DOWNTOWN DESIGN REVIEW
Minutes of the May 12, 1998 Hearing
Page 1

A Downtown Design Review hearing was held at 2:00 p.m. on Tuesday, May 12, 1998 in Conference Room #57, 2621 Northgate Lane, Carson City, Nevada.

PRESENT: Rob Joiner, Hearing Examiner
Dennis Grider, Applicant's Representative
(DDR 05/12/99; Tape 1-000)

NOTE: A tape recording of these proceedings is on file in the Clerk-Recorder's Office and is available for review and inspection during regular business hours.

A. CALL TO ORDER (1-001) - Mr. Joiner called the meeting to order at 2:20 p.m.

B. MODIFICATION TO THE AGENDA (1-002) - None.

C. PUBLIC COMMENT (1-004) - None.

D. PUBLIC HEARING

1. DG-97/98-9 DISCUSSION AND POSSIBLE ACTION REGARDING A REQUEST FROM BENTLEY AND MONICA BROOKS, PROPERTY OWNER (VALLEY CREEK ENT., APPLICANT) TO INSTALL ONE, SINGLE-FACE, WALL-MOUNT, ELECTRIC SIGN; ONE, SINGLE-FACE, WALL-MOUNT, NON-ILLUMINATED SIGN; AND FOUR, SINGLE-FACE, WALL-MOUNT, NON-ILLUMINATED SIGNS ON PROPERTY LOCATED AT 900 N. CARSON ST., APN 1-188-04 (1-008) - Mr. Joiner noted that this request is reviewed in accordance with CCMC 18.10.010. He has reviewed the plans and advised he is familiar with the wall-mounted electric sign, measuring 4' x 12'. He expressed concern over the single-face, wall-mounted, non-illuminated sign, measuring 4' x 16', for the south elevation, as the building is not large enough to accommodate this sign, together with the other proposed signs and in addition to the free-standing sign. Discussion ensued with regard to the four single-face, wall-mounted, non-illuminated signs, their dimensions, background, and lettering; and the length of the east elevation of the building. Mr. Joiner advised that when he had spoken with Mr. Smith, the proposed south elevation sign had not been mentioned. He discussed with Mr. Smith, at that time, the philosophy and direction of downtown design review and provided materials regarding the same for Mr. Smith's review. Mr. Grider advised that Mr. Smith was "very emphatic" about including the south elevation sign. Discussion ensued with regard to signage criteria, the appeal process, reducing the dimensions of the south elevation sign, and relettering the free-standing sign to correspond with the east elevation sign. Mr. Joiner determined that in accordance with Chapter 18.10.010, specifically section 18.10.070, the subject structure is not fifty years of age or older. In accordance with Chapter 18.10.060, Mr. Joiner rendered a decision, as follows: Approved is a 4' x 12' sign on the mansard with electrical background, as well as four non-illuminated flat wall signs on the mansard, measuring 12" x 4'. Additionally approved is a change in the copy of the free-standing sign to match that of the 4' x 12' sign on the mansard in style and color. The request for a 4' x 16' sign on the south elevation is not approved. Mr. Joiner noted for the record that if there had been anyone present, other than those participating in the hearing, a ten-day appeal period would be applicable. However, since no one else participated in the hearing, the decision is final and the sign permit will be processed as soon as possible.

E. ADJOURNMENT (1-163) - Mr. Joiner adjourned the meeting at 2:35 p.m.

The Minutes of the May 12, 1999 Downtown Design Review hearing are so approved this _____ day of _____, 1999.

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ROB JOINER, Hearing Examiner