City of Danville
427 Patton Street, Suite 208
Danville VA, 24541
Phone: (434) 799-5260

River District Design Commission

APRIL 13, 2017
4:00 P.M.
CITY COUNCIL CONFERENCE ROOM
AGENDA

I. WELCOME AND CALL TO ORDER

II. ROLL CALL

III. ITEMS FOR PUBLIC HEARING

1. *A request has been filed for a Certificate of Appropriateness at 416-430 Main Street to install up to three (3) 24 sq. ft. "Use Your Re-imagination" signs to collect citizen input on what kinds of businesses are desired in vacant river district storefronts.*

2. *A request has been filed for a Certificate of Appropriateness at 309 Main Street to install a 3.5' x 9.25' sign on the north side of the building and a 2' x4.5' sign on the front of the building. Both signs will advertise di'lishi frozen yogurt bar. The request also includes painting the storefront and installing a temporary "Coming Soon" banner.*

3. *A request has been filed for a Certificate of Appropriateness at 600 Lynn Street to install an interpretative panel detailing the history of the site with information about the Danville Lumber and Manufacturing Company. The panel will be freestanding and will be 40" x 28" will be placed near the creek to the west side of the main building.*

4. *A request has been filed for a Certificate of Appropriateness at 600 Lynn Street to install a 18" x 12" interpretative panel at the two (2) remaining Danville Lumber Buildings on site. The panel will detail the use of the structures while Danville Lumber and Manufacturing Company was in operation.*

IV. APPROVAL OF MINUTES FROM MARCH 9, 2017

V. OTHER BUSINESS

- Revised plans for the propane refueling station at 522 Spring Street

VI. ADJOURNMENT

City of Danville
427 Patton Street, Suite 208
Danville VA, 24541
Phone: (434) 799-5260

River District Design Commission

MEETING OF MARCH 9, 2017

SUBJECT

416-430 Main Street

A request has been filed for a Certificate of Appropriateness at 416-430 Main Street to install up to three (3) 24 sq. ft. "Use Your Re-imagination" signs to collect citizen input on what kinds of businesses are desired in vacant river district storefronts.

The signs will be made of weatherproof PVC and will have spaces for citizens to write in what they would like to see go into particular vacant storefronts. The signs will be monitored daily for inappropriate messages and inappropriate messages will be removed. Signs are to be in place from April to August of 2017.

EXCERPT FROM DESIGN GUIDELINES

7.2.2.d Building Mounted Flat Signs

Building signs for commercial/retail building 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). See example of flat sign lighting on page 44.

Article 10 Section D of the Zoning Code. Sign Definitions

24. Informational Sign. A sign of a public or quasi-public nature which identifies or locates a hospital, public building, college, university, public parking area, historic area, major tourist attraction, public recreation area or similar public or quasi-public activity, which shall be approved on a case-by case basis by the Director of Planning/Zoning Administrator.

STAFF RECOMMENDATION

Staff recommends approval of a Certificate of Appropriateness at 416-430 Main Street to install up to three (3) 24 sq. ft. "Use Your Re-imagination" signs from April to August of 2017.

DANVILLE
RIVER DISTRICT DESIGN
COMMISSION

POST OFFICE BOX 3300

DANVILLE, VIRGINIA

(434) 799-5260

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: 416 – 426 – 430 Main Street

Name of Applicant: River District Association

Applicant's Address: 442 Main Street

Applicant's Phone Number: 434-791-0210 Email Address: RiverDistrictAssociation@gmail.com

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

The River District Association requests approval to hang 2 or 3 "Use Your Re-imagination" signs on the exterior tiled facade of this vacant storefront building from April through August 2017. The 4-ft. by 6-ft. sign is made of weather-proof PVC. Dry-erase markers will be attached using a Velcro strip to allow the public to write their ideas for the building's use on the lines provided. The sign will be attached using removable mounting squares/tape, and will be checked daily to remove inappropriate messages.

Type of material(s) to be used: PVC (thin, light-weight, soft, durable and weatherproof)

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

Are you aware of the federal/state tax credits for potential reimbursement/credit of money used during substantial rehabilitation projects? yes

Would you like more information about these programs? no

Which one(s)? _____

Digitally signed by Jordan Jones
DN: cn=Jordan Jones, o, ou, email=jordan@jajonesventures.com, c=US
Date: 2017.04.03 19:53:08 -04'00'

Signature of Property Owner (if not applicant)

Signature of Applicant

INFORMATION TO BE PROVIDED BY PLANNING DIVISION

Application Number: _____ RDDC Date: 4/13/17

Date submitted: _____ Received by: _____

Tax Map Number: _____ Zoning District: CBC

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)-799-5260.

USE YOUR RE-IMAGINATION

What do you want to see here?

DANVILLE RIVER DISTRICT
REIMAGINE THAT

RIVER DISTRICT ASSOCIATION

Here
or Here

WOODALL
WOODALLAUTO.COM
WOODALL
GMC
Here

City of Danville
427 Patton Street, Suite 208
Danville VA, 24541
Phone: (434) 799-5260

River District Design Commission

MEETING OF APRIL 13, 2017

SUBJECT

309 Main Street

A request has been filed for a Certificate of Appropriateness at 309 Main Street to install a 3.5' x 9.25' sign on the north side of the building and a 2' x4.5' sign on the front of the building. Both signs will advertise di'lishi frozen yogurt bar. The request also includes painting the storefront and installing a temporary "Coming Soon" banner.

EXCERPT FROM DESIGN GUIDELINES

7.0 Sign Guidelines

7.2.2.d Building Mounted Flat Signs

Building signs for commercial/retail building 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). See example of flat sign lighting on page 44.

7.2.2.q Banner Signs on Buildings:

In some cases banner signs may be an appropriate addition to or replacements of building signs. They may also be used for special events or to identify the building or separate tenants within a larger building. When using banner signs, such signs must be affixed at both top and bottom, and should be designed to deal with reasonable wind conditions, or be removed in such conditions. It should also be kept in mind that fabric banners will require more frequent replacement than traditional signs or other types of banners, such as vinyl. If the use of banner signs and/or special event signs is anticipated in advance (such as a semi-permanent business banner or an annual event), their use can be approved initially by the RDDC and can be subsequently changed without the need for further approval.

3.0 Guidelines for Historic Buildings in the River District

3.2.4 Exterior Wall Materials and Trim

In general, masonry buildings should not be painted if they are not currently painted. Exceptions would be for buildings which must be repaired where it is not possible to match the existing brick. Buildings that are currently painted should probably remain so because of issues with paint removal, but these will be evaluated on an individual basis.

3.6 Paint Color

Color is highly subjective, and these guidelines do not dictate color choices, but consideration should be given to adjacent properties and historic precedents when choosing colors.

