

ST. ALBANS CITY DESIGN ADVISORY BOARD
6:30 PM, MONDAY, JANUARY 22, 2018
ST. ALBANS CITY HALL, 100 NO. MAIN ST.

MINUTES

Board Members present: Vice Chair Evan Champagne, Stephen Poston Katy Collin, and John Morrie

Board Members Absent: Chair KarenMarie Peltier

Staff Members Present:

Dave Southwick, Planning & Permitting Administrator and Wendy Coy, Minute taker

Public Present:

See Sign-in Sheet

A. Call to Order – Vice-Chair called meeting to order at 6:33

1. Discuss Additions or Deletions to Agenda – None

B. Design Review – Consideration of the following applications:

1. **50 Kingman Street / Parcel # 23048050** –The applicant seeks a favorable recommendation for exterior renovations and banners - Dropped due to lack of response from applicant.
2. **10 Lake Street / Parcel # 26049010** –The applicant seeks a favorable recommendation for exterior renovations – Jay Mitiguy was present as the applicant. The property was an old furniture store and a café. He and his business partner bought it about a year ago and has been renovating it inside. They applied for the historic grant and is ready to get this project going. The brick is starting to bow out. The plan is to take the brick down, address the structural concerns and then reuse the existing brick. It may not be possible but they are going to try. They will be replacing the current windows with the Marvin line that have wood interior and exterior aluminum sierra white. They want to redo everything below the windows. There will be two entrances for two separate commercial suites. There is an entryway for the residential space upstairs. He presented the paint samples of maroon and white trim. Signage is representative at this point as the tenants would need to apply for the signage separately. Granite sill of the windows will stay. Up above is the metal cornice. The only change there would be repair work. Windows will remain the same size on the upper part of the building. Member Morrie asked if the State had a preference of between the two over one vs. the two over two design on the windows. Mr. Mitiguy stated that the State didn't seem to have a preference as long as they were a good quality Marvin window. The bottom of the building will be large pane glass store front windows. Member Poston asked if it would be a wood store front or aluminum ply? Mr. Mitiguy needs to check with his designer. Member Poston stated that he preferred the aluminum as it is what was there before and there is less maintenance cost. There would be a handicap entrance on the left-hand side of the store in the alleyway. They would be adding a doorway. There is a fairly steep grade inside the building to get to the height of the wood floor so it is impractical to

put the handicap accessibility in the front entrance of the store. The left side commercial space is about 1600 - 1800 square feet; the right side about 1200 square feet. The existing blue clapboard siding will come off. If the brick needs to be replaced, they will come back and get approval. They would like to keep the marble that lines the bottom of the storefront. Mr. Mitiguy was not sure of the details on the actual storefront. It would be like what is pictured but doesn't have the final details. Member Morrie made a motion to approve the project with the stipulation that the painted wood trim and aluminum storefront match the painted maroon trim presented to the Board. Member Poston seconded. The motion passed unanimously.

C. Other Business –

- 1. Approval of minutes –** Member Morrie made a motion to approve the minutes. Member Poston seconded the motion. The motion passed. Member Collin abstained.
- 2. Other –**
 - a. Sign Updates – The first sign was hung. The Dollar Tree received a permit for their sign and their grand opening signs. Casa Rita is open so their signs should be up soon. Member Morrie asked about the posts that were placed in front of 133 Main. Mr. Southwick stated that they came in and got the permits. It was part of the concrete work not the façade work. Member Morrie asked about the project at The Grind. The vent work is not the design that they presented to the Board and he would like that looked into and it does not seem to be fixed. Mr. Southwick stated that he would check with them.
- 3. Confirm next meeting date: February 26, 2018 6:30 p.m.**

D. Public Comment - None

Adjourn – Member Morrie made a motion to adjourn at 7:15. Member Collin seconded. The motion passed unanimously.

APPROVAL – Katy Collins moved to accept the minutes with changes, Stephen Potson seconded. On a vote of four (40) for and zero (0), the motion carried.

