



MINUTES OF THE DESIGN REVIEW BOARD (DRB)

Wednesday, November 4, 2020
4:00 PM

Due to the declarations of a State of Emergency by the President of the United States, the Governor of Tennessee, and the Mayor of Memphis relating to the COVID-19 Pandemic, the DRB has determined that it is necessary that the meeting be conducted by electronic or other means of communication in order to protect the health, safety and welfare of the public, DMC staff, and DRB applicants. This meeting of the DRB was held via Zoom virtual meeting. Board members participated by phone with all materials made available to them as well as the public in advance. Procedures were in place to identify all participants on the call including members of the public and allow for questions and public comment.

Board Members Present: Joyce Selina Love, Roderick DeBerry, Deni Reilly, Mike Hammond, Brett Ragsdale, Colin McDoniel, and Michelle Ye

Board Members Absent:

DMC Staff Present: Jennifer Oswalt, Brett Roler, Christine Taylor, Penelope Huston, Penelope Springer, Katie Flynn, Abe Lueders, Erik Stevenson, Jaske Goff, and Debra Streeter

Guests: Steve Carter, Vonesha Mitchell, Jeanette Comans, Ron Hooks, Kyle Archer, James Stokes, Brad Schmiedicke, Patrick Reilly, Jerred Price, Tony Pellicciotti, Monica Pham, and a Member of the Public.

I-II. Call to Order & Approval of Minutes:

Joyce Selina Love called the meeting to order at 4:06 PM Christine Taylor called roll for board members, staff and guest. After quorum was confirmed, Chairman Love explained the meeting process and meeting protocols. Chairman Love called for approval of October 7, 2020 minutes. Deni Reilly made a motion to approve the minutes from the October 7, 2020 DRB meeting as submitted. Rod DeBerry seconded the motion, which after roll call passed unanimously.

III. Current Applications:

DRB #20-83 119 South Main Street – Blind Bear

Katie Flynn presented the DRB application for exterior renovation for property located at 119 South Main Street. The applicant plans to install a high-quality black and white striped awning to cover the existing patio. Applicant Jeanette Comans was available to answer questions from board members. Michelle Ye made the motion to approve the application as submitted, with the condition that applicant would return for administrative approval of the color of awning. Mike Hammond seconded the motion. Christine Taylor called roll for approval from each attending board member, the motion passed unanimously.

DRB #20-84 371 South Main Street

Katie Flynn presented the application for exterior renovation for property located at 371 South Main Street. The building exterior and site will be fully renovated. All doors and windows will be replaced with historically appropriate high quality construction; architectural lighting will be added along South Main and Talbot, brick will be cleaned and repaired, and ghost signage preserved; landscaped rear courtyard will include colored and stamped concrete, a new exterior stair, wrought iron fencing, landscape and irrigation; a concrete parking lot will be added, and the Talbot sidewalk will be replaced; an ADA compliant entrance will also be added on Talbot street. Applicant Brad Schmidicke was available to answer several board questions. After board discussion, Michelle Ye made the motion to approve the application as submitted, with the condition to return after Landmark’s approval regarding lighting. Mike Hammond seconded the motion. Christine Taylor called roll for approval from each attending board member, the motion passed unanimously.

DRB #20-85 40 North Cleveland – Viet Hoa Market

Abe Lueders presented the application for exterior renovation for property located at 40 North Cleveland. The proposed exterior renovations are concentrated on the building’s façade facing Cleveland St. The existing metal mansard roof will be removed from the façade, as well as from half of the building’s north side. The removal of the roof will uncover existing brick, which will be cleaned and painted. A new automatic glass door will be installed in the place of the existing doors. The entry will be framed by a new decorative timber structure modeled after a Vietnamese pagoda. Applicant Monica Pham was available to answer questions from board members. Deni Reilly made the motion to approve the application as submitted, Michelle Ye seconded the motion. Christine Taylor called roll for approval from each attending board member, the motion passed unanimously.

DRB #20-86 360 Metal Museum Drive - Marine Residence

Abe Lueders presented the application for lighting and public art for Marine Residence project. The submitted lighting package includes both functional and architectural lighting. The columns on the façade of the hospital building – the largest portion of property -- will be up-lit using ingrade LED lights. The hospital building’s façade will also be lit at the pedestrian level with vintage-style cast-aluminum LED fixtures. At the top of the hospital building, the columns of the iconic cupola structure will be lit with LED cylinder lights. The public art included in the application is a mural which is planned for the north side of property, on a retaining wall that faces Illinois Ave. The mural will be done in a collage style, and incorporates imagery related to Memphis and the Mississippi River, including Chickasaw patterns and symbols, catfish, Mark Twain, and the blues musician Muddy Waters. Rod DeBerry made the motion to approve the application as submitted, Colin McDaniel seconded the motion. Christine Taylor called roll for approval from each attending board member, the motion passed unanimously.

DRB #20-87 145 South Main Street – Majestic Grill

Abe Lueders presented the application for exterior renovation for property located at 145 South Main Street, Majestic Grill. The proposed exterior improvement is a permanent canopy that will enclose the restaurant’s existing outdoor dining area. The canopy will reach approximately 9 ft. in height, and will cover an area that is 75 ft. 4 in. long (north to south), and 13 ft. 9 in. deep. The

canopy will be supported by a mill-finish aluminum frame, and topped with a black-and-white striped fabric awning. The canopy is designed to work around the existing trees and light-poles on site. Applicant Patrick Reilly was present to answer any questions from board members. Mike Hammond made the motion to approve that the application as presented. Rod DeBerry seconded the motion. Christine Taylor called roll for approval from each attending board member, the motion passed. (NOTE: Deni Reilly recused herself from the vote)

IV. Adjournment

Seeing no further business, the meeting was adjourned.