u>
Hutchinson	<u>Y</u>	Stahl	<u>Y</u>
Approved	<u>4-0</u>		

Ms. Biggins-Ramer made a motion to approve the Certificate of Appropriateness with the following conditions:

1. All three outdoor wall lights shall be mounted directly above the wall sign.
2. The storefront shall be painted "Rookwood Shutter Green" and the cornice and frieze shall not be painted and shall remain their current colors.
3. The door shall be replaced with a solid wood rectangular door that shall be brought back to the Historic Preservation Board for approval at a future meeting.
4. The transom shall remain and shall incorporate a smaller sized address.
5. The projecting sign shall be located on the north (left) side of the door.

Mr. Hutchinson seconded the motion.

Vote:

Biggins-Ramer	<u>Y</u>	Hutchinson	<u>Y</u>
Stahl	<u>Y</u>	Wood	<u>Y</u>
Approved	<u>4-0</u>		

Adjournment

Having no further business, the meeting was adjourned.

Respectfully submitted,

Sarah Tome

Elizabeth Biggins-Ramer, Chairwoman