

Non-Residential Design Review Committee
Meeting Minutes
June 13, 2008

The Bethany Beach Commercial Design Review Committee held a meeting on Friday, June 13, 2008 in the Town Meeting Room.

Members present: Tony McClenny, Chairman, who presided: Lew Killmer, James Weisgerber, John Hendrickson and John Eckrich.

Also present: Councilman Joseph Healy, Patricia Titus of the Coastal Point, Seville Pettit, administrative secretary and interested members of the public.

Call to Order

Mr. McClenny called the meeting to order at 2:07 p.m.

Approval of the Agenda

Mr. Killmer made a suggestion to modify the agenda to first review the application and plans submitted by St. Martha's Episcopal Church and then return to the other items on the agenda.

All were in favor.

New Business

Review, discuss and vote on an application and plans submitted by St. Martha's Episcopal Church, for property located at 117 Maplewood Street, Lots 13,15,17,19,21 and 23, Block 123, R-1 Zoning District, Bethany Beach, DE.

Mr. Eckrich introduced Mr. Bob Beers of the architectural firm of Beers and Hoffman who presented an overview of the proposed project.

The applicant is requesting permission to remodel both the interior and the exterior of the existing structure as well as to build several additions, which will be needed to accommodate the growing space requirements of St. Martha's Episcopal Church.

Ms. Sally of Land Design gave an overview of the plans for the stormwater management portion of the renovations for the property. The upgraded stormwater management will greatly improve the existing capability of the property to manage stormwater run-off.

The committee members asked the applicant and their representative an extensive list of questions to make sure that the submitted plans met or exceeded the requirements in the Design Guidelines. The committee members received satisfactory responses to all questions posed.

Mr. Hendrickson made a motion to approve the proposed plans with the restrictions/conditions:

- The siding and roofing material on the newly constructed/remodeled portion of the church shall be the same siding and roofing material used on the existing structure.
- All exterior lighting placed on the structure shall be down lighting preferably with timers.
- Any change to existing signage and/or the addition of any new signage shall be pre-approved by the DRC prior to installation.
- A landscape plan shall be prepared and approved by the DRC.
- Every attempt shall be made to dampen any noise that may emanate from any mechanical equipment that is placed adjacent to the residential properties that are located in the rear of the church.

The motion was seconded by Mr. Killmer and unanimously approved. An approval letter will be sent to the applicant, architect and the attorney Tempe Steen and must be signed and returned to Mr. Eckrich, the Building Inspector.

Approval of Minutes from May 9, 2008 Meeting

Mr. Killmer made some suggestions to the minutes such as, combining the minutes when there are two applicants and more information to the minutes to inform future readers.

The changes will be made to the minutes and approved at the next meeting.

Approval of Minutes from May 23, 2008 Meeting

Mr. Killmer made some suggestions to the minutes. The changes will be made to the minutes and approved at the next meeting.

Adjourn

Mr. Killmer made a motion to adjourn. The motion was seconded by Mr. Hendrickson and unanimously approved.

The meeting was adjourned at 2:30 p.m.

Respectfully Submitted,

Seville Pettit
Administrative Secretary