

**Montpelier Design Review Committee**  
**February 28, 2012**  
**Memorial Room, City Hall**

*Subject to Review and Approval*

**Present:** Stephen Everett, Chair; James Duggan, Vice Chair; Eric Gilbertson, Kate Coffey, Jay White and Zachary Brock.  
Staff:

**Call to Order:**

The meeting was called to order by James Duggan, Vice Chair.

**I. 27 State Street – CB-I/DCD)**

Applicant: Flor Diaz Smith  
Design Review for a Sign.

Stephen Everett recused himself from voting on the application.

The applicant brought the old sign which had already been approved for 153 Elm Street last year. The sign already met all of the criteria on February 15, 2011.

Mr. White said to clarify that this is a relocation of a sign that has already been approved for the record. The application as proposed was approved on a vote of 5 to 0.

Steve Everett joined the meeting and resumed duties as Chair.

**II. 34 State Street (CB-I/DCD)**

Owner: Overlake Park, LLC  
Applicant: Timothy Azarian  
Design Review for Repainting Storefront

Tim Azarian said the sign is going to be hung on the inside and just going to say the name of the store. They are thinking about getting a neon sign that will just say the name of the business. The outside of the building is going to be red with a black trim and the trim will be on the door. The purple is on the inside and will also be changed. The red is a ruby red.

Mr. White said he would suggest for locations of the black is that the two vertical muntins in the window should be painted black.

Mr. Everett asked if he had tried any of the samples of the paint to see how it looked against the brick.

Mr. Azarian replied he wouldn't dare to paint anything on there before getting any approval from the Committee first. He hasn't done that yet. Right now it is white. It seems the red and brick are two colors that go together well.

Mr. White said he is concerned that the red is really bright for that much around the border and it could work if it was reversed and the door would be red and the frame around the other would be black. Therefore, anything inside the window would not have a color clash like with the red. It would make the whole storefront more attractive and the red would be an accent on the door and transom as opposed to the other way around. He would like to propose that as an alternative still using the same two colors he has proposed.

Mr. Duggan inquired what kind of finish would the paint be. Is this going to be a matte finish or a gloss?

Mr. Azarian replied he would like glossy enamel. Perhaps it could be a semi-gloss.

Mr. Gilbertson asked if he was going to paint the ceiling part underneath.

Mr. Azarian replied no.

Mr. White asked what kind of product would he have inside the display window.

Mr. Azarian replied just tables and chairs. The display case has been removed. This will be for food.

Mr. Gilbertson said if the paint reflects the architecture and design of what he is painting then it makes things look more finished rather than just painting everything all one color.

Mr. White said he thinks it would be good if the panels were a gray color

Mr. Azarian said if there are new proposals for the colors do they need another meeting.

Mr. White replied they could just agree on it with him tonight and amend the application as it is to reflect that agreement.

Mr. Azarian replied he is okay with reversing the black and red. They both work for him either way. They will paint the two panels a lighter shade of black or gray. They will keep the ceiling white.

Mr. White said if just did the casing in black and the space between the two doors and ceiling could be the same as it is now.

Mr. Everett said the paint scheme is amended so the black color will be applied to all trim around the windows and doors. The red color will be applied to the entrance door and the three-light window sash above the door. The recessed panels below the windows will range from gray color off-white to set off the ballast. The finish on all if will be a semi-gloss. The ceiling will remain the original off-white color.

The DRC reviewed the criteria and found the application as amended on a vote of 5 to 0.

**Review and Approval of January 24, 2012 Minutes:**

Upon a motion duly made by Mr. Duggan and Ms. Coffey the Minutes of the January 24, 2012 Design Review Committee were approved on a vote of 4 to 0. Mr. Gilbertson abstained because he wasn't present at the meeting.

**Adjournment:**

Upon a motion by Mr. Gilbertson and Mr. Duggan the meeting adjourned on a vote of 5 to 0.

Respectfully submitted,

Clancy DeSmet  
Planning & Zoning Administrator

Transcribed by: Joan Clack