STAFF RECOMMENDATION

Staff recognizes that the guidelines recommend only 32 square ft of signage per business. However, since this building is a standalone building fronting Main Street, Craghead Street, and the southbound lanes of the MLK Bridge, the Commission may choose to permit additional signage for this location if they feel it is appropriate.

Staff recommends approval of a Certificate of Appropriateness at 309 Main Street to install a 3.5' x 9.25' sign on the north side of the building and a 2' x4.5' sign on the front of the building.

Staff recommends approval to paint the storefront on the condition that no unpainted brick is painted.

Staff recommends approval to install a temporary banner saying "Coming Soon" with the condition that it is a maximum of 32 sq ft. per zoning code.

DANVILLE
RIVER DISTRICT DESIGN COMMISSION

POST OFFICE BOX 3300

DANVILLE, VIRGINIA

(434) 799-5261

CERTIFICATE OF APPROPRIATENESS APPLICATION

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INFORMATION TO BE PROVIDED BY APPLICANT

Important-Please read before completing application

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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: 309 Main St.

Name of Applicant: Sam Wright DBA di'lishi frozen yogurt bar

Applicant's Address: 408 Pruitt Dr. Fieldale, Va. 24089

Applicant's Phone Number: 276 252-2222 Email Address: swright@dilishi.com

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

Signage / LED with metal box 2-Signs (1) on Side 95 Sqft + (2) on front 4.5 Sqft ea

See attachments

Painting front & temporary Coming Soon Banner

Type of material(s) to be used: metal / steel

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

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)? ?

William Gentry Jr by [signature] [signature]

Signature of Property Owner (if not applicant) Signature of Applicant

INFORMATION TO BE PROVIDED BY PLANNING DIVISION

Application Number: _____ RDDC Date: 4/13/17

Date submitted: _____ Received by: _____

Tax Map Number: _____ Zoning District: CBC

Additional Zoning Information: _____

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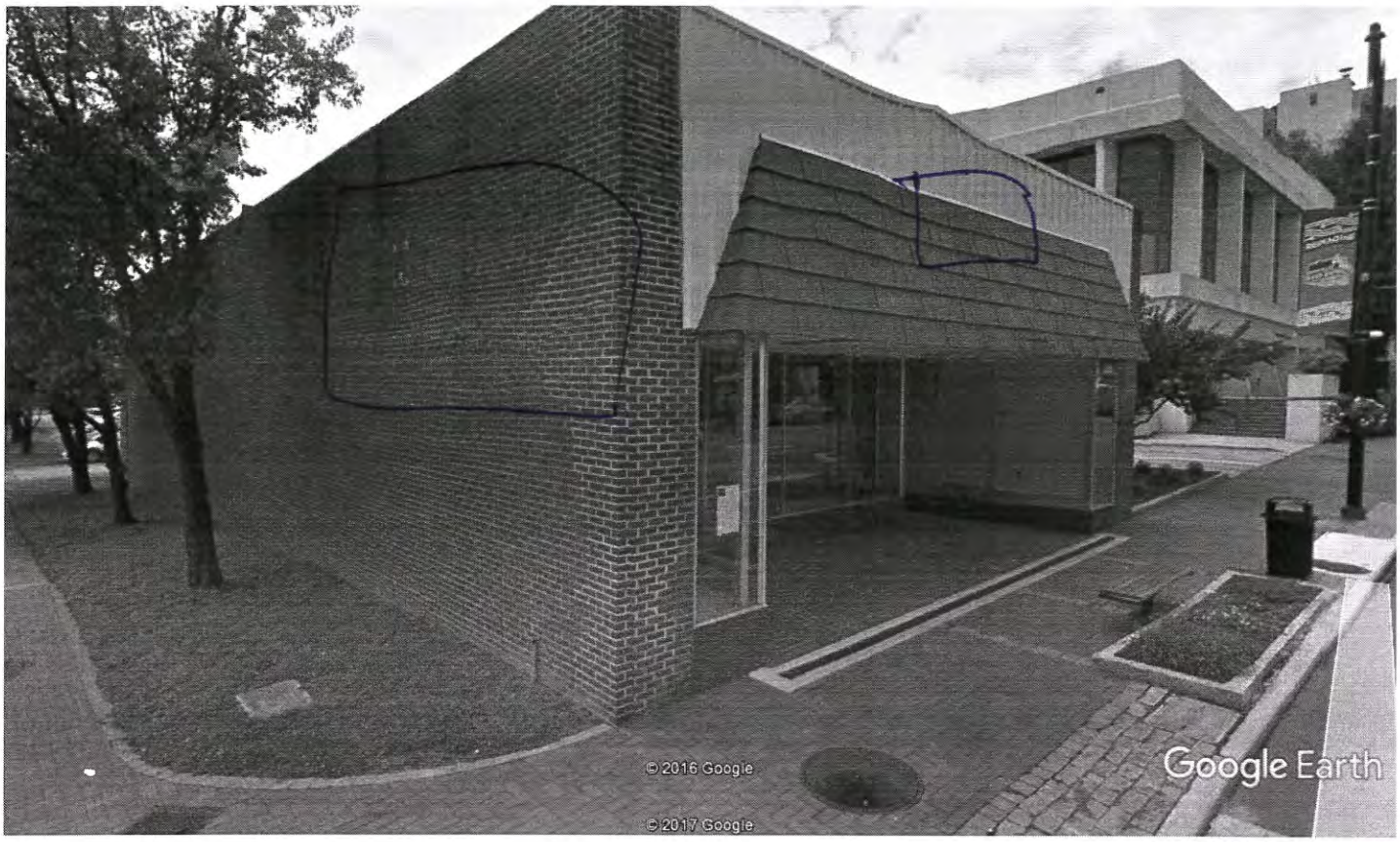


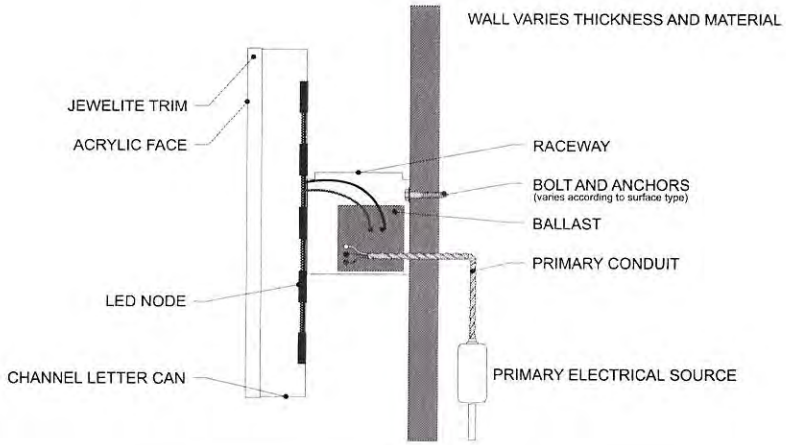
Google Earth

feet 10
meters 3

9.25′

3.5′

1/16" = 1ft



Sign Sizing:

