

HISTORIC DISTRICT COMMISSION

Council Chambers, City Hall
70 Maple Street
Manistee, MI 49660

MEETING MINUTES

June 25, 2018

A Meeting of the Manistee City Historic District Commission was held on Thursday, June 25, 2018 at 5:30 p.m. in the Council Chambers, City Hall, 70 Maple Street, Manistee, Michigan.

Meeting was called to order at 5:30 p.m. by Chair Perschbacher.

ROLL CALL:

Members Present: Aaron Bennett, Dick Albee, John Perschbacher, Mary Russell, Lee Trucks, Mark Wittlieff

Members Absent: Vacancy (1)

Others: Mark Fedder (Museum Director), Denise Blakeslee (Planning & Zoning Director) and Lora Laurain (Recording Secretary)

APPROVAL OF AGENDA:

MOTION by Commissioner Albee, seconded by Commissioner Bennett that the Agenda be approved as prepared.

With a voice vote this motion passed unanimously.

APPROVAL OF MINUTES:

MOTION by Commissioner Bennett, seconded by Commissioner Russell that the Minutes of the April 5, 2018 Meeting be approved as prepared.

With a voice vote this motion passed unanimously.

PUBLIC COMMENT ON AGENDA RELATED ITEMS

None.

NEW BUSINESS:

HDC-2018-04 Ramsdell Theatre, 101 Maple Street – Certificate of Appropriateness for sign

A request has been received from the Ramsdell Theater for a certificate of appropriateness for a full color RGB Display Sign as submitted with application HDC-2018-04.

The location for the sign is where the Historic District Commission has approved the installation of changeable banners for the Civic Players and Manistee Art Institute in the past.

Xavier Verna – Ramsdell Regional Center for the Arts Executive Director, presented priorities for effective marketing of the theatre:

- Safety
- Energy Efficiency
- Allowing this historic building to prosper

Xavier Verna and Tom Amor – Amor Signs addressed Commissioners’ questions regarding the sign request:

- Hard wired from network
- Colors and intensity are fully programmable
- Static for at least 15 minutes in accordance with sign ordinance
- Recessed mounting location is same as sign posters
- Recessed mounting allows for protection from inclement weather
- Day/Night automatic sensor
- Mounts will be attached through mortar joints
- Only one hole will be made in the brick exterior for wiring
- Building has unique feature to allow for mounting
- Zero lot line does not allow room for a ground mounted sign

Mark Fedder – questioned whether the Historic District Commission is setting a precedent if the request is approved. Commissioners felt that each new request will need to be looked at individually while being business friendly.

MOTION by Commissioner Wittlieff, seconded by Commissioner Trucks that the Historic District Commission approve the request from the Ramsdell Theater, 101 Maple Street for a Certificate of Appropriateness for a full color RGB Display sign as submitted with application HDC-2018-04.

With a roll call vote this motion passed 5 to 1.

Yes:	Albee, Russell, Bennett, Trucks, Wittlieff
No:	Perschbacher

Discussion followed regarding the necessity of updating the guidelines in the future. The possibility of including a checklist in the updated guidelines would be a benefit to Commissioners, Applicants and the Museum Director.

OLD BUSINESS

Ms Blakeslee reported that several permits were closed out and she will provide that list in July or August.

PUBLIC COMMENTS AND COMMUNICATIONS CONCERNING ITEMS NOT ON THE AGENDA

None

CORRESPONDENCE

None

STAFF REPORTS

Mark Fedder, Museum Director – Mr. Fedder reported on permits that he had issued since the last meeting.

Kevin and Ashley Sellers, 437 River Street – Paint colors, *issued permit PHDC18-003*

Manistee Beverage Company, 401 River Street – Paint colors, *issued permit PHDC18-006*

James Matthews, 334 River Street – Brick Repair east wall – *issued permit PHDC18-007*

A professor from the University of Massachusetts recently spent time at the Museum doing research on the area and was deeply impressed with the Historic District of Manistee.

Denise Blakeslee, Planning & Zoning Director – Members were given copies of the Michigan's Certified Local Government Program Manual. This is a requirement of being in the program and in the future all new members will have a copy included in their member packets.

Ms Blakeslee requested that Commissioners keep previously provided information regarding the proposed Washington Street project for use at the July 12th meeting.

MEMBERS DISCUSSION

Chair Perschbacher welcomed Mayor Smith and Mayor Pro-Tem Zielinski to the meeting and thanked them for attending. Perschbacher also welcomed Commissioner Wittlieff as a new member of the HDC.

Commissioner Wittlieff asked if the visiting professor had mentioned the trees in the Historic District.

Ms Blakeslee asked Commissioners to take note of two original wrought iron electric poles located on the east end of River Street.

WORKSESSION:

None

The Next meeting of the Historic District Commission will be on Thursday, July 12, 2018 at 3:00 p.m. in the Council Chambers, City Hall, 70 Maple Street.

ADJOURNMENT:

MOTION by Commissioner Russell, seconded by Commissioner Wittlieff that the meeting be adjourned. Motion passed unanimously.

MEETING ADJOURNED AT 6:15 P.M.

MANISTEE HISTORIC DISTRICT COMMISSION

Lora Laurain, Recording Secretary