

**DOYLESTOWN BOROUGH  
HISTORIC & ARCHITECTURAL REVIEW BOARD  
MEETING MINUTES  
September 27, 2018**

The regular meeting of the Doylestown Borough Historic and Architectural Review Board was held at 7:30 PM on Thursday, September 27, 2018 in the Council Chambers, 57 W Court Street, Doylestown PA. Members of the Doylestown Borough Historic and Architectural Review Board in attendance were: Chairperson Kim Jacobsen, Vice Chairperson Amy Taylor-Popkin, Denise Blasdale, Walter Keppler, Marie Kovach, Andy Happ, and Karyn Hyland, Director of Building and Zoning.

**CALL TO ORDER:** Ms. Jacobsen called the meeting to order at 7:34 PM.

**MINUTES APPROVAL:** On a motion from Ms. Blasdale, seconded by Mr. Keppler, the August 2018 minutes were unanimously approved as submitted.

**SIGN APPLICATIONS:**

22 N. Main Street, Playa Bowls, business

Mr. Jim Dale appeared before the Board and requested approval for a 2-foot circular sign (to be hung from an existing bracket), as well as several vinyl window stickers. Responding to a question from Ms. Jacobsen, the applicant stated that the sign would be double-sided and made from a PVC-type material. Responding to a question from Ms. Taylor-Popkin, the applicant confirmed that there are two existing floodlights mounted on the bracket to illuminate the sign. On a motion from Ms. Blasdale, seconded by Mr. Happ, the Board voted unanimously to recommend a Certificate of Appropriateness for the sign application, subject to final approval from Borough Council.

31 W. Ashland Street, Ralph Mazer Esquire, business

Ms. Joan Mazer appeared before the Board and requested approval for a 24"x48" freestanding sign, featuring two placards. She stated that it would be made from a composite material and would not be illuminated; the street number would be placed on top. Responding to a question from Ms. Jacobsen, the applicant confirmed that the placards would be two separate panels. On a motion from Mr. Keppler, seconded by Mr. Happ, the Board voted unanimously to recommend a Certificate of Appropriateness for the sign application, subject to final approval from Borough Council.

**BUILDING/REPAIR APPLICATIONS:**

66 E. Oakland Avenue, Tony & Anita Trasatti, property owners

The applicants returned, along with their builder Brian Wolfgang, and stated that they had made all of the Board's requested changes. One additional change the applicants would request is the option to make the third floor Juliette balcony on the Pine Street side project out roughly three feet (similar to the front balcony) – currently it only extends out to the depth of the railing. Their engineer will have to determine if this is possible, however. After some discussion, Ms. Hyland confirmed that the digital copy of the applicants' submission is the most up-to-date version.

Mr. Wolfgang noted that they had extended the overhang all the way around to the Pine Street side, and made the windows more symmetrical to provide a better street view. Mr. Happ noted that the window grills would ideally be simulated divided light with the spacer bar on the outside, rather than having the brackets on the inside. The applicants agreed. The Board thanked the applicants for making the requested changes to their designs, stating that the building is greatly improved.

Responding to a question from Ms. Taylor-Popkin, Mr. Wolfgang stated that they could use smooth-finish HardiePlank siding. Responding to questions from the Board, Mr. Wolfgang stated that the K-gutters would be concealed and located in the rear of the building. Responding to a question from Ms. Taylor-Popkin, Mr. Wolfgang stated that they will likely paint the brick to match the stucco color on the rest of the first floor. He added that the standing seam metal roof will be black – the same color as the railings and windows. Responding to questions from the Board, the applicants stated that they were happy with the new design of the building.

Mr. Happ made a motion to recommend a Certificate of Appropriateness for the building application with the following clarifications: that the windows and doors have simulated divided lights with exterior grills; that the HardiePlank siding have a smooth finish; and that the roof be pitched slightly toward the rear to accommodate the aluminum K-gutters and downspouts at the rear of the building. Mr. Keppler seconded the motion, and it was unanimously approved subject to final approval from Borough Council.

**RENOVATION CONTINUANCE:**           None.

**NEW/OLD BUSINESS:**    Ms. Blasdale noted that there was a presentation on the planned expansion of the County Theater earlier that very evening; she passed out concept drawings to the Board for their perusal.

**ADJOURNMENT:**   There being no further business before the Board, on a motion from Ms. Blasdale, seconded by Ms. Jacobsen the meeting was adjourned at 7:56pm.

Respectfully Submitted,

Dirk A. Linthicum

Meeting Minutes Secretary