

MANISTEE CITY HISTORIC DISTRICT COMMISSION

Meeting of Thursday, December 6, 2007
3:00 p.m. in the Council Chambers, City Hall
70 Maple Street, Manistee, Michigan

AGENDA

I Call to Order

II Roll Call

III Approval of Agenda

At this time the Historic District Commission will take action to approve the December 6, 2007 Agenda.

IV Approval of Minutes

At this time the Historic District Commission will take action to approve the November 1, 2007 Meeting Minutes.

V New Business

Saccharos - The Candy Store, 334 River Street - Window Sign

Saccharos - The Candy Store, 334 River Street is requesting a 4'9" x 1'10" window sign.

At this time the Historic District Commission will review the request from Saccharos - The Candy Store, 334 River Street for a Window Sign.

Election of Officers

According to the By-Laws of the City of Manistee Historic District Commission their annual election of Officers is held at the December Meeting for the following year.

At this time the meeting will be turned over to Steve Harold who will ask for nominations.

Chair

The Historic District Commission will select a Chair for 2008.

Vice-Chair

The Historic District Commission will select a Vice Chair for 2008.

Appointment of a Recording Secretary 2008

At this time the Historic District Commission shall appoint a Recording Secretary for 2008.

VII Public Comments and Communications concerning Items not on the Agenda

At this time the Chair will ask if there are any public comments.

VIII Correspondence

At this time the Chair will ask if any correspondence has been received to be read into the record.

IX Staff Reports/Worksession

At this time the Chair will ask staff for their report.

X Adjournment

NOTICE OF Meeting of the Historic District Commission

The Historic District Commission will meet on Thursday, December 6, 2007 at 3:00 p.m. in the Council Chambers, City Hall, 70 Maple Street, Manistee, Michigan.

The agenda items include:

Saccharos - The Candy Store, 334 River Street for a 4'9" x 1'10" Window Sign

Election of Officers 2008

Appointment of a Recording Secretary 2008

All meetings are open to the public.

This notice was posted by Denise J. Blakeslee to comply with Sections 4 & 5 of the Michigan Open Meetings Act (P.A. 267 of 1976) at 4:30 p.m., Wednesday, November 28, 2007 on the bulletin board at the south entrance to City Hall.

Signed: 
Denise J. Blakeslee



PLANNING AND ZONING
COMMUNITY DEVELOPMENT
231.398.2805
FAX 231.723-1546
www.ci.manistee.mi.us

MEMORANDUM

TO: Historic District Commissioners
FROM: Denise Blakeslee 
DATE: November 28, 2007
RE: December 6, 2007 Meeting

Commissioners, enclosed is your agenda for the December 6, 2007 Meeting. We have one request and housekeeping items on the agenda as follows:

Saccharos - The Candy Store, 334 River Street - Window Sign

A new candy store is opening in January 2008 at 334 River Street. They are requesting the installation of a 4'9" x 1'10" window sign. A copy of the request is enclosed for your review.

Election of Officers

According to the By-Laws of the City of Manistee Historic District Commission the annual election of Officers is held at the December Meeting. The meeting will be turned over to Steve Harold who will ask for nominations. He will ask three times for nominations to the position of Chair and Vice Chair for 2008. The Commission will then appoint a Recording Secretary for 2008.

We hope that everyone had a good Thanksgiving and look forward to seeing you at our last meeting of 2007. If you are unable to attend the meeting please call me at 398-2805.

:djb



Application for a Certificate of Appropriateness

Historic District Commission, 70 Maple Street, Manistee, MI 49660 231.398-2805 www.ci.manistee.mi.us

Please Print or Type

Name of Property Owner: F&L de Guia, LLC

Mailing Address: 1082 Eden Hill Road, Benlah, MI 49617

Phone# & e-mail Address: 231.882.7210 / jundequia@yahoo.com

Address of Affected Property: 334 River Street, Manistee 49660

Type of Application: New Construction Rehabilitation/Restoration Demolition
 Addition Other (Specify) Sign

Proposed Work Start Date: January 2008 Proposed Completion Work Date: -

^{Lessee!}
Contractor/Builder: Eric J. Papenfuss

Mailing Address: 2201 Steinberg Rd., Manistee MI 49660

Phone# & e-mail Address: 650.219.6058 / eric.papenfuss@manisteecovers.com

Description of Work Proposal (be specific and describe each work separately. Use additional sheets if necessary): Install window sign w/ the dimensions of:

4' 9" x 1' 10"
(wide) (high)

Store name is to be: Saccharos

PROCEDURE AND REQUIREMENTS:

Properties within the City of Manistee Historic District are subject to the City of Manistee Historic District Ordinance (Chapter 1280 Historic District of the Code of Ordinances). The purpose of the ordinance is to preserve and protect our historic resource. The Historic District Commission is established by the Ordinance, and has the authority to review and approve all work permit applications and plans for exterior property improvements within the Historic District. Regular building maintenance is permitted and encouraged; however, a work permit is required for all alterations, significant repairs, new construction, demolition, moving of buildings, and all other activities affecting the exterior appearance of buildings and properties within these districts. Please consult staff for guidelines and specific details on permissible work.

