

MANISTEE CITY HISTORIC DISTRICT COMMISSION

Meeting of Thursday, June 7, 2007

3:00 p.m. Manistee County Historical Museum

425 River Street - Manistee, Michigan

AGENDA

I Call to Order

II Roll Call

III Approval of Agenda

At this time the Historic District Commission will take action to approve the June 7, 2007 Agenda.

IV Approval of Minutes

At this time the Historic District Commission will take action to approve the May 3, 2007 Minutes.

V. New Business

Amor Sign Studios, Inc. - Requests for Sign Permits

Tuscan Grille, 312 River Street - Install Signage on Awnings

At this time the Commission will review the request for Signage at 312 River Street.

The Grounds Deli & Café, 129 Washington Street - Wall Sign

At this time the Historic District Commission will review the request for Signage at 129 Washington Street.

Michael Mulder - Request for Signage and Re-paint front of Building

River Street Station, 350 River Street - Install Awnings with Signage and Re-paint front of Building.

At this time the Historic District Commission will review the request for awnings/signage and paint colors for 350 River Street.

VI Old Business

Ramsdell Theatre - Request for Exterior Amenities

The Ramsdell Theatre is submitting additional information as requested by the Historic District Commission at their meeting of May 3, 2007. They are requesting approval to place benches outside their facility at 101 Maple Street. In addition to the benches they are also requesting approval for the placement of planters.

At this time the Commission will review the request from the Ramsdell Theatre for exterior amenities.

VII Public Comments and Communications concerning Items not on the Agenda

At this time the Chair will ask if there are any public comments.

VIII Correspondence

At this time the Chair will ask if any correspondence has been received to be read into the record.

IX Staff Reports/Worksession

At this time the Chair will ask staff for their report.

Review of Secretary of the Interior's Guidelines - If time permits the Committee will begin review of the ten Secretary of the Interior's Guidelines for Rehabilitation.

X Adjournment



PLANNING AND ZONING
COMMUNITY DEVELOPMENT
231.398.2805
FAX 231.723-1546
www.ci.manistee.mi.us

MEMORANDUM

TO: Historic District Commissioners

FROM: Denise Blakeslee *DB*

DATE: May 31, 2007

RE: June 7, 2007 Meeting

Good Morning! We have four items on the June 7, 2007 meeting Agenda. The following items are on the Agenda:

- ▶ Tuscan Grille, 312 River Street - Install Signage on Awnings
- ▶ The Grounds Deli & Café, 129 Washington Street - Wall Sign
- ▶ River Street Station, 350 River Street - Install Awnings with Signage and Re-paint front of Building.
- ▶ Ramsdell Theatre - Request for Exterior Amenities (The Ramsdell Theater is also looking at placing planters in front of the Theater and have included that information in their request.)

The Tuscan Grille and River Street Station currently have internally lit/neon signs in their windows. These type of signs are not allowed under the current Zoning Ordinance that took effect on March 27, 2006, but were not regulated under the previous Ordinance. The Commission needs to determine if they want to establish a standard for existing internally lit/neon signs in the Historic District.

Also the Tuscan Grille has placed a bench in front of their building this year prior to the establishment of the Historic District Commission. There was no request to the Historic Overlay Review Committee for a bench. The Commission will need to determine if they want to establish a standard for this issue also.

The Historic Overlay Review Committee and staff had worked on developing standards for Awnings, Doors, Storefront Design, Storm Windows, and Windows. Enclosed are copies of the previous standards that were being developed. This may be a good place for the Commission to begin work on establishing standards for the district.

:djb



Historic Overlay Permit No: PHDC7007

Community Development Department
Phone: (231) 398 2805

70 Maple Street
Fax: (231) 723 1546

Manistee, Michigan 49660

312 River Street Location
51-51-452-704-19

Owner

SEYFERTH, GERRY
6180 MURRAY ROAD
WHITEHALL MI 49461
(231) 638 0356

Issued: 06/08/07
Const value 0
Zoning: Sec. No.

PLEASE CALL (231) 398-2806
FOR AN INSPECTION 24 HOURS IN ADVANCE

Contractor

AMOR SIGN STUDIOS INC
443 WATER STREET pH# (231) 723 836
MANISTEE MI 49660

Work Description: Certificate of Appropriateness for installing copy to the awinings at Tuscan Grille, 312 River Street. Approved by the Historic District Commission at their meeting of June 7, 2007.

Plan Dated 5-10-07, Filename:Awning Recovers, Location Amor/Design/TuscanBakery - LeRiv)

Commission also requires the removal of the non-conforming internally lit and neon signage.

Must follow all Codes and Ordinances as they apply to this project.

Permit Item	Work Type	Fee Basis	Item Total
		0.00	0.00

Official

Fee Total:	\$0.00
Amount Paid:	0.00
Balance Due:	\$0.00

I agree this permit is only for the work described, and does not grant permission for additional or related work which requires separate permits. I understand that Land Use Permits expire, and become null and void if work is not started within 365 days. Building permit will expire, and become null and void if work is not started within 180 days, or if work is suspended or abandoned for a period of 180 days at any time after work has commenced; and, that I am responsible for assuring all required inspections are requested in conformance with the applicable code. I hereby certify that the proposed work is authorized by the owner, and that I am authorized by the owner to make this application as his authorized agent. I agree to conform to all applicable laws of the State of Michigan and the local jurisdiction. All information on the permit application is accurate to the best of my knowledge.

Payment of permit fee constitutes acceptance of the above terms.



Application for a Certificate of Appropriateness

Historic District Commission, 70 Maple Street, Manistee, MI 49660 231.398-2805 www.ci.manistee.mi.us

Please Print or Type

Name of Applicant: Tuscan Grille

Mailing Address: 312 River St. Manistee, MI 49660

Phone# & e-mail Address: _____

Address of Affected Property: _____

Type of Application: New Construction Rehabilitation/Restoration Demolition
 Addition Other (Specify) Install copy on existing Awnings

Proposed Work Start Date: _____ Proposed Completion Work Date: _____

Contractor/Builder: Amar Sign Studios

Mailing Address: 443 Water St. P.O. Box 433 Manistee, MI 49660

Phone# & e-mail Address: 231-723-8361

Description of Work Proposal (be specific and describe each work separately. Use additional sheets if necessary): Install copy on existing Awnings

PROCEDURE AND REQUIREMENTS:

Properties within the City of Manistee Historic District are subject to the City of Manistee Historic District Ordinance (Chapter 1280 Historic District of the Code of Ordinances). The purpose of the ordinance is to preserve and protect our historic resource. The Historic District Commission is established by the Ordinance, and has the authority to review and approve all work permit applications and plans for exterior property improvements within the Historic District. Regular building maintenance is permitted and encouraged; however, a work permit is required for all alterations, significant repairs, new construction, demolition, moving of buildings, and all other activities affecting the exterior appearance of buildings and properties within these districts. Please consult staff for guidelines and specific details on permissible work.

This application must be received by the City no less than 10 days prior to a regularly scheduled monthly Historic District Commission meeting. The meeting is held the first Thursday of the month at 4:00 p.m. at the Manistee County Historical Museum, 425 River Street, Manistee, Michigan unless it is a legal holiday. Applicants are strongly encouraged to conduct a preliminary discussion with staff and attend the meeting to explain the proposed work.

The following information should be included with this application. Additional information may be required.

- ▶ Current photo of the structure as seen from the street and where proposed work is to take place.
- ▶ Sketch, drawing or plans and/or elevations scaled proportionally of proposed work. Provide dimensions. Indicate where this work is in relation to the main structure.
- ▶ Drawings to show details and specification of ornamental features.
- ▶ Where appropriate, plans showing property lines for fencing, projected view of structure for signs, perspective drawings for new additions.
- ▶ If changing paint colors you must provide; brand name of paint, paint color name, paint color numbers, paint color chips and a paint plan for the building showing the proposed work.

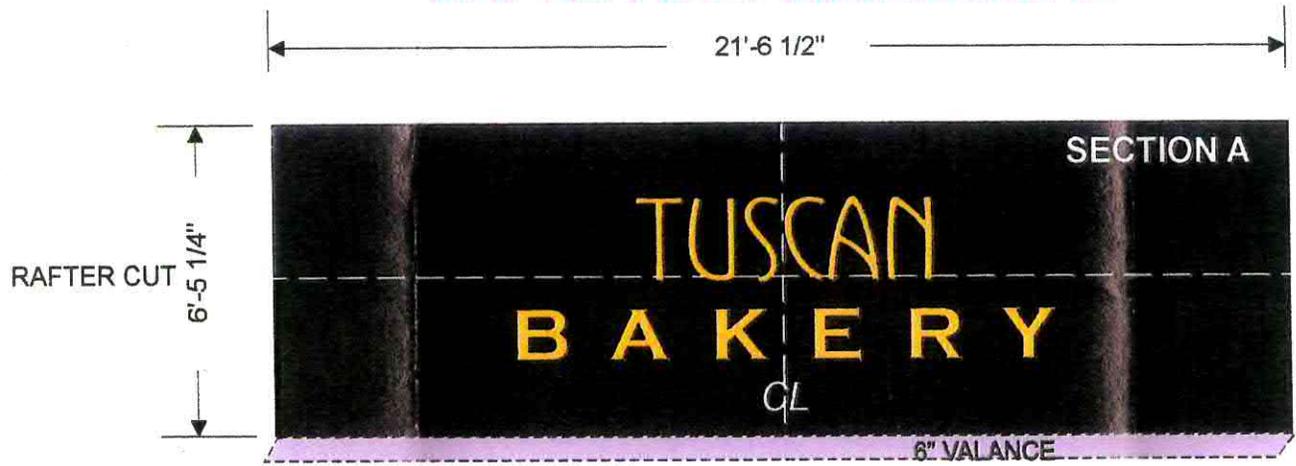
I certify that on or before the date of completion of proposed work, my building will have a code compliant smoke detector or fire alarm system.

