

**MINUTES
CITY OF GOOSE CREEK
ARCHITECTURAL REVIEW BOARD MEETING
MONDAY, AUGUST 15, 2016 6:30 P.M.
MARGUERITE H. BROWN MUNICIPAL CENTER
519 N. GOOSE CREEK BOULEVARD**

I. Call to Order – Chairperson, Sharon Clopton

Chairperson Clopton called the meeting to order at 6:27 p.m.

Present: Gary Becker, Lisa Burdick, David Cantrill, Sharon Clopton, Chris Cook, Tom Risso

Absent: Joel Arenson,

Staff Present: Sarah Hanson

II. Review of Minutes from July 18, 2016

Motion: Mr. Risso made a motion to approve the minutes as submitted. Mr. Cantrill seconded.

Discussion: There was none.

Vote: All voted in favor. (6-0)

III. Old Business – Minor Applications

A. Layout Signs – Wall Mounted Signage

The representative presented the application with color samples to the Board. Staff requested the applicant explain the colors involved in the signage to the Board. The representative stated they are planning to use a black aluminum frame, with white acrylic. Chairperson Clopton inquired if the letters were on a raceway. The representative stated yes.

Motion: Mr. Risso made a motion to approve the application as submitted. Mr. Becker seconded.

Discussion: Chairperson Clopton inquired if the raceway would be visible behind the letters. The representative stated it is visible between the words “layout” and “signs”. Chairperson Clopton stated the raceway is required to be painted to match the fascia. The representative stated they would paint the raceway to match the fascia.

Vote: All voted in favor. (6-0)

B. Pet Supplies Plus – Wall Mounted Signage

Ms. Shelby Bates, of Miller Signs, presented the application with samples to the Board. There was some discussion about the development, and location of the signs. Chairperson Clopton inquired if the letters were on a raceway. The representative stated no.

Motion: Mr. Risso made a motion to approve the application as submitted. Mr. Cook seconded.

Discussion: There was none.

Vote: All voted in favor. (6-0)

iv. New Business – Minor Applications

C. Pizza Hut – Wall Mounted Sign

Ms. Shelby Bates, of Miller Signs, presented the application with samples to the Board. Chairperson Clopton inquired to Staff if there had been any review by Staff to check the status of window signage, and if it should be considered signage. Ms. Hanson stated Staff was unaware of window signage, and would take a look at it. Chairperson Clopton stated there is orange striping on the tops of the windows. Staff inquired as to whether or not the striping is on the inside or outside of the windows. Chairperson Clopton stated the striping appears to be on the outside. There was discussion in regards to the amount of signage and the recommendation being subject to approval from the Zoning Administrator.

Motion: Mr. Becker made a motion to approve the application as submitted contingent on Staff reviewing the existing window signage. Mr. Cantrill seconded.

Discussion: There was none.

Vote: All voted in favor. (6-0)

D. Eagles City & Healing Ministries – Wall Mounted Sign

Mr. Hugh Welch presented the application to the Board. Chairperson Clopton inquired if the signage would be located at the front of Kings Plaza. Mr. Welch stated it would be located in the same place the consignment shop had their signage.

Motion: Mr. Risso made a motion to approve the application as submitted. Mr. Cantrill seconded.

Discussion: There was none.

Vote: All voted in favor. (6-0)

E. Eagle Floor Supply – Wall Mounted Sign

Mr. Hugh Welch presented the application to the Board. He explained it would be channel letters with the raceway to be painted the same color as the fascia, interior lit with LED lighting.

Motion: Mr. Risso made a motion to approve the application as submitted. Mr. Cantrill seconded.

Discussion: There was none.

Vote: All voted in favor. (6-0)

F. Kevin Marshall Karate Center – Wall Mounted Sign

Mr. Hugh Welch presented the application to the Board. He explained it would be a cloud based silhouette type sign, interior lit. Mr. Risso inquired to the applicant in regards to the thickness of the sign and color. Mr. Welch stated it would be the same thickness as the channel letters, and the sign color would consist of red and black with black trim on a white face.

Motion: Mr. Risso made a motion to accept the application as submitted. Mr. Cantrill seconded.

Discussion: There was none.

Vote: All voted in favor. (6-0)

v. New Business – Major Applications

G. Faith Assembly - Elevations, Materials

Chairperson Clopton stated this would be located in the former Music Man location. Pastor Tyler Still confirmed the location. He stated the Church plans to renovate the entire interior to create a sanctuary for kids and adults. Pastor Still explained the changes to include; the existing brick, at the bottom of the elevation would be covered with stucco; remove two existing exterior doors, and add new glass entry doors. He also added the existing top metal paneling would be painted black, along with a stainless steel colored awning.

Mr. Becker inquired if they would be taking the entire building. Pastor Still stated they would be occupying the middle section only. Mr. Becker inquired about the utilities in the back of the building to Staff. There was discussion as to whether the Church would be leasing or own this portion of the building, and the ownership of the building. Staff explained that when a property is improved at a percentage of fifty percent or more of its assessed value, then all things are required to be brought into conformity to the City ordinance. She added that this improvement would not be over the fifty percent.

Pastor Still presented the colors to the Board at Chairperson Clapton's request; he also stated the future signage color would match the awning. Mr. Cook inquired if they were planning to paint the metal siding. Pastor Still stated yes. Ms. Burdick inquired if it would include the entire facade of the building, or just the Church section. Pastor Still stated it would just include the section for the Church. Chairperson Clopton inquired as to the height of the stucco. Pastor Still stated it would replace what is currently brick. Chairperson Clopton inquired about the condition of the existing brick. Pastor Still stated because of the doors being removed and the new door being in a different location, the stucco worked better than trying to match existing brick. There was discussion about the materials and color difference on the front of the building to the left and right of the Church.

Motion: Mr. Risso made a motion to approve the application as submitted. Mr. Becker seconded.

Discussion: There was none.

Vote: All voted in favor. (6-0)

VI. Comments from the Board

There was none.

VII. Comments from Staff

Ms. Hanson updated the Board on the St. James Shopping Center dumpster enclosure.

VIII. Adjournment

Mr. Risso made a motion to adjourn. Mr. Cantrill seconded the motion. All voted in favor (6-0). the meeting adjourned at or about 6:56 p.m.

_____ Date _____
Sharon Clopton, Chairperson