Cup and Yogurt:
22.25″ x 37.25″ = **5.75** sq ft

di'lishi channel letters:
86.75″ x 25.5″ = **15.35** sq ft

frozen yogurt bar box:
86.25″ x 13″ = **7.75** sq ft

Piece Area = **28.85** sq ft

Assembled Sign = **32.375** sq ft

ABLE CUSTOM SIGNS
373 S. Fayetteville St.
Asheboro, NC 27203
336-629-3250

COMING
SOON
di'lishi

dilishi
frozen yogurt bar

City of Danville
427 Patton Street, Suite 208
Danville VA, 24541
Phone: (434) 799-5260

River District Design Commission

MEETING OF APRIL 13, 2017

SUBJECT

600 Lynn Street

A request has been filed for a Certificate of Appropriateness at 600 Lynn Street to install an interpretative panel detailing the history of the site with information about the Danville Lumber and Manufacturing Company. The panel will be freestanding and will be 40" x 28" will be placed near the creek to the west side of the main building. A map is attached.

EXCERPT FROM DESIGN GUIDELINES

7.0 Sign Guidelines

7.2.2.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). See example of flat sign lighting on page 44.

Article 10, Section D of the Zoning Code. *Sign Definitions*

24. *Informational Sign*. A sign of a public or quasi-public nature which identifies or locates a hospital, public building, college, university, public parking area, historic area, major tourist attraction, public recreation area or similar public or quasi-public activity, which shall be approved on a case-by-case basis by the Director of Planning/Zoning Administrator.

STAFF RECOMMENDATION

Staff recommends approval of a Certificate of Appropriateness at 600 Lynn Street to install a freestanding 40" x 28" interpretative panel detailing the history of the site with information about the operations of Danville Lumber Company.

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427 Patton Street, Suite 208
Danville VA, 24541
Phone: (434) 799-5260

River District Design Commission

CERTIFICATE OF APPROPRIATENESS APPLICATION

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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: 600 Lynn Street

Name of Applicant: Danville Fire Department

Applicant's Address: 600 Lynn Street, Danville, VA 24541

Applicant's Phone Number: 799-5228 Email Address: eagledr@danvilleva.gov

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

Sign...Summarizing the Danville Lumber and Manufacturing Company

Type of material(s) to be used: See attached.

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

Are you aware of the federal/state tax credits for potential reimbursement/credit of money used during substantial rehabilitation projects? Yes

Would you like more information about these programs? No

Which one(s)? _____

_____ David Eagle

Signature of Property Owner (if not applicant) 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: _____

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40 x 28"

DANVILLE LUMBER AND MANUFACTURING COMPANY

On this property were located facilities that developed into the Danville Lumber and Manufacturing Company, with roots that began in the 1850's.

In 1877 the company was operating as the J. Crawley Planing Mill, with the land east of Colquhoun Street being vacant. This land, part of the Tunstall Estate, included Negro cabins that were later demolished to provide building space for the company.

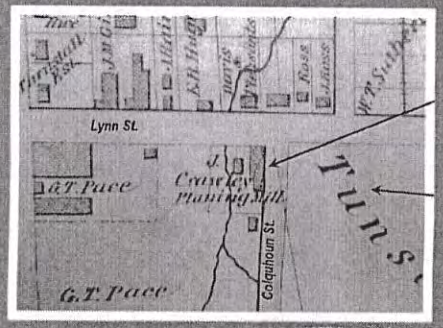
Through the years the company operated under various names and ownerships:

- By 1886 the T.B. Fitzgerald Company operated the mill.
- By 1890 Bass, Brown & Lee operated the company.
- By 1899 the Conway & Walker Planing Mill and Sash Door & Blind Co. operated the mill.
- By 1904, the name had changed to the Danville Lumber and Manufacturing Company.

The creeks on the property were used as a source of water for the boiler system; and were later used to provide water to the company's sprinkler system. The tracks of the Southern Railroad entered the property, allowing the firm to provide receiving and shipping operations. In addition to the plant at Danville the company possessed its own timberlands and sawmills in South Carolina.

The Danville Lumber and Manufacturing Company operated throughout the 1900's, and into the 21st century; and at one time boasted over one hundred employees.

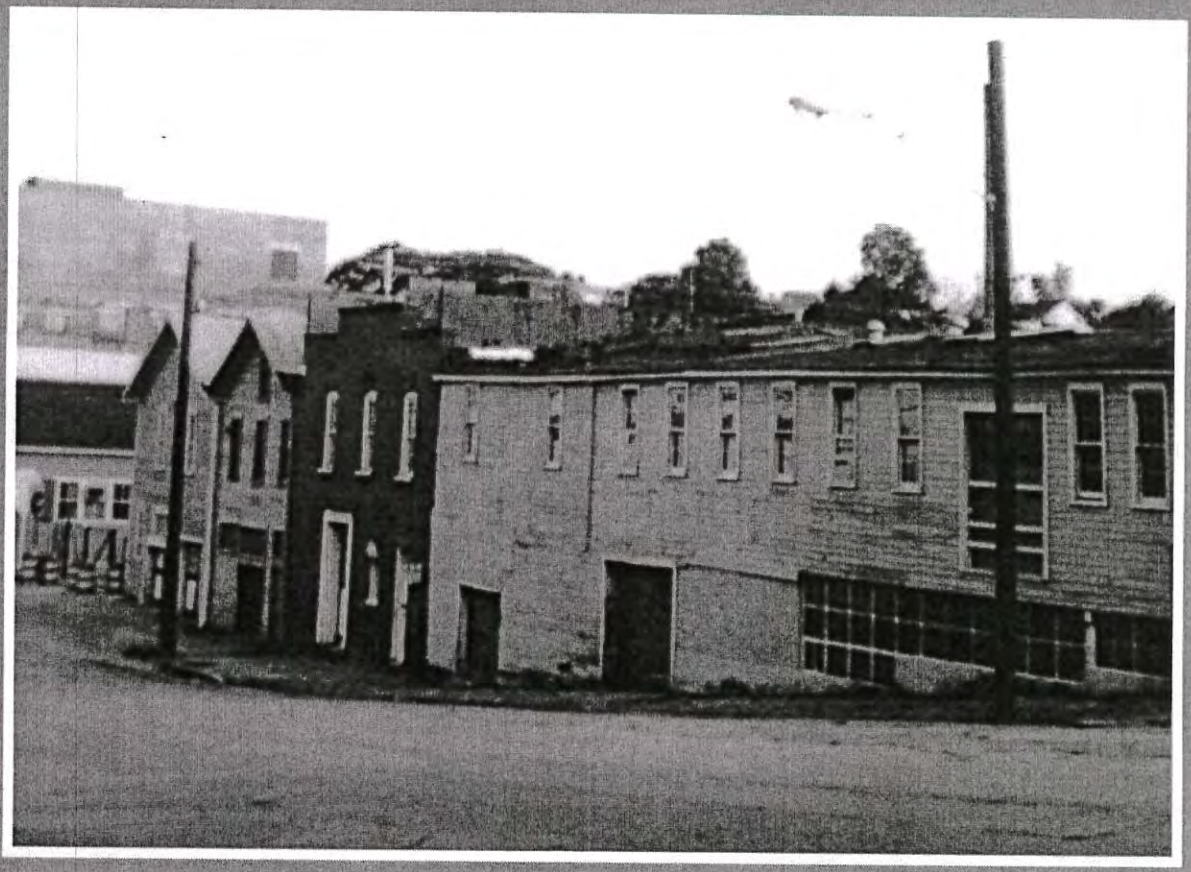
In 2007 the company's assets were sold and the firm closed.



