



**Design Review Board (DRB)  
Staff Report**

**Exterior Renovation – Mural & Lighting Component**

Case # 20-25b: 202-206 G.E. Patterson Ave.  
Memphis, TN 38103

Applicant / Owner: Tom Gattas  
5000 Summer Ave.  
Memphis, TN 38122

Background: DRB review is required for this project because it received a South City Good Neighbor Grant at the August 19, 2020 CCDC meeting. DRB approved the designs for this project in September 2020 for exterior building repair, tuck-pointing/masonry, paint, new awnings, fencing, landscaping, window and storefront repair/replacement, exterior lighting, and sidewalk repair. The applicant is now applying for the mural component in conjunction with additional lighting fixtures located on the eastern façade.

The subject property is located on the north side of G.E. Patterson Ave., between S. 2<sup>nd</sup> St. and S. B.B. King St. The site contains a 5,550 square foot building divided into two (2) commercial spaces. The western bay is occupied by Renee’s Sandwich Shop and the eastern space is occupied by CrossFit Hit & Run. The building was built in 1903 and is located two (2) short blocks east of the South Main priority node.

Project Description: The changes funded by the South City Good Neighbor Grant are primarily focused on the southern and eastern facades. The entire building’s brick has been repaired with tuck-pointing/masonry and repainted with fresh blue paint. The southern and eastern façade windows and storefronts have been repaired and new metal awnings were installed above the storefront windows and entryways. Solar panel lighting was added to the awnings for additional exterior lighting. The sidewalks along G.E. Patterson Ave. and Hadden St. were repaired and new landscaping has been ordered. The concrete ramps at each entrance to the building are now painted red to add clear entrance designations. A new wooden fence has been built along the western boundary of the parking lot behind the building to screen parking from the adjacent vacant lot.

The applicant is proposing the addition of a mural/art component on the eastern façade with three additional exterior solar panel lights.

**Staff Report:**

The South City Good Neighbor Grant aims to strengthen the character of important places within the South City community through enhancing curb appeal and the pedestrian experience.

The changes to 202-206 G.E. Patterson Ave. have already enhanced to pedestrian experience along G.E. Patterson, linking the South Main neighborhood to the new activity across Danny Thomas, such as the new Wiseacre and Foote Homes Park. The addition of a mural, done by a local artist, continues to encourage creativity and meet the goals of our Downtown Design Guidelines.

**Staff Recommendation:**

**Staff recommends approval.**