



City of Clemson
PLANNING & CODES ADMINISTRATION

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BOARD OF ARCHITECTURAL REVIEW
October 7, 2014 – 6:00 P.M.
CITY COUNCIL CHAMBER

Members Present: Russ Hebert, Jane Brown, Gina McLellan, Davis Moorhead, Tom Henderson, and Curtis Arnold

Members Absent: Wayne Leftwich

Staff Present: Todd Steadman, Zoning and Codes Administrator and Beth Connor, Recording Secretary

1. **Call to order:** Chairman Russ Hebert called the meeting to order at 6:00 p.m.
2. **Adoption of Minutes:** Davis Moorhead moved the minutes for the July 1st meeting be accepted as presented. Tom Henderson seconded the motion. Minutes adopted unanimously.
3. **Action Items**

a. Building and Site Review:

- 1) **2014-AR-9:** Applicant Wayne Pittman is requesting review of a new sign installation for Wish (a clothing store) at 391 College Avenue.

Staff Report: Todd Steadman informed the Board that this request is for a replacement sign for a change of use at the former location of Entourage. As the store is located in a C zoning district it is the charge of the Board to approve the sign.

Mr. Steadman said that the Applicant has requested the approval of a pink sign with white letters and border or a white sign with pink lettering and border. Mr. Steadman suggested that the Applicant come to the meeting prepared with another suggestion.

Public Session Open:

Mr. Hebert asked if there was anyone that would like to speak at this time. No one responded.

Public Session Closed.

Applicant Report: Wayne Pittman, Image Sign said that Mr. Steadman had adequately presented the request and would be willing to answer questions that the Board may have.

Russ Hebert asked if the sign would be sandblasted. Mr. Pittman responded that it would be.

Mr. Hebert asked if the sign arm would be the same as the previous store had and Mr. Pittman said that it would be a little bit different.

Mr. Hebert asked for clarification that the sign finish would be satin, not glossy. Mr. Pittman said that it would be satin..

Tom Henderson said that as the sign is sandblasted and small in size that he felt the color would fit within the AR regulations.

Tom Henderson moved that the pink sign with white lettering be approved as presented. Davis Moorhead seconded the motion.

Gina McLellan asked for clarification of the location of the sign and position. Mr. Steadman responded that the sign would project from building on the side of the building.

Mr. Hebert stated that he would prefer the flat color rather than the glossy finish.

Curtis Arnold stated that he felt that there was too much pink with the pink sign with white lettering.

Ms. McLellan suggested approving the white sign with pink lettering with an outline around the letters. Mr. Pittman said that the letters were small and hard to outline.

Tom Henderson and Russ Hebert voted in favor of the motion.
Curtis Arnold, Jane Brown, Davis Moorhead and Gina McLellan opposed the motion.

Request denied.

Discussion followed about suggestions on how the sign might be changed so the Board could approve the request.

Jane Brown moved that the sign be a white background with pink lettering outlined in black with a black border with final approval given to Todd Steadman.

Gina McLellan seconded the motion.

Motion unanimously approved.

4. Staff Reports: Todd Steadman addressed the following:

a) Comprehensive Plan – Staff has completed 8 sections at this time. The intent is to have the plan completed by the end of next week and then will be brought before the Planning Commission.

b) Zoning Ordinance – The approved BAR guidelines (from the Ordinance) were distributed to the Board members. There are still some minor changes to the Ordinance which will be presented to the Planning Commission on Monday for their approval.

Russ Hebert pointed out that the November BAR meeting is scheduled for November 4th, which is Election Day. A suggestion was made that the meeting date be changed to the following Tuesday, November 11th. Staff said that we would look into the change and let the Board know.

Jane Brown also pointed out that the December BAR meeting is scheduled for December 2nd, which is the day of the Holiday Parade. It was suggested that the meeting be changed to Wednesday, December 3rd. Staff said that they would also look into this change.

Mr. Steadman talked about the Pacolet Milliken project informing the Board that there is a first meeting with the Design Team applicants in a couple weeks. Mr. Steadman gave a brief history of the project and the proposed Master Plan land use.

The first meeting with the Design Team should be scheduled in November or December with the public input meeting around the first of the year.

Davis Moorhead asked if the Dukes project was still in limbo. Mr. Steadman said that it was in the hands of the court at this time.

The Board asked about the status of the Assisted Living Center. Mr. Steadman responded that he understood that there was a problem with ownership of a piece of property and wasn't sure of the timeline.

5. Other Business - none

6. Adjourn – 6:30 p.m.

Respectfully submitted,

Beth Connor
Recording Secretary

Note: Proceedings of this meeting have been recorded on audio tape.