1877 Beers Atlas

In 1877 the facility was operating as the J. Crawley Planing Mill.

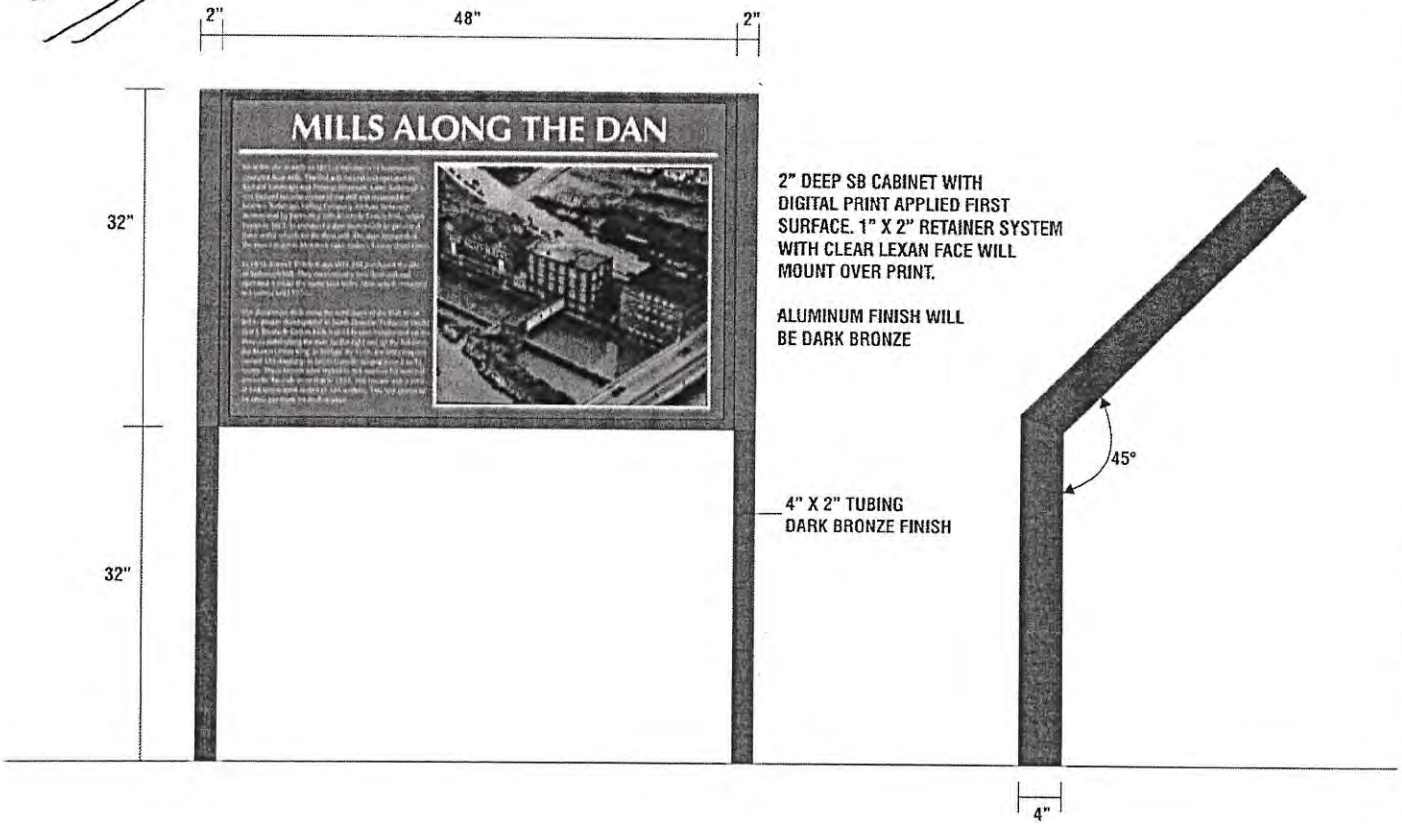
For a period of time Negro cabins were located on the Tunstall Estate portion of the property.



The Danville Lumber and Manufacturing Company built its reputation on providing high quality architectural millwork for Danville; and expanded its sales area to include the east coast from New England to Florida. It manufactured and dealt in dressed and undressed lumber, lath and shingles, sash, door and blinds, moldings, stair and scroll work, hard and soft wood interior finish, store work and practically everything required for building, brick and masons' work.

—Plans and designs found in the lumberyard buildings were collected to be donated to the Library of Virginia.—

Sample



SIGN TYPE/SCALE

SIGN TYPE 1.0

SCALE: 3/4" = 1'-0"

SPECIFICATIONS

QTY (1) CUSTOM POST & PANEL WITH 4" X 2" ALUMINUM TUBING POSTS. 2" DEEP SB PANEL WILL MOUNT TO POSTS. PANEL WILL HAVE DIGITAL PRINT APPLIED FIRST SURFACE WITH CLEAR LEXAN FACE AND RETAINER SYSTEM MOUNTED OVER TOP.

ALL ALUMINUM FINISHES WILL HAVE DARK BRONZE POWDER COATED FINISH.

PAGE NUMBER	GRAPHICS REFERENCE NO.

