

**MINUTES
KNOXVILLE DOWNTOWN DESIGN REVIEW BOARD
MEETING OF MAY 17, 2017
SMALL ASSEMBLY ROOM
4:30 PM**

Board Member - Present	Board Membership
Mike Reynolds	MPC Representative (non-voting)
Brandon Pace	AIA Representative
Anne Wallace	City of Knoxville
Lorie Matthews	Historic Zoning Commission Representative
Chad Boetger	CBID Representative
Mark Heinz	Downtown Developer
Russ Watkins	Downtown Business Development
Board Member - Absent	Board Membership
Kristina Wright	Downtown Resident Representative
Brian Pittman	Downtown Resident Representative
Ex-officio & Staff Members	Department / Organization
Peter Ahrens	Plans Review and Inspections
Crista Cuccaro	City of Knoxville Law Department
Rick Emmett	City of Knoxville
Chad Funk	Plans Review and Inspections
Applicants & General Public	Affiliation
Scott Falvey	Design Innovation Architects
Rick Dover	Dover Development, Inc.

The meeting was called to order by Chair Russ Watkins. It was established that there was a quorum. Mr. Watkins asked that Board members and ex-officio members introduce themselves.

Action: A Motion was made by Chad Boetger and seconded by Lorie Matthews to approve the April 19, 2017 Downtown Design Review Board Minutes. The Motion carried unanimously.

Certificates of Appropriateness:

Certificate No. 4-E-17-DT

530 S. Gay Street – Starbucks (Design Innovation Architects)
Pre-development meeting - N/A

Discussion: Mike Reynolds reviewed the submittal and staff recommendation. Scott Falvey was present and noted they are somewhat constrained regarding the signs based on the branding of the tenant and would prefer to get the signs approved as submitted. They do have some flexibility in limiting the amount of translucent portions of them verses opaque. Mr. Falvey noted they could fall back to the opaque background per the staff recommendation however, again, would prefer approval as submitted. Rick Dover asked for clarification regarding the signage as they were looking for consistency with previously approved, internally lit Hyatt Place signs. Mike Reynolds noted the Board has been fairly consistent with not approving internally lit wall signs with a fully transparent face, also noting that the guidelines do not support internal illumination. There was continued discussion surrounding the signs, their proposed size and how they should be lit. It was noted staff can approve externally lit signs.

Action: A motion was made by Chad Boetger and seconded by Mark Heinz to approve Certificate No. 4-E-17-DT as submitted and per staff recommendation subject to the following conditions: 1) the green portions of the signage, the Starbucks Coffee [wall sign] in addition to the 2 round blade signs, are to be opaque and that the white portions can be translucent to allow light to transmit through, and 2) OR, allowing all of the 3 proposed signs to be externally illuminated (which would require staff approval). The Motion carried unanimously.

Staff Report: Mike Reynolds reviewed the Level One Certificates approved since the last meeting.

- ***Certificate No. 4-F-17-DT***

408 S. Gay Street (Cruze Farm Ice Cream) – non-illuminated projecting sign that is less than 9 square feet and window signs that are less than 30% of the window area.

- ***Certificate No. 5-A-17-DT***

207 W. Summit Hill Dr. (OP Jenkins Furniture) – remove and replace metal cornice in-kind.

Other Business:

- There was no other business.

Tabled:

File No. 2-A-16-DT

100 N Central Street - Project: Lonesome Dove

Action: A Motion was made by Chad Boetger and seconded by Anne Wallace to adjourn the meeting. The Motion carried unanimously and the meeting was adjourned.