

HISTORIC REVIEW COMMISSION MINUTES

FOR

THE TOWN OF DENTON

July 20, 2016

Historic Review Members:

Kathy Mackel*

Richard Peterson*

Keith Bobbick*

Teresa Goss*

James Adair*

*Those Present

**Excused

Visitors:

Shelly Towers

Vadim Stakeeff

Paul Hemus

Wanda Hill

Nicholas Tindall

Thomas E. Batchelor

Recording:

Donna Todd

PROCEEDINGS

1 The meeting was called to order by Chairperson Mackel, at 6:00 p.m., in the Denton
2 Town Conference Room, followed by the Pledge of Allegiance.

3 The minutes of the May 23, 2016, Historic and Architectural Review Commission
4 Meeting were approved as submitted.

5 Other Old Business #1 - None.

6 New Business #1 – Provident State Bank/Sign – Shelly Towers, Representative for
7 Provident State Bank, made the presentation for the replacement signage at 209 Franklin
8 Street.

9 Vice Chairperson Peterson motioned to approve the replacement signage per the
10 application for Provident State Bank located at 209 Franklin Street, replacing current logo
11 and letters with black formed letters.

12 Commissioner Goss seconded the motion. The motion passed unanimously.

13 New Business #2 – Caroline County Council of Arts/Murals – Nicholas Tindall
14 provided a brief summary of the proposed mural project in the Denton Arts and
15 Entertainment District. Mr. Tindall scouted the Arts and Entertainment District for
16 potential locations for murals. The Caroline County Board of Education has approved their
17 maintenance building located at 414 Gay Street for the mural site. Angela Visintainer,
18 Director of Economic Development, is contacting property owners of other potential sites
19 for permission to install the mural on their buildings. Murals may be attached to the façade
20 of the building or on a canvas that is attached to the building.

21 Commissioner Adair commented that painting on brick would potentially change
22 the integrity of the brick. For this reason, the mural should be placed on a canvas and
23 attached to a brick building to have a minimal impact to the brick structure.

1 Commissioner Goss's preference is to locate the mural on Market Street.

2 Vice Chairperson Peterson requested if there are other subject materials for the
3 murals.

4 Mr. Tindall responded that his artistic style includes floral materials because it adds
5 color, and floral designs are simple and effective.

6 Commissioner Goss motioned to approve the floral mural to be located on the
7 Caroline County Maintenance Building located at the corner of Gay Street and Fifth Street
8 (414 Gay Street).

9 Commissioner Bobbick seconded the motion. The motion passed unanimously.

10 New Business #3 – Town of Denton/Door – Mr. Batchelor requested to be moved
11 to the last item.

12 Chairperson Mackel moved to New Business #4.

13 New Business #4 – The Gunfather LLC/Sign Logo – Vadim Stakeeff, owner of The
14 Gunfather LLC, located at 225 Market Street, requested approval to add a logo to his
15 existing flat sign located on the front of the building.

16 Ken Motter, a local artist and downtown business owner, designed the proposed
17 logo.

18 Commissioner Goss is not in favor of the logo, and does not believe it fits within
19 the downtown Market Street area. Commissioner Goss stated she polled several residents
20 that were not in favor of the logo to be located in the downtown area.

21 Mr. Stakeeff also claimed to have polled several residents that were in favor of Mr.
22 Motter's design. This design is reflective of his gun business, and currently this logo is
23 pending approval for The Gunfather's trademark that will become the "brand" for the

1 business.

2 Mr. Adair commented the store is neighborhood friendly, and Mr. Stakeeff is
3 identifying his brand with this logo.

4 Chairperson Mackel commented that the Historic and Architectural Review
5 Commission is not a censor for brands and logos. If the logo conforms with the sign
6 regulations, it is acceptable.

7 Vice Chairperson Peterson commented that the logo is a representation of Mr.
8 Stakeeff's business, and asked if the logo could be visually softened.

9 Mr. Stakeeff responded all the shadows and markings would disappear because this
10 cannot be replicated with the metal material.

11 Commissioner Adair motioned to approve the logo for the Gunfather LLC to be
12 located at 225 Market Street based on the fact that it is art and should not be censored. The
13 sign conforms to the sign regulations and Historic and Architectural Guidelines.

14 Vice Chairperson Peterson seconded the motion. The motion passed 4:1.

15 Commissioner Goss voted Naye.

16 New Business #5 – Brian Rich/Chimney Removal – Wanda Hill made the
17 presentation on behalf of Brian Rich for the removal of two chimneys located at 609 Gay
18 Street and patch and shingle over the chimney areas.

19 Commissioner Goss motioned to approve the removal of the two chimneys for
20 property located at 609 Gay Street.

21 Commissioner Adair seconded the motion. The motion passed unanimously.

22 New Business #3 – Town of Denton/Door – Tom Batchelor and Paul Hemus made
23 the presentation on behalf of the Town of Denton for a replacement door on property

1 located at 313 Market Street. Mr. Hemus is the contractor that will install the security door.
2 The existing door frame will remain and a new door installed within the original frame.

3 Vice Chairperson Peterson motioned to accept the replacement door as presented
4 for the Town of Denton located at 313 Market Street.

5 Commissioner Goss seconded the motion. The motion passed unanimously.

6 New Business #6 - Other – None.

7 Staff Item #1 – Chesapeake Culinary Center – The Maryland Historic Trust has an
8 easement on the Chesapeake Culinary Center located at 512 Franklin Street. The signs
9 have been submitted to the Maryland Historic Trust for approval. The application includes
10 one directory sign on the Sixth Street side and one freestanding sign on Franklin Street.

11 Mr. Batchelor noted that Joann Redden has also filed an application to the Maryland
12 Historic Trust Easement Committee for a fence and accessory structure.

13 Staff Item #2 – Administrative Approvals – Mr. Batchelor discussed the proposed
14 administrative approval guidelines for the Commission. Mr. Batchelor is requesting
15 comments and recommendations to finalize this document. This document is draft-level,
16 and was created by combining Annapolis and Frederick’s administrative approval
17 guidelines. A final document will be submitted to the Commission for review and
18 consideration of approval at the next meeting.

19 Chairperson Mackel adjourned the meeting at 7:22 p.m.