○ APPROVED AS DRAWN ○ APPROVED AS NOTED
○ REJECTED-REVISE AND RESUBMIT
BY:(TITLE) _____
DATE: _____

DESIGNED FOR:

YMCA HISTORICAL KIOSK
DANVILLE, VA

DRAWING NO.	DATE
14199-D	05-02-14
REVISED	**DESIGNED BY**
07-07-14	BP

SIGNAGE INDUSTRIES
www.signageindustries.com
P.O. BOX 4879 ARCHDALE, NC 27263
TEL 336-434-4126 FAX 336-434-3616

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City of Danville

Legend

- Buildings
- Parcels
- Street Names
- House Numbers
- Parcel Numbers

Feet

0 25 50 75 100

1:1,000 / 1"=83 Feet

DISCLAIMER: Information contained on this map is to be used for reference purposes only and the City of Danville is not responsible for any inaccuracies herein contained. The City of Danville makes no representation of warranty as to this map's accuracy, and in particular, its accuracy in labeling, dimensions, contours, property boundaries, or placement or location of any map features thereon. No responsibility is assumed for damages or other liabilities due to the accuracy, availability, use or misuse of the information herein provided.

Title:

Date: 4/7/2017

City of Danville
427 Patton Street, Suite 208
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Phone: (434) 799-5260

River District Design Commission

MEETING OF APRIL 13, 2017

SUBJECT

600 Lynn Street

A request has been filed for a Certificate of Appropriateness at 600 Lynn Street to install a 18" x 12" interpretative panel at the two (2) remaining Danville Lumber Buildings on site. The panel will detail the use of the structures while Danville Lumber and Manufacturing Company was in operation.

EXCERPT FROM DESIGN GUIDELINES

7.0 Sign Guidelines

7.2.2.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). See example of flat sign lighting on page 44.

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STAFF RECOMMENDATION

Staff recommends approval of a Certificate of Appropriateness at 600 Lynn Street to install an 18" x 12" interpretative panel detailing the historic use of the two (2) remaining Danville Lumber Buildings on site.

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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: 600 Lynn Street

Name of Applicant: Danville Fire Department

Applicant's Address: 600 Lynn Street, Danville, VA 24541

Applicant's Phone Number: 799-5228 Email Address: eagledr@danvilleva.gov

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

Sign...Summarizing the remaining original buildings of the Danville Lumber and Manufacturing Company.

Type of material(s) to be used: .090 Aluminum with a digital print, with UV laminate.

18" x 12"

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

Are you aware of the federal/state tax credits for potential reimbursement/credit of money used during substantial rehabilitation projects? Yes.

Would you like more information about these programs? No.

Which one(s)? _____

_____ _____

Signature of Property Owner (if not applicant) Signature of Applicant

INFORMATION TO BE PROVIDED BY PLANNING DIVISION

Application Number: _____ RDDC Date: _____

Date submitted: _____ Received by: _____

Tax Map Number: _____ Zoning District: _____

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_____

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18" x 12"

ORIGINAL BUILDINGS OF THE FORMER DANVILLE LUMBER & MANUFACTURING COMPANY

The Danville Lumber and Manufacturing Company and its parent companies operated for over 100 years on this property, utilizing 28 buildings located throughout the grounds. Of these buildings only two, the dispatch office and the kiln building, remain.

The dispatch office is a 18' x 18' one room 5-Course American Bond Brick building that dates to the early 1900's. Equipped with a desk, waiting chairs and a few cupboards, the building was the area where orders were brought in and sent out from in accordance with the company's internal paperwork system.

The kiln building also dates to the early 1900's. The 85' x 22.5' rusticated cinderblock building was built with a concrete floor and was designed as a wood-drying kiln. The function of the kiln was to provide an enclosure for lumber to be dried by the application of heat. Humidity was increased by the drying process and was exhausted via a venting system.

RIVER DISTRICT DESIGN COMMISSION

MEETING OF

March 9, 2017

Members Present	Members Absent	Staff
Peyton Keesee	R.J. Lackey	Renee Burton
George Davis	John Ranson	Anna Levi
Courtney Nicholas		Tracie Lancaster
Sheri Chaney		Clarke Whitfield
Jonathan Hackworth		

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

I. OTHER BUSINESS

Mr. Davis turned the meeting over to Mr. Whitfield for other business.

Mr. Whitfield stated we need to more strictly adhere to the Zoning regulations of this Commission. This Commission has the ability to first vote on whether or not the item as presented meets the guidelines. If it meets the guidelines then a Certificate of Appropriateness can be issued. However, sometimes there are minor discrepancies that are noted, changes are discussed and agreed upon or it is not something that is going to materially affect the district itself. You can say it doesn't meet the guidelines however; the minor discrepancy is not going to negatively affect the overall character of the district or the building itself. The first decision you all need to make is if the item meets the guidelines. If it meets the guidelines you are finished. If it doesn't you need to determine whether or not there is a major or minor discrepancy. If there is a minor discrepancy than you can approve it saying that it will not affect the character of the building or the district.

Mr. Davis stated I thought we already addressed that with the gentlemen who came and wanted to open a fish market. The sign that he wanted to use was larger than the guidelines stipulated, but we felt like that because of the type of sign that it was okay to go larger. So I thought we were already doing that.

Mr. Whitfield stated I think you did through the analysis of that particular case but the way the guidelines stated is that it is a two vote process. You have to state that this item doesn't meet the guidelines and then you go on to say does it hurt the overall character of the building or the district. If it doesn't then you just say it's a minor

discrepancy and we are going to issue the certificate. So it would be two votes. Is that clear as muddy glass? I will help you all through it.

Mrs. Nicholas entered at 4:03pm.

II. ITEMS FOR PUBLIC HEARING

1. *A request has been filed for a Certificate of Appropriateness at 423 Main Street to replace brick and metal facade coverings on parapet wall with EIFS stucco and replace awning with EIFS ledge.*

Mr. Davis opened the Public Hearing.

Present on behalf of this request was Mr. Tanksley. Mr. Tanksley stated my wife and I own the building. A couple of weeks ago the veneer fell and we had someone go up and check it and get all of the loose material down. He recommended for us to go back with this stucco material. We would like to do that and take the awning off and replace that with a ledge that will go down the side. We would go back with basically the same color and we would like to change the front four doors as well. Take the doors that are there now and replace them with two doors in the middle with glass on both sides. With the dance studio is not a vibration but when they are dancing you can almost feel it in the store sometimes. It has peeled the paint off the ceiling. I have had to paint the ceiling about every year.

Mrs. Chaney stated it was stucco across the top just a solid piece of stucco or was there still brick behind it?

Mr. Tanksley stated there were old bricks behind it.

Mrs. Chaney stated I see that, but looking at the picture that was provided it was different than what you provided. It looks like a solid piece of stucco right below the top part.

Mr. Tanksley stated there was a piece of metal right there about three feet wide we took that down too.

