



TOWN HALL
4 Boltwood Avenue
Amherst, MA 01002-2351

DESIGN REVIEW BOARD
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July 3, 2013

DRB Memorandum

Memo to: Rob Morra, Building Commissioner
Jonathan Tucker, Planning Director
From: Christine Brestrup, Senior Planner
Subject: DRB Meeting – July 2, 2013

The Tuesday, July 2, 2013, meeting of the Design Review Board began at approximately 6:35 p.m. in the Second Floor Meeting Room/Library, Town Hall.

Design Review Board members Kathleen Ford, Derek Noble and Michael Hanke were present. Mr. Noble chaired the meeting in the absence of Mr. Salvon.

Also present were applicants Steve Rice for the Unitarian Universalist Society of Amherst; John Kuhn of Kuhn Riddle Architects and George Hicks, Facilities Supervisor for the Jones Library; Chenghui Zheng and Feng Pan for Oriental Flavor; and Kyle Wilson and Dave Williams of Archipelago Investments for Boltwood Place.

DRB 2013-00018 – Wright Builders for Unitarian Universalist Society of Amherst – 121 North Pleasant Street – Review of sign for construction fence

Recommended approval without conditions

Steve Rice, a member of the Unitarian Universalist Society of Amherst, presented the application. He stated that the church is proposing to install a 3' x 4' "good neighbor" sign on the construction fence in front of the church that will be in place during renovation of the church building to announce to passersby that the businesses in the vicinity of the construction site are open and operating during construction and to invite people to patronize these surrounding businesses.

The sign will consist of two thin sheets of aluminum with a plastic core, about 1/8" thick. It will have vinyl letters and an applied UUSA logo. The sign will not be illuminated. It will be installed at the right side of the construction fence, facing North Pleasant Street.

DRB 2013-00019 – John Kuhn for Jones Library – 43 Amity Street – Review of proposed handrail at front entry

Recommended approval without conditions

John Kuhn of Kuhn Riddle Architects presented the application. He was accompanied by George Hicks, Facilities Supervisor for the Library.

Mr. Kuhn stated that there is currently no railing at the front door for Library patrons. Many elderly patrons enter the Library through the front door and a railing will help them to climb the stairs.

Mr. Kuhn stated that an earlier, more typical design for the railing had been presented to the Historical Commission. The Commission preferred a more ornate historical design, represented by the current proposal. The proposed handrail will be a steel rail, 1 ½ inches in diameter, painted white. It will be mounted on 4" x 4" square posts with

caps that will also be painted white. The ornate design at both ends of the railing will pick up a design element in the paneling of the front door. The posts will be attached by drilling into the stairs.

Mr. Hanke reported that the Historical Commission was pleased with the new design.

DRB 2013-00001 – Chenghui Zheng for Oriental Flavor – 25 South Pleasant Street – Review of revised sign

Recommend approval without conditions

Chenghui Zheng and Feng Pan presented the application. The original design for the sign is not visible to passersby because the letters are gold and are mounted on a light background. The new design will use the same gold letters but will mount them on a dark red background. The letters are PVC and the background will be a ½ inch MDO backer panel. This will increase the contrast between the letters and the background and will make the sign more visible. There will also be four black gooseneck lights mounted over the sign.

There will be small signs in two of the windows indicating the hours of operation.

DRB 2010-00002, 43-51 North Pleasant Street, Archipelago Investments, LLC for Boltwood Place – review of signs and light fixtures for Boltwood Place, Scandihoovian’s and Judie’s Restaurant

Recommended approval with conditions

Kyle Wilson and Dave Williams of Archipelago Investments presented the application.

Scandihoovians, a retail establishment selling clothing, textiles and jewelry, has recently moved into the retail space on the ground floor of the Boltwood Place building. The sign for this retail space will be mounted on the canopy above the entry. It will consist of 5” tall stainless steel raised letters (“Scandihoovians”) mounted on the face of the canopy. Currently Scandihoovians also has colorful vinyl decals with the name “Scandihoovians” mounted at the upper section of each of the windows. It is unclear whether these are intended to remain.

For the Boltwood Place building, there will be two signs:

- 12” tall stainless steel raised number “49” mounted to the left of the Boltwood Place entry;
- 5” tall stainless steel raised letters “Boltwood Place” mounted to the right of the Boltwood Place entry.

Mr. Wilson and Mr. Williams noted that they would like to brighten up the rear entry to Judie’s Restaurant. They propose to install a number of light poles, banners and signs to direct patrons to the rear entry and to make it more inviting and more “street-like”.

For Judie’s Restaurant, several signs are proposed:

- Banner above elevator to shield rooftop HVAC with “Judie’s” painted on the banner (this sign would be seen from the parking lot);
- Sign on handicapped lift with “Judie’s” in vinyl on the face of the lift;
- Banner below stairs with an arrow pointing to the stairs;
- Banners mounted on three new light poles; banners to say “Judie’s”.

There are three new light poles proposed (6” x 6” posts in white PVC with copper post cap and green outdoor downlights that were previously mounted on the back of Judie’s building).

Mr. Wilson and Mr. Williams also described a fourth pole proposed to be installed closer to the sidewalk that would have four banners with the word “Judie’s” (two pointing east-west and two pointing north-south).

The Design Review Board supported the design concept.

Conditions

- 1) Consult with the Building Commissioner and the Planning Department staff about the number of signs proposed for Judie's to determine what is allowed by the Zoning Bylaw.

Adjournment

The meeting was adjourned at approximately 7:15 p.m.

Cc: Dave Waskiewicz, Building Inspector
Jonathan Salvon, DRB
Derek Noble, DRB
Michael Hanke, DRB
Kathleen Ford, DRB
Jim Wald, Select Board Liaison
Jeff Bagg, Senior Planner
Wright Builders, Applicant
John Kuhn, Applicant
Kyle Wilson, Applicant
Chenghui Zheng, Applicant