APPLICANT'S SIGNATURE: Rebecca Mellott

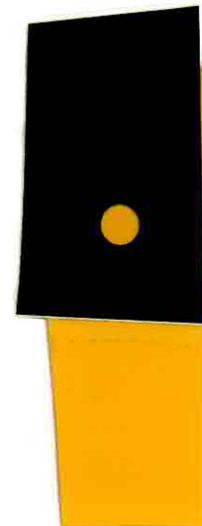
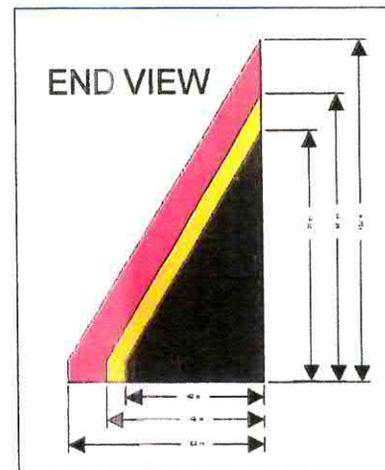
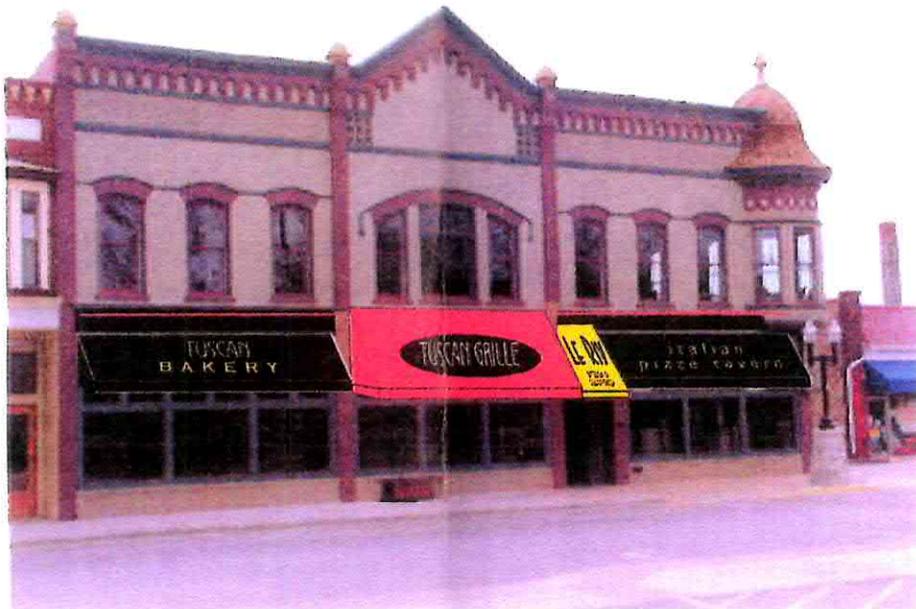
Office Use Only:		
Date Submitted: <u>5.24.07</u>	Application # <u>HDC-2007-07</u>	Meeting Date: <u>6.7.07</u>
Notes: _____		

Information contained in this application, as well as supporting documents, may be subject to review by the public if a Freedom of Information Act request is filed.

RAFTER CUT DIMENSIONS



LEFT (WEST AWNING)





Amor Sign Studios, Inc.

443 WATER ST. - P.O. BOX 433 - MANISTEE, MI 49660 - 231-723-8361

INAGEPRO

Affiliate

DATE: 11/10/10 SALES: JES

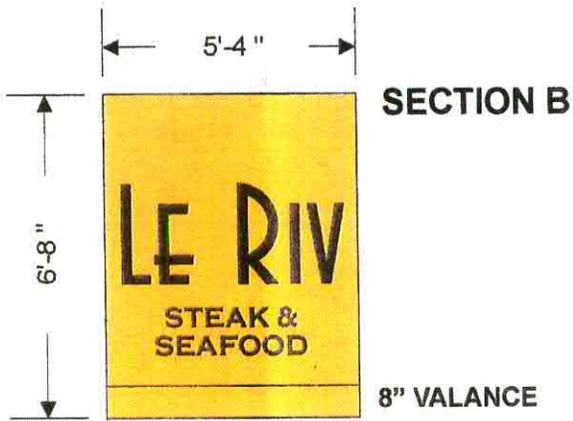
SCALE: 1/4" = 1'

GRAPHICS: WAYNE BIALIK

FILENAME: AMTHINGS RECOVERS

LOCATION: AMOR/DESIGN/TUSCAN BAKERY - LE RIV

AMOR SIGN STUDIOS, INC. reserves the right to alter the price of any sign without notice. This is a printed document and does not constitute an offer. ©2010 AMOR SIGN STUDIOS, INC.



FABRIC: RECACRILL SOLUTION DYED ACRYLIC

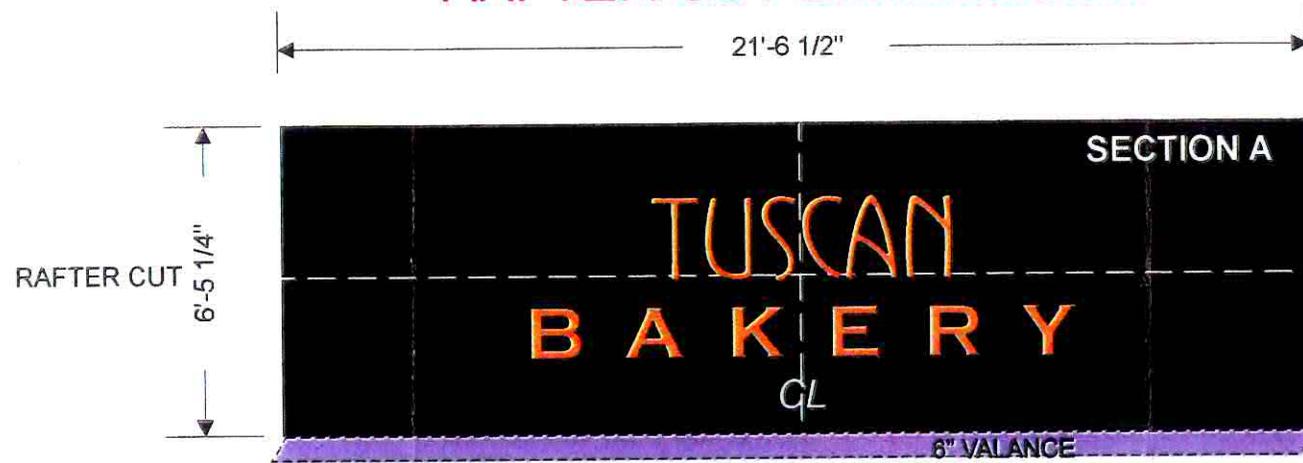
- R103 BLACK
- R109 MUSTARD

SEALED ON HP VINYL GRAPHICS:

- 220-12 BLACK
- 220-105 IMIT. GOLD

JS

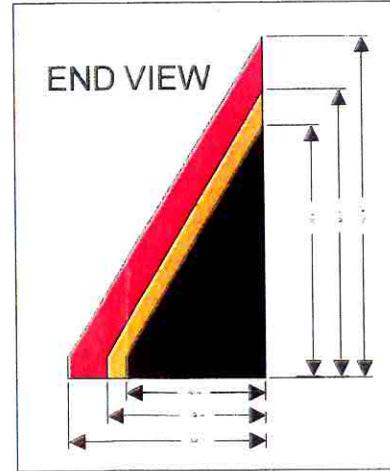
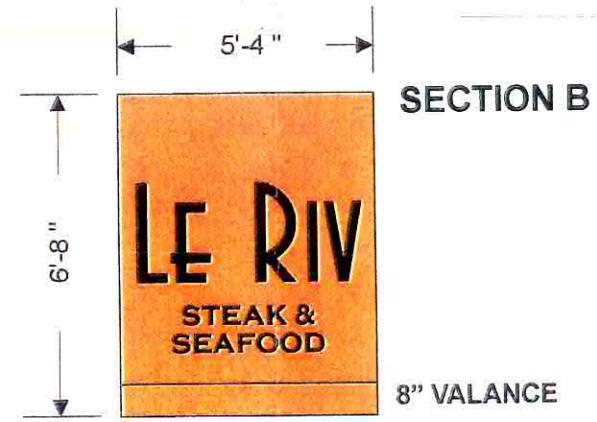
RAFTER CUT DIMENSIONS



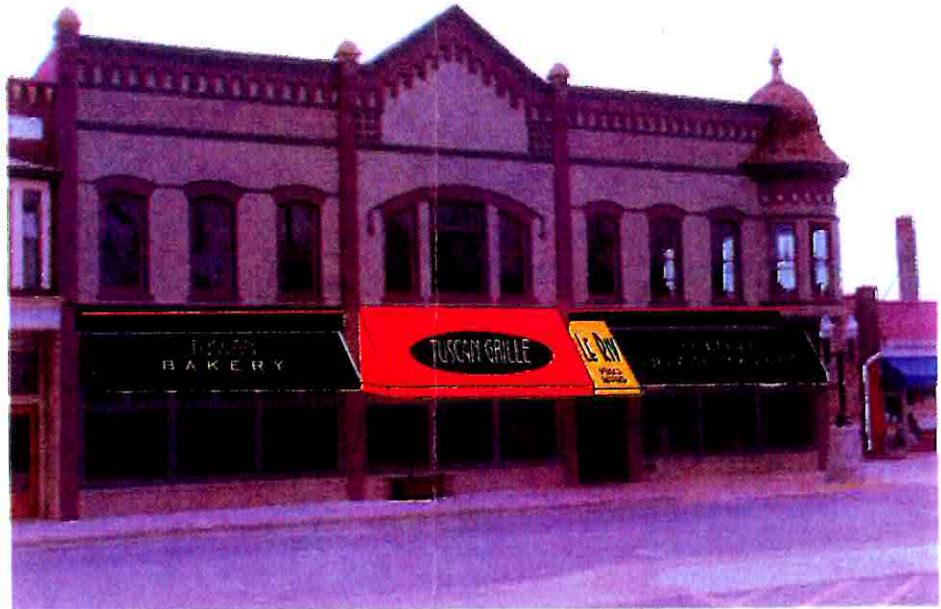
LEFT (WEST AWNING)

AMORSIGN
Amor Sign Studios, Inc.
443 WATER ST. - P.O. BOX 433 - MANISTEE, MI 49660 - 231-725-2321
ALACRO Affiliate