Mrs. Chaney stated so you want to replace with EIFS?

Mr. Tanksley stated yes stucco.

Mrs. Chaney stated I was going to say, I don't know when the cornice was taking down.

Mr. Hackworth stated the cornice was taken down in the 90's.

Mrs. Chaney stated so technically you would be going back to what was there prior.

Mr. Hackworth stated but the issue is it wasn't just where the metal cornice was, at the top there was a brick overlay with a recess to stucco paneling.

Mr. Tanksley stated from the third floor windows up.

Mr. Keesee stated he wants EIFS just like his neighbor to the right. She has EIFS at the dance studio.

Mr. Hackworth stated correct, but from the minutes that I received back from a previous meeting the only reason that was approved was because it previously existed; whereas, you would technically be changing the material that this would be made of.

Mr. Keesee stated but you don't have a picture of what was there before it fell out. You have a picture of what it was back in the 90's.

Mrs. Chaney stated he provided a picture.

Mr. Hackworth stated yeah I did.

Ms. Levi stated there is a picture that was included.

Mrs. Chaney stated if you go over to his application it shows what was there just recently.

Mr. Tanksley stated I have a report from the masonry with what he thought about that top part if you would like to see it.

Mrs. Chaney stated about putting brick back up?

Mr. Tanksley stated he said it would be hard to put brick up to connect it to the old bricks.

Mrs. Chaney stated because they are unstable?

Mr. Tanksley stated they are old they have been there a long time.

Mr. Hackworth stated the doors I'm fine with.

Mrs. Nicholas stated well that is not in this application.

Ms. Levi stated actually the doors are on his application.

Mr. Hackworth stated the doors I don't necessary have a problem with they have been there a long time.

Mr. Keesee stated I don't know what else he could really do besides EIFS.

Mr. Tanksley stated he felt like it was unsafe to put bricks back up there.

Mr. Keesee stated I agree with him. They are lucky no one got killed when this fell the first time. I'm saying if he puts EIFS up we could forget about it and it would be fine. It would match the dance studio. I don't have a problem with it. I guess the EIFS would match the tan color?

Mr. Hackworth stated it's a little bit grey.

Mrs. Chaney stated the ledge that you are talking about taking the awning down right above the windows and then doing the stucco just a little ledge across there. I'm assuming that is a metal piece right there?

Mr. Tanskley stated I don't know if that will come down or not I'm letting the contractor decide on that.

Mrs. Chaney so it will go up under that piece?

Mr. Tanskley stated can I see the picture. Yeah that will come down. It's a metal plate behind that. That's what the awning will roll up into.

Mrs. Nicholas stated when you go to two doors will it still be handicap accessible?

Mr. Tanskley stated yes.

Mr. Davis closed the Public Hearing.

Mrs. Whitfield stated you have a choice of whether you want to take them one at a time. The first vote has to be whether it complies with the guidelines. Then if it doesn't comply with the guidelines, if you determine it is a minor discrepancy you would then issue a Certificate of Appropriateness. If it is a major discrepancy then you would then deny the Certificate of Appropriateness.

Mr. Keesee stated so is that three votes?

Mr. Davis stated Anna, did you all comment at all on the glass doors that were written in at the top of the application?

Ms. Levi stated no that is not in the staff report but that meets the guidelines.

Mrs. Nicholas stated so we still have to consider it even though staff believes it meets the guidelines?

Mr. Whitfield stated yes.

Mrs. Nicholas made a motion that we accept the doors as requested as it meet the guidelines. Mr. Keesee seconded the motion. The motion was approved by a 5-0 vote.

Mr. Hackworth stated looking here it says Staff's recommendation what was the logic between not recommending approval of the request as related to the façade? Looking at the letter here it says staff believes that the request for Certificate of Appropriateness to replace brick and metal façade coverings using EIFS stucco and to replace awning does not meet River District Design guidelines. What was you all's thinking on that?

Mrs. Burton stated that is based on the excerpt of the code above the not recommended 3.8. Which specifically states the removal of the original building materials and it also states the adding of materials that were not present in the original design, such as stucco.

Mrs. Chaney stated considering that the cornice detail that was there was taken away in the 90's to me that is not relevant to what he already has at this point that we are looking at. I would rather see the EIFS put up than another piece of metal. I would hate to lose the detailing at the top. It does change the look of the building. The detailing is already down and it obviously not structurally safe to reapply so I see that would be the only option to put the EIFS on.

Mr. Keesee stated I don't know if you remember the dance studio but if you look to the left at what they have and it's not like it would be out in left field. It would match the building beside it. It would be safer and permanent. If you put the bricks up there God knows what will happen.

Mrs. Chaney stated yes it does change the look of the building some but most of that detail that was there that really gave the building it's look was gone a while back. I don't see it as a major change but that is my opinion.

Mr. Keesee stated I agree.

Mr. Hackworth stated my only concern with that and Clarke you could probably clarify this let's say the building changes hands does that hinder obtaining historic taxes credits for revitalization? I know a lot of them if you are able to produce like material like the Pace Building where they had photos where it existed previously. They recommend that you do so as far as ideational as cornice is.

Mr. Whitfield stated Renee, you are probably going to know more about this than I will.

Mrs. Burton stated it would be a determination by the Department of Historic Resources on the precise time period that you were to bring it back to. It would be a matter of their view point, if you are going back to the 90's which is pretty recent for them versus going

back to the 30's when you did have the detail. That would be the deciding factor for them on tax credits. It is more likely that they would go back to the 30's just because of the time.

Mr. Hackworth stated because of the time period and that there is documentation from the 30's all the way through the 80's I believe. So we would basically be making a future tenant remove all of that and go back to then.

Mr. Whitfield stated the Park Service would.

Mrs. Chaney stated only if they were applying for tax credits.

Mrs. Burton stated that would be the decision of the property owner at that time if they even wanted to go that route.

Mr. Hackworth stated that is their business but logically you are going to assume that if someone is going to take on a project that size. The building basically goes from Main Street almost to Patton Street. It would be a tax credit project.

Mrs. Nicholas stated but we have no reason to assume that is planned or is going to happen. That is beyond the scope of what we can consider.

Mr. Hackworth stated I just don't like making a decision that potentially tie a future hand and it would be a larger cost down the road.

Mrs. Chaney stated it's a cost now no matter what.

Mr. Hackworth stated true.

Mrs. Chaney stated but you're making an implication of something we don't have a decision on someone who is standing here going I'm getting ready to buy this building and I want to apply for tax credits. We are looking at what is here now in front of us.

Mrs. Nicholas stated with someone who owns it and occupies it or has it occupied.

Mrs. Chaney stated in a perfect world that would be great to go back to when it was originally built.

