

Village of Lancaster
Historic Preservation Commission
Municipal Building, Lancaster NY

MEETING MINUTES
June 13, 2018

I. Attendance/Call to Order

The meeting was called to order at 7:00 PM by Chair M. Meyer. M. Meyer led the HPC and audience in the Pledge of Allegiance.

Board Members

Campbell, S. (Vice Chair)	<u>X</u>
Eckert, E.	<u>X</u>
Keefe, J.	<u>X</u>
McNichol, S.	<u>exc.</u>
Meyer, M. (Chair)	<u>X</u>
Mikula, E.	<u>X</u>
Sweeney, T.	<u>X</u>

Code Enforcement Officer

Marshall, S.	<u>X</u>
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Secretary

Eckert, E.	<u>X</u>
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Roll call indicated that six (6) voting members were present and a quorum existed.

II. Public Hearings

a. 11 West Main St. – Joseph Marshall (Lilly Belle Meads) – Paint awning & signage on windows

Mr. Marshall and James Allein (CDC) were present at the meeting. The proposed project included painting the areas of the awning that had previously been pink and teal as well as his business's portion of the brown awning, black and some small window signage. S. Marshall noted that Mr. Marshall should discuss future expansion plans with Town Code Official Matt Fischione. J. Allein noted that in the future at this property the amount of signage per tenant will be evaluated and brought back to the HPC.

MOTION: T. Sweeney made a motion to approve the COA as presented. E. Mikula seconded the motion.

MOTION APPROVED: In a vote of six (6) ayes to zero (0) nays. T. Sweeney abstained from voting due to his future purchase of the property.

Justification: The painting of the awning as well as the small signage fits with the aesthetic of the Central Business District and local historic district.

b. 27 Central Ave. (Lancaster Smile Family Dentistry) – Andrew Warne (Ulrich Sign Co) – New signage

Mr. Warne was present at the meeting. He presented the proposed new signage for the business. The HPC discussed the graphics of the signage which was agreeable to the Commission. The signage that was

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proposed was internally lit. M. Meyer stated that the Commission will not approve internally lit signage in the Historic District. It would be preferred if the signage was lit from the front. There was no further discussion.

MOTION: M. Meyer moved to table the COA as presented. J. Keefe seconded the motion.

MOTION APPROVED: In a vote of six (6) ayes to zero (0) nays.

Justification: The lighting of the new signage does not fit with the aesthetic of the local historic district.

III. Approval of Meeting Minutes

a. *May 9, 2018 (Regular Meeting)*

MOTION: E. Mikula moved to approve the minutes as presented. Second by S. Campbell.

MOTION APPROVED: In a vote of six (6) ayes to zero (0) nays.

IV. Administrative Matters

a. Public comment on matters of interest

- i. J. Allein, Planning Board Chair, was present at the meeting. He expressed the need for continued communication between the Planning Board, Zoning Board and the Historic Preservation Commission.
- ii. T. Sweeney updated the Commission on a Downtown Revitalization Grant that is being pursued for future development in the Village of Lancaster.

b. New property issues

- i. 5539 Broadway (Lancaster Manor, formerly Symphony Manor) has a replacement sign from the one approved by the HPC.
- ii. 90 Central Ave (Vintage Grace Antiques) – S. Marshall is working to stop the “guerilla signage” throughout the village promoting the business

c. Ongoing property issues

- i. 5513 Broadway (Formerly Memory’s Restaurant) – *No update.*
- ii. 5622 Broadway – *No update.*
- iii. 25 Central Ave., Ste 1 – *Code. Enf. S. Marshall will be citing the property owner.*
- iv. 30 Central Ave. – *Code. Enf. S. Marshall will follow up.*
- v. 5500 Broadway (Peace Love Massage and Left Coast Design) – *Code. Enf. S. Marshall to follow up.*

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d. Communications/Reports

- i. The Legacy Cities Conference (Buffalo NY) will be held July 12-14, 2018. There is special CLG training available and scholarships for conference registration.

e. Treasurer's Report – *No report.*

V. Old Business:

a. Possible incentives within Local Historic District – *No update.*

b. Preservation Month (May) Event – *T. Sweeney hosted the HPC's event on Thursday May 31 at the newly renovated and restored 4 West Main Street.*

c. Signage Guidelines – *No update.*

VI. New Business

a. New HPC Alternate Member -

MOTION: M. Meyer moved to bring Michael Russ onto the HPC as an Alternate Commission Member. Second by T. Sweeney.

MOTION APPROVED: In a vote of six (6) ayes to zero (0) nays.

M. Meyer will notify the Village Board that the HPC has made a recommendation to bring M. Russ onto the HPC as an Alternate Commission Member.

b. MOTION: M. Meyer moved to reinstate James Allein as an ad hoc member of the HPC and liaison to the Planning Commission. Second by S. Campbell.

MOTION APPROVED: In a vote of six (6) ayes to zero (0) nays.

M. Meyer will notify the Village Board that the HPC has made a recommendation to reinstate James Allein as an ad hoc member of the HPC and liaison to the Planning Commission.

c. *Model Landmarks Preservation Local Law for New York State Municipalities* – The HPC members will review the updated model law and take notes before the September HPC meeting. The Village of Lancaster Historic section in the code has not been updated in some time.

VII. Next Meeting: July 11, 2018 @ 7:00pm

VIII. Adjourn

MOTION: E. Mikula moved to adjourn the meeting. Seconded by T. Sweeney .

MOTION APPROVED: In a vote of six (6) ayes to zero (0) nays.