

**Montpelier Design Review Committee Meeting
February 3, 2020**

Subject to review and approval

This public meeting was recorded, and the video will be available for viewing at this link:
<https://www.montpelier-vt.org/1094/CivicClerk>

Present: Eric Gilbertson (Vice Chair), Hannah Smith, Martha Smyrski, Liz Pritchett (alternate), Ben Cheney (alternate), Meredith Crandall - staff.

Absent: Steve Everett, Seth Mitchell.

Call to order: The meeting was called to order by the Vice Chair, Eric Gilbertson.

Approval of the agenda: Martha made a motion to approve the agenda as printed, Liz seconded. Eric wanted to report on the Planning Commission meeting at the end of the meeting. The motion stood with the amendment and passed on a 5-0 vote, with no abstentions.

Comments from the Chair: There were no comments from the Vice Chair.

159 State Street

**Owner/Applicant: Court Street Associates, Inc.
Review demolition of 1950s guest house.**

Yana Walder was present. The auxiliary building is located behind 159 State Street and is listed on the National Register as contributing to the Montpelier Downtown Historic District. The building has lost its structural integrity. It was a garden shed, and snowboards were made in it at one point.

Since the building is wet, the materials probably aren't salvageable. Several members of the committee went to look at the building and agreed that the building should not be repaired.

The applicable criteria were reviewed and determined to be acceptable. The application was approved on a 5-0 vote with no abstentions.

100 State Street

**Owner: Capitol Plaza Corp. Applicant: Sammel Sign Company
Review replacement awning/sign proposal.**

Roger Sammel was present for Northfield Savings Bank. An application for cloth awnings with signage was approved previously. However, when the awning went up, the President of the bank didn't like it, so the application has been redone with revisions. It is just a change of the awning material (from cloth to hardened material) and changing to raised lettering. The landlord didn't like that certain brick columns were covered up by the original proposal, so the awning was also redesigned to show more of the brick.

The applicable criteria were reviewed and determined to be acceptable, with a recommendation that the middle column covered by Awning A be exposed with an additional break in that awning. The application with recommendation was approved on a 5-0 vote with no abstentions.

Review minutes from January 21, 2020: Hannah made a motion to approve the minutes as printed, Martha seconded. The motion passed on a 5-0 vote, with no abstentions.

Other business:

21 Langdon Street

Building Owner: Nedde/Essex, LLC Potential Applicant/Business Owner: Xavier Jimenez
Informal review of existing sign hardware.

The applicant was present; he is one of the owners of Buch Spieler Records. He is looking for guidance on the support structure for the existing sign. The sign support post extends about 6 inches too close to the curb, and almost a foot too far from the building to meet the existing sign location regulations. There was discussion on various methods to effectively hang the proposed new sign, with a consensus that removing the support structure completely could be damaging to the historic building, but that cutting down the support pole and refastening shorter chains would be an acceptable option. It might also be acceptable under the Design Review criteria to leave the pole as is, and just bring the sign in closer to the building.

Eric reported that the Planning Commission reviewed the new design review regs and took comment from the public at a hearing on January 27th. The Planning Commission will meet again next Monday to discuss those comments and potential changes in response. The way the regs are written now, you can't install solar panels on a pitched roof. Eric requested feedback from the Committee to go back to the Planning Commission. The thought is that the Committee wouldn't want to install solar panels on a historic slate roof due to the destruction of a character-defining feature of a historic home, but that in most instances, installation on a sloped roof could be approved, but no installations on a sloped roof in the Overlay District should be exempt from design review.

The next meeting will be Monday, February 18, 2020.

Liz thanked Eric for his work on the regulations.

Adjournment: Liz made a motion to adjourn, Ben seconded.

Respectfully submitted,

Tami Furry
Recording Secretary