Mrs. Nicholas made a motion that the EIFS stucco doesn't meet the guidelines. Mr. Hackworth seconded the motion. The motion was approved by a 5-0 vote.

Mr. Keesee made a motion to approve that it was a minor discrepancy and the certificate of appropriateness should be issued. Mrs. Chaney seconded the motion. The motion was approved by a 5-0 vote.

2. *A request has been filed for a Certificate of Appropriateness at 308 Craghead Street to install a 13" x 20" bronze plaque by the mural. The plaque will contain information about the significance of the tobacco industry in Danville.*

Mr. Davis opened the Public Hearing.

Present on behalf of this request was Ernecia Coles. Mrs. Coles stated I would be happy to answer any questions that you may have.

Mr. Hackworth stated where exactly will the plague be mounted?

Mrs. Coles stated it will be closer to the edge of the building.

Mr. Keesee stated the edge meaning the front of the building toward Craghead?

Mrs. Coles stated it will be on the side closest to the mural right beside the mural but at the corner of the building.

Mrs. Chaney stated up toward Craghead?

Mrs. Coles stated yes.

Mr. Davis stated it will be facing the parking lot?

Mrs. Coles stated yes so that it could be easily viewed.

Mr. Davis closed the Public Hearing.

Mrs. Nicholas made a motion to approve for it meets the guidelines if the mural is ever to be removed the plague is to be removed as well. Mr. Hackworth seconded the motion. The motion was approved by a 5-0 vote.

3. *A request has been filed for a Certificate of Appropriateness at 318 Craghead Street to display outdoor furniture on the sidewalk.*

Mr. Davis opened the Public Hearing.

Present on behalf of this request was Mrs. Colleen Richardson. Mrs. Richardson stated I own A'Lacarte Décor. Mrs. Richardson stated I will answer any questions that you all have. I understand that it didn't meet the guidelines from the beginning because of the measurements according to the guidelines. Which are a three foot setback and an additional four feet of walkway space, which would probably be inside of my furniture store. Most of the sidewalks don't meet those guidelines to start with. I was told that I needed to get a license agreement to utilize the City property, so I got that done and it has been signed off on.

Mrs. Nicholas stated so you obtained the right of way?

Mrs. Richardson stated yes.

Mr. Davis stated I drove by your store I go up and down Craghead all day long. I was not stalking anybody I stopped in front of your store several times and then read the guidelines. To me it looks like the furniture and I assume you are talking about the metal furniture it looks like you would have enough room had you not put the two benches out there.

Mrs. Richardson stated you don't. I mean I have the other ones right up against the glass so two are right up against the building. They actually touch the glass. The table in front of the benches has a base and it actually butts right up against the bench. But there is not enough room it wouldn't have meet the guidelines one way or the other.

Mr. Keesee stated so at night when you close do you bring the furniture in or leave it out?

Mrs. Richardson stated the umbrellas I take in at night, the chairs I stack beside the bench in that area; the table with the base on it is too heavy to move. If it didn't have that heavy base on it, it would blow away. So then it is secured with a cable like for a bicycle lock.

Mr. Davis stated but you do plan to allow people to sit out there and to eat if they want to?

Mrs. Richardson stated yes. I put it out there originally to see what it would look like so I could take a picture. The first day all of the tables were taken. People like when it is nice to sit outside.

Mr. Davis stated I think it's a great idea. But again if you have people sitting at the tables they are going to be pulling back away from the table and they are going to be using up more space than you already have.

Mrs. Richardson stated well the chairs are to the sides of the tables. That is the reason I only have two so there are no chairs on the side toward the street. I also went down and measured the other locations in the City that had chairs on the sidewalk. They have less space than what I have here at some of those locations. So I don't know if they all got approval to put that out there or not. I did go and measure to make sure mine is not much different than what already existed on Main Street and Craghead Street.

Mr. Keesee stated you are referring to Dell'anno's I take it?

Mrs. Richardson stated there are three locations that have outdoor furniture actually four, Brewed Awakening, Golden Leaf, Dell'anno's and the Coffee Emporium. But I'm not sure Coffee Emporium make take theirs in at night. Which, I can take them in but I would have to leave the base because it's heavy.

Mr. Davis closed the Public Hearing.

Mr. Whitfield stated you can vote to say that it meets the guidelines and to approve the Certificate of Appropriateness or that it does not meet the guidelines.

Mrs. Nicholas stated but then we can still give the certificate?

Mr. Keesee stated you said it doesn't meet the guidelines?

Mrs. Burton stated no, it does meet the guidelines.

Mrs. Nicholas stated she said it didn't because of the right of way.

Mr. Whitfield Staff's opinion is that now that they have the right of way agreement, that it does in fact meet the guidelines.

Mr. Keesee stated okay.

Mrs. Nicholas made a motion to approve for it meets the guidelines. Mr. Keesee seconded the motion. The motion was approved by a 5-0 vote.

The request to add the two items to the agenda was approve by unanimous vote.

4. *A request has been filed for a Certificate of Appropriateness at 319 Craghead St to install metal signage for the Acree's Parking Garage.*

5. *A request has been filed for a Certificate of Appropriateness at 312 Bridge St to install temporary banners for the Acree's Parking Garage that say free public parking and spectrum medical parking.*

Mr. Davis opened the Public Hearing.

Present on behalf of this request is Corrie Bobe on behalf of the IDA. Mrs. Bobe stated we are requesting the installation of signage on the exterior of the Acree's building. As you know Spectrum is open and we need to ensure that their clients are properly accessing the building and finding it in a very clear and precise manner. So we are discussing a number of hanging and flat signs to be posted on the exterior to be made out of metal that is thicker than aluminum. It will be painted black with white letters very similar to the paint that you will see on a lot of the tobacco warehouses. I think the first one you have is this on Wilson Street three 3x2 signs that will be a hanging sign which will be right beside the driving entrance into the building. The next page that is only at the exit and we wanted to make sure that was clear. We measured what the existing sign was and this is approximately the same size as the existing sign. If you turn the corner on Bridge Street we are suggesting a hanging sign a little bit smaller 2x1.5 to show it's a door there. The one where the garage is also on Bridge Street this is a very large sign 17x8 in order to indicate where the entrance and exists are. We had planned to just say Acree's public parking on the one sign and have two individual signs that say entrance and exit. But that does require a variance so this will help speed up the process showcasing where the entrance is. On the third page there will be a hanging sign to show where the entry point is for vehicles we do plan to go before the Planning Commission for a variance for the two signs. Then of course a flat mounted sign next to

the pedestrian access point. Then we have a picture of what the bar would look like for the hanging signs. I would be happy to answer any questions that you all have.

Mr. Davis stated you said this was two issues we have to vote on?