This application must be received by the City no less than 10 days prior to a regularly scheduled monthly Historic District Commission meeting. The meeting is held the first Thursday of the month at 3:00 p.m. in the Council Chambers, City Hall, 70 Maple Street, Manistee, Michigan unless it is a legal holiday. Applicants are strongly encouraged to conduct a preliminary discussion with staff and attend the meeting to explain the proposed work.

The following information should be included with this application. Additional information may be required. The applicant must supply 10 copies of any items submitted that are in color.

- ▶ Current photo of the structure as seen from the street and where proposed work is to take place.
- ▶ Sketch, drawing or plans and/or elevations of proposed work scaled proportionally. Provide dimensions. Indicate where this work is in relation to the main structure.
- ▶ Drawings to show details and specification of ornamental features.
- ▶ Where appropriate, plans showing property lines for fencing, projected view of structure for signs, perspective drawings for new additions.
- ▶ If changing paint colors you must provide; brand name of paint, paint color name, paint color numbers, paint color chips and a paint plan for the building showing the proposed work.

I certify that on or before the date of completion of proposed work, my building will have a code compliant smoke detector or fire alarm system. (Not required for signage)

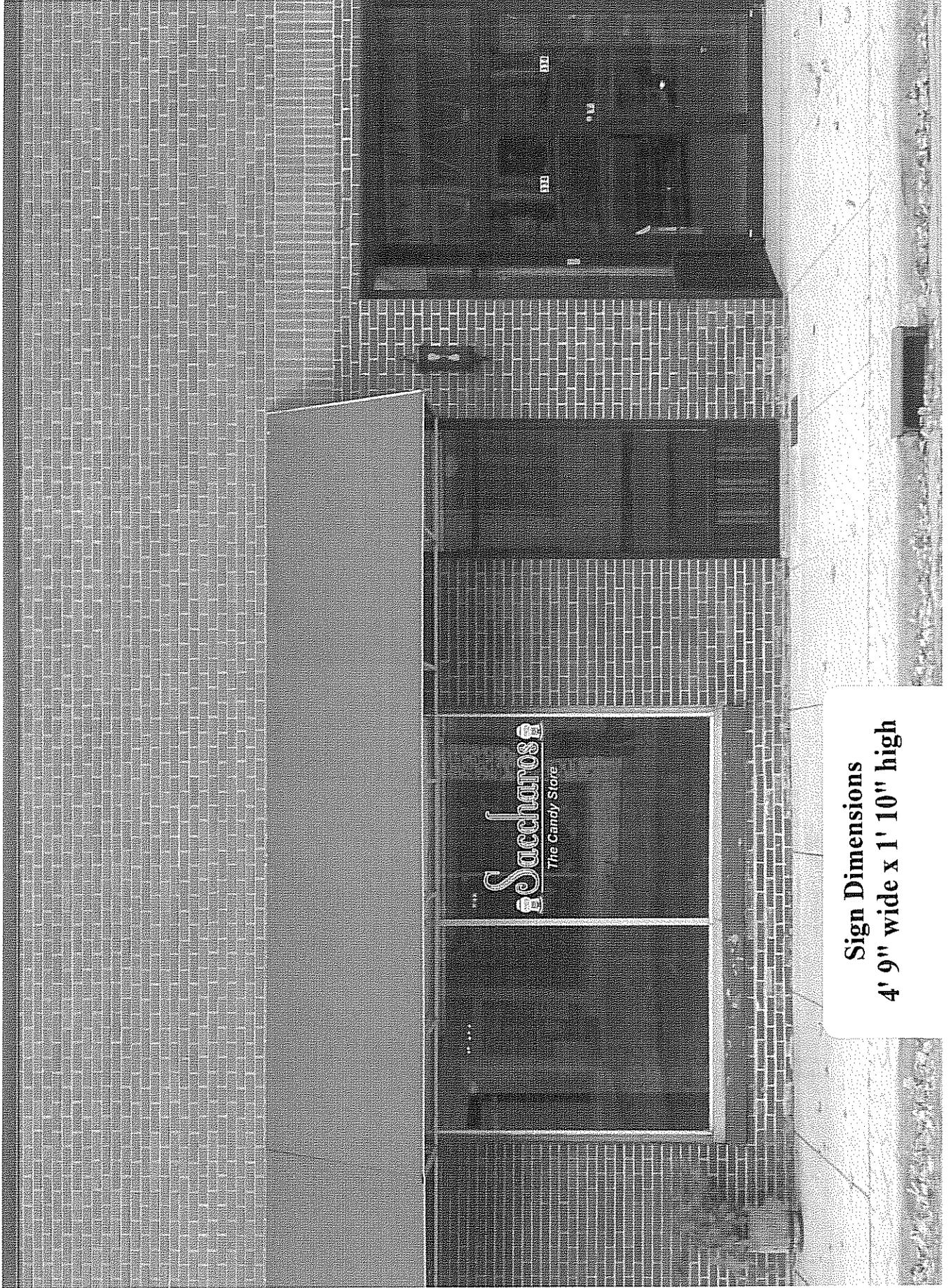
APPLICANT'S SIGNATURE: _____



Office Use Only:		
Date Submitted: <u>11-27-07</u>	Application # <u>HDC-2007-32</u>	Meeting Date: <u>12-6-07</u>
Notes: _____		

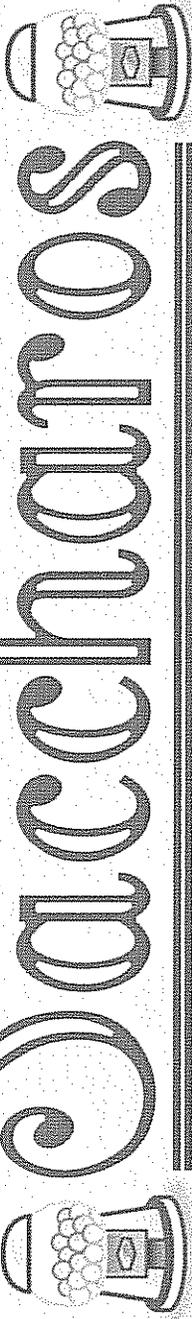
Information contained in this application, as well as supporting documents, may be subject to review by the public if a Freedom of Information Act request is filed.

