CAB
August 14, 2019

CITY OF CONWAY
COMMUNITY APPEARANCE BOARD MEETING
WEDNESDAY, AUGUST 14, 2019
CITY HALL CONFERENCE ROOM – 229 MAIN STREET – 4:00 P.M.

Present: Matt Richardson, Jamie McLain, Brenda Ivester, Troy Roehm

Absent: Heather Whitley, Craig Smith

Staff: Jessica Hucks, Zoning Administrator; Alicia Shelley, Planning Assistant

Other: Debbie Jenkins, Tim McGee

I. CALL TO ORDER

Vice Chairman Roehm called the meeting to order at approximately 4 p.m.

II. APPROVAL OF MINUTES

McLain made a motion to accept the minutes as written and it was seconded by Richardson to approve the July 24, 2019 minutes. The vote in favor was unanimous. The motion carried.

III. CERTIFICATE OF APPROPRIATENESS

A. The applicant, Tyson Sign Co., requests approval to repaint the existing sign(s) and sign canopy for the Theatre of the Republic, located at 335 Main Street (TMS: 137-02-02-026 | PIN: 368-04-02-0085).

Hucks stated that Tyson Sign Co. proposed to repaint the existing signage and sign/building canopy for the Theatre of the Republic, located at 335 Main Street. This signage is considered to be “grandfathered” and historical. Below is a list of proposed work / changes:

- Clean existing single face canopy sign and double face blade sign as further described below:
   - Remove existing neon lamps from sign
   - Existing light bulbs are to remain until cleaning and painting are completed
   - Remove and clean marquee faces, remove all debris from inside cabinets and reinstall
- Repaint existing single face canopy sign and double face blade sign as further described below:
   - All green is to be repainted blue (PMS 300 C)
   - Repaint all white
   - No other painting included
   - Reinstall neon lamps back onto sign.
- Two (2) neon repairs for existing single face canopy sign as further described below:
  - Remove and repair 2 existing pieces of neon that are broken.
- Replace lamps:
- Replace all lamps with customer supplied LED lamps (approx. 512 bulbs)

Hucks then said that renderings of the proposal were included in the boards packet.

Debbie Jenkins further explained the requested and reiterated that the white would be painted over with white and the green would be painted over with blue. She then showed the board the color sample.

Tim McGee said that this sign as recreated in 1999. Jenkins said that Tyson made the replica.

Ivester made a motion, seconded by Richardson, to approve the request as presented. The vote in favor was unanimous. The motion carried.

B. The applicant, Rivertown Roasters, requests approval to install a hanging bracket sign on the building located at 337 Main Street (TMS: 137-02-02-027 | PIN: 368-04-02-0086).

Brenda Ivester recused herself from this request.

Hucks stated that the applicant proposes to install a hanging bracket sign on the front façade of the building located at 337 Main Street for Rivertown Roasters. There was a wall sign for Rivertown Roasters on the corner side (adj. to Kingston park), but was removed to accommodate the mural that is now painted on the wall at Kingston Park. The sign measures 3’ (h) x 2.17’ (w), totaling (approx.) 6.5 sq. ft., not including the bracket. The sign colors will be black and white, and will be attached to a black iron hanging bracket. The applicant will need to clarify whether or not the sign will include dimension. The sign will be installed on the right side of the building beside the awning, approx. 14’ high from the ground.

Ivester further explained the request and it was determined that the metal sign has painted dimensions.

McLain made a motion, seconded by Richardson, to approve the request as presented. The vote in favor was unanimous. The motion carried.

C. The applicant, Creekside Custom Homes, requests approval of changes to the side façade of the building located at 211 Laurel Street (TMS: 137-06-19-011 | PIN: 368-04-02-0067).

Jamie McLain recused himself from this request.

Hucks stated that the applicant is currently repairing damage to the building located at 211 Laurel St, which was attached to the building that recently collapsed. Repairs are being made to the brick parapet wall, the roof and side façade of the building that was once married to the adjacent building at 209 Laurel St. The applicant proposed to fill in the garage door that once existed on the side with brick that is comparable to the existing brick currently on the building.

Staff approved the permit to make these emergency repairs to the building façade (not to include painting of this side of the building). The applicant would like to paint the remaining façade the same color as the rest of the building, which received CAB approval to be painted earlier this year. She then said that the guidelines state to not paint unpainted masonry surfaces but this brick was just put up so obviously it is not historical and is under different circumstances.
McLain further explained the request.

Richardson made a motion, seconded by Ivester, to approve the request as presented. The vote in favor was unanimous. The motion carried.

IV. PUBLIC INPUT

None

V. BOARD INPUT

None

VI. STAFF INPUT

Hucks presented the Riverfront Master Plan / Lower River Warehouse parking and drainage improvements as information only.

Hucks announced the following meetings and welcomed the board to attend:

- Community Workshop to discuss the Future Land Use Map - August 15, 6:00 p.m. at Conway Recreation Center
- New City Hall Public Engagement Session - August 28, 6:00 p.m. at the Public Safety Building
- Town Hall Meeting for downtown businesses and property owners – September 10, 6:00 p.m. at the Conway Recreation Center

VII. ADJOURN

There being no further business to come before the Board, a motion was made and seconded to adjourn the meeting at 4:35 p.m. The vote in favor was unanimous and the motion carried.

Approved and signed this __________ day of __________, 2019.

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Heather Whitley, Chairperson