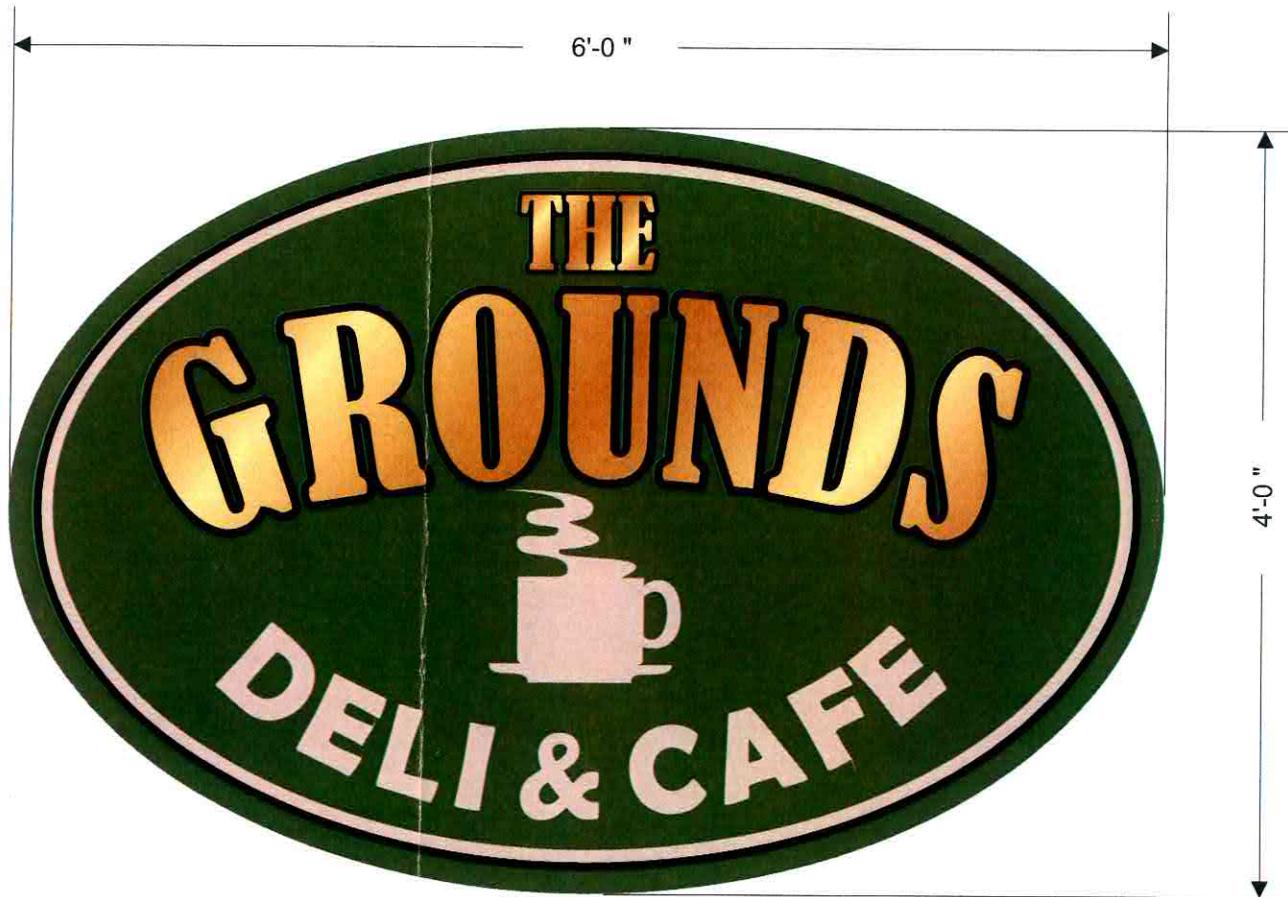
DATE: 04/07 SCALE: 1/4" = 1'-0"
DRAWN BY: WAYNE HALL
FILE NAME: AMOR/DESIGN/TUSCAN BAKERY - LE RIV
LOCATION: AMOR/DESIGN/TUSCAN BAKERY - LE RIV
AMOR SIGN STUDIOS, INC. reserves the right to use the information shown on this drawing in other projects without notice. © 2007 AMOR SIGN STUDIOS, INC.



- FABRIC: RECACRILL SOLUTION DYED ACRYLIC
- R103 BLACK
 - R109 MUSTARD
- SEALED ON HP VINYL GRAPHICS:
- 220-12 BLACK
 - 220-105 IMIT. GOLD



AS

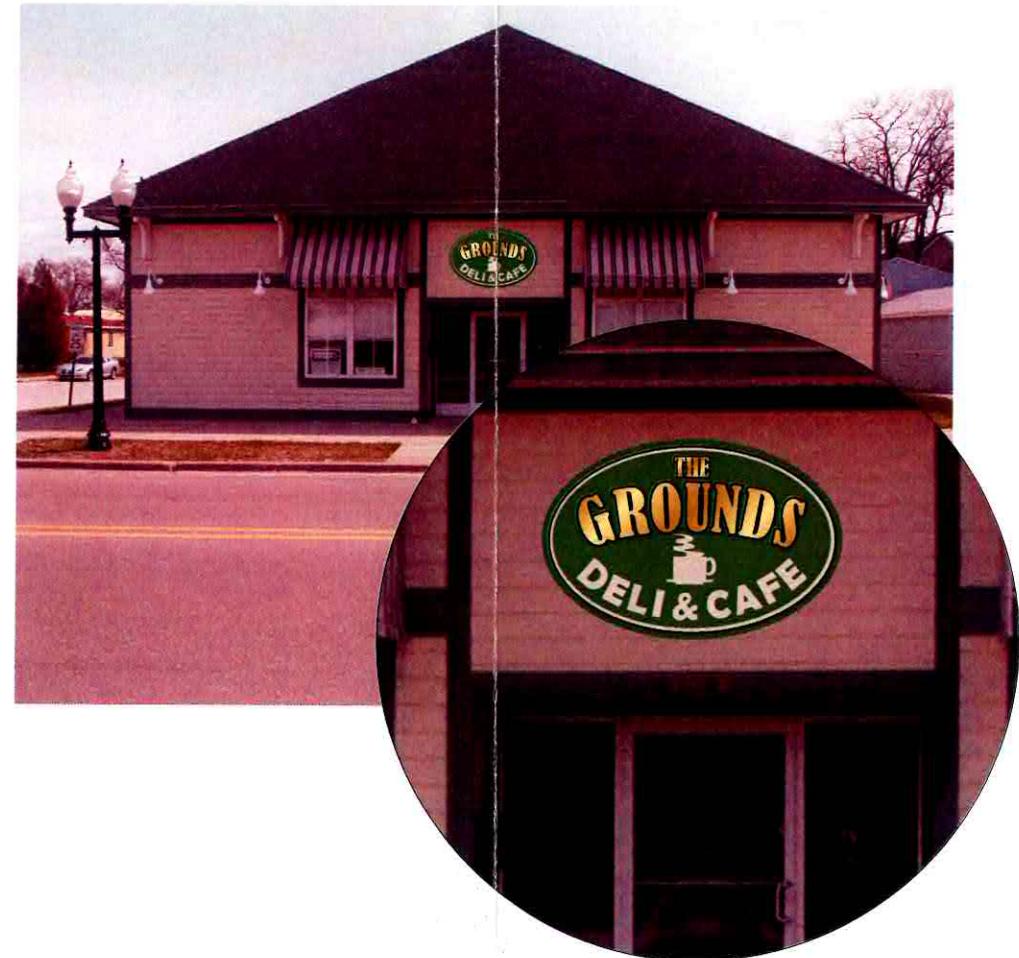


OPTION A:
3MM DIBOND SIGN PANEL

MAPS POLYURETHANE BACKGROUND
PMS 3435 DARK GREEN
MAPS 49A2-P WORN WHITE OUTLINE
BLACK OUTLINE

COPY:
220 ANTIQUE WHITE

COBURN FLORETINE LEAF/GOLD
WITH BLACK OUTLINES



443 WATER ST. - P.O. BOX 433 - MANISTEE, MI 49660 - 231-723-8361



DATE: 4-26-07 SALES: SALES

SCALE: 1"=1'

GRAPHICS: WAYNE BIALIK

FILENAME: WALL SIGN

DISK: AMOR/DESIGN/ THE GROUNDS

AMOR SIGN STUDIOS, INC. reserves the exclusive right to bid on illustrated design. This design/illustration is protected by U.S. Federal Copyright Laws. Reproduction in all or part is STRICTLY FORBIDDEN.



Historic Overlay Permit No: PHDC7008

Community Development Department
Phone: (231) 398 2805

70 Maple Street
Fax: (231) 723 1546

Manistee, Michigan 49660

129 Washington Street Location
51-51-146-733-07

BOWEN JOHN P Owner
29939 SOUTH RIVER ROAD
HARRISON TOWNS MI 48045
JOHN P. BOWEN

Issued: 06/08/07
Const value 0
Zoning: CD4 Sec. No.

AMOR SIGN STUDIOS INC Contractor
443 WATER STREET pH# (231) 723 836
MANISTEE MI 49660

PLEASE CALL (231) 398-2806

FOR AN INSPECTION 24 HOURS IN ADVANCE

Work Description: Certificat of Appropriateness for installation of a 24 square foot WallSign that reads "The Grounds Deli & Cafe" (Plan Dated: 4-26-07, File Name: Wall Sign, Disk: Amor/Deisgn/The Grounds) approved as presented.

Must follow all Codes and Ordinances as they apply to this project.

Table with 4 columns: Permit Item, Work Type, Fee Basis, Item Total. Row 1: 0.00, 0.00

Fee Total: \$0.00
Amount Paid: 0.00
Balance Due: \$0.00

Signature of Dennis J. Blackesler
Official

I agree this permit is only for the work described, and does not grant permission for additional or related work which requires separate permits. I understand that Land Use Permits expire, and become null and void if work is not started within 365 days. Building permit will expire, and become null and void if work is not started within 180 days, or if work is suspended or abandoned for a period of 180 days at any time after work has commenced; and, that I am responsible for assuring all required inspections are requested in conformance with the applicable code. I hereby certify that the proposed work is authorized by the owner, and that I am authorized by the owner to make this application as his authorized agent. I agree to conform to all applicable laws of the State of Michigan and the local jurisdiction. All information on the permit application is accurate to the best of my knowledge.
Payment of permit fee constitutes acceptance of the above terms.

