

**City of Huron**  
**DESIGN REVIEW BOARD**  
**January 27, 2021 5:00P.M.**

The meeting was called to order by Chairman Gary Boyle at 5:00p.m. in the Council Chambers at Huron City Hall, 417 Main Street. Members in attendance Bob Howell and Jim Hartley. Staff in attendance: Assistant to the City Manager Mike Spafford, and Zoning Admin. Assistant Christine Gibboney.

**Approval of Minutes (11-18-20)**

Motion by Mr. Hartley to approve the minutes of 11-18-20 as printed and received. Motion seconded by Mr. Howell. All in favor, motion passed.

**New Business**

**1608 Sawmill Parkway (Ardagh Metal Beverage) Commercial Signage**

**Project Description from Summary:**

*Wall Signage-Drawing # SE-0101-1A: single face sign, internally illuminated with one set of channel letters and logo. The sign will be 6' tall by 22' wide for a total of 132sf. Section 1129.04 Appendix A of the signage code regulates a maximum wall sign area of 120sf. The proposed sign would require a size variance of 12sf (120sf allowed, 132sf proposed). Variance was approved by the BZA 1-11-21.*

*Wall Signage- Drawing #SE-0101-1B: single face signs, internally illuminated with one set of channel letters and logo. The signs will be 8' tall by 36' wide for a total of 288sf. Section 1129.04 Appendix A of the signage code regulates a maximum wall sign area of 120sf. The proposed sign would each require a size variance of 168sf (120sf allowed, 288sf proposed) Variance was approved by the BZA 1-11-21.*

*Ground Sign (Monument sign) Drawing# SE-0101-2A Single face sign, internally illuminated with LED's. Sign will be 7'-6" tall by 14'- 6" wide. Signage complies with Section 1129.05 (d) – Permanent Freestanding Ground Signs which requires: 100sq. ft. maximum area, 8' maximum height, 7' minimum setback from R-O-W. and a 30' minimum setback from the side lot line. The base and foundation area will be landscaped with plant material as presented, pursuant to 1129.05 (d) (4).*

*Ground Signs (Directional)- Drawing # SE-0101-3: two (2) aluminum panel overlays with vinyl copy and logo mounted to existing double face sign to be located at the entrance. The signs will be 3' tall by 4' wide for a total of 12sf. Section 1129.05 (d) specifies a max height for entrance/exit signs at 3' which the proposed signs meet, however, the code specifies a maximum area of 6sf. The proposed signs would each require a size variance of 6sf (6sf allowed, 12sf proposed). Variances were approved by the BZA 1-11-21*

*Ground Sign ("Property Of") Drawings# SE-0101-5- two (2) signs- Panel overlays to be mounted to existing double-faced signs. Signage complies with Section 1129.05 (d)*

Mr. Boyle reviewed the application details for the proposed commercial signage. In response to questions by the board, Mr. Matt Uhl of Reason Sign Company confirmed the channel letters on the wall signs are illuminated, the letters on the monument sign are also illuminated, and the remaining ground signage will be

overlay panels inserted into existing signage frames. He noted these are not illuminated.

**Motion by Mr. Howell to approve the various commercial signage as presented, Motion seconded by Mr. Hartley. Roll call on the motion:**

**Yeas: Howell, Boyle, Hartley (3)**

**Nays: None (0)**

**Abstain: (0)**

There being a majority in favor, motion passes, and the commercial signage approved as submitted.

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### **2344 University Drive (Firelands Scientific Dispensary) Commercial Signage**

#### **Project Description from Summary:**

*Sign #1: Wall Signage (South Elevation-B):*

37" x 65" with a display area of 16.7sq.ft. Internally illuminated with white LEDs. Signage complies with Section 1129.04 Appendix A which regulates a maximum wall sign area of 120sf.

*Sign #2: Wall Signage (West Elevation-A):*

44" x 283" with a display area of 56.5 sq. ft. Internally illuminated with white LEDs. Signage complies with Section 1129.04 Appendix A which regulates a maximum wall sign area of 120sf.

*Sign #3: Ground Signage (Monument Signage-C):*

86" x 48" with a display area of 28.67 sq. ft. Brick base and capstone to match building. \*Option to internally illuminate with LEDs. Signage complies with Section 1129.05 (d) – Permanent Freestanding Ground Signs which requires: 100sq. ft. maximum area, 8' maximum height, 7' minimum setback from R-O-W. and a 30' minimum setback from the side lot line. The base and foundation area will be landscaped with plant material pursuant to 1129.05 (d) (4) as presented.

Mr. Boyle reviewed the application for two wall signs and a monument sign for the Firelands Scientific Dispensary.

Nathan Glass of Brady Signs and Hank Rappaport of Firelands Scientific were in attendance. Mr. Glass explained the wall signage channel letters and logos are internally illuminated with LEDs and the monument sign, as designed, would be illuminated on the top portion., but many not be when completed. Mr. Rappaport explained that the Board of Pharmacy would have to approve of the moument sign and the illumination. The BZA referenced that they would consider the monument sign illuminated, as presented, when making their decision. A brief discussion on the colors of the wall and logo ensued.

**Motion by Mr. Hartley to approve the various commercial signage as presented, Motion seconded by Mr. Howell. Roll call on the motion:**

**Yeas: Howell, Boyle, Hartley (3)**

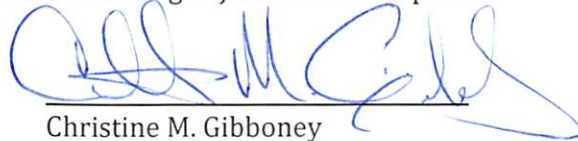
**Nays: None (0)**

**Abstain: (0)**

There being a majority in favor, motion passes, and the commercial signage approved as submitted.

A brief discussion ensued between members relative to scalability of signage in industrial areas and the proposed amendments to the transient rental code.

With no further business, Mr. Boyle declared the meeting adjourned at 5:07p.m.



Christine M. Gibboney  
Zoning Administrative Assistant

Adopted: 2/24/21