Mr. Whitfield stated this is one and this is one. The second one is banners.

Mr. Davis stated my thinking would be that we would be voting on all of the signs that are regulation size and then we have got this big one at the entrance.

Mr. Whitfield stated I think you all have to approve it first before she can even take the next step.

Mrs. Bobe stated my next step is to order them based off of your recommendation.

Mr. Whitfield stated to be clear all of these signs we need to be in one motion.

Mr. Davis stated even the really big one?

Mr. Whitfield stated even the really big one. I just checked with our Zoning Representative and she said that even with all of these signs combined they meet the Design Guidelines.

Mrs. Burton yes they meet the Design Guidelines.

Mr. Whitfield stated the only issue she has is whether or not you approve them or not.

Mr. Davis closed the Public Hearing.

Mr. Keesee made a motion to approve item 4 as presented as it meets the guidelines. Mrs. Chaney seconded the motion. The motion was approved by a 5-0 vote.

Mr. Davis stated I have a question before we go on. The big sign how does that just kind of slide by with all of the other little ones that go along with it. Are we talking about square footage as far as totally encompassing the entire building or in one particular area?

Mrs. Burton stated the signage is not advertising copy so they do fall under a different set of regulations because they are public parking and directional signage for government. They are public signs they are not advertising copy.

Mr. Davis stated I want to speak for Mr. Lackey who is not here today and say that he would hope the IDA or the City would fall along with the same guidelines as everybody else has to.

Mrs. Burton stated they are.

Mr. Whitfield stated trust me we are oftentimes tougher on ourselves than we are the public.

Mr. Davis stated what is it exactly that we need to discuss as far as the second request.

Mrs. Burton stated the second one is a presentation for three banners that would be displayed on the building temporarily until the permanent signage can be installed.

Ms. Levi stated the application where it says here black text Free Public Parking and red text Spectrum Medical parking these can't contain off site advertising we do not permit that per the Zoning Code. So anything pertaining to Spectrum would need to be removed.

Mr. Davis stated it needs to be removed to be adherent to the Zoning Code?

Mrs. Burton stated so it would just simply mention the parking itself not the Spectrum Medical Building.

Mr. Davis stated so how do I word this as far as the Certificate of Appropriateness or is this a matter for us to open to discussion.

Mr. Whitfield stated I think you would need to do the Public Hearing. Once you have closed the Public Hearing. Then you would move that it doesn't meet the guidelines and you would say with the removal of all mention of Spectrum Medical parking it would be a minor discrepancy and the certificate could be issued.

Mr. Davis so I'm opening the Public Hearing right now?

Mr. Whitfield stated unless Mrs. Bobe indicates that she is amending her application to remove the Spectrum Medical part from the application. Then it would meet the guidelines.

Mr. Davis opened the Public Hearing.

Mrs. Bobe stated we have actually been on site with Mark Hermann today and his request and the suggestion through Public Works Department was to include Spectrum Medical Office on the banner. So that's why ts was included in this application. The parking garage was built using state funds and IDA funds and we want to accommodate his clients coming in. They do have a number of spaces inside. His clients are having a hard time finding it and instead of parking across the street and walking over they are parking from the bottom parking lot beside of the building and walking up the hill.

Mr. Davis stated I can tell you I just had my knee replaced and I did that one time. That is a tall hill coming up there. So when you say they want their name included on the banner. What do you mean by that exactly?

Mrs. Bobe stated just the temporary banner. Just so that their customers can get accustomed to the fact that there is actually parking inside for them.

Mrs. Burton stated we would like to mention though that if the banners were to be printed with the Spectrum name on it they would be in violation of the Zoning Code.

Mr. Whitfield stated the Zoning Administrator would have to issue a Zoning violation against the IDA.

Mrs. Burton stated correct.

Mr. Davis stated there was talk about earlier that once the parking garage was finished it would be leased to Spectrum during the day. Is that correct?

Mrs. Bobe stated they do have a designated number of spots inside. They are not marked right now but at some point they will be.

Mr. Davis stated it seems like to me if they are leasing space in the building they should be allowed to have some sort of signage on the outside.

Mrs. Nicholas stated are they able to go before BZA to ask for it?

Mrs. Burton stated advertising copy must be placed on the property in which the operation is being held. Spectrum itself doesn't operate within the parking garage. So therefore it is off site advertising which is prohibited.

Mrs. Chaney stated so they would have to put a sign on their property that says parking that way. Do they pay for signs for the spots that they leasing?

Mrs. Burton stated if it is internal and it not visible from the public way.

Mr. Whitfield stated that is probably something that will be worked out from the IDA and Spectrum. I suspect that will probably be worked out pretty soon it's just a matter of getting the spaces marked.

Mr. Davis stated so you will have the spaces marked on the inside of the building where Spectrum people can go in there? It's one of those things that after a few months you know word of mouth it going to be enough to know that the building across the street is for parking. While going to rehab I heard these little old guys asking how can I get my walker across the street with that cobblestone. Sooner or later you will figure it out and

have someone drop you at the front door. Word of mouth will make it so that people at Spectrum or visiting Spectrum will know that they can park across the street.

Mrs. Nicholas stated I would think that when you are scheduling the Spectrum appointments that it would be incumbent upon Spectrum to explain to you where to park.

Mr. Davis stated they have employees downstairs every day telling people which way to go. As of right now Spectrum is going to be removed from the entire building.

Mr. Whitfield stated Mrs. Bobe is asking for is that the application stand. At that point we need to vote as to whether or not that meets the guidelines. If you vote that it doesn't meet the guidelines you could then say with this revision it will in fact meet the guidelines.

Mr. Keesee stated how long are the banners going to be up?

Mrs. Bobe stated until the signs get here.

Mr. Keesee stated so what do you think two months?

Mrs. Bobe stated probably within that time period it shouldn't take too long to print these signs.

Mrs. Chaney stated either way it's still not within the Zoning Code.

Mr. Davis closed the Public Hearing.

Mrs. Chaney made a motion that the request doesn't meet the guidelines as proposed. Mrs. Nicholas seconded the motion. The motion was approved by a 5-0 vote.

Mrs. Chaney made the motion that with the removal of the Spectrum Medical Parking from the signs it would be considered a minor discrepancy to approve the COA without the Spectrum Medical Parking on the signs. Mr. Hackworth seconded the motion. The motion was approved by a 5-0.

III. APPROVAL OF MINUTES

The February 9, 2017 minutes were approved by a unanimous vote.

Mr. Davis stated Clarke, could you write up all of your recommendations today and send them to us in email so we will know what to do next time.

Mr. Whitfield stated I can do that.

With no further business the meeting adjourned at 4:47 p.m.

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Approved By: