

CITY OF GERMANTOWN
DESIGN REVIEW COMMISSION
CITY HALL COUNCIL CHAMBERS
Tuesday, June 25, 2019
6:00 p.m.

1. Call to Order: Vice Chairman Christopher Schmidt called the meeting to order at 6:14 p.m.
2. Roll Call and Establishment of a Quorum: Regina Gibson called the roll and established a quorum.

Members Present: Vice Chairman Christopher Schmidt; Alderman Forrest Owens; Secretary Robert Sloan; Mr. Brian White; Mr. Wesley Lacey; Mrs. Patricia Sherman; and Mr. Tim Gibson

Members Absent: Mr. Paul Bruns and Mr. Neeraj Kumar

Staff Present: Cameron Ross, Economic and Community Development Director; Sheila Pounder, Planning Division Manager; Sarah Goralewski, Planner; Regina Gibson, Administrative Secretary, and Robert McLean, Attorney.

3. Approval of the Minutes

Mr. White moved to approve the Design Review Commission minutes of April 24, 2019, seconded by Alderman Owens.

ROLL CALL:

Sherman – Yes

Owens – Yes

Gibson – Yes

White – Yes

Sloan – Yes

Lacey - Yes

Schmidt - Yes

MOTION PASSED 7-0-0

4. Consent Agenda

During Executive Session the following items were placed on the Consent Agenda:

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| A. <u>Case Number 14-492</u> | West Cancer Center |
| Location: | 7945 Wolf River Blvd |
| Owner: | West Wolf River Partners, LLC |
| Tenant: | West Cancer Center |
| Applicant/Representative: | Sign Matters – Maureen Yarborough |
| Request: | Approval of a Ground-Mounted Sign |
| | |
| B. <u>Case Number 14-496</u> | Campbell Clinic |
| Location: | 7887 Wolf River Blvd |
| Owner/Applicant: | Campbell Clinic, P.C. – Daniel Shumate, CFO |
| Representative: | Sign Matters – Josh Casebolt |
| Request: | Approval of a Sign Package |
| | |
| C. <u>Case Number 16-613</u> | Farmington Gates Apartments |
| Location: | 2216 Brierbrook |
| Owner/Tenant | CLK Properties |

Applicant/Representative: Chickasaw Signs – Glenn Taylor
Request: Approval of a Ground-Mounted Sign

- D. Case Number 18-844
Location: Bank of England Mortgage
2289 West St. (Old Germantown)
Owner: Scarlett Lynn
Applicant/Tenant: Bank of England Mortgage – Andy Ellis, Manager
Representative: Frank Balton Signs – Sean Orians
Request: Approval of a Ground-Mounted Sign
- E. Case Number 19-914
Location: The Learning Experience
Southeast Corner of Forest Hill & Hyatt Place Drive
Owner/Applicant: CD Development LLC – Jacob Niebrugge, Managing Member
Tenant: The Learning Experience
Representative: Reaves Firm – Greg Marcom, Agent
Request: Approval of Forest Hill Heights Planned Development 3rd
Amendment – Final Plan Phase 18C (New Child Care Facility)

* Refer to complete application, staff report and attachments on file.

Mr. Sloan moved to approve the Consent Agenda, seconded by Mr. White, with the following conditions of approval:

- Item 4D – Bank of England Mortgage: The applicant agreed to revise the sign to a double-faced aluminum ground sign with 4” x 4” treated wooden post painted antique white.

ROLL CALL:

Lacey – Yes
Sherman – Yes
Sloan – Yes
White – Yes
Owens – Yes
Gibson – Yes
Schmidt - Yes

MOTION PASSED 7-0-0

5. Regular Agenda

- A. Case Number 15-574
Location: TraVure
6815 Poplar Ave.
Applicant: Gill Properties – Brown Gill, VP of Development
Owners: Gill Properties & Germantown Hotel Group
Representative: Sign Matters – Maureen Yarborough
Request: Approval of a Sign Policy

* Refer to complete application, staff report and attachments on file.

Sarah Goralewski made a staff presentation.

Applicant Brown Gill, VP of Development for Gill Properties, 8130 Macon Station, Suite 114, Cordova, TN and Representative Maureen Yarborough with Signs Matters, 369 Distribution Parkway, Collierville, TN addressed the Board.

The Board discussed the request with the applicant and staff.

Vice Chairman Schmidt opened the floor to the public for any statements, comments, or questions. Seeing none, the Vice Chairman closed the floor to the public.

The Commission further discussed the request with the developer's representative and staff.

MAIN MOTION:

Mr. Sloan moved to approve a sign policy for TraVure subject to the Commission's discussion, staff comments and conditions in the staff report, and the documents and plans submitted with the application, seconded by Mr. White.

ROLL CALL:

Sloan – Yes
Sherman – Yes
Lacey – Yes
Gibson – Yes
Owens – Yes
White – Yes
Schmidt - Yes

MOTION PASSED 7-0-0

WARRANT MOTION:

Mr. Sloan moved to approve a warrant from Article VII. Division 8 of the Zoning Ordinance: to allow the sign approval as prescribed by the sign policy for the TraVure Planned Development, seconded by Mr. White.

ROLL CALL:

White – Yes, this policy is consistent with the intent and spirit of the code, and in keeping in scale of the sign to the building.

Owens – Yes, due to the scale of the sign and the proximity to the height of the building. Also, due to the site constraints that limit the location of the sign, the proximity to Memphis and other competitive entities that we are competing against, and because of the fact that it is on this heavy traveled auto corridor of Poplar Avenue.

Lacey – Yes, for the same reasons already presented, but hope that in the future, that we do make some movement in the planning process so we are not put into this predicament. There are some valid concerns with the size of the ground-mounted sign on Poplar Ave., but do believe that it falls in line with the intent of the code and in particularly to this development.

Sloan – Yes, for all the reasons previously stated, especially in keeping with the intent of the smart growth design.

Sherman – Yes, for the reasons previously stated by my colleagues, that it meets the intent and scale of the smart growth code.

Gibson – Yes, because it is consistent with the urban designs, guidelines, and development concepts that is in the smart growth plan.

Schmidt – Yes, for all the reasons that my astute colleagues have previously stated.

MOTION PASSED 7-0-0

B. <u>Case Number 15-503</u>	Stansell Square
Location:	2054-2076 West St.
Owner/Applicant:	Stephen Stansell
Request:	Approval of a Storefront Modification (Painting)

* Refer to complete application, staff report and attachments on file.

Sarah Goralewski made a staff presentation.

No representative for the application request was present.

Vice Chairman Schmidt opened the floor to the public for any statements, comments, or questions. Seeing none the Vice Chairman closed the floor to the public.

Vice Chairman Schmidt explained that since the owner/applicant was not present, in order for the commission to ask questions, he suggested that the item be tabled until the applicant could be in attendance.

Mr. Sloan made a motion to table this item to the next regular meeting, seconded by Mr. Lacey.

ROLL CALL:

White – Yes
Sloan – Yes
Owens – Yes
Gibson – Yes
Lacey - Yes
Sherman – Yes
Schmidt - Yes

MOTION TABLED 7-0-0

6. Old Business:

Vice Chairman Schmidt asked if there was any old business and there was none.

7. New Business:

Vice Chairman Schmidt asked if there was any new business and there was none.

8. Adjournment:

There being no further business, comments, or questions by the Commission, Vice Chairman Christopher Schmidt 6:55 p.m.

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Mr. Christopher Schmidt, Vice Chairman
Design Review Commission
