
**CITY OF MIDDLETOWN
DESIGN REVIEW & PRESERVATION BOARD**

MINUTES

Apr-09-03

Present

J. BIANCO, CHAIRMAN
D. BROWN
J. FORTUNA
N. STAMLER
M. BRADY
B. KRONENBERGER

Absent

P. EVANS
N. GOFF
B. PLUMLEY

Also Present

LAM VAN LE
J. KLEEZKOWSKI
J. WAYCOTT
H. HOPKINS
R. REMILLARD
T. SCOVILLE
M. WACKERS
W. WARNER

The meeting commenced at 5:30 PM.

Upon a motion by J. Bianco, he called the first order of New Business.

First, Lam Van Le briefly presented his new sign for Ocean Nails at 557 Newfield Street. J. Bianco moved for approval of the sign, and J. Fortuna seconded the motion. The board unanimously approved the proposal.

Second, Joseph Kleezkowski presented his new sign for Personal Auto Service Center at 60 DeKoven Drive. The proposal is to install a sign on an existing sign post. W. Warner commented that the sign is currently acceptable, but in ten years with the new waterfront development, this proposal would likely have been denied. J. Bianco moved for approval of the sign, and J. Fortuna seconded the motion. The board unanimously approved the proposal.

Third, Jerney Waycott of Arnco Sign Company present the new sign proposal for Game Crazy at 298 South Main Street Extension. The sign would be located on the existing Hollywood Videos building, and will advertise a store within Hollywood Video. The only comments that board had was the contrast that the proposed sign had compared to the existing façade, especially the fact that the sign was green and not other part of the building had such color. J. Bianco moved for approval of the sign, and J. Fortuna seconded the motion. The board unanimously approved the proposal.

Fourth, Heather Hopkins of NW Sign Industries presented a new sign proposal for Wachovia Bank at 111 Washington Avenue, to replace the existing First Union Bank signs on the building and on the pylon near the street. The board recognized that the sign did not meet the specifications for the downtown area, in that both signs were internally luminated. J. Bianco noted that the proposed sign was of a far superior aesthetic quality that it was an improvement, and even though it did not comply with signage regulations, changes should be made in the future to allow this type of internally lit sign, and still prevent lesser quality internally lit signs. J. Bianco motioned to propose a halo style sign, and accept any new proposal that conformed to the zoning regulations for signage. J. Bianco moved for approval of the sign, and M. Brady seconded the motion. The board unanimously approved the proposal.

Fifth, R. Remillard of Greenberg Farrow Architecture Engineering Development and T. Scoville representing his father, the owner of the location, presented the new Home Depot to be located at Washington Plaza off of Route 66. The new Home Depot will demolish the existing Ames Department Store building, the Three Cheers Hallmark store, and the old Grossmans Building. The new Home Depot is expected to open in January 2004, with a new 102,000 square foot store with a newly paved and landscaped

parking lot. The main entrance from Washington Street is still being designed depending on what can be done with signage. The board overall had positive comments about the plan, noting that it was a great improvement to what exists currently. Mark Brady motioned that the current demolition, building, paving and landscaping plan be approved. However that a boulevard perspective, signage and some clarification on some minor elements such as dumpster encapsulation, etc, should be presented at a later date when those plans are more finalized. J. Bianco seconded the motion. The board unanimously approved the proposal.

There being no further business, the meeting adjourned at 6:20 PM.

Respectfully submitted,

William Warner, Department Director

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