



East Pikeland Historical Architectural Review Board Meeting Minutes September 26, 2018

Attendees: Jim Garrison, Joanne Moser, Kehl Rothermel, Jon Gayl, Barbara Ray,
Molly Ruzicka

Not in Attendance: Bob Friebel, Kris Jommersbach

The meeting commenced at 7:10 pm.
The meeting agenda was presented to the members and the following issues were discussed:

Applications

- **2161 Kimberton Road** - The application to add a wraparound deck to a non-contributing one story residence on an interior lot was reviewed. The discussion centered on the impact of the work on the integrity of the historic district since the view of the resource is very limited from the public way (Kimberton Rd.). The majority ruling on no adverse impact cited the lack of visibility from the road as being the deciding factor, when a similar intervention on a visible non-contributing resource would require a different level of scrutiny. In response to the dissenting member, the Chair agreed to make inquiries at the county and state level for interpretations of visibility from private common easements (shared driveways or roads) and how that might affect a review.

Other Business

- **Signs and banners in the Historic District** - Several members had inquired as to whether the planters at the Station Bistro with the establishment name painted on them were indeed signs. On a similar topic, there was a question about the regulations for temporary banners in the district for cultural events. Noting that such banners have become a feature of many historic districts, perhaps they might become a special exception reviewed by the HARB and Zoning Hearing Board. The Zoning Officer provided a written opinion as requested which is attached to these minutes.
- The HARB respectfully requests that the Code Enforcement officer contacts the owners of Chrisman's Mill (Post Office) and Earthspeak to inquire about roof repairs or replacement before these two contributing resources are damaged by the weather.

The meeting was adjourned at 7:45 pm
The next meeting will be October 17th at 7:00 pm

Respectfully submitted,

James B. Garrison
Chairman, HARB

MEMORANDUM

TO: East Pikeland Historical Commission

FROM: Kisha Tyler, Zoning Officer

DATE: October 2, 2018

RE: Banners and Planter Boxes – Kimberton Village

In response to questions regarding the referenced topics, I offer the following:

Banners: A banner is classified as a portable sign, which is defined in §1903.4 of the Zoning Ordinance as any outdoor advertising display which is movable from one location to another and which is not attached to a fixed structure or does not have permanent supports embedded in the ground.

Special event signs are exempt from permit requirements but must still comply with all applicable standards of the ordinance. Reference §1901.14

*Special event temporary signs, including portable signs and banners, that identify a parade, festival, fund drive or similar occasion, where such signs are of general benefit to the Township or for public convenience, necessity, or welfare. **Special event temporary signs, shall be permitted for one (1) period of fourteen (14) days, and removed within two (2) days of the date or conclusion of the applicable event. Such signs may not exceed twelve (12) square feet in area and shall not be greater than eight (8) feet in height. No more than four (4) off-premises special event temporary directional signs may be placed within the Township by any one establishment, and no more than one (1) at any one (1) intersection. No such sign may be erected, placed, installed, or maintained without the written permission of the owner of the real property involved.***

Prohibited Signs:

- §1902.2 - Any banner sign or sign of any other type across a public street.
- §1902.5 - Notices, placards, bills, cards, posters, advertisements, or other signs mounted or placed in any fashion upon a lamppost, electric light, telephone or other utility pole, hydrant, planter box, trash receptacle or upon any pier or column located on or along the public roads of the Township, or any such signs mounted or placed in any fashion upon a rock, tree or any other natural feature.
- §1902.9 - Any sign erected within the right of way of any public or private street except those signs described in Section 1901.1.

Planter Boxes: The design standard of this landscape feature is not addressed in the Zoning Ordinance. §1902.5 prohibit signs from being mounted on planter boxes.



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The meeting commenced at 7:45 pm.
The meeting agenda was presented to the members and the following issues were discussed:

Old Business

- The August Meeting Minutes were reviewed and approved.
- Snyder’s Mill signage will be discussed at the October meeting.

New Business

- PennDOT is proposing to replace the Pigeon Run bridge on Merlin Road with a new higher and wider (28 feet) structure. The proposed bridge would have an adverse impact on 535 Merlin Road, a contributing resource in the Middle Pickering National Register Historic District. One of the key provisions of the district listing was that Merlin Road itself represented a typical Chester County secondary road lined with significant properties. Changing the road by enlarging this bridge would damage the integrity of the whole district. The Commission voted to ask the Township to oppose significant alterations to the bridge and roadway that would have an adverse effect on the District.

The meeting was adjourned at 7:55 pm
The next meeting will be October 17th at 7:00 pm

Respectfully submitted,

James B. Garrison
Chairman, HARB