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

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**MINUTES**

*July-14-2004*

**Present**

J. BIANCO, CHAIRMAN  
J. FORTUNA  
B. KRONENBERGER  
P. EVANS  
N. STAMLER  
B. SHOEMAKER  
J. FRAZER

**Absent**

D. BROWN  
B. PLUMLEY

**Also Present**

M. WACKERS  
R. WESTERGREN  
K. BOOKER  
R. HART

The meeting commenced at 5:30 PM.

J. Bianco called for the approval the minutes from the previous meeting. M. Wackers explained that the minutes were not mailed out ahead of time, so the item was tabled until the next meeting.

J. Bianco called for old business. The only item under old business is Ted Charton and the changes that were made to 165 College Street. Unfortunately, Ted Charton was not present. The Board felt that since the first meeting with Mr. Charton, a photo from 2002 shows five windows and a door on the front of the house. Therefore all those openings that were covered over should be uncovered and restored to its previous condition. P. Evans motioned that the building should be restored to its 2002 exterior. B. Kronenberger seconded and the motion passed unanimously.

J. Bianco called for new business.

First, Richard Westergren of Poyant Signs represented a proposal from Brooks Pharmacy for new sign to go on the old Pelton's Pharmacy at 100 Main Street. P. Evans motioned to approve the sign as presented with the requirement that the exterior changes be presented to the Design Review and Preservation Board. P. Evans retracted her previous motion and issued offered a new motion to table the proposal until a complete proposal of signage and exterior changes can be presented to the Board. J. Fortuna seconded and the motion passed unanimously.

Second, David Faraci of Mondo's Gas Station presented his proposal for a new freestanding sign and new canopy for the new Sunoco station going in at 436 South Main Street.

P. Evans motioned to accepted the proposal as presented, along with that the freestanding signing be adjusted to a height that will alleviate any sightline safety issues, and that a zoning board of appeals application be supported. B. Shoemaker seconded and the motion passed unanimously.

Third, Kevin Booker from Commonwealth Sign Company presented a proposed for new signage for the Advance Autoparts store at 856 Washington Street. B. Shoemaker motioned to accept the proposal as presented. B. Kronenberger seconded and the motion passed unanimously.

Fourth, Ryan Hart presented a proposed signage and façade changes to 330 Main Street for a new coffee shop called Javapalooza. B. Kronenberger motioned to accept the proposal as presented. P. Evans seconded and the motion passed unanimously.

J. Binaco moved the Metro Square item to the end.

Fifth, a representative from National Sign Corp. presented a new signage proposal for American Overhead Doors at 1885 South Main Street. P. Evans motioned to accept the proposal as presented. B. Kronenberger seconded and the motion passed unanimously.

M. Wackers informed the Committee that Wesleyan University had moved its item to next month's meeting, there J. Bianco moved to the next item on the agenda.

Sixth, M. Wackers presented on behalf of the owner, who lives in South Carolina, of 196 College Street, since the property is within the Downtown Village District and would like to replace the existing windows with new identical windows. P. Evans motioned to approve, with the caveat that the owner replace with previous style and the exact type of window should be submitted to staff for review. J. Fortuna seconded and the motion passed unanimously.

Seventh, M. Wackers presented on behalf of the owner of Southend Market who proposed two new signs for 38 Ward Street. B. Kronenberger motioned to approve as presented. P. Evans seconded and the motion passed unanimously.

Eighth, M. Wackers presented on behalf of Phil Cacciola, who proposed to added two new names to the memorial on Washington Terrace. The names are for two Middletown veterans who died in the Vietnam conflict. J. Fortuna motioned to accept the proposal. P. Evans seconded and the motion passed unanimously.

Ninth, J. Bianco and B. Kronenberger removed themselves from voting and presented the proposed façade changes for Metro Square Building # 1, the old Burger King building. N. Stamler motioned to accept the proposal as presented. B. Shoemaker seconded and the motion passed unanimously.

There being no further business, the meeting adjourned at 6:35 PM.

Respectfully submitted,

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Michiel Wackers, Community Development Specialist