

Historic Preservation Commission  
August 8, 2016

Present: George Ewing, Bettye King, Tim McCartney, Melanie Greer, Tara Lytal

Guest(s): Steven Nixon, Dave Riley

Minutes recorded by Kelly Hall, Administrative Assistant

George Ewing called the meeting to order at 5:00 p.m.

Minutes of the meeting held July 11, 2016 were reviewed. Tara Lytal moved to approve the minutes of July 11, 2016 as written and the motion was seconded by Betty King. The vote was unanimous in favor and the minutes of the July 11, 2016 meeting were approved as presented.

**New Considerations:**

**Site Review – College Station Signage – Budget Signs/Dave Riley**

Dave Riley was present to address any questions related to the signage for the commercial businesses at College Station. The signs will all be hung from the ceiling over the sidewalk in front of the shops. Mr. Edwards noted that the signs meet the requirements of the sign ordinance. Ms. Lytal asked if additional signage could be placed on the shop windows and doors; Mr. Edwards said it could be put on the windows. Tara Lytal made the motion, seconded by Tim McCartney, to recommend approval of the proposed signage at College Station. The vote was unanimous in favor and the motion carried.

**Site Review – 102 E. Leake Street – Milner & Nixon Law Firm**

(At this time Tara Lytal recused herself from the discussion and vote for this item.) Steven Nixon was present to address any questions related to the new sign for his law firm. He noted that the sign color is the same shade of green that will match the shutters of the house. All requirements of the sign ordinance have been met. Betty King made the motion, seconded by Melanie Greer, to recommend approval of the signage request for Milner and Nixon. The vote was unanimous in favor and the motion carried.

**Other Business:**

There was no other business to come before the Committee. Mr. Ewing noted that the next regular meeting, if needed, would be scheduled for Monday, September 12, 2016.

At this time Tara Lytal made the motion to adjourn and was seconded by Melanie Greer. The vote was unanimous in favor and the motion carried. The meeting was adjourned at 5:10 p.m.

Architectural Review Committee  
August 8, 2016

Present: George Ewing, Bettye King, Tim McCartney, Melanie Greer, Tara Lytal

Guest(s): Ben Walker and Shane Ormon

Minutes recorded by Kelly Hall, Administrative Assistant

George Ewing called the meeting to order at 5:10 p.m.

**New Considerations:**

**Site Review – Merit Health Medical Clinic – Clinton Parkway**

Ben Walker and Shane Ormon presented drawings for a medical clinic to be located on the Clinton Parkway, between Ace Hardware and Dr. Grubbs' dental clinic, with the potential for another, smaller building on the north side. Mr. Edwards requested a revised site plan that shows all of the driveways (existing and planned) along the frontage on Clinton Parkway that will have an impact on the project. Mr. Walker noted that there is already a retention pond behind Ace Hardware that will serve these properties. Mr. Ormon noted that all islands noted on the drawings will be used as green spaces. Mr. Walker noted that there will be a drive between Ace Hardware and the medical clinic, the upkeep of which will be shared by the two property owners. Mr. Ewing expressed concern about the tight space at the southwest corner of the clinic building as there are frequently large trucks that must deliver to the hardware store. Mr. Ormon noted that the trucks generally go past this part of the drive to unload in an area behind the hardware store. The clinic will have an architectural shingled roof and dryvit above painted brick. Color samples were presented for the committee's review. The windows will be trimmed in a bronze color. Mr. Ormon noted that the arch and key sides of the porticos are reversed on the drawings and will need to be corrected. The drawings show a pair of cupolas at either end of the building and Mr. Orman said Merit Health was considering removing them from the plans; the committee members all felt the cupolas added architectural interest and charm and requested that they not be deleted from the plans. The sign for the clinic will be lighted but no lighting components will be visible. Betty King made the motion, seconded by Melanie Greer, to recommend approval of the site plan and color choices for the proposed medical clinic on Clinton Parkway between Ace Hardware and Dr. Lee Grubbs. The vote was unanimous in favor and the motion carried.

**Other Business:**

There was no other business to come before the Committee. Mr. Ewing noted that the next regular meeting, if needed, would be scheduled for Monday, September 12, 2016.

At this time Tara Lytal made the motion to adjourn and was seconded by Melanie Greer. The vote was unanimous in favor and the motion carried. The meeting was adjourned at 5:32 p.m.