334
River Street, Manistee 49660



Sign Dimensions
4' 9" wide x 1' 10" high

Saccharos

The word "Saccharos" is written in a stylized, outlined font. It is flanked by two identical decorative icons of a sugar dispenser, each with a glass bowl on top and a dispensing mechanism on the side.



City of Manistee

P. O. Box 358 • Manistee, Michigan 49660 • Phone: 313.398.2800 • Fax: 313.398.2805

CITY HALL

70 Maple Street

CITY MANAGER

313.398.2801

CITY ASSESSOR

313.398.2883

BUILDING INSPECTOR

313.398.2885

PLANNING, ZONING &

COMMUNITY DEV.

313.398.2885

CITY CLERK

313.398.2883

CITY TREASURER

313.398.2882

WATER BILLING

313.723.2805

ADMINISTRATION

313.351.7331/3546

CLERK/TREASURER

313.351.7331/3546

POLICE DEPARTMENT

70 Maple Street

313.723.2833

Fax: 313.398.2842

FIRE DEPARTMENT

281 First Street

313.723.1319

Fax: 313.723.2810

PUBLIC WORKS

280 Washington St.

313.723.7133

Fax: 313.723.1203

PARKS DEPARTMENT

231.723.4857

WATER MAINTENANCE

313.723.2811

WASTEWATER PLANT

50 Ninth St.

313.723.1553



November 14, 2007

John Smith
315 Condon Road
Manistee, MI 49660

RE: 435 River Street

Dear Mr. Smith:

It was brought to the attention of the Historic District Commission that you had boarded up the windows/entrance of your building on Oak Street. All exterior modifications to buildings in the Historic District require approval from the Historic District Commission.

As the Recording Secretary for the Historic District Commission I was asked to invite you to attend the next meeting of the Historic District Commission to discuss your plans for the building.

The Historic District Commission will be meeting on Thursday, December 6, 2007 at 3:00 p.m. in the Council Chambers, City Hall, 70 Maple Street, Manistee. I have enclosed an Application for a Certificate of Appropriateness for your project.

