



BOARDS & COMMISSIONS APPLICATION

132 North Elmwood Avenue
330-722-9038
www.medinaoh.org

Application Number H24-01

GENERAL	Date of Application <u>12/29/2023</u> Property Location <u>17 Public Square</u> Description of Project <u>Facade renovation. Replace 27 missing and damaged decorative corbels with one-piece foam corbels to match existing. Replace damaged wood sign board with painted Azek boards. Add 3 panel trim features to maatch the base panel trim. Paint colors to match existing.</u>
CONTACT INFORMATION	Applicant Name <u>Matt Strehle - Sandbar Architecture</u> Address <u>203 S. Court St.</u> City <u>Medina</u> State <u>OH</u> Zip <u>44256</u> Phone <u>(330) 227-2165</u> Email <u>mstrehle@sandbararc.com</u> Property Owner Name <u>17 Public Square</u> Address <u>17 Public Square</u> City <u>Medina</u> State <u>OH</u> Zip <u>44256</u> Phone <u>(330) 952-2330</u> Email <u>info@17publicsquare.com</u>
APPLICATION TYPE	Planning Commission Site Plan <input type="checkbox"/> Conditional Zoning Certificate <input type="checkbox"/> Code or Map Amendment <input type="checkbox"/> Preliminary Plan <input type="checkbox"/> Final Plat <input type="checkbox"/> Conditional Sign (EMC/Shopping Ctr) <input type="checkbox"/> Cert. of Appr. (TCOV) <input type="checkbox"/> Other <input type="checkbox"/> Historic Preservation Board Certificate of Appropriateness <input checked="" type="checkbox"/> Conditional Sign <input type="checkbox"/> Board of Zoning Appeals Variance <input type="checkbox"/> Appeal <input type="checkbox"/>
APPLICANT SIGNATURE	<i>By signing this application, I hereby certify that:</i> 1) <i>The information contained in this application is true and accurate to the best of my knowledge;</i> 2) <i>I am authorized to make this application as the property owner of record or I have been authorized to make this application by the property owner of record;</i> 3) <i>I assume sole responsibility for correspondence regarding this application; and</i> 4) <i>I am aware that all application requirements must be submitted prior to the formal acceptance of my application.</i> Signature <u> Matt Strehle </u> <small> Digitally signed by Matt Strehle DN: C=US, E=mstrehle@sandbararc.com, O=Sandbar Architecture, OU=Architect, CN=Matt Strehle Reason: I am the author of this document Date: 2023.12.29 10:46:22-05'00'</small> Date <u>12/29/2023</u>
OFFICIAL USE	Zoning District <u> C-2 </u> Fee (See Fee Sheet) \$ <u> 50 </u> Meeting Date <u> 1/11/24 </u> Check Box when Fee Paid <input type="checkbox"/>

H24-01
17 Public Square Front Facade Alterations

Property Owner: KJ Medina Holdings LLC
Applicant: Matt Strehle
Location: 17 Public Square
Zoning: C-2 (Central Business)
Request: Certificate of Appropriateness approval for front facade alterations

LOCATION AND SURROUNDING USES

The subject site is composed of 0.07 acres located on the west side of Public Square. Adjacent properties include the following uses:

- North – Retail
- East – Public Square
- South – Restaurant
- West – Parking



PROPOSED APPLICATION

The applicant is requesting approval for alterations and repairs to the building's storefront including:

- Replacement of 27 existing cast iron corbels with "one-piece foam corbels to match existing". The existing corbels have rusted, are not secure to the building, and have posed a danger to pedestrians. Proposed corbels will be painted Curio Gray.
- Replacement of the sign board with Azek Board material painted Curio Gray.
- Installation of Azek trim on the sign board, painted Chamois with recessed areas painted Caviar.

In November of 2022, H24-22 was approval by the HPB which included the painting of the storefront Caviar, Curio Gray, and Chamois.

DESIGN GUIDELINES/DEMOLITION CRITERIA (SECTION 145.07)

- (a) Preservation/rehabilitation/renovation. With respect to preservation/rehabilitation/renovation generally it is the interest of the Board that buildings within the Historic District be preserved, thus maintaining the character of the Historic District. Consistent with the U.S. Secretary of the Interior, Standards for the Treatment of Historic Properties, the intent of these Guidelines is to preserve and restore the features which establish a building's architectural character while making alterations and renovations necessary for the efficient and contemporary use of the building.

