MEETING SUMMARY

December 15, 2016
Northwood & High Building
2231 North High Street, Room 100
6:30pm – 8:20pm

Ted Goodman, Frank Petruziello, Stephen Papineau, Pasquale Grado, Doreen Uhas-Sauer
Brian Horne

A. Business of the Board
   1. Approval of Meeting Summary from October 2016
      6:30 - 6:32
      motion by Ms. Uhas-Sauer / Mr. Grado
      motion To approve as submitted.
      vote 5-0 to Approve

B. University District Zoning Overlay
   1. 6:32 – 7:00
      Kevin Wheeler, Mark Dravillas, Christopher Lohr, Daniel Ferdelman (City of Columbus Planning Division)
      Request for Recommendation
      • Mr. Wheeler reviewed the changes in the code from the last meeting.
      • Mr. Petruziello asked for clarification on the height definition.
      • Mr. Wheeler reviewed the next steps; development Commission and then City Council.
      motion by Mr. Petruziello / Mr. Papineau
      motion To recommend approval of the new zoning code overlay.
      vote 5-0 to Approve

C. Applications for Certificate of Approval
   1. 343-345 West 8th Avenue
      Multi-Family Residential
      applicant: Wayne Garland (Buckeye Real Estate)
      addition
      7:00 – 7:16
      • Mr. Garland reviewed the trajectory of the project and changes to the program – 2 bed and 2 ½ bath addition.
      • Mr. Petruziello commented that the roof saddle between the existing and new does not work.
      • Mr. Goodman stated that the windows on the addition are out of balance.
      • Mr. Petruziello remarked that living room needs additional windows.
      motion Tabled
      To consider:
      1. A roof plan showing the relationship of the roof saddle to the new and existing buildings
      2. That the lower window should be triple ganged and aligned with upper windows.
      3. Provide construction details.
      4. That the stucco shall be as dark as the brick.
2643 North High Street
Buffalo Exchange
applicant: Melody Ward (Signcom, Inc.)
to be reviewed: 7:16 – 7:30

- Ms. Ward commented that the sign is already built.
- Mr. Grado replied the box sign is not appropriate and the ‘new and recycled fashion’ text at the bottom is unacceptable.
- Mr. Petruziello commented that a sign should be designed specifically for the building; channel letters and/or blade signs would be appropriate.
- Mr. Grado commented that the transom windows probably still have the leaded glass in there.
- Ms. Uhas-Sauer commented that the proposed sign just looks like a business card enlarged; a sign that is designed for this storefront is important.

motion
Tabled
To consider:
1. That the wall sign be composed of channel letters and logo
2. That a blade sign be used instead.

D.
Applications for Zoning, Code Enforcement and/or Conceptual Review

1. 1443 North High Street
Redevelopment
applicant: Sean Mentel (Kooperman I Mentel I Ferguson I Yaross)
to be reviewed: 7:30

- Application was tabled just prior to the meeting.

2. 1567 North High Street
First Watch
applicant: Amanda Williams (AGI)
to be reviewed: 7:30 – 8:00

- Ms. Williams reviewed the program, storefront and signs.
- Mr. Grado suggested removing the graphic on the south elevation; the brick on the south elevation is not a good selection.
- Mr. Goodman concurred regarding the brick; the gateway buildings have a palette of material, this brick will not be found.
- Mr. Petruziello expressed concern regarding the vertical sign, the wood background does not read.
- Mr. Papineau suggested simplifying the signs; duplicate the channel letters on a canopy.

motion
Tabled
To consider:
1. That the awnings should be changed out with canopy similar to the east elevation.
2. That the brick panel be changed out for another material – aluminum or cast stone.
3. That the sun and folk graphic be applied to the drywall beyond the transom windows.
4. That the First Watch on canopy be duplicated on the south elevation.
5. Lighting, construction details and sign details.
3. 2004 North High Street  Wendy's  applicant: David Hodge (Underhill & Hodge)  to be reviewed: 8:00 – 8:10

- Mr. Hodge reviewed the sign as previously reviewed by the Board.
- The Board and Applicant discussed the materials and details of the sign.

motion by Mr. Grado / Mr. Papineau

motion To recommend approval of the variance to allow the new blade sign

vote 5-0 to Approve

E. Staff Issued Certificates of Approval

1. 4-16 East Patterson Avenue  windows
2. 186 East 11th Avenue  rear deck

motion by Mr. Grado / Mr. Petruziello

motion To approve as submitted

vote 5-0 to Approve

F. Board Approved Applications Issued Certificates of Approval

1. 1376 - 1414 North High Street (1400 North High - Site Compliance)  approved: items approved  COA issued
   09/15/2016: building & site  12/07/2016
3. 1636 North High Street (Trism)  10/20/2016: storefront, signage, patio  12/08/2016

G. Next Meeting

1. Thursday January 19, 2017 | 6:30pm | 2231 North High Street (Northwood & High Building, Room 100)