The garage door on the rear of your building is also in disrepair and must be secured. If you have plans to change or alter the garage door you can include that in your request to the Historic District Commission.

We look forward to working with you on this project and preserving your beautiful historic building. If you have any questions, please call me at 398-2805.

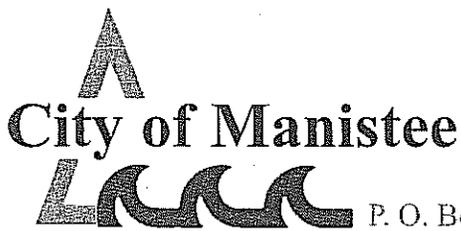
Sincerely,

CITY OF MANISTEE HISTORIC DISTRICT COMMISSION

Denise J. Blakeslee
Recording Secretary

:djb

cc: Historic District Commissioners



City of Manistee

P. O. Box 358 • Manistee, Michigan 49660-0358 • www.ci.manistee.mi.us

CITY HALL
70 Maple Street

CITY MANAGER
231.398.2801

CITY ASSESSOR
231.398.2802

BUILDING INSPECTOR
231.398.2806

**PLANNING, ZONING &
COMMUNITY DEV.**
231.398.2805

CITY CLERK
231.398.2803

CITY TREASURER
231.398.2804

WATER BILLING
231.723.2559

ADMINISTRATION
FAX 231.723.1546

CLERK/TREASURER
FAX 231.723.5410

POLICE DEPARTMENT
70 Maple Street
231.723.2533
FAX 231.398.2012

FIRE DEPARTMENT
281 First Street
231.723.1549
FAX 231.723.3519

PUBLIC WORKS
280 Washington St.
231.723.7132
FAX 231.723.1803

PARKS DEPARTMENT
231.723.4051

WATER MAINTENANCE
231.723.3641

WASTEWATER PLANT
50 Ninth St.
231.723.1553

November 15, 2007

Double Deuce Saloon
445 River Street
Manistee, MI 49660

RE: Temporary Signage

Good Morning!

It has come to my attention that you have been posting signage on your building that has not received approval from the Historic District Commission. Please remove all of the signage that has not been approved by the Commission immediately (see attached meeting minutes).

Failure to comply with the requirements of the ordinance will result in the issuance of a citation. Enclosed is an Application for a Certificate of Appropriateness to the Historic District Commission.

The Historic District Commission will meet on December 6, 2007 and requests must be submitted to our office no later than Tuesday, November 27, 2007.

If you have any questions, please call me at 398.2805.

Sincerely,

CITY OF MANISTEE



Jon R. Rose
Community Development Director

JRR:djb

cc: Historic District Commission



NEW BUSINESS:

Amor Sign Studios, Inc. - Requests for Sign Permits

Double Deuce Saloon, 445 River Street - Recover Awning and install wall letters.

Tom Amor Sr, Amor Sign Studios presented the request for the Double Deuce Saloon Signage. Members reviewed a color copy of the drawing and samples of the material for the awning and color for the lettering.

Discussion included:

- ▶ Letter styles, spacing are Victorian in style
- ▶ Graphics are not out of character with the era
- ▶ Material used has the appearance of fibers and looks like cloth - not plastic and the method of attaching the lettering and graphics gives the appearance of an oil painted awning that was typical of the Victorian era.
- ▶ Material for wall letters provides the look of painted wooden lettering
- ▶ No illumination of signs
- ▶ Representative for Double Deuce Saloon said Car body on rear of building will be removed
- ▶ Representative asked about clock on front of building and offered to remove it
- ▶ Building is not a contributing building and the adjoining buildings are not contributing.

MOTION by Dave Carlson, seconded by T. Eftaxiadis that the request from Amor Sign Studios for signage for Double Deuce Saloon, 445 River Street - Recover Awning and install wall letters be approved as presented (Filename: awning-fascia 2/Disk Amor/Design Proposals/Double Deuce - dated 3/26/07).

With a Roll Call vote this motion passed 5 to 0 with voting as follows:

Yes: Eftaxiadis, DeRee, Perschbahcer, Carlson, Kracht
No: None

TJ's Pub, 399 River Street - Redecorate Sign Band and Install new window signs.

Tom Amor Sr, Amor Sign Studios presented the request for TJ's Pub Signage. Members reviewed a color copy of the drawing and samples of the material that will be used on the window to appear like etched glass.

Discussion included:

- ▶ The signs are Victorian in design and meet the requirements of the guidelines.