

HISTORIC DISTRICT COMMISSION

Council Chambers, City Hall
70 Maple Street
Manistee, MI 49660

MEETING MINUTES

June 4, 2009

A Meeting of the Manistee City Historic District Commission was held on Thursday, June 4, 2009 at 3:00 p.m. in the Council Chambers, City Hall, 70 Maple Street, Manistee, Michigan.

Meeting was called to order at 3:00 p.m. by Chair Kracht.

ROLL CALL:

Members Present: Dave Carlson, Maria DeRee, T. Eftaxiadis, Teena Kracht, Nathaniel Neider, John Perschbacher

Members Absent: Vacancy, Mallory Barkholz (Youth Observer)

Others: Travis Alden (Main Street/DDA Director), Jon Rose (Community Development), Steve Harold (Manistee County Historical Museum) and Denise Blakeslee (Planning & Zoning)

APPROVAL OF AGENDA:

MOTION by Dave Carlson, seconded by Maria DeRee that the Agenda for the June 4, 2009 Meeting be approved.

With a Voice Vote this motion passed Unanimously.

APPROVAL OF MINUTES:

MOTION by Maria DeRee, seconded by John Perschbacher that the Minutes of the May 7, 2009 Meeting be approved.

With a voice vote this motion passed 5 to 0 with Commissioner Eftaxiadis abstaining due to his absence at the last meeting

NEW BUSINESS:

Amor Sign Studios/The Ideal Kitchen, 421 River Street - Window Signage

A request has been received from Amor Sign Studios/The Ideal Kitchen, 421 River Street for a Certificate of Appropriateness for window signage as submitted with Application HDC-2009-12.

MOTION by T. Eftaxiadis, seconded by Maria DeRee to approve the request for a Certificate of Appropriateness for signage as submitted with Application HDC-2009-12.

With a roll call vote this motion passed 6 to 0.

Yes: Neider, Eftaxiadis, Perschbacher, Carlson, DeRee, Kracht
No: None

Amor Sign Studios/Surroundings, 423 River Street - Window Signage

A request has been received from Amor Sign Studios/Surroundings, 423 River Street for a Certificate of Appropriateness for window signage as submitted with Application HDC-2009-13.

MOTION by John Perschbacher, seconded by T. Eftaxiadis to approve the request for a Certificate of Appropriateness for signage as submitted with Application HDC-2009-13.

With a roll call vote this motion passed 6 to 0.

Yes: Perschbacher, Eftaxiadis, DeRee, Neider, Carlson, Kracht
No: None

James Pawlowski, 395 River Street - Extension of Permit PHDC08021

James Pawlowski, 395 River Street was issued a permit from the Historic District Commission on July 7, 2008 for facade improvements as shown on Application HDC-2008-21. Permits are granted for a one year period of time and Mr. Pawlowski is requesting an extension from the Historic District Commission.

MOTION by John Perschbacher, seconded by Maria DeRee to approve the request for an extension of permit PHDC08021 until July 7, 2010.

With a roll call vote this motion passed 6 to 0

Yes: DeRee, Carlson, Perschbacher, Neider, Eftaxiadis, Kracht
No: None

OLD BUSINESS

None

PUBLIC COMMENTS AND COMMUNICATIONS CONCERNING ITEMS NOT ON THE AGENDA

Travis Alden, Main Street/DDA Director - informed the Commission that the Main Street Design Committee will process requests for DDA Facade Grant requests for buildings outside the Historic District.

CORRESPONDENCE

Commissioners received copies of correspondence from Jon Rose as follows:

Manistee Insurance, 330 River Street

Letter dated May 8, 2009 to Manistee Insurance regarding the need to remove the two internally lit signs as conditioned on permit PHDC08030. Signs have been removed. No Action required.

Michelle & Rebecca Williams, 333 River Street

Letter dated May 8, 2009 to Michelle & Rebecca Williams, 333 River Street - permit PHDC0814 expiring on June 6, 2009. No request was received to extend permit.

MOTION by Dave Carlson, seconded by Maria DeRee to Close the permit.

With a voice vote motion passed Unanimously.

John & Lucy Smith, 437 River Street

Letter dated May 8, 2009 to John & Lucy Smith, 437 River Street - permit PHDC08017 expiring on June 6, 2009. No request was received to extend permit.

MOTION by T. Eftaxiadis, seconded by Maria DeRee to Close the permit.

With a voice vote motion passed Unanimously.

Ronald & Suzann Gardin, 390 River Street

Letter dated May 8, 2009 to Ronald & Suzann Gardin, 390 River Street - permit PHDC08009 expired on March 6, 2009, PHDC08011 expired on April 3, 2008, permit PHDC08018 expiring on June 6, 2009. No request was received to extend permits.

