



## *Historic & Architectural Review Board*

Meeting  
June 18, 2019 4:30 P.M.

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### I. Call to Order by Chairwoman Barbara Jones

### II. Roll Call by Miranda Waugaman, Administrative Assistant

**PRESENT:**

ASHLEY KERTES  
DONNIE ZAPPONE  
LYNN ARMBRUST  
AARON KULIK  
MARC SCURCI, SECRETARY  
LEE CALISTI, VICE-CHAIRMAN  
BARBARA JONES, CHAIRWOMAN

**ALSO PRESENT:**

LOU DEROSE, SOLICITOR

### III. Approval of May 14, 2019 Meeting Minutes

Board member Donnie Zappone **moved to approve** the May 14, 2019 meeting minutes. Secretary Marc Scurci **seconded** the motion. No further discussion. **All voted unanimously to approve the minutes.**

### IV. OLD BUSINESS

*104 East Pittsburgh Street*  
**Property Owner: Tim Fox**  
**Applicant: Tim Fox**  
**Project: Façade/Windows**

Tim Fox was present at the meeting to describe the proposed specifications that were discussed at the October 2018 HARB meeting for windows, post wraps and other façade changes. The entire front façade would be replaced and new square windows and trim would be added. The windows and trim are special order, so Mr. Fox was unable to obtain specific materials for the meeting. Photos from a website were shown to board members for reference. The windows will be vinyl with PVC wood trim. The columns will have 2 X 2 special order corner coverings that will be PVC fascia board covered with the PVC corner guards. The colors will match the original renderings presented and approved in October 2018.

Vice-Chairman Lee Calisti mentioned that he believes that the reason why Tim had to come back to the meeting after emailing specifications to the board a week earlier is because the board members were asked to take the specifications and imagine a final object, rather than see a sketch of how the final project would look. Mr. Calisti mentioned that Tim could have drawn up a sketch to show board members to help visualize the cut through to the jam of the window and see the trim around the window, as well as the columns. Mr. Fox stated that he was unable to get the materials as they are special order items. Lee commented that the board was not necessarily looking for a mock up, but instead a sketch to see the details and the assembled final product. Lee did not have an objection to what Tim plans on doing and didn't believe other members had objections either. Chairwoman Barbara Jones agreed with Lee. Ms. Jones mentioned that she feels the board understands more with the explanation Tim gave relating to the materials.

No further discussion or questions from board or audience members. Board member Lynn Armbrust **moved** to recommend approval of the project as presented. Board member Ashley Kertes **seconded** the motion. **All others voted unanimously to recommend approval.**

## V. NEW BUSINESS

### *715 Cleveland Street*

**Property Owner: Irwin Automation**

**Applicant: Smart Signs, LLC**

**Project: EMC Signage**

Joe Hill of *Smart Signs, LLC* was at the HARB meeting to present an Electronic Messaging Center (EMC) sign for *Irwin Automation* facing Route 30. Mr. Hill was unsure of why he needed to attend the meeting since this property is not in the Gateway, Historic or Downtown Districts. Per City Code §265-115 item C, all EMC proposals shall be submitted to the Planning and Development Department and shall be reviewed by HARB and approved by City Council. EMC signs are required to follow the illumination specifications set forth within the City Code.

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Mr. Hill mentioned that the sign would be static and would be limited to show images only when new employees are sought. The sign would not scroll.

No further discussion or questions from board or audience members. Board member Aaron Kulik **moved** to recommend approval of the project as presented. Board member Lynn Armbrust **seconded** the motion. **All others voted unanimously to recommend approval.**

*126 East Otterman Street*

**Property Owner: Girl Scouts of Western PA**

**Applicant: Ken Thornton**

**Project: New Windows**

Ken Thornton, a representative of the *Girl Scouts of Western Pennsylvania*, presented a sample double hung window that is proposed to replace all current windows of the building at 126 East Otterman Street. The current windows are failing, seals are broken and not energy efficient. The new vinyl double hung windows would be an Architectural Bronze color on the exterior which would match all of the fixed windows at the bottom of the structure. The fixed windows would remain. Window sizes would not change.

No further discussion or questions from board or audience members. Board member Donnie Zappone **moved** to recommend approval of the project as presented. Secretary Marc Scurci **seconded** the motion. **All others voted unanimously to recommend approval.**

*518 West Otterman Street*

**Property Owner: Jason Best**

**Applicant: Jason Best**

**Project: Façade**

Jason Best and Justin McCallister with *Premier Remodeling Solutions* showed photos of the current façade and mentioned that the old debris would be cleaned up and removed to create a smooth surface. The existing walls would be built out to allow for additional insulation. All framing would be covered with a house wrap for protection from the weather. Stone work will occur once the framing has been completed, with a veneer like stone in an Ash Grey color. Vice-Chairman Lee Calisti mentioned that normally this material would need to be permitted within the Downtown District or in this typed of urban setting, however, since this structure is in the Gateway District and the surrounding neighborhood allows for this particular look the board members agreed the stone material would be okay. There would also be a 29 Gauge vertical lapped metal siding in a Native Copper color with self-tapping screws. The metal comes from Union Corrugated with a 50 year warranty. Samples of the stone and metal were passed around to board members.

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Lee questioned the applicants if any other metal systems were considered other than exposed fasteners. Mr. McCallister mentioned that they have looked at other systems and that either metal they'd purchase would be the style of metal that was shown. He mentioned that a standing seam could be used. Mr. Calisti stated that the exposed fastener sheets that the applicants are proposing may not give them the look they are looking for due to the way they lap together and get anchored is going to look like an Agrarian building. A standing seam product would look much more tailored and refined. Mr. McCallister agreed that a standing seam would definitely be considered and shouldn't cost much more than the exposed fastener sheets.

Jason Best also noted that as shown in a sketch provided to the board of the new façade, there is a doorway leading to West Otterman Street that the architect wanted to cover up, however, Mr. Best would like to keep the door there. Jason also mentioned that they would like to place the address of the structure on the side facing West Otterman Street and understands that the addition would need to come through the City prior to work being completed.

No further discussion or questions from board or audience members. Vice-chairman Lee Calisti **moved** to recommend approval of the project as presented. Board member Lynn Armbrust **seconded** the motion. **All others voted unanimously to recommend approval.**

**Vice-Chairman Lee Calisti moved to adjourn the meeting.**

\*Meeting adjourned at 4:55 pm.\*