PROCEDURE AND REQUIREMENTS:

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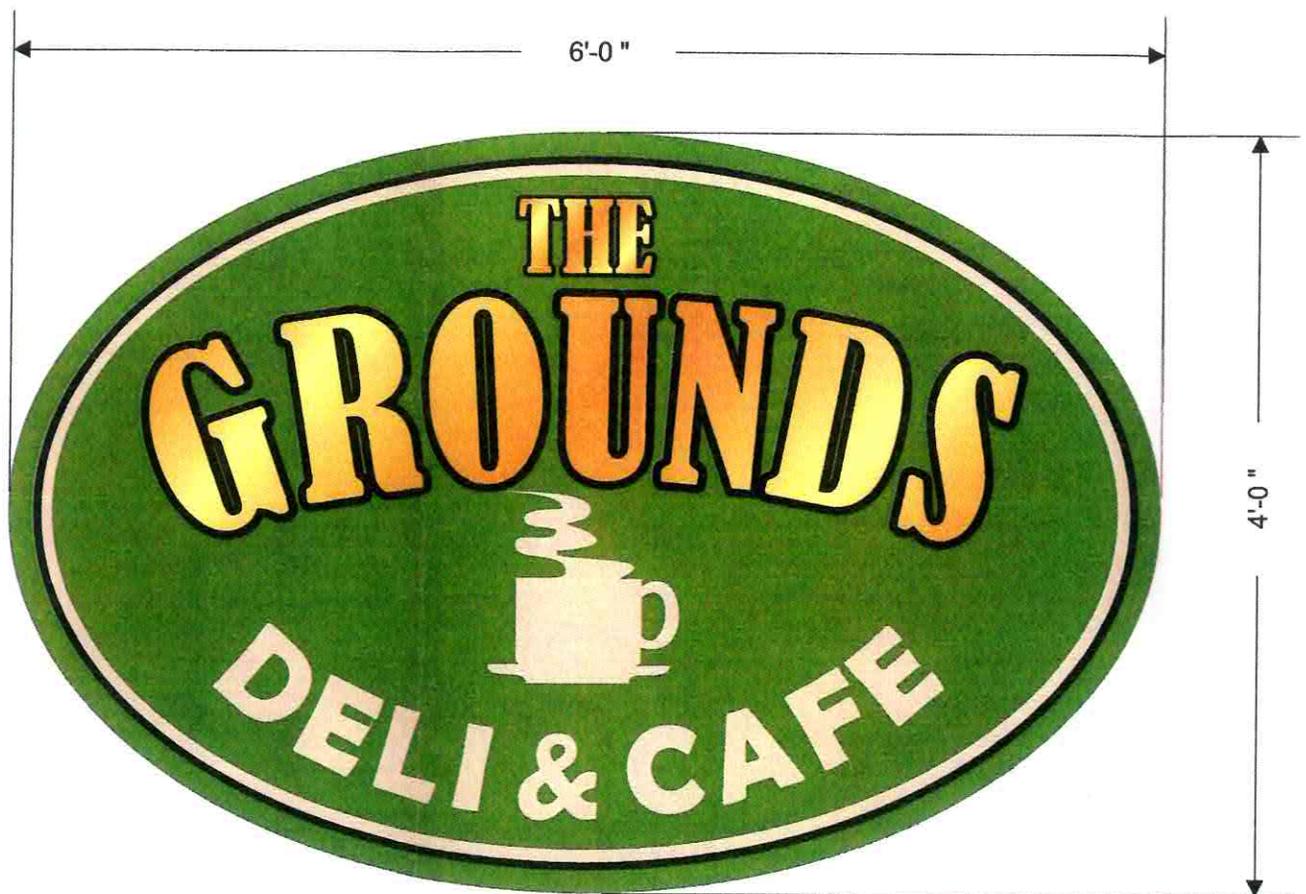
I certify that on or before the date of completion of proposed work, my building will have a code compliant smoke detector or fire alarm system.

APPLICANT'S SIGNATURE: Rebecca Mellott

146-733-07

Office Use Only:		
Date Submitted: <u>5-25-07</u>	Application # <u>HDC-2007-08</u>	Meeting Date: <u>6-7-07</u>
Notes: _____		

Information contained in this application, as well as supporting documents, may be subject to review by the public if a Freedom of Information Act request is filed.

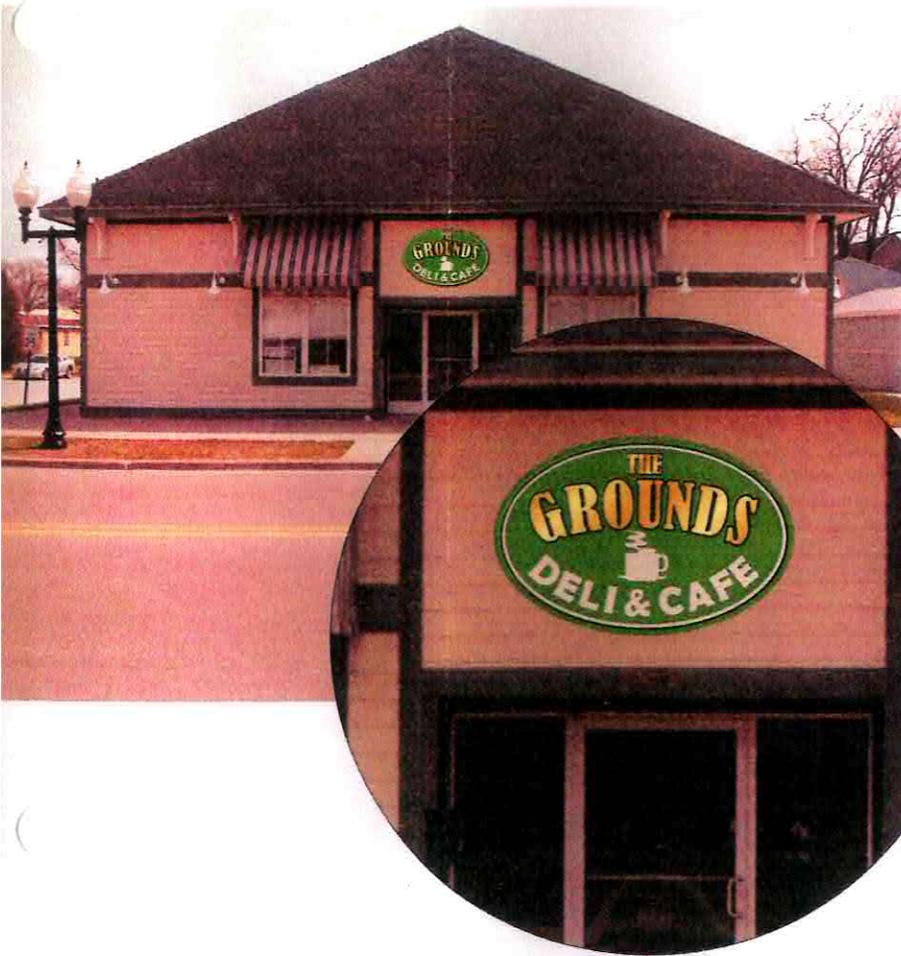


OPTION A:
3MM DIBOND SIGN PANEL

MAPS POLYURETHANE BACKGROUND
PMS 3435 DARK GREEN
MAPS 49A2-P WORN WHITE OUTLINE
BLACK OUTLINE

COPY:
220 ANTIQUE WHITE

COBURN FLORETINE LEAF/GOLD
WITH BLACK OUTLINES



AMORSIGN
Amor Sign Studios, Inc.

443 WATER ST. - P.O. BOX 433 - MANISTEE, MI 49660 - 231-723-8361

IMAGEPRO
AFFILIATE

DATE: 4-26-07 SALES: SALES
SCALE: 1=1
GRAPHIC: WAYNE BIALIK

FILENAME: WALL SIGN

DISK: AMOR/DESIGN/ THE GROUNDS

AMOR SIGN STUDIOS, INC. reserves the exclusive right to bid on illustrated design.
This design/submittal is protected by U.S. Federal Copyright Laws.
Reproduction in all or part is STRICTLY FORBIDDEN.



Historic Overlay Permit No: PHDC7009

Community Development Department
 Phone: (231) 398 2805

70 Maple Street
 Fax: (231) 723 1546

Manistee, Michigan 49660

350 River Street **Location**
 51-51-452-703-04

MIKE'S RIVER WATCH LLC **Owner**
 680 INDIAN LAKES RD NE
 SPARTA MI 49345

Issued: 06/08/07
 Const value 0
 Zoning: Sec. No.
PLEASE CALL (231) 398-2806
FOR AN INSPECTION 24 HOURS IN ADVANCE

Contractor
 680 INDIAN LAKES RD N pH#
 SPARTA MI 49345

Work Description:

Certificate of Appropriateness for Plan #HDC-2007-09 Submitted 5-29-07

Awnings: Approval for installing three awnings so long as the center section is adjusted to be attached and have the same slope as the two side awnings (awnings must be below sign panel - no "waterfall" awning in center, it must be angular to match two side awnings)

Signage: Approval for lettering on awnings and removal of existing lettering on sign panel

The Commission requires the removal of 4 internally lit signs.

Re-paint front of building; Approval for the re-painting of the building using existing colors.

Must follow all Codes and Ordinances as they apply to this project.

Permit Item	Work Type	Fee Basis	Item Total
		0.00	0.00

Dennis J. Babeske

Official

Fee Total: \$0.00
Amount Paid: 0.00
Balance Due: **\$0.00**

I agree this permit is only for the work described, and does not grant permission for additional or related work which requires separate permits. I understand that Land Use Permits expire, and become null and void if work is not started within 365 days. Building permit will expire, and become null and void if work is not started within 180 days, or if work is suspended or abandoned for a period of 180 days at any time after work has commenced; and, that I am responsible for assuring all required inspections are requested in conformance with the applicable code. I hereby certify that the proposed work is authorized by the owner, and that I am authorized by the owner to make this application as his authorized agent. I agree to conform to all applicable laws of the State of Michigan and the local jurisdiction. All information on the permit application is accurate to the best of my knowledge.