MOTION by T. Eftaxiadis, seconded by Maria DeRee to Close all three permits.

With a voice vote motion passed Unanimously.

Letter from Tom Amor Jr., Amor Sign Studios

Letter dated May 14, 2009 from Tom Amor Jr., Amor Sign Studios to Chair Kracht (attached).

E-mail from Tom Amor Jr., Amor Sign Studios

Copy of e-mail dated May 14, 2009 from Tom Amor Jr., Amor Sign Studios to Jon Rose regarding signage at Surroundings and Keleher Law Offices. Response from Jon Rose dated May 15, 2009 that legal conforming signs can be replaced if destroyed (Surroundings) and that the Directory at Keleher's office can be updated.

STAFF REPORTS

Steve Harold gave the Commission an update on the building at 135 Washington Street. Jon Rose spoke of the improvement to the building.

Steve Harold spoke of the use of wood -vs- cement board siding for Non-Contributing Buildings. This item will be placed on a worksession agenda for future discussion.

Jon Rose, Community Development Director - requested an extension for investigating the replacement of the flag pole at City Hall.

MOTION by Dave Carlson, seconded by Maria DeRee that Mr. Rose is to continue his investigation and as stated in the permit must bring an application to the Historical Commission once a replacement pole has been found.

With a voice vote motion passed unanimously.

Denise Blakeslee spoke to the Commission about a request for "Smokers Posts" to be used in the Historic District. Copies were shown of previously approved posts for the Ramsdell Theatre and City Hall.

MOTION by T. Eftaxiadis, seconded by Maria DeRee to allow the previously approved "Smokers Posts"

(Rubbermaid Groundskeeper Tuscan Smokers Receptacle - Black and Ultra Smokestop Roman Column - Gray) to be used in the Historic District.

With a voice vote motion passed unanimously.

Denise Blakeslee spoke of the new language that City Council developed for absences for Boards/Commissions each were handed a copy of the language for review. This will be on the July agenda for adoption.

WORKSESSION

Chair Kracht had requested that the Historic District Commission hold a worksession after the business section of the June 4, 2009 meeting was over.

Policy #1 Signage/Awning & Policy #10 Original Signage/Architectural Features

Policy #1 was previously the Temporary Signage Policy. A policy has been drafted that could replace the Temporary Signage Policy with a new Signage/Awning policy.

Policy #10 updates and identifies buildings that have Original Signage/Architectural Features that the Commission feels are important to preserve or remove items that are not original.

Commissioners discussed both policies and after discussion removed the language for 308 River Street from Policy #10.

MOTION by John Perschbacher, seconded by Maria DeRee that the Historic District Commission approve the amended Policy #1 from Temporary Signage to Signage Awning and Policy #10 from Original Signage to Original Signage/Architectural Features removing the language for 308 River Street (attached).

With a roll call vote this motion passed 6 to 0.

Yes: Neider, Eftaxiadis, Perschbacher, DeRee, Carlson, Kracht

No: None

Policy #13 - Murals

After discussion it was decided that the draft policy #13 Murals needed to be re-written. Chair Kracht and Denise Blakeslee will work on language for the Commission to review at the July Meeting.

Members Discussion

Chair Kracht spoke of the renovations at the Haley Sisters Building. One of the occupants inquired if they could reinstall exterior lights on the building? The renovation plan for the Purdom Building includes exterior lights. This would require a request to the Commission.

Chair Kracht attended a workshop and will verify with Robb McKay if the State needs to review our Guidelines.

Commissioner Carlson spoke of the public perception of the Commission and the good that the Commission is doing even if it is not realized at this time.

Commissioner Eftaxiadis spoke of the Commissions job to maintain the Historic Resource in the District and the need to make things easier for applicants.

Commissioner Neider spoke of the need for Public Awareness of the good the Commission is doing for the District and need for PR and the seminars that are available for the public to attend.

Commissioner DeRee noted that the Candy Store has two lighted "Open Signs" they are only allowed one under the Guidelines. Staff will send a letter.

Due to the July 4th Holiday the Next meeting of the Historic District Commission will be on Thursday, July 9, 2009 at 3:00 p.m. in the Council Chambers, City Hall, 70 Maple Street.

ADJOURNMENT:

MOTION by T. Eftaxiadis, seconded by Maria DeRee that the meeting be adjourned. Motion passed unanimously.

MEETING ADJOURNED AT 4:42 P.M.

MANISTEE HISTORIC DISTRICT COMMISSION

Denise J. Blakeslee, Recording Secretary