

**DESIGN REVIEW BOARD
MEETING MINUTES**

October 8, 2014

36 Bartlet Street
3rd Floor Conference Room B

Call to Order:

The meeting was called to order at 6:30 p.m. Present were members Craig Gibson, Eric Daum, Suzanne Korschun, Anita Renton and Paul Maue.

SIGN APPLICATIONS

Royal Jewelers, 58 Main Street

DRB-14-25

Mr. Harold Goralnick of Royal Jewelers presented an application for window signage on the window to the left of the entry doorway. They intend to put up a sign with the four major awards they have won, which they hope to change every year as they win more awards. The sign to the right of the doorway will not be replaced. The sign, which is a decal translucent from the inside, will have a white background with black lettering and will fill the entire window. There are bars behind the window that this sign will cover.

The board noted that the intent of the by law is to keep the downtown area windows as open and transparent as possible. Window decals are to have a translucent background and limited to 30% of the size of the window per the by-law. The proposed signage does not conform to the by-law, covering the entire window. The sign will be different from what was there.

In the past year the board has learned that non-conforming signage can be refaced as long as the support structure, size and lighting remain the same. Mr. Gibson stated that the sign is going to be different from what was there; it is more than changing an existing sign.

The DRB feels that the proposed signage does not conform to the by-law and would need relief from the Zoning Board of Appeals. The final determination is to be made by the Inspector of Buildings.

Mr. Daum moved that they not vote on the application submitted and refer the application to Zoning Board of Appeals for a variance.

Ms. Korschun seconded the motion.

Vote: Unanimous (5-0)

Mr. Goralnick was given the dates and deadlines for the Zoning Board of Appeals meetings.

Mr. Goralnick discussed a proposed awning. The board would like to see an awning matching the existing awning.

Sherwin Williams Paint, 209 North Main Street

DRB-14-26

Mr. Ed Taylor from AA Thrifty Sign and Awning presented the application. He is proposing two signs: a 30" x 18' sign on the front fascia of the building and a 12" x 5' sign under the canopy. The letters on the fascia sign are 5 1/2" deep projecting off the background of the sign and will be illuminated with blue gooseneck lighting. This is a standard sign design for Sherwin Williams Paint.

Mr. Daum moved to accept the application as submitted.

Mr. Maue seconded the motion.

Vote: Unanimous (5-0)

MINUTES

Meeting of September 10, 2014

Mr. Gibson motioned to accept the minutes as submitted.

Mr. Daum seconded the motion.

Vote: Unanimous (4-0)

Ms. Renton did not attend the meeting.

DISCUSSION

Tobey Grey

The DRB application was received after posting deadline. The applicant requested the board review his application understanding the vote would not be taken till the November meeting. The applicant did not attend the meeting. The DRB liked the design and feel they could vote favorably on the application.

Downtown Directory Sign

Ms. Judy Wright, former member of the Main Street Committee and Streetscape Committee presented the application along with Ms. Kay Demaso, owner of Quiet Pleasures on Main Street. When the plaza in front of the Old Town Hall was redesigned, it was noted that there would be a need for a directory sign. There is room for the sign on the left hand side looking at the plaza from the street. The sign would be parallel to the building facing the street. There were two (2) designs presented. The Sanford design and the Arlington design. The map is the focal point of the sign on the Sanford design. The Arlington design sign is larger and the business names are the focal point which can be easily changed. They would like to have flyers available for the taking. The board liked the graphics on the Sanford sign and the inter-changeability of the Arlington sign. They would like to assure that the business names be changeable. There was discussion on what area the map would include. Ms. Wright suggested that they submit a mock up, and discuss the sign further with Ms. Schwarz. The board will be happy to review the design again.

Other Business

Old Town Hall Plaza

Mr. Maue spoke of the plaza in front of Old Town Hall. He spoke of the scale, the materials used and the plantings. He feels there will be a problem with snow removal with possible damage to the plantings.

Town Managers Committee Chair Meeting

Mr. Gibson attended the Town Managers Committee Chair meeting. He had a discussion with Mr. David Brown, Zoning Board of Appeals Chairperson, regarding a possible change in the bylaw regarding ZBA review of sign applications.

Andover Park Redevelopment

Ms. Lisa Schwarz is working on this project. The DRB will need to review plans of any re-development.

Town Yard

There is an upcoming ideas session the Mr. Daum plans to attend. Mr. Gibson attended a presentation at the yard and toured the property.

Shawsheen Retail Area Expansion

There will be an informational meeting that Mr. Daum plans to attend.

Adjournment

There being no further business, the meeting of the Design Review Board for October 8, 2014 was adjourned at 8:10 p.m.

Respectfully Submitted,

Patti D'Agata