

DANVILLE RIVER DISTRICT DESIGN COMMISSION

POST OFFICE BOX 3300

DANVILLE, VIRGINIA

(434) 799-5261



**NOVEMBER 13, 2014
4:00 P.M.
CITY COUNCIL CONFERENCE ROOM
AGENDA**

- I. WELCOME AND CALL TO ORDER
- II. ROLL CALL
- III. ITEMS FOR PUBLIC HEARING

A request has been filed for a Certificate of Appropriateness to add a cloth projecting wall sign at Dell'Anno's Pizza at 316 Main Street.

A request has been filed for a Certificate of Appropriateness to relocate a metal wall sign from 411 Main Street to 415 Main Street for Meredith Gravely School of Dance.

- IV. APPROVAL OF MINUTES FROM SEPTEMBER 11, 2014
- V. OTHER BUSINESS
- VI. ADJOURNMENT

DANVILLE RIVER DISTRICT DESIGN COMMISSION

POST OFFICE BOX 3300

DANVILLE, VIRGINIA

(434) 799-5261

MEETING OF NOVEMBER 13, 2014



SUBJECT

316 Main Street

A request has been filed for a Certificate of Appropriateness to add a projecting wall sign at Dell'Anno's Pizza at 316 Main Street. In January the RDDC gave approval to install a metal projecting wall sign with internal lights. They did not install that sign and have now proposed to install an 18 sq. ft. projecting wall sign made of cloth material with external illumination.

EXCERPT FROM DESIGN GUIDELINES

Section 7.0 regulates signage. It states the following:

“Larger vertical projecting signs above the first floor (examples can be seen in the above photos of Main Street from the early part of the 20th Century, and so these would also be appropriate today).”

“f. **Projecting signs between the first and second floors:** These signs can add great visual interest to the streetscape. Their size is limited to 4 square feet per side, or 8 square feet total for a two-sided sign. This does not include the bracket. They should project no more than 4.5 feet from the building, and the bottom of the sign may be no lower than 10' from the sidewalk. Only one such sign is permitted per business. These signs may not include neon or internal illumination.”

“h. **Projecting Vertical Signs on upper stories:** Because of the prominence of such signs, which traditionally used neon as an integral design element, their usage will be limited. Larger buildings are more appropriate for this treatment. Upper story projecting signs will be evaluated on a case by case basis, and there is no implicit right to an upper story sign of this type without review and approval.”

STAFF RECOMMENDATION

Staff recommends that the RDDC grant a COA to allow for this work if the sign is limited to being located between the upper floor windows. This would comply with the RDDC recommendations for signage and Article 10 of the City Zoning Regulations which allows up to 18 sq. ft. of signage for projecting signs.

24 in

DELL'ANNO'S

P
I
Z
Z
A

KITCHEN

~~108"~~
120 in

DANVILLE RIVER DISTRICT DESIGN COMMISSION

POST OFFICE BOX 3300

DANVILLE, VIRGINIA

(434) 799-5261

MEETING OF NOVEMBER 13, 2014

SUBJECT

415 Main Street

A request has been filed for a Certificate of Appropriateness to relocate a wall sign from 411 Main Street to 415 Main Street. Meredith Gravely School of Dance is relocating from one space to another. Since 415 Main Street does not have a wall sign, approval from the RDDC is required.

EXCERPT FROM DESIGN GUIDELINES

Section 7.0 regulates signage. It states the following:

d. **Building Mounted Flat signs:** Building signs for commercial/retail buildings are to be mounted flat to the building or painted on the building and limited to 32 square feet per business (i.e. two businesses on a longer storefront would each have a sign). New flat or painted signs on industrial buildings should be evaluated on a case by case basis. Greater square footage and/or signs on more than one face of the buildings may be allowed depending on the buildings size. This can be mounted to the sign frieze, to a flat surface of the building above the first floor and below any second floor windows or cornice, or to a covered transom (although this is discouraged).

STAFF RECOMMENDATION

Staff recommends that the RDDC grant a COA to allow for this work. This would comply with the RDDC recommendations for signage and Article 10 of the City Zoning Regulations.



DANVILLE RIVER DISTRICT DESIGN COMMISSION

POST OFFICE BOX 3300

DANVILLE, VIRGINIA

(434) 799-5261



CERTIFICATE OF APPROPRIATENESS APPLICATION

The guidelines will be administered through the River District Design Commission (RDDC) appointed by City Council.

This Commission will review any changes to buildings or sites within the District and issue a Certificate of Appropriateness (COA) if the changes meet the guidelines. Work on buildings and sites within the District cannot commence until a COA has been issued and other required permits and approvals have been obtained (see Section 1.2 for information on the Commission and Section 1.5 for more information on the process).