Payment of permit fee constitutes acceptance of the above terms.



Application for a Certificate of Appropriateness

Historic District Commission, 70 Maple Street, Manistee, MI 49660 231.398-2805 www.ci.manistee.mi.us

Please Print or Type

Name of Property Owner: MICHAEL MULDER

Mailing Address: 350 RIVER ST. MANISTEE MI 49660

Phone# & e-mail Address: (231) 723-5620 (231) 723 2411

Address of Affected Property:

Type of Application: New Construction Rehabilitation/Restoration Demolition
 Addition Other (Specify) AWNING RECOVER

Proposed Work Start Date: ASAP Proposed Completion Work Date: _____

Contractor/Builder: OWNER

Mailing Address: SAME

Phone# & e-mail Address: _____

Description of Work Proposal (be specific and describe each work separately. Use additional sheets if necessary):

RECOVER AWNINGS

RE-PAINT FRONT OF BUILDING.

EXISTING NEON SIGNS

COORS LT 2.3 ✓

OPEN 2.3 ✓

PEPSI 1.3 ✓

COOUL'S 2.75 ✓

WE WILL REMOVE LETTERS ON BUILDING

" RIVER ST. STATION "

PROCEDURE AND REQUIREMENTS:

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This application must be received by the City no less than 10 days prior to a regularly scheduled monthly Historic District Commission meeting. The meeting is held the first Thursday of the month at 3:00 p.m. at the Manistee County Historical Museum, 425 River Street, Manistee, Michigan unless it is a legal holiday. Applicants are strongly encouraged to conduct a preliminary discussion with staff and attend the meeting to explain the proposed work.

The following information should be included with this application. Additional information may be required. The applicant must supply 10 copies of any items submitted that are in color.

- ▶ Current photo of the structure as seen from the street and where proposed work is to take place.
- ▶ Sketch, drawing or plans and/or elevations of proposed work scaled proportionally. Provide dimensions. Indicate where this work is in relation to the main structure.
- ▶ Drawings to show details and specification of ornamental features.
- ▶ Where appropriate, plans showing property lines for fencing, projected view of structure for signs, perspective drawings for new additions.
- ▶ If changing paint colors you must provide; brand name of paint, paint color name, paint color numbers, paint color chips and a paint plan for the building showing the proposed work.

I certify that on or before the date of completion of proposed work, my building will have a code compliant smoke detector or fire alarm system. (Not required for for signage)

APPLICANT'S SIGNATURE: JAMES RUSSELL (MANAGER)

Office Use Only:		
Date Submitted: _____	Application # _____	Meeting Date: _____
Notes: _____		

Information contained in this application, as well as supporting documents, may be subject to review by the public if a Freedom of Information Act request is filed.

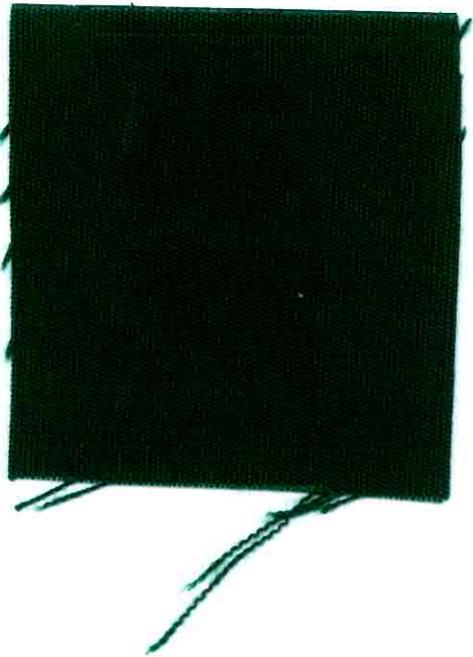


River Street
Station
& Marina

BEER • WINE

350

LIQUOR • FOOD



I-45

14-7
MARTIN
Spectrum
14
SENOUR
PAINTS
Exterior Also

2/05

SILVER PINK

14-6
CANYON SAND

14-5
PAINTED DESERT

14-4
ROSEWOOD

14-3
CHOCOLATE CREAM

14-2
AGATE BEIGE

14-1
ANTIQUE CAMERO

10/04

303
MARTIN
EXTERIOR
SENOUR
PAINTS

303-8
BRONCO BROWN

303-7
CHOCTAW RIDGE

303-6
QUAIL

303-5
APPALACHIA

303-4
PINK GRANITE

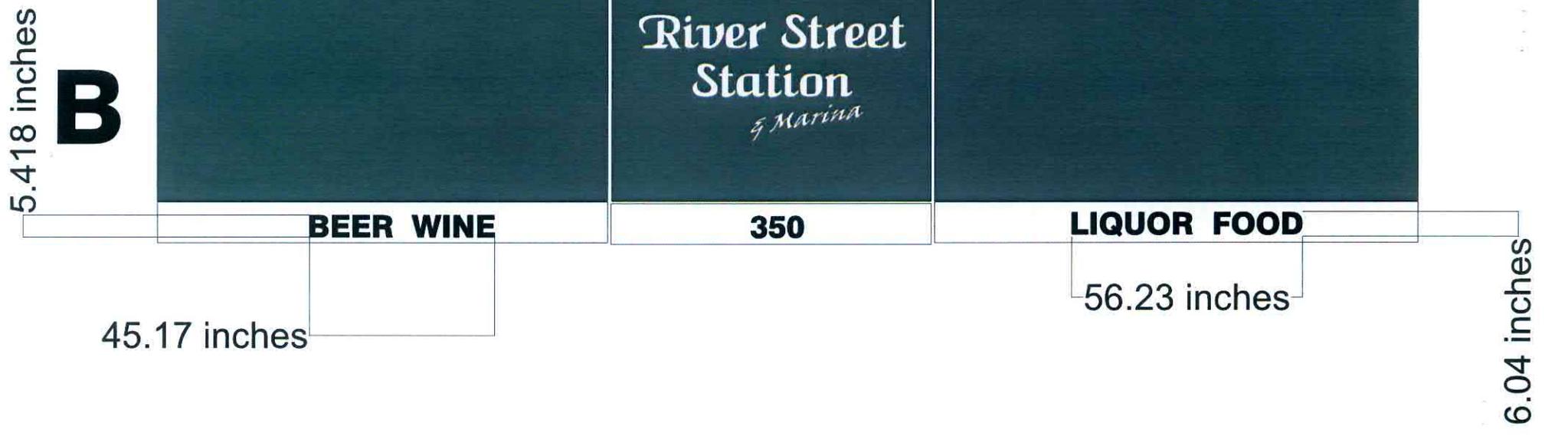
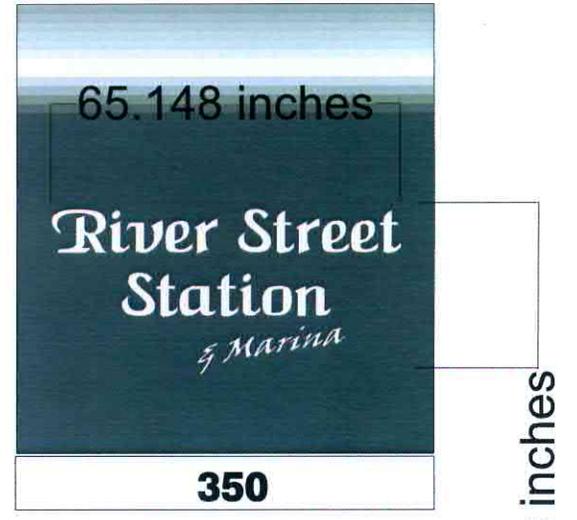
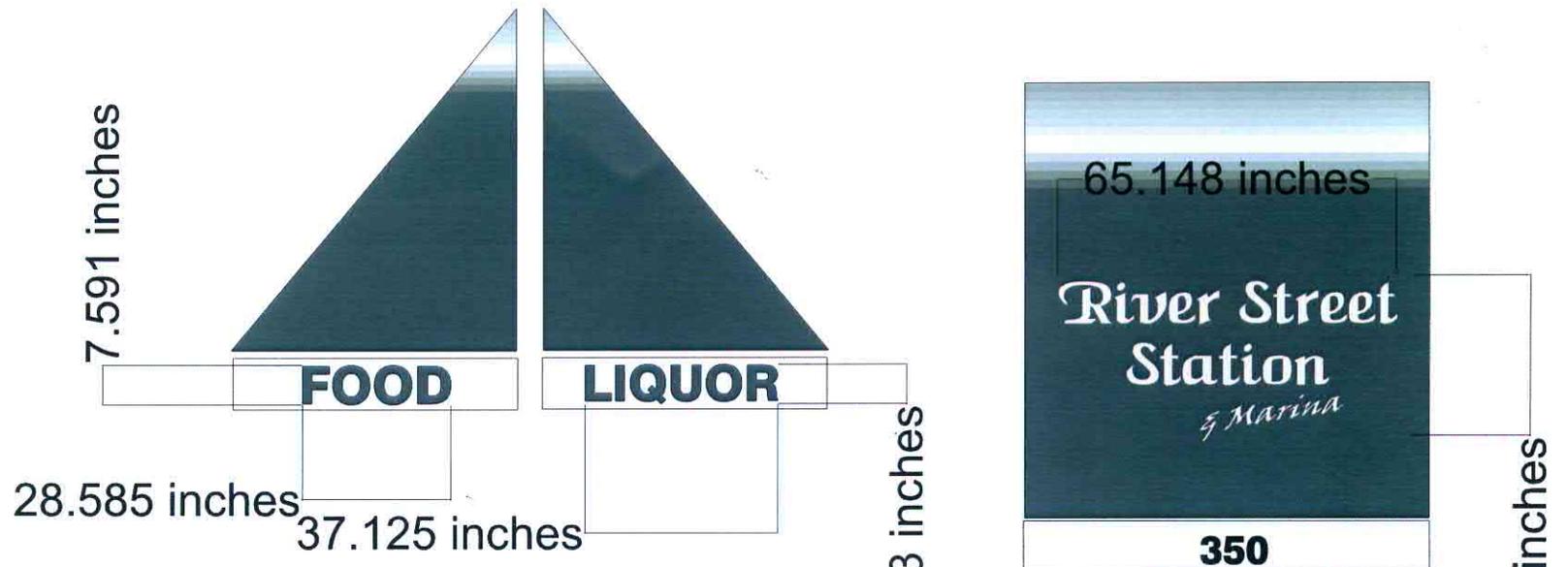
303-3
BRECKINRIDGE

303-2
SCULPTOR'S CLAY

303-1
ROAN

E-6

Placement & size only





Historic Overlay Permit No: PHDC7005

Community Development Department
Phone: (231) 398 2805

70 Maple Street
Fax: (231) 723 1546

Manistee, Michigan 49660

101 Maple Street Location
51-51-574-701-09

Owner
CITY OF MANISTEE
70 MAPLE STREET
MANISTEE MI 49660

Issued: 06/08/07
Const value 0
Zoning: Sec. No.

