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EDV Small Business Façade Program Committee
Meeting Minutes

August 7, 2017

Present: Committee members: Lillian Scott-Payne, Dean Grandin, Tim Johnson,
City staff: Kim King-Maysonet, Victoria Walker
Guests: Dr. Dinon Sun (Applicant and Property Owner), Mehari Neguisse
(Applicant), Mydung Pham (Applicant and Property Owner)
Manatee B room – 6th floor

Next meeting: August 30 @ 11am – Panther Conference Room

Committee Chair Dean Grandin opened the meeting at 11:02am with welcome and introductions.

Mr. Johnson made a motion to approve meeting minutes from June 12th. Lillian Scott-Payne seconded the motion. The minutes were approved unanimously.

Ms. King-Maysonet presented the application for 5730 Lake Underhill Road, LLC facade improvements to the property located at 5730-5808 Lake Underhill Road. The applicant had previously applied and been approved for the façade program. The approved improvements under that application included painting, new soffits and lighting and storefront replacement that involved windows, doors and aluminum framing.

The proposed façade improvements for the new application include landscaping and parking lot improvements.

Mr. Grandin inquired if the requirement of 3 proposed improvements is specifically addressed for previous applicants in the program guidelines. Ms. Walker indicated that it is not. However, the decision was made to bring the application forward to the committee for its recommendation. Mr. Grandin stated that the signs on the property could be improved; poles for both property signs are rusted and a panel is missing on one. He asked if a condition of approval could include repainting sign poles and replacing the missing sign panel with a blank one.

Ms. Scott-Payne stated that the application should still comply with the program requirement of 3 separate improvements to remain consistent with action/response by the committee to other applicants that have presented 2 improvements. Mr. Johnson agreed with Ms. Scott-Payne that the committee should require 3 improvements from the applicant in order to avoid exceptions to the guidelines.

Applicant advised stated he was willing to repaint the sign poles. Ms. Scott-Payne stated a preference to defer the application to allow the applicant the opportunity to provide estimates for a third improvement. Mr. Johnson agreed with Ms. Scott-Payne. Mr. Grandin asked the applicant if he would be willing to replace the missing panel sign. Applicant responded affirmatively.

Mr. Johnson made a motion to defer the application and allow the applicant to propose a third improvement. Applicant clarified the improvement as painting the sign poles and installation of a blank panel sign. Ms. Scott-Payne seconded the motion. Motion passed unanimously.

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Ms. King-Maysonet presented the application for Sunlife Grocery and Market, Inc. for facade improvements to the building/property located at 211 North Parramore Avenue. The proposed façade improvements include painting, new storefront windows and doors and parking lot improvements. It was also noted that the applicant is pursuing assistance through the Downtown Façade and Building Stabilization Program for roof and air conditioner replacement, replacement of a exterior roll up door and exterior lighting.

Mr. Grandin asked about the building signage and if the applicant intends to paint around the signs on the building. The applicant responded yes. Mr. Grandin also inquired if landscaping was included within the Appearance Review Board approval. Ms. King-Maysonet indicated that it was not included within the scope of approvals. Mr. Johnson inquired about the roll up door and its use. Mr. Grandin asked if the structure on the roof will be included within the painting; applicant stated no but that it can be painted. Mr. Grandin also inquired about other improvements including signage, if the applicant has intentions to replace the signage at this time. The applicant responded no. Mr. Grandin inquired if a tax preparation sign remains on the building; the applicant stated that it has been removed. Mr. Grandin stated that any new signage that is placed on the building requires a permit to insure that it is code compliant.

The applicant stated that new “No Trespass” signs had been placed on the building. Mr. Grandin inquired if these signs are necessary; the applicant stated yes. Discussion continued about location and placement of these signs.

Ms. Scott-Payne made a motion to approve the application for the total award amount of \$20,000. Mr. Johnson seconded the motion. Motion passed unanimously.

Ms. King-Maysonet presented the application for Mydung Pham for facade improvements to the building/property located at 777 Bennett Road. The proposed façade improvements include painting, window and door replacement, parking lot improvements, signage and landscaping and irrigation. It was also noted that the applicant was approved for a variance for landscaping buffers due to the limitations of the property.

Mr. Grandin asked if any of the committee members had questions about the application. There were none.

Mr. Johnson made a motion to approve the application for Mydung Pham. Ms. Scott-Payne seconded the motion. Motion passed unanimously.

Ms. King-Maysonet updated the committee members on an application for CPG Enterprises, Inc. that had been recommended for approval in November 2016; it has not yet received City Council approval. At the committee meeting, the members commented on window/door bars and inquired about their removal. The property owner was unwilling to remove them due to the inventory held by the business tenant. The property owner has since agreed to remove the bars to create a more pleasing look. The committee chose to include removal of the bars within the scope of work for the improvements that were previously approved. The committee requested estimates for that work be submitted and presented at the next meeting so that the previously approved total could be amended.

With no other business before the committee, the meeting was adjourned at 11:40am.