INFORMATION TO BE PROVIDED BY APPLICANT

Important-Please read before completing application

- a) All questions on this application must be fully answered
- b) The application must be signed by the property owners or representative with written authorization by the owner
- c) A drawing, photo, plan or sketch of proposed project with dimensions

Property Location: 415 Main Street Danville, VA 24541

Name of Applicant: Anne Gravely Moore

Applicant's Address: 208 Virginia Avenue, Danville, VA 24541

Applicant's Phone Number: 434-709-1788

Email Address: annegravelymoore@comcast.net

Work Proposed (please circle one): Alteration/addition/rehabilitation/new construction/sign

We would like to move the sign that has ^{hung} ~~hung~~ above our rental space for 3 years from 411 Main Street to next door to 415 Main Street. No changes have been made to the

Type of material(s) to be used: metal - (sheet) Sign.

Have you read and understand the Design Guidelines for the River District of Danville, Virginia? _____

Are you aware of the federal/state tax credits for potential reimbursement/credit of money used during substantial rehabilitation projects? NO

Would you like more information about these programs? yes!

Which one(s)? _____

Anne Frauch Moore
Signature of Property Owner (if not applicant)

Anne Frauch Moore
Signature of Applicant

INFORMATION TO BE PROVIDED BY PLANNING DIVISION

Application Number: _____

RDDC Date: _____

Date submitted: _____

Received by: _____

Tax Map Number: _____

Zoning District: _____

Additional Zoning Information: _____

All buildings, structures or improvements located in the River District and visible from a public right-of-way shall not be located, constructed, reconstructed, altered, or repaired unless a Certificate of Appropriateness has been issued by the River District Design Commission. The Commission meets once a month on the second Thursday of the month at 4:00P.M. in the fourth floor City Council Conference Room located in the Municipal Building. All questions or applications should be submitted to the Planning Division, located on the second floor of the Municipal Building, 427 Patton Street, Room 207, Danville, VA 24541; (434)-799-5261.

RIVER DISTRICT DESIGN COMMISSION

...

MEETING OF

September 11, 2014

Members Present

**Courtney Nicholas
Peyton Keesee
Sheri Chaney
John Ranson**

Members Absent

**George Davis
R.J. Lackey
Justin Ferrell**

Staff

**Ken Gillie
Renee Burton
Scott Holtry
Shanta Hairston
Alan Spencer**

Vice Chairman Keesee called the meeting to order at 4:00 p.m.

ITEMS FOR PUBLIC HEARING

- 1. A request has been filed for a Certificate of Appropriateness to demolish 730, 740, 744 and 748 Patton Street.*

Vice Chairman Keesee opened the Public Hearing.

No one was present to speak.

Mr. Gillie stated the company contacted us, they're out in Louisiana who owns the facilities, they weren't able to get a representative to attend. They've hired Dewberry to do work for them, but they only hired them last week so Dewberry wasn't able to attend the meeting. All they're asking is to demolish the four structures on Patton Street. As you can see, I passed out just the conceptual design. The plan is to expand the BioMat facility across the street and do some work to it which would require renovations to their parking area. And to make up for the loss of parking at BioMat, they're going to eventually build a parking lot across the street. The additions to BioMat parking lot will come back to you in the future, they're just setting the stage for it and that's why they want to tear these structures down. As you can see on the staff report, none of these structures are contributing to it, so the City has no opposition to tearing it down if it seems in compliance with the guidelines.

Mr. Ranson asked are they going to expand the building?

Mr. Gillie stated they're going to do some slight expansion so it will get a little bigger. They're going to do a pretty good remodel to the inside of it. They're having problems with some of the mechanical equipment and other things out back where the freezers are so they're looking at reconfiguring some of that so it will be a slight expansion. Not a huge expansion, but yes it will expand.

Mrs. Nicholas asked when the parking lot is made is that locked in that it's definitely going to be a parking lot?

Mr. Gillie stated it's not locked in but that is their plan for that area. Because they're going to expand an existing facility, it's a hard parking lot right now if anyone has been to the Plasma Center so they feel just trying to reconfigure that lot is not really effective. So they figured going across the street would give them the best option. The land is relatively level, easy grade and we've concluded that it would be within easy walking distance to their facility.

Mr. Nicholas asked so would that parking still be open to the public?

Mr. Gillie stated I haven't approached the subject with them. It's private property and it's owned by them. Whether they would let people, I can ask them. I don't know, I haven't brought it up yet.

Mrs. Chaney asked so the same company owns that land that they're wanting to demolish also owns the land that the BioMat is on?

Mr. Gillie stated yes.

