

**Minutes
Historic Sign Review Committee
November 16, 2015**

MEMBERS PRESENT: Jim Jackson, Vicky Fenhaus and Clancy Kingsbury

MEMBERS ABSENT: Kyle Blada and Lee Geiger

STAFF PRESENT: Sarah Hanzel, Patsy Horton and Jeanne Nicholson

OTHERS PRESENT: Marc Feliz and Dan Tribby

Jackson called the meeting to order at 9:00 a.m.

SIGN APPLICATIONS

618 Saint Joseph Street (15SN020)

Applicant: Mark Feliz

District: Downtown Historic District – Contributing – Built 1904

Request: 9" x 259" Vinyl Sign, 18" x 72" Vinyl Sign, 12" x 48" pedestrian sign for Black Hills Awards – no illumination

Hanzel informed the Committee that Marc Feliz is the applicant and that Leroy Van De Stouwe is the owner of the property. Hanzel briefly reviewed the request.

Feliz explained that the long vinyl sign will be the valance on the canopy.

Kingsbury moved to approve the non-illuminated 9" x 259" vinyl sign, the 18" x 72" vinyl sign and the 12" x 48" pedestrian sign for Black Hills Awards at 618 Saint Joseph Street. The motion was seconded by Fenhaus.

In response to a question from Kingsbury, Feliz stated that the 18" x 72" vinyl sign had been made for our previous location and that the plan may be to place it on the white surface. He added that he is unsure if the sign will be used but wanted to include it in the application.

Kingsbury expressed his opinion that the lettering and the sign itself are too small for the proposed location.

Feliz explained that because the building is jointly occupied, the proposed signs were designed to meet the square footage requirements. A brief discussion followed.

Kingsbury suggested that maybe the 18" x 72" vinyl sign could be moved up a little to be attached at the gray concrete strip located below the bricks. Fenhaus concurred.

Kingsbury amended the motion to approve the non-illuminated 9" x 259" vinyl sign, the 18" x 72" vinyl sign and the 12" x 48" pedestrian sign for Black Hills Awards at 618 Saint Joseph Street with the stipulation that the 18" x 72" vinyl sign be centered on the cement slab under the bricks if it is feasible to attach it at this location. The amended motion was seconded by Fenhaus and carried unanimously.

502 Main Street (15SN021)

Applicant: Dan Tribby for MHL, LLC

District: Downtown Commercial District – Non-Contributing Built 1969; 2013

Request: 6' x 10' LED Pole Sign

Tribby explained that the proposed sign would service the entire block to include the businesses in Shops at Main Street Square and to encompass the events at Main Street Square.

Hanzel inquired as to whether the applicant has a Developmental Lot Agreement with all of the property owners in the block. She explained that advertising for the businesses included in this parcel would be allowed but advertising for the other businesses would be considered off premise and would not be allowed.

Tribby stated that he is not sure about a Developmental Lot Agreement. He stated that the applicant should be MHL, LLC and not Epic Outdoor Advertising. He added that the intent is to advertise all of the businesses on the block and to possibly advertise downtown events as well. He noted that Destination Rapid City receives a lot of phone calls about special events in the downtown area.

Jackson expressed concern with the size and the location of the proposed sign and the possible off premise advertising for businesses not located on this parcel. He added that he cannot support the proposed sign because of its effect on the historic characteristics of the downtown area.

Hanzel advised that off premise advertising would be allowed if a Developmental Lot Agreement exists for all of the properties in the block, including the City of Rapid City.

Horton stated that the Developmental Lot Agreement would consolidate all the lots into one without replatting the property and would have to be filed at the courthouse. She noted that the owners would need to visit with Attorney's office to determine what lots would be included in the agreement. She added that a Conditional Use Permit would also be required.

Tribby requested to withdraw the sign application.

Hanzel suggested that if a new sign application is submitted, it should be reviewed by the Historic Sign Review Committee prior to the public hearing for the Conditional Use Permit.

Jackson advised that he cannot support the proposed sign because of the size and the location of the sign.

Kingsbury stated that he cannot support the proposed sign because of the adverse effect on the historic property.

A brief discussion followed regarding alternative locations, sizes and types of signs that would be allowed in this area.

MINUTES

Kingsbury moved to approve the minutes of the October 14, 2015 meeting. The motion was seconded by Fenhaus and carried unanimously.

There being no further business, the meeting adjourned at 9:26 a.m.