**PLEASE CALL (231) 398-2806
FOR AN INSPECTION 24 HOURS IN ADVANCE**

Contractor
70 MAPLE STREET pH#
MANISTEE MI 49660

Work Description: Certificate of Appropriateness for the installation of benches and planters outside the Ramsdell Theater.

As shown on Plan labled HDC-2007-05 received on April 23, 2007, Reviewed by the Historic District Commission on May 3, 2007 and after receiving additional information approved by the Commission on June 7, 2007.

Must follow all Codes and Ordinances as they apply to this project.

Permit Item	Work Type	Fee Basis	Item Total
		0.00	0.00

Denise Blakeslee
Official

Fee Total: \$0.00
Amount Paid: 0.00
Balance Due: \$0.00

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Application for a Certificate of Appropriateness

Historic District Commission, 70 Maple Street, Manistee, MI 49660 231.398-2805 www.ci.manistee.mi.us

Please Print or Type

Name of Property Owner: City of Manistee - Ramsdell Theatre

Mailing Address: PO Box 358 Manistee MI 49660

Phone# & e-mail Address: 398-2804 ebradford@ci.manistee.mi.us

Address of Affected Property: 101 Maple Street

Type of Application: New Construction Rehabilitation/Restoration Demolition
 Addition Other (Specify) Installation of park benches

Proposed Work Start Date: upon approval Proposed Completion Work Date: _____

Contractor/Builder: N/A

Mailing Address: _____

Phone# & e-mail Address: _____

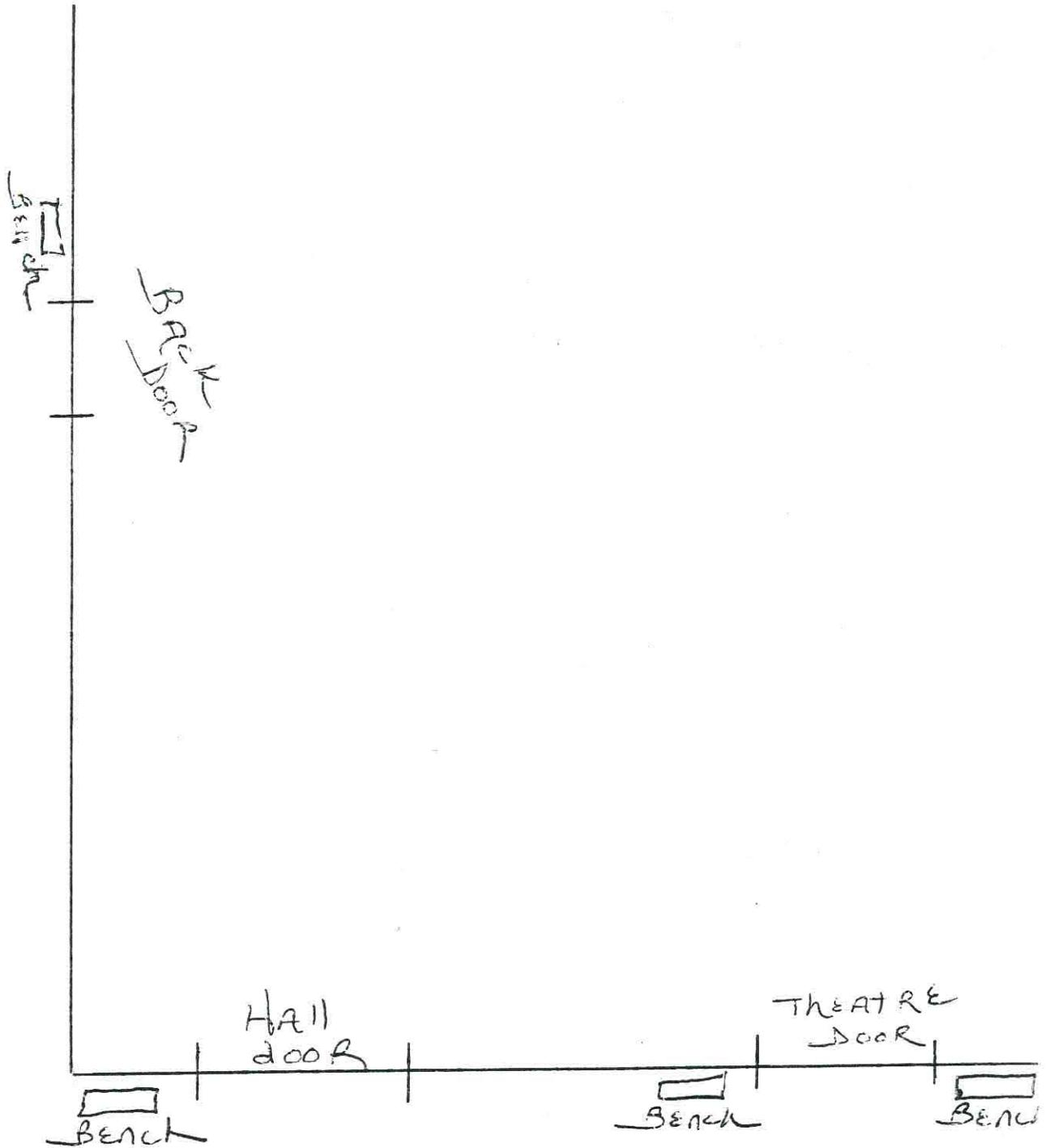
Description of Work Proposal (be specific and describe each work separately. Use additional sheets if necessary): _____

To install park benches outside of Ramsdell Theatre. The number will depend upon funding; however it is expected that there will be between 3-5 benches. They will be located on Maple and/or First Street sides of building.

Please see attached bench brochure.

JUNE 7 Meeting includes Request for PLANTERS

FIRST STREET



MAPLE STREET

PLANTERS WILL BE LOCATED NEXT TO EACH BENCH

Boston Bench

For Great American Places

P.O. BOX 1555, Concord, MA 01742
 Telephone: 978-287-9580
 Fax: 978-287-9581
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2

▲ **Model B-76 D:** Ductile stanchions with hardwood slats and custom brass plaque. 8' overall length.



4

▲ **Model B-76 D:** Black stanchions with center stanchion, with or without arm. Custom-engraved slats are available in NuTeak or recycled plastic. 5' or 7' overall length.



5

▲ **Model B-76 D:** Without arms, any size
Model PT-820: Picnic table, any size
Model B-770: Plaza benches, any size; available in wood, NuTeak or recycled plastic.



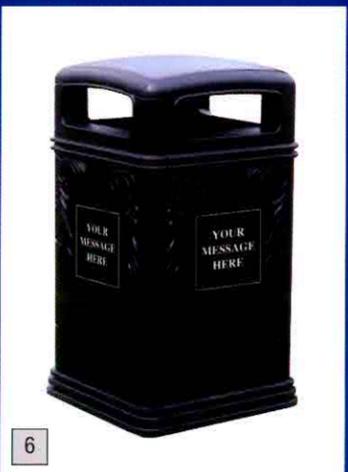
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▲ **Model B-76 D:** Custom-colored stanchions and urethane finished ash slats.



3

▲ **Model B-76 D:** Ladderback, with or without custom medallion. Available in hardwood, all metal or NuTeak slats. 5' overall length.



6

▲ **Model TR-50:** Black; 50 gallon capacity, with custom message and side door.



The Look... without the Maintenance

- ▶ B-76 is available in black aluminum slats, black recycled plastic, or black NuTeak slats, with black stanchions
- ▶ Stanchions are manufactured in ductile iron
- ▶ Available in stock or custom sizes and colors
- ▶ Guaranteed for a lifetime of use, generation after generation
- ▶ 100% Manufactured in America
- ▶ See back page for engraving / medallion options

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Recognition Products & Sponsorship Programs



Our Recognition Products are an innovative way to honor a special person, place or organization.

Our Recognition Products allow custom messages, logos and specific graphics to be created in various sizes and shapes.

Our Sponsorship Program is affordable and at the same time quick and simple to implement.

In addition to our benches, we offer a variety of other products and services.

As part of our Recognition and Sponsorship Programs we offer the following options:

- ▶ Custom medallions in various shapes and sizes, featuring your logo and message
- ▶ Stock round or oval medallions, with custom lettering
- ▶ Custom lettered brass plaques
- ▶ Custom lettered slats
- ▶ Full graphics back panel
- ▶ Trash receptacles, transit shelters and kiosks are also available, all with matching graphics



The American Series

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SCULPTURES
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Boston Bench
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For three generations our family has been manufacturing stock and custom products for some of the most interesting projects and successful public places throughout America and the Globe.

Anheuser Busch, MO
 Atlantic City Board Walk, NJ
 Augusta Riverwalk, GA
 Baltimore Inner Harbor, MD
 Boston Common, MA
 Boston University, MA
 Bronx Zoo, NY
 Buffalo Bill's Hotel & Casino, NY
 Canada Wonderland
 Centralia College
 Department of the Army
 Drexel University
 Disney World, USA
 Hollywood Theme Park, TN
 Ellis Island, NY
 Elmira College, NY
 Epcot Center, Disney
 Euro Disney, France
 Fenwick Hall Marketplace, MA
 Ford Memorial, Washington DC
 Fort Worth, TX
 General Mills
 General Services Administration
 Historic Newburgh, IN
 Holy Cross College, MA
 Johns Hopkins University, MD
 Knoxville World's Fair
 Kitchfield Garden Club
 McDonald's
 Marion Court College, MA
 Mamot Corporation
 Massport
 Mass General Hospital
 MetroLink Transit, IL
 Metro Transit Park, WA
 Miami University, OH
 Montgomery Bell University, TN
 Naples, FL
 National Museum of Natural History, Washington DC
 New Jersey Transit Authority
 Northeastern University, MA
 NYC City Housing Authority
 Olympic Entrance, Savannah, GA
 Paramount Theme Park
 Roger Williams Park Zoo, RI
 Ronald Reagan Park
 Salvation Army
 Saratoga Springs, NY
 Savannah, GA
 Show Boat Casino
 Smithsonian Institute, Washington DC
 Statue of Liberty, NY
 Syracuse University, NY
 Texas Rangers, TX
 Trinity College, CT
 US Marine Corps
 US Department of the Navy
 US Soldiers / Airmen Home
 Wild Bill Monument, SD

Recognition Products & Sponsorship Programs



Our Recognition Products are an innovative way to honor a special person, place or organization.