Mrs. Chaney asked what about that empty lot next to the four buildings they want to demolish, to the right of the four apartments, or does that go to the house next to it? It's just in the edge of the picture.

Mr. Gillie stated everything goes to the house next to it.

Mrs. Chaney stated ok I wasn't sure.

Mr. Keesee asked is it blight? Is that what this is about?

Mr. Gillie stated the City wouldn't truly classify them as blight but they are not structures that we feel are contributing to the district and we're not opposed at all to seeing them removed.

Mrs. Nicholas stated I did talk to the neighbors that live here and here. One of them has a degree in Architecture Historic Preservation. He has been through all four of those structures and he said 15 years ago they were totally salvageable, but at this point they are not. He's one that would lean towards saving it if possible. He said the amount of

money it would take to save would be over half a million and that's not realistic for the values of that area. If a parking lot were allowed would it still be landscaped?

Mr. Gillie stated yes it has to meet all of the new requirements which is landscaping, buffers and the other thing. But again, we haven't gotten that far along this is just a preliminary sketch. That's why we tell Dewberry to start working on the plans for expansion the building as well as the parking lot. For right now they're just taking it one step at a time.

Mr. Keesee asked anymore discussion?

Vice Chairman Keesee closed the Public Hearing.

Mrs. Chaney made a motion to approve the request for a Certificate of Appropriateness as proposed. Mr. Ranson seconded the motion. The motion was approved by a 4-0 vote.

Vice Chairman Keesee read the second item.

- 2. Requests have been filed for a Certificate of Appropriateness to paint the concrete, wood framing and lights, and to replace a canopy and wall sign at 411 Main Street.*

Vice Chairman Keesee opened the Public Hearing.

Mr. David Gusler was present in favor of the request.

Mr. Gusler stated I think everyone has a sample of the pictures. These are the colors. I said nutmeg and I said different colors but there's no red, white and blue anymore. There's just all kinds of different colors. These are the colors that we've chosen for the outside. This is the only sample I have.

Mr. Gillie stated show it to them.

Mr. Gusler stated we're undecided between the gray and the other color here for the darker color. You see the picture here, the dark color now would be the darker color. Like the burgundy would now be the darker color, whichever one we go with. Then the gold would be what is now the lighter color. I have a picture too of similar awnings we want to use. The interior walls would be painted this color so you would see that from the windows, but that color matches these other colors as well. We want to replace the existing awning with one with just a little bit broader stripe on it just similar to this here. And in this packet, I don't think you have it but I do have a sample of our sign which would be very similar to the existing sign there now. This is the one we chose if you want to pass that around. We're excited, we think it's going to be a beautiful building.

Mr. Ranson asked so are you just going to paint that on?

Mr. Gusler stated no we're going to have a new sign put up.

Mr. Ranson asked will it be the same size?

Mr. Gusler stated well we wanted to make it a little bit bigger to cover up some of the indentions here. Certainly if that doesn't meet your requirements then we can make it the same size.

Mr. Ranson asked would you do any repairs to this?

Mr. Gusler stated we are. Yeah we noticed that, actually I had a builder over there, and we're going to replace that wood where it would be without visible mold, nothing would change that. And that's the only place around the windows there that we've seen damage on the outside.

Mr. Keesee asked are ya'll in the building now?

Mr. Gusler stated we do own the building but we don't occupy it now. It's not ready yet.

Mrs. Burton asked do you guys need to see the adjacent properties or do you remember?

Mrs. Chaney stated well they're pretty much empty are they not?

Mr. Gusler stated actually the one next to the right of us is being renovated now.

Mrs. Chaney asked that's where the dance school is going to move into right? And then I think next to that is the wig shop.

Mrs. Burton stated next to that is Mr. Saunders' building, the record shop. That's that cream and colonial blue.

Mrs. Chaney asked which shop is that one?

Mrs. Burton stated next to this structure on the left.

Mrs. Chaney asked facing whose shop again?

Mrs. Burton stated Mr. Saunders.

Mrs. Stated it's Downtown Records, it's only open on Saturdays.

Mrs. Chaney stated I'm confusing the music store with record store, sorry.

Mr. Keesee asked anymore discussion.

Vice Chairman Keesee closed the Public Hearing.

Mr. Ranson made a motion to approve the Certificate of Appropriateness as submitted. Mrs. Chaney seconded the motion. The motion was approved by a 3-0-1 vote. Mrs. Nicholas abstained from voting due to conflict of interest with a family member.

APPROVAL OF MINUTES

The August 14, 2014 minutes were approved by a unanimous vote.

OTHER BUSINESS

There are two potential cases for next month.

Mr. Gillie will be asking questions about BioMat per request of the Board.

With no further business the meeting adjourned at 4:14 p.m.

Approved By: