

**DOWNTOWN DESIGN REVIEW**  
**Minutes of the February 7, 2001 Meeting**  
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A Downtown Design Review hearing was scheduled for 10:00 a.m. on Wednesday, February 7, 2001 in the Building Department Conference Room, 2621 Northgate Lane, Suite 6, Carson City, Nevada.

**PRESENT:** Walter Sullivan, Community Development Director/Hearing Examiner  
Skip Canfield, Senior Planner  
Jed Block, Applicant  
Elizabeth Brogan, Applicant  
Kathleen King, Recording Secretary  
(DDR 02/07/01)

**NOTE:** Unless indicated otherwise, each item was introduced by Mr. Sullivan. 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. Sullivan called the hearing to order at 10:00 a.m. He introduced himself and Mr. Canfield.

**B. MODIFICATIONS TO THE AGENDA (1-003)** - None.

**C. APPROVAL OF MINUTES (1-004)** - None.

**D. PUBLIC COMMENT (1-005)** - None.

**E. PUBLIC HEARING - ACTION ITEMS**

**E-1. DG-00/01-7 A REQUEST FROM JED BLOCK AND BETTY BROGAN, APPLICANTS (FIRST NATIONAL BANK OF NEVADA TRUST, PROPERTY OWNER), TO REPLACE STORM WINDOWS AND STAIR RAILING ON PROPERTY LOCATED AT 202 NORTH CURRY STREET, APN 3-212-05 (1-006)** - Mr. Sullivan reviewed the application, and requested the applicants to provide information on the project. Ms. Brogan referred to the pictures included in the agenda materials and indicated the hand rails which had been replaced at the rear of the building. She explained that one of the storm windows had fallen out during a clean up project, and acknowledged that five windows at the back of the house had been replaced. She reviewed the window manufacturer's specifications also included in the agenda materials. Ms. Brogan further acknowledged that the swamp cooler depicted in the photographs has been removed.

In response to a question, Ms. Brogan advised that the sign in the front yard is temporary. Mr. Block described plans for the permanent sign, and indicated that it will be installed in the next two to three weeks. Mr. Sullivan advised the applicants of the requirement to submit a sign application, but indicated that the design could be approved at this hearing.

Mr. Sullivan made the following findings: that the proposed work will not alter, destroy, or adversely affect the resource; the proposed work will enhance the building and the area; will be compatible with the

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architectural style of the existing structure; will retain the essential elements which make the structure significant; will not affect the character of the district, but will enhance and improve the structure and meet district goals. Mr. Sullivan approved the sign design, and advised the applicants to complete a sign permit application.

Ms. Brogan indicated that no one had informed her of the requirement to submit the project for downtown design review prior to starting it. Mr. Sullivan advised that the Community Development Department has sent notices to historic district residents and property owners in the past. He suggested that this could be done in the downtown design district as well.

Mr. Sullivan further found that the structure is significant; however, no removal is contemplated. He indicated that there are no public space improvements, and approved the project subject to the work being done in compliance with any City codes and standards, and a sign permit being obtained for the permanent sign. He advised the applicants of the appeal process for the record.

Ms. Brogan pointed out the photograph of the siding which was replaced as a result of being damaged by vegetation. In addition, the coal chute on the side of the house has been sealed and will be stuccoed over to match the foundation.

**F. ADJOURNMENT (1-177) - Mr. Sullivan adjourned the meeting at 10:30 a.m.**

The Minutes of the February 7, 2001 Downtown Design Review hearing are so approved this \_\_\_\_\_ day of March, 2001.

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WALTER SULLIVAN, Hearing Examiner