The rehabilitation process assumes that some alterations may be necessary to meet the needs of the building Owner and the health, safety, and welfare of the building occupants. Such alterations should be done so as not to destroy the materials and features which help to define a building's historic, cultural and/or architectural character. The historic materials, features and/or craftsmanship are important in defining the building character and should be retained, protected, and repaired when possible.

When the preservation of architectural features is not possible, alterations should be done in a manner respectful of the existing character, but done in a manner that is representative of architectural design and construction of contemporary times.

CITY OF MEDINA DESIGN GUIDELINES FOR HISTORIC PROPERTIES AND DISTRICTS

PRESERVATION/REHABILITATION/RENOVATION

Storefront

Missing Element

- Replace or reconstruct the missing element using materials that match the original as closely as possible.
- If no evidence can be found to document the element's original appearance, replacement should be consistent with the building's size, scale, and materials. The replacement should be simplified in order to avoid creating an elaborate detail that may not have been part of the original design.
- Examining other buildings of the same architectural style can help determine what may be appropriate.

Deteriorated Element

- Repair of deteriorated historic elements should not alter the appearance of the storefront. Repair deteriorated elements as soon as possible to prevent further damage or loss of material.
- If a historic element is deteriorated beyond repair and removal has been approved, document with photographs and measurements before removal. Then reproduce the element, matching the original design and materials.

Non-original Element

- If an element has been previously replaced, consider retaining the existing element if it is unique, aesthetically complements the building, or is a good example of what was in style in its own time (i.e., a well-designed and constructed 1920s storefront on an 1870s commercial building).
- If the element is considered inappropriate for the building, replace the element with one that is acceptable.

COMMUNITY DEVELOPMENT DEPARTMENT STAFF RECOMMENDATION

Staff recommends **approval** of application H24-01 for front facade alterations. Staff finds the proposed replacement and alterations match the existing style and colors of the front building facade.

From: [Matthew Strehle](#)
To: [Andrew Dutton](#)
Cc: [James Gaume \(jamesgaume@gmail.com\)](mailto:jamesgaume@gmail.com)
Subject: RE: 17 Public Square Facade
Date: Friday, December 29, 2023 10:56:57 AM
Attachments: [Application - Boards Commissions Fillable.pdf](#)
[17 Public Square.pdf](#)

Andrew,

Perfect! I appreciate your help!

Attached is the completed application and the scope of work for your review. Please note... I made a slight adjustment to the scope document. I added the labels for the existing vs. proposed for clarity.

Jim Gaume is going to be performing the work. He will be reaching out to you today to answer any other questions you might have. Jim will also be coming in next week to pay the \$50 fee.

The new materials for the sign board replacement will be Azek board. The same as he is using on the Oddfellows building.

Jim does have one of the original corbels cleaned up that he will bring to the meeting. The foam ones are not made yet, as he is waiting on approval before beginning production. We are going to look into the foam material that will be used and will provide information to you as soon as possible (before the meeting).

Please let me know if you need anything else or have any questions.

Matt Strehle RA, NCARB
PROJECT MANAGER

SANDBAR ARCHITECTURE
203 S. Court St.
MEDINA, OH 44256
330 227 2165





17 Public Square

Facade Renovation

November 27, 2023

SCOPE OF WORK:

- No structural work
- Replace (27) missing & damaged decorative corbels with one-piece foam corbels to match existing
- Remove and replace damaged sign board
- Repair any additional damage found during construction
- Replicate base panel trim
- Re-paint all new areas using Sherwin Williams satin sheen paint



Salvaged Corbel from the Existing Building

Sherwin Williams Paint Colors

-  Caviar - SW6990
-  Curio Gray - SW0024
-  Chamois - SW6131




Proposed Facade Improvements

Expert Pick

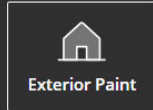
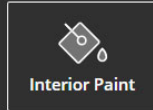
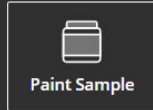
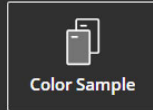
SW 6990

Caviar

FULL DETAILS 

This dark rich black introduces a refined air to a well-lit room. Make a bold choice with this cool neutral on an accent wall or in a study.


Get this color in a:



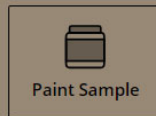
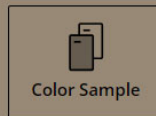
H Historic Color

SW 0024

Curio Gray

FULL DETAILS 

Get this color in a:



SW 6131

Chamois

FULL DETAILS 

Get this color in a:

