

The Borough of Phoenixville
Historical Architectural Review Board
August 18, 2008

Approved 10/20/08
(All in Favor)

1. Call to Order 5:35p.m.
2. Pledge of Allegiance
3. Roll Call
Present were: Brian Ayers, Joel Bartlett, Jennifer Faggioli & Brian Slater
Absent were: Brad DiCriscio (excused) and Dana Dugan (unexcused)
Also Present : Frank Tallarico
4. Approval of Minutes July 21, 2008
Approved unanimously
5. Guideline Discussion
None
6. Old Business
None
7. New Business
HARB 08-08
Bob Tomasso
2 North Main Street
Awning/Sign/Adaptive Reuse/Landscape Design

Bob Tomasso, Director of the Foundry project presenting. Mr. Tomasso gave a presentation discussing the plans and brief history of the Foundry Building. The project conforms to standards to receive Historical tax credits and the wants and needs of HARB. The western side will have an opening penetrating glass only, not the actual building for a kitchen exhaust. The signage along Main Street will consist of original Phoenix Steel. The roof of the pavilion will echo the roofline of the Foundry. The entire space excluding Schuylkill Valley Heritage Center will be used as a special event facility including corporate events, commercial events and weddings. Mr. Tomasso explained that they plan to do extensive landscaping as the landscaping that exists is not 'Bride-friendly'. It was then discussed that the Schuylkill Valley Heritage Center presently occupies about 1,500 sqft. The signs for Main Street were designed to attract people from Bridge Street down to the Foundry Building. Because of the angle and slope, the Foundry Building cannot be seen from Bridge & Main. Mr. Bartlett asked if the signs will meet zoning, Mr. Tallarico explained that they would. Mr. Bartlett asked how parking would be affected. Mr. Tomasso explained that plans for a future promenade along the water may be included and that parking could be added at that time. Ms. Faggioli asked how many spaces are there currently. Mr. Tomasso explained that there were currently 98 parking spaces and 3 for Bridge Street. Parking for 220-230 people would be provided assuming that most people would come to an evening

event with more than 1 person per car. Additional parking would be available in the lot directly across Main Street if necessary. For full events, the parking would be valet. Mr. Tomasso will work with Brian Watson and the Borough Parking Authority to coordinate parking in this lot if required. Mr. Bartlett asked if there would be any signage on Gay Street or under the Bridge. Mr. Slater commented that there were some spaces under the Bridge. Mr. Tomasso reiterated that there would be valet for full social events. PennDot has the right to close Taylor Alley if needed. Mr. Tallarico asked if there were any additional directional signs on the lot. Mr. Tomasso explained that the lot is directionally parked and there should be no problems.

Motion made to approve HARB 08-08 by Ms. Faggioli

Motion seconded by Mr. Slater

Motion passed unanimously

New Business

17 Main Street

Mr. Tallarico explained that work was being done on the front and side of 17 Main Street. This work was being done without the approval of HARB, and an application had not been submitted to HARB. The work being done is much needed. The permit was signed off on in the Codes Department without knowledge that this property was in the HARB district and needed HARB & Council approval. The current owner did not realize that he needed HARB & Council permission to proceed with the work. There have been several complaints over the years regarding deferred maintenance by neighbors and the Codes Department has been there on several occasions. Previous citations have been given to the past owners for deferred maintenance. The property is under new ownership. Ms. Faggioli commented that this has happened before where the owner did not know that they needed approval from HARB & Council to perform this type of work and asked how do owners become informed. Mr. Tallarico explained that the Codes staff has been informed that any permits that come in have to be cross referenced with HARB boundaries. The specific work on this property would include partial vinyl siding on the Prospect Alley side of the building. Repair the existing wood and re-stucco and repaint to the corner at the front and include the entire front of the building. These repairs would conform to existing stucco.

Motion made by Mr. Slater to approve exterior work including re-stucco to side and front of the building and to repair existing wood and repaint.

Motion seconded by Brian Ayers

Motion passed unanimously

Motion to adjourn made by Brian Slater at 6:03p.m.

Respectfully Submitted,

Jennifer Faggioli