CITY OF CONWAY
COMMUNITY APPEARANCE BOARD MEETING
WEDNESDAY, JULY 22, 2015
CITY COUNCIL CHAMBERS – 4:00 P.M.

Present: George Ulrich, Paul Doyle, Anne Bullock, Brenda Ivester, Heather Whitley, Jason Pippin

Absent: Danny Clonts

Staff: Jessica Hucks, Zoning Officer; Barbara Tessier, Secretary

Others: Elaine Sivret, Marilyn and Pamela Squires

I. CALL TO ORDER

Chairman Ulrich called the meeting to order at 4:03 p.m.

II. APPROVAL OF MINUTES

Pippin made a motion, seconded by Whitley, to approve the July 8, 2015 meeting minutes. The vote in favor was unanimous. The motion carried.

III. CERTIFICATES OF APPROPRIATENESS

A. Main Street Child Development Center – Pam Squires, applicant, requests to install 4' white vinyl fencing, and removal of an existing monument sign located at 1205 Main Street. (TMS# 123-14-09-003 / PIN 33812040030)

Marilyn Squires, owner of the property, spoke first saying they wanted to install the fencing and instead of removing the sign base as originally planned, they wanted to keep it and install a new sign face that would be 4' x 2'. She handed out a rendering of the proposed sign. Staff had not yet seen the rendering.

Hucks then said the applicant was requesting to install a 4' white vinyl fence along the front of the daycare, along the portion of the property that faced Main Street. She said the fencing would be 6' along the side and the rear of the property.

Hucks said the applicant also wished to pave and restripe the parking lot.
Hucks said staff recommended approval of the fencing request and the parking lot resurface improvements.

Marilyn Squires said they wanted a bigger sign, but it was too busy and too cost prohibitive. After reviewing the proposed signage, Whitley thought it might be too small. Hucks said it could be a total of 24 square feet. Ulrich said he thought if it went that large, it would be out of proportion with the sign base. He suggested a 3'x5' sign panel.

Doyle said any motion needed to be specific in clearly stating the size of the sign that was being approved.

Hucks asked the Board if they wanted to see a revised rendering of the sign showing the size the applicant decided upon. Pamela Squires said she would prefer the Board to decide today. Ulrich said a temporary sign could be permitted until such time as the applicants came to an agreement on the size of the signage.

Pippin made a motion, to approve the fencing, the paving and striping as presented, and approval of the new sign face.

Doyle mentioned again about the size of the sign.

Pippin amended his motion, to include approving the sign as presented up to 3'x5' in size. Whitely seconded the motion. The vote in favor was unanimous. The motion carried.

Doyle asked what color the sign would be. Squires said it would a sandblasted white with black sign.

Ivestester asked if the chain link fencing would be coming down. Hucks said the part in the front would have to be in order to accommodate the vinyl fencing. Squires said it would probably come down.

B. Waccamaw Outfitters – The applicant, A1 Signs and Graphics, requests the removal of existing window signage and replace with two (2) new window signs at 305 Laurel Street. (TMS# 137-02-03-007/ PIN 36804020103)

Hucks said window 1 graphic would be for Kingston Pointe Marina Office signage and would be to the left of the door. She said the graphic measured 2.55 square feet. She said it would be white vinyl cut lettering.

Hucks said window 2 graphic for Waccamaw Outfitters would be to the right of the door, and measured 9.44 square feet. She said the proposed window
signage would be a printed text in white vinyl lettering with a red, white and blue logo.

Hucks said both window graphics met the size requirements of the UDO.

The awning being replaced was mentioned, but Sivret said that had not been talked about.

Pippin made a motion, seconded by Bullock, to approve the request as presented.

IV. CONCEPTUAL REVIEW

A. Main Street Child Care Development Center proposed signage – 1205 Main Street. (TMS# 123-14-09-003 / PIN 33812040030)

This agenda item was no longer required as the Board approved different signage presented by the applicant earlier in the meeting.

V. BOARD INPUT

Bullock said the tree on the Beverly’s property had been removed.

Ulrich asked if there was supposed to be a Tree Board Meeting. Hucks said the arborist said the issues had been handled and the board no longer needed to meet.

VI. STAFF INPUT

There was none.

VII. ADJOURN

There being no further business to come before the Board, the meeting adjourned at 4:20 p.m.

Approved and signed this _____ day of August, 2015.

George Ulrich, Chairman