Our Recognition Products allow custom messages, logos and specific graphics to be created in various sizes and shapes. When we affix your medallion, we do so with a great sense of pride, knowing that we are participating in honoring your special person, place or occasion.

Titan's sponsorship program is affordable and at the same time quick and simple to implement.

STANDARD SHAPES AND SIZES

Call 1-800-378-3080 for details.

				
Oval	Rectangle	Round	Square	Brass Plaque
14" x 8"	14" x 8"	8"	8" x 8"	8" x 2"

In addition to our benches, we offer trash receptacles with custom graphics and message...

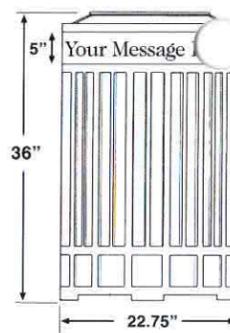


STANDARD TR-85

with custom graphics to your specifications. Request separate literature showcasing the TR-85 with the B-76 or B-20 as a set — lots of graphic options!

CUSTOM TR-85

with custom graphics or a message band.



...and colorful, wrap-around graphics.



- Useful:** Time-tested benches and trash receptacles
- Beautiful:** Your full color images are reproduced exactly
- Informative:** Your custom message
- Flexible:** Change your graphics quickly and often
- Effective & Affordable:** Call 1-800-378-3080



Titan also designs and manufactures benches and trash receptacles with full panel and wrap-around graphics, incorporating advertising seals, corporate logos, school seals and individual recognition products.



Times Have Changed.

For most organizations in all regions of the nation, a tighter budget is hitting all close to home. Providing benches and trash receptacles with reduced resources is difficult — unless you are involved in a Titan Sponsorship Program using our Recognition Products.

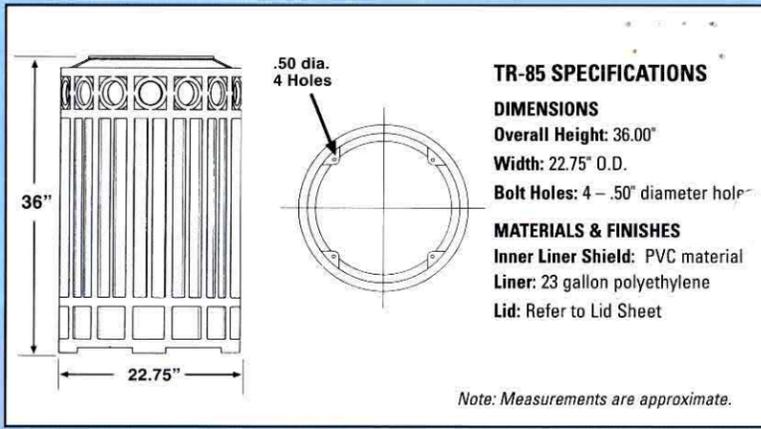
As part of your proposal, we will fax or mail to you an Action Guideline providing answers to the most frequently asked questions about Titan's Sponsorship Program. In addition, we will also supply a detailed list of suggested sources of funding.

Call us at 1-800-378-3080. Let us show you how fast your community can have Titan's benches and trash receptacles — providing comfort, beauty and special recognition.



TR-85 JACKSON SQUARE TRASH RECEPTACLE

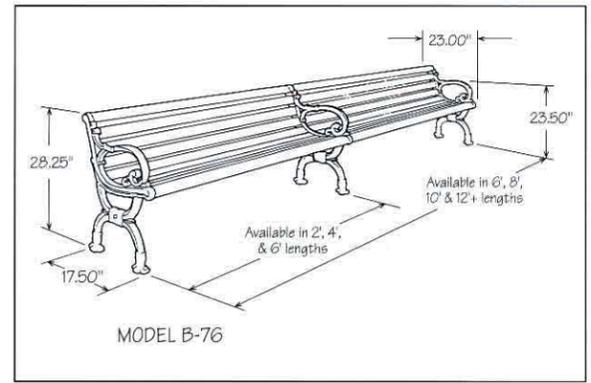
Cast Aluminum Trash Receptacle. Craftsmanship at its best. This unit is made of heavy cast aluminum. A heavy 23 gallon recycled plastic liner is standard. An attractive compliment to any of our benches.



B-76 FANEUIL HALL BENCH

The B-76 above has IPE Wood with a Clear Preservative.

76 Stock models are available in IPE hardwood, recycled plastic and our revolutionary NuTeak. Call **800-378-3080**.



Introducing NuTeak™

For three generations our family has manufactured benches and trash receptacles using all types of materials for our slats. Aluminum, steel, recycled plastic, pressure treated wood and any number of hardwoods. Always looking for a perfect slat that would provide a life-time of beauty, comfort and utility with little or no maintenance.

Our "NuTeak" will do all of these things. NuTeak looks like teak, acts like a hardwood and comes with a lifetime guarantee. Titan offers NuTeak with time-tested designs at the same prices as our hardwoods.

You can benefit from the same durable, high-quality philosophy that also goes into all our product lines. Call a sales representative today at 800-378-3080 or visit us on the web at www.AmericanTitan.com.

Distributed by:



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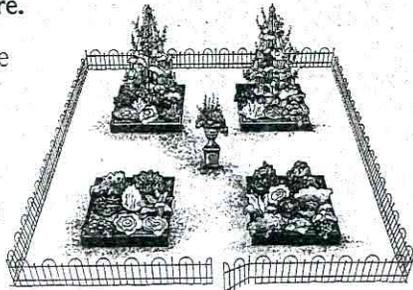
Recognition Products & Sponsorship Programs

Our Williamsburg Kitchen Garden

Classic Good Looks – Affordably Priced

Our newest kitchen garden was inspired by the pleasing formality of the “dooryard gardens” in colonial Williamsburg. It has all the key ingredients of a classic potager: **well-defined planting beds, vertical elements, neat pathways, a central focal point, and sense of enclosure.**

You can purchase our complete **Williamsburg Kitchen Garden Kit**, or mix and match your own components.

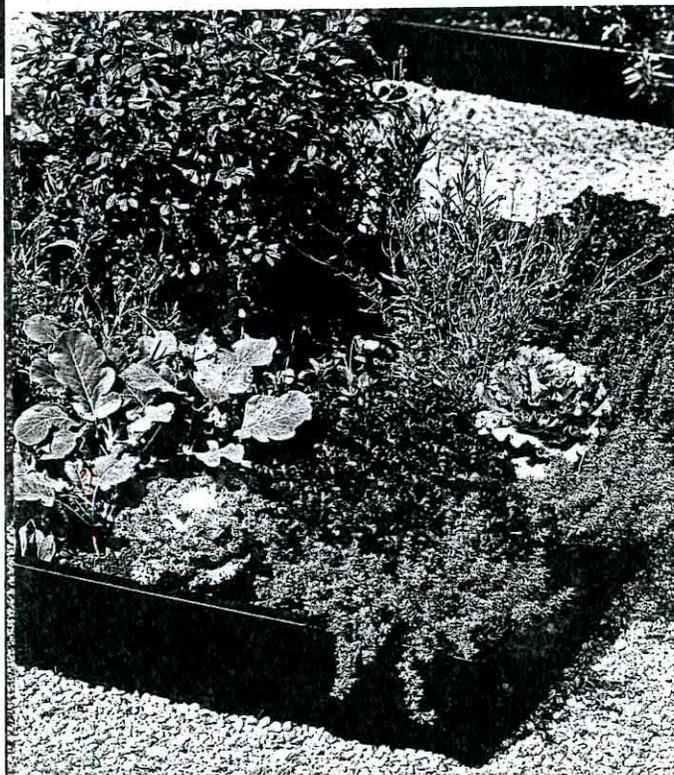
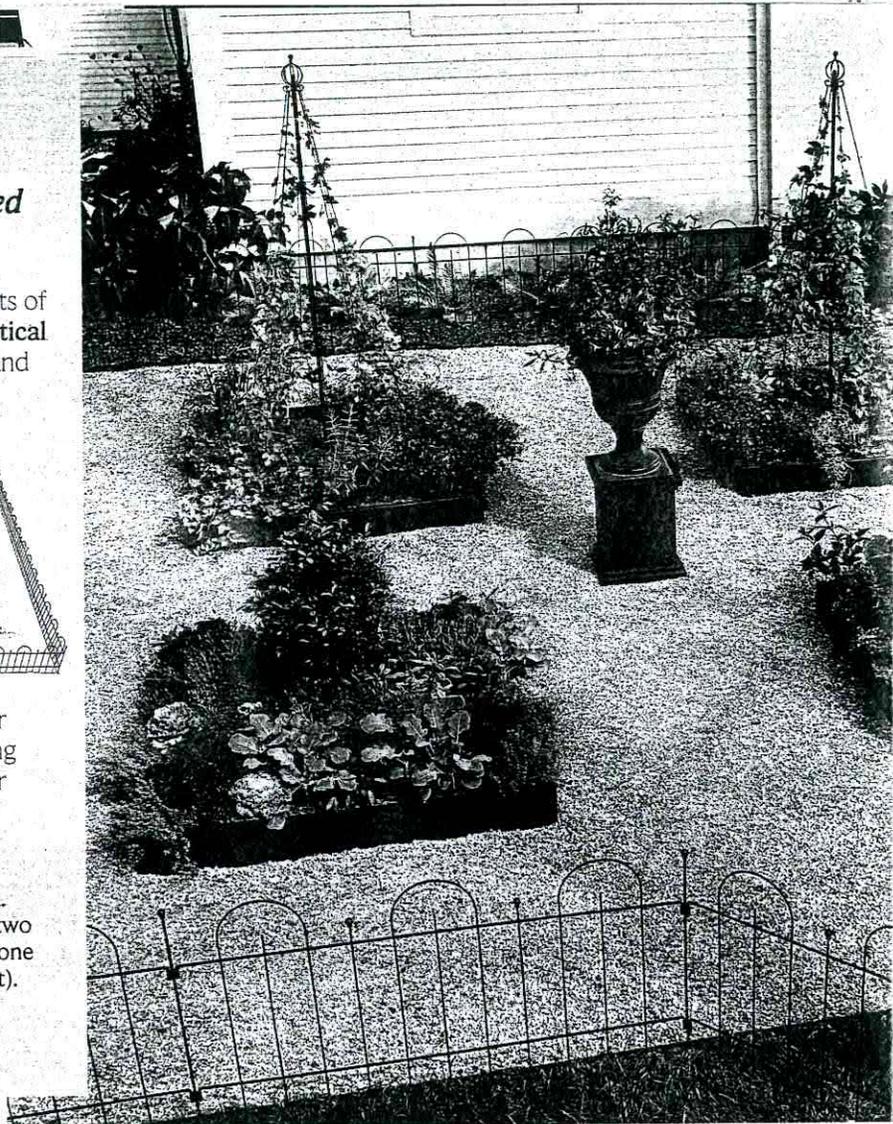


