



# RECORD OF MINUTES

**CITY OF SAN ANGELO, TX  
DESIGN AND HISTORIC REVIEW COMMISSION  
10:00 a.m., THURSDAY, JUNE 15, 2017  
COUNCIL CHAMBERS – McNEASE CONVENTION CENTER  
501 RIO CONCHO DRIVE**

- PRESENT:** William Carter (Acting Chair), Terry Hucks, Sandra Morris, Henry Schmidt, Stephen McLaughlin
- ABSENT:** Ashley Young-Turner (Chair), David Mazur, Barbara Hesse (Historic Preservation Officer [HPO])
- STAFF:** Rebeca Guerra, AICP, LEED-AP, CPD – Planning Division Manager  
Jeff Fisher – Senior Planner  
Kristina Heredia – Staff Planner  
Dan Saluri – Deputy City Attorney  
Jack Downey – Building and Inspections Division

## **I. Call to order; Establishment of quorum**

*The meeting was called to order at 10:02 AM by Acting Chairperson Carter. A quorum of five (5) was present.*

## **II. Consent Agenda**

- a. Consideration and approval of the May 18, 2017, Design & Historic Review Commission (DHRC) meeting minutes.

*Commissioner Hucks made a Motion to APPROVE the May 18, 2017, DHRC minutes; Commissioner Morris seconded the Motion. The Motion passed unanimously, 5-0.*

## **III. Regular Agenda**

- a. **RCC17-06: A Sign Fanatic** – A request for approval, as required per Section 12.06.003(b)(1) of the River Corridor Development Ordinance, for the construction of a new 32-square foot freestanding lit pole sign measuring 20 feet in height, located at 1017 West Beauregard Avenue, being 0.257 acres in the Angelo Heights Addition.

Jeff Fisher, Senior Planner, introduced himself and provided a brief synopsis of the case. Mr. Fisher indicated the project's location, showed various perspectives of the surrounding area, and elaborated on details regarding the proposal. Mr. Fisher concluded his presentation with a recommendation of approval, subject to three conditions of approval, along with the basis for his recommendation. Acting Chair Carter asked that the conditions be read into the record. The first condition was that all proposed colors and materials shall be consistent with the renderings approved by the DHRC. The second condition was that the applicant shall obtain a Sign Permit as required from the Permits and Inspections Division, and the third condition was that the applicant ensure installation and continued use of LED light(s) inside the proposed sign, consistent with previous approvals. If the applicant ever decided to increase the light frequency in future from what was submitted, they would be required to provide a revised lighting detail to the Planning and Development Services Director for approval.

Mr. Stewart, a representative for The Sign Fanatic, was also the chief designer and manufacturer of the sign. He stated they were using outdoor heavyweight LED lights that are true white so they would look bright white, but not be brighter than any existing sign on the site.

***Commissioner Hucks made a Motion to APPROVE case number RCC17-06, subject to Staff's recommendations; Commissioner McLaughlin seconded the Motion. The Motion passed unanimously, 5-0.***

- b. RCC17-15: First Assembly of God /All About Signs** – A request for approval, as required per Section 12.06.003(b)(1) of the River Corridor Development Ordinance, for a new 190.84-square foot internally illuminated wall sign on the south elevation, located at 1442 Edmund Blvd, being 8.001 acres in the First Assembly of God Subdivision.

Kristina Heredia, Planner, introduced herself and provided a brief synopsis of the case. Ms. Heredia indicated the project's location, showed various perspectives of the surrounding area, and elaborated on details regarding the proposal. Ms. Heredia concluded her presentation with a recommendation of approval, subject to three conditions of approval, along with the basis for her recommendation. Commissioner Carter asked that the conditions be read into the record. The first condition is that the applicant shall obtain a Sign Permit as required from the Permits and Inspections Division. The second condition is that the sign colors,

materials, and location shall be consistent with the renderings approved by the DHRC, and the third condition is that lighting for the proposed sign shall utilize an LED light source and shall not spill over onto adjacent properties.

Kathleen Quanz with All About Signs was representing the project and indicated she was available for questions. Commissioner Carter asked to see the photos again and asked if the existing ground sign would be staying. Ms. Quanz answered that it would remain. She also added it would represent the new logo and add a building sign where none existed currently.

***Commissioner Hucks made a Motion to APPROVE case number RCC17-06, subject to Staff's recommendation; Commissioner Morris seconded the Motion. The Motion passed unanimously, 5-0.***

#### **IV. Director's Report**

Jon James, Planning & Development Services Director, stated that staff had been working on changes to the Zoning Ordinance in regards to River Corridor reviews and would be bringing an update soon. Also, staff had recently met with the state Historical Commission as a Certified Local Government for a four year review. Staff and the Historical Commission had also discussed changes to the ordinances and moving forward with historic properties and reviews. Rebeca Guerra, Planning Manager, stated that staff would be submitting an application to the Historical Commission and it would become part of an audit that they regularly go through. She also stated that there were some grant opportunities at that level to help with the River Corridor Master Development Plan update. These grants would allow funding to change the design guidelines to make them more relevant to San Angelo. Commissioner Carter asked if this would change the City employee structure. Mr. James replied it would not change staff, David Stallworth's open position had been recently filled. The new planner would start in July and the Department will be fully staffed. Staff would internally discuss who would be the designated Historic Preservation Officer. Mr. James informed the Commission that the State Historic Commission had developed some webinars which were short 30 minute training sessions, and in the future when there were light meetings, staff could include those for presentation. Commissioner Carter asked if the State Historical Commission reviewed or changed the Master Development Plan. Mr. James stated that they would review it and offer assistance to help redevelop the plan. Commissioner Carter stated that the Plan was older and asked if there was any information that stood out to staff as needing to be

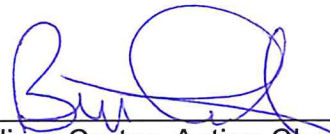
updated. Mr. James answered that there were some things that will need to be changed and that a simplification of the design guidelines to make them easier to understand was needed. He also indicated that the sign regulations in the River Corridor would need to be improved.

## V. Announcements

Acting Chairperson Carter indicated that the next regular meeting of the Design and Historic Review Commission was scheduled to begin on **Thursday, July 20, 2017, at 10:00 am** in Council Chambers (South Meeting Room) of the McNease Convention Center at 501 Rio Concho Drive.

## VI. Adjournment

Commissioner Huck made a Motion to adjourn the meeting; Commissioner Schmidt seconded the Motion. The Motion passed unanimously, 5-0. The meeting ended at 10:20 A.M.



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William Carter, Acting Chairperson  
Design & Historic Review Commission