

MINUTES OF A MEETING OF THE MANCHESTER HISTORIC ZONING COMMISSION  
October 6, 2016

Call to Order

The regular meeting of the Historic Zoning Commission was called to order by Vice Chairman Evans Baird at 4:30 p.m. in the City Hall Boardroom with the following members in attendance: Ray Amos, Evans Baird, Pat Berges, Alderman Ryan French, Roger Guess, Terri Hudson, and Gary Trail. Scott van Velsor attended by phone. Guest Ellen Fletcher was also present.

Welcome New Commission Members

New commissioners John Mancini and Alderman Ryan French were gladly welcomed into the group.

Minutes

Minutes of the previous meeting were read and approved upon motion by Terri Hudson seconded by Gary Trail.

NEW BUSINESS

COA – DeVille Catering

It was reported that DeVille Catering's COA for a sign was approved by poll of the commission members in September.

COA – Savannah Room Salon

The Savannah Room Salon's door lettering was completed before they realized a COA was necessary. A photo of the door was submitted to commission members in advance of the meeting. Upon motion by Ray Amos seconded by John Mancini, the sign was approved.

COA – Health Nutt

Ray Amos, representing owners Ron and Sharon Holmes, presented a COA for approval of a new sign to be mounted on the building over the front door. After some deliberation, it was felt by the commission that the sign would have considerably more impact if the design could be revisited to fit better within the historic district and look more like a business name than a business card, perhaps softening the background to better match the building's paint color and using only the name, logo, and list of sales on the sign and putting the more practical details (phone number, e-mail address, etc.) on the door in lettering font similar to the design on the Savannah Room Salon's door. This COA was postponed for further consideration by the owners and if need be, a poll of commission members for approval before the next meeting in the interest of time.

COA – Chamber of Commerce

Russ Barrett of Barrett Construction Co. appeared before the commission to revisit the proposed restructuring of the Chamber of Commerce façade. He reported that a careful investigation of the current brickwork revealed that the brick is severely compromised and not salvageable.

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Considerable discussion ensued regarding what might be done to achieve the commission's hope of retaining at least the historic look of the building using modern materials.

Election of Officers

Vice Chairman Baird opened the floor for election of officers for the coming year, including chairman, vice chairman and secretary. Roger Guess, seconded by Scott van Velsor, nominated John Mancini as chairman, Evans Baird as vice chairman and Pat Berges as secretary. There was a tie vote broken by the vice chairman. Motion failed. Gary Trail, seconded by Pat Berges, then nominated Ray Amos as chairman, Evans Baird as vice chairman and Pat Berges secretary. Motion passed.

OLD BUSINESS

Downtown Revitalization Steering Committee

Roger Guess advised that the next step for the Steering Committee is an all-day workshop in Gallatin, TN to delineate the 4-point approach to the grant. Six members of the Steering Committee will be attending that. Several webinar training sessions will continue through the remainder of the year and actual implementation of the program will take place in 2017.

There will also be a Question and Answer presentation on the radio next week about the program.

HZC Notification of New Downtown Businesses

Secretary Berges will draft a notification for new downtown business owners to make them aware of the Historic Zoning guidelines. It was suggested that the Water Department would be the best place to distribute this handout.

Adjournment

There being no further business for discussion, the meeting was adjourned at 5:37 p.m.

Respectfully submitted,



Pat Berges, Secretary