Either way, your new garden is sure to be an attractive addition to your home landscape. In no time at all, you'll be picking fresh, home-grown herbs, salad greens and other delicious produce right outside your door!

New Williamsburg Kitchen Garden Kit

Our complete kit (as shown) covers a 20' x 20' area. You receive four, 4' x 4' black Quick Link Raised Beds; two Maypole trellises; two rolls of Roc-Kloth; one Urn and one Plinth; and 84 feet of Fence Panels (including a Gate Kit). Complete instructions are included.

#36-650 Williamsburg Potager Kit \$890.00 Save 10% (\$50 additional shipping)



New Quick-Link Raised Bed

We love this ingeniously-designed system from England, made of 98% recycled plastic. The rigid sides lock securely into the corner brackets and are held in place with a vertical stake. The 6" height keeps your growing area neatly contained, yet maintains a low profile. Assembly takes less than 10 minutes, and beds can be disassembled just as quickly. 4' x 4'.

#36-555 Quick Link Raised Bed \$59.95
Buy 2 or more \$57.00 ea.



New Classic Urn and Plinth Gardener's Supply Exclusive

Great design never goes out of style! Our classical urn is made of weatherproof polyethylene and holds 12 quarts of soil. A convenient water reservoir inside holds 1 gallon. The steel plinth will hold a pot or sculpture up to 13" in diameter and 50 lbs. Urn is 18" dia. and 22" H. Plinth is 13 1/2" square x 17" H.

#35-648 Garden Urn \$79.95
#36-504 Garden Plinth \$59.95



AWNINGS

The storefront awning creates a "special place" on the sidewalk. Protected from rain, snow and harsh sun, the awning forms an intimate enclosed space near the storefront. This space emphasizes the recessed entry, storefront window, and window displays. It also contributes bright color and pattern to the streetscape, and is often used for signage.

Retractable canvas awning were often used on traditional commercial facades. In the summer, the awning could be lowered to shade the storefront and keep it cool. In the winter, in a raised position, it allowed the welcome sun to warm the store. Year around it could be used to protect the sidewalk pedestrian from extremes of sun and weather.

The awning can, and does, play these same roles in the contemporary commercial environment. They can be retractable or fixed in one position. They should be made with a triangular profile. They are available in many traditional colors and striped patterns. Modern materials which replicate the look of canvas are acceptable.

The awning can play a special role in bringing visual harmony back to today's historic commercial street. Visually unrelated upper facade and storefronts represent a common problem. The careful addition of an appropriate awning can create a pleasant transition between the two, thus minimizing undesirable visual contrast. In such cases, the color and pattern of the awning should be carefully chosen to tie the two basic facade parts together.

- * Small retractable canvas awnings can be used for upper floor windows. Their color and pattern should be coordinated with the storefront awning.
- * A storefront awning with lettering on the front flap is excellent signange.
- * Awnings shall have a triangular cross-section with a slope of approximately forty-five (45) degrees.
- * Awnings shall be made of any canvas or acrylic fabric having the appearance of canvas, and shall have a flat or dull finish and be opaque to light. Vinyls and any other fabrics, having a glossy finish, are not acceptable.
- * Awnings shall not be intentionally backlighted, nor designed to be a backlighted for the purposes of incorporated translucent signange nor for the flood lighting of display windows.

DOORS

Traditionally the storefront door was more than just a door. Tall and stately in proportion, its design reflected its commercial importance. Its wood and glass construction made it substantial and inviting to the customer. Other storefront doors (usually leading to upper floors) were similar in appearance but less impressive than the main entry door.

The storefront entry should play a similar role today. The customer should be invited into the store by a pleasant entry.

These general concepts should guide the design of doors.

Reuse the historic door if possible. If not, consider replacing it with a new door of exactly the same design.

If the original design is not known, the replacement door should fit the original doorway opening. Don't reduce or enlarge the original openings or close transoms or sidelights to accommodate a new door. Likewise, double doors common to Victorian buildings should not be replaced with a single leaf door within a narrowed opening.

Ornamental trim and door surrounds should be selectively repaired only as necessary. If replacement is unavoidable, match the existing details as closely as possible in design and materials.

Don't create a false historical appearance with an entryway. Make sure any changes are documented by sufficient historical, pictorial, or physical evidence.

Transoms over entry doors are a common feature. Their purpose was to admit light to an otherwise dark entry and, when open, provide ventilation. They serve the same purpose today and should not be blocked, covered or removed.

STOREFRONT DESIGN

Because of its commercial use and open proximity to the sidewalks, the storefront is by far the most active part of the building front. It is the portion of the downtown building that the shopper notices the most.

If there is sufficient physical, photographic, or documentary evidence to guide a design, a new storefront should replicate an earlier, historic one.

A design sensitive to the scale and materials of the original building may be an appropriate choice when historical documentation is not available. Traditional materials should be used.

The Storefront Opening. The storefront was not applied to the front of the facade. The storefront was recessed slightly into the facade.

The Windows. Storefronts had large window areas. This made maximum use of available natural light and allowed potential customers a full view of the store. The display windows provided excellent advertising opportunities.

The Recessed Entry. The recessed entry offered the customer protection from the elements and a more intimate sense of entry off the sidewalk at the front door.

The Storefront Cornice. Historic storefronts usually included a cornice at the top as a visual cap for the composition this consisted of a strong horizontal form spanning the storefront opening. It usually projected out slightly from the facade.

The Canvas Awning. The retractable canvas awning was an important design element for many storefronts. It offered protection, contributed color to the design, and acted as a visual transition between storefront and upper facade.

Design Simplicity. Storefronts were relatively simple in design to visually emphasize the door and display windows.

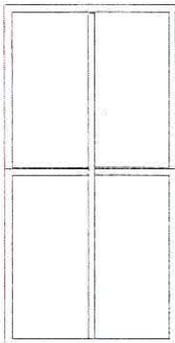
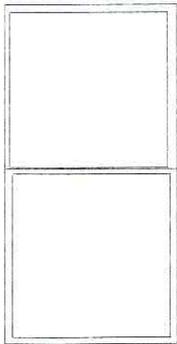
STORM WINDOWS

- ◆ If wooden storm windows exist on a building, serious consideration should be given to retain them.
- ◆ Interior mounted storm windows are a good option on primary, street facades. In recent years many good interior storm systems have been developed.
- ◆ The sash size and proportion of the storm window must correspond to the existing window. If upper and lower sashes of the window are of unequal sizes (as in a 9/6 window, for example), the storm sash must correspond to this configuration.
- ◆ Storm windows must be fabricated to fit non-standard forms such as curved or arched windows.

WINDOWS

The shape, proportion, glazing patterns, lintels, trim, and moldings are important elements in defining historic styles. Because of their importance to the facade of an historic building, their replacement is strongly discouraged. Rarely does an entire window (sash, lintel, and sill) need replacement.

- ◆ Repair of historic windows may be as simple as replacing glass or glazing compound or installing new weather stripping, sash weights, and chains.
- ◆ The energy efficiency of a wooden sash window fitted with a wooden storm window is nearly equivalent to a new insulated glass unit. Insulated glass can also be installed in existing sash.
- ◆ When sashes are deteriorated, investigate with a woodworker the replacement of only the deteriorated portions. If deteriorated beyond repair, new sashes should be fabricated to match the old.
- ◆ Repair deteriorated wood sills or lintels. There are products available for treating and filling rotted sills that make replacement unnecessary in all but the worst cases.
- ◆ If whole window units must be replaced, new ones should match the originals in appearance and material and should fit within the existing window openings. Do not enlarge or reduce original openings.
- ◆ Casements, awning windows, jalousie windows, picture windows, bow windows, and small modern windows should not be used on the facade of an old building.
- ◆ When replacing old windows it is vitally important to maintain the size of the original window opening by using new windows of exactly the same height and width as the old. The window opening should not be blocked down or enlarged. In no case shall glass area be changed by more than ten percent.



NOTICE OF Meeting of the Historic District Commission

The Historic District Commission will meet on Thursday, June 7, 2007 at 3:00 p.m. at the Manistee County Historic Museum, 425 River Street, Manistee, Michigan.

The agenda items include:

Tuscan Grille, 312 River Street - Install Signage on Awnings

The Grounds Deli & Café, 129 Washington Street - Wall Sign

River Street Station, 350 River Street - Install Awnings with Signage and Re-paint front of Building.

The Ramsdell Theatre, 101 Maple Street - Placement of Benches and Planters.

All meetings are open to the public.

This notice was posted by Denise J. Blakeslee to comply with Sections 4 & 5 of the Michigan Open Meetings Act (P.A. 267 of 1976) at 12:00 Noon., Thursday, May 31, 2007 on the bulletin board at the south entrance to City Hall.

Signed: _____


Denise J. Blakeslee