



# CITY of MEDINA

## Historic Preservation Board

### Regular Meeting Minutes

#### August 14, 2025

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Meeting Date: August 14, 2025

Meeting Time: 5:00 PM

Present: Elizabeth Biggins-Ramer, Kevin Hutchinson, Matthew Strehle, Leslie Traves, Paul Wood, Andrew Dutton (Community Development Director), and Sarah Tome (Administrative Assistant)

Absent: Rebekah Knaggs, Patty Stahl

#### Approval of Minutes

Mr. Wood made a motion to approve the minutes from July 10, 2025 and August 4, 2025, as submitted.

The motion was seconded by Ms. Biggins-Ramer.

Vote:

Biggins-Ramer	<u>Y</u>	Hutchinson	<u>Y</u>
Traves	<u>Y</u>	Wood	<u>Y</u>
Approved	<u>4-0</u>		

The Court Reporter swore in all attendees.

#### Applications

1. H25-11 Lisa Reau 257 South Court Street & 226 South Elmwood Avenue CSP

Mr. Dutton stated that the proposed application was for signage for the site. Mr. Dutton stated that the east side of the hotel featured a small “Tribute Portfolio” sign by the door, an internally illuminated “Legacy” sign over the main doors, which would require a variance from the Board of Zoning Appeals, and an awning sign over the coffee shop.

Mr. Dutton noted that the south side of the building featured a vertical, 85 sq. ft. “The Legacy” sign and a “Privato” wall sign next to the entrance of the restaurant, both of which were backlit. He added that the Zoning Code did not specifically address backlit signs, but staff had made the determination that backlit signs were closer to internally illuminated signs and required a variance.

Mr. Dutton stated that the north side of the building contained a small “La Vista” projecting sign and a “Legacy” directional sign.

Mr. Dutton stated that the event center featured a “Locale at the Legacy” wall sign on the south side of the building and a backlit “LL” wall sign on the west side of the building. He noted that the “Locale at the Legacy” sign would require a variance, as the southern façade did not have a public entrance or face a public street. Mr. Dutton added that the east side of the event center would also have a “LL” sign, which would require a size variance.

Mr. Dutton stated that there was a freestanding “Locale at the Legacy” sign near South Elmwood Avenue and directional signs in the parking lot. He noted that a variance application was needed for the freestanding sign, as the historic district did not allow both ground and wall signs.

Mr. Dutton stated that staff recommended approval of application H25-11 for wall, awning, projecting, and ground signs, as presented. He stated that, though there were several signs proposed and variances were required, the signs were appropriate for the scale of the buildings and the mix of uses on the site.

Present for the case were Lisa Reau of Autonomy Capital, 3991 North Jefferson Street, and Bobby Johnston of AVID Architects, 3660 Embassy Parkway in Fairlawn.

Ms. Traves inquired as to the location of the freestanding “Locale at the Legacy” sign. It was established that the sign would be located near South Elmwood Avenue.

Mr. Johnstone stated that the scale and configuration of the site made wayfinding critical.

Ms. Biggins-Ramer inquired as to whether the LED lights would be blue or white in color. Mr. Johnstone stated that they would be a neutral white that matched city streetlights. There was a discussion as to lighting color and intensity. Mr. Johnston stated that staff would be able to control lighting levels.

Ms. Biggins-Ramer inquired as to the choice of aluminum for sign material. There was a discussion as to the sign material and color. Ms. Biggins-Ramer stated that she thought having the signs done in bronze would match the hotel’s accent color and the light fixtures.

There was further discussion as to the internally illuminated “Legacy” sign on the eastern façade. It was established that the sign would appear gold in the daylight and white at night.

After further discussion as to the proposed signage, Ms. Biggins-Ramer made a motion to approve the application as presented with the condition that the background material for the “Tribute Portfolio”, “La Vista”, “Legacy Main Entrance”, and four freestanding signs be provided to the Historic Preservation Board for their review.

Mr. Wood seconded the motion.

Vote:

Hutchinson	<u>Y</u>	Traves	<u>Y</u>
Wood	<u>Y</u>	Biggins-Ramer	<u>Y</u>
Approved	<u>4-0</u>		

2.      H25-12                      Dave Sterrett                      139 North Court Street                      CSP

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Mr. Dutton stated that the subject site was the Chamber of Commerce, located on the southwest corner of North Court Street and West Friendship Street. He noted that the applicant was proposing a 17.4 sq. ft. wall sign on the north side of the building, replacing the previous “House of Packard” sign. Mr. Dutton continued that the proposed sign would incorporate individual acrylic channel letters and would be Oxford Blue in color. Mr. Dutton stated that staff recommended approval of application H25-12 for a wall sign, as presented.

Ms. Biggins-Ramer made a motion to approve the sign as submitted.

Mr. Hutchinson seconded the motion.

Vote:

Traves	<u>Y</u>	Wood	<u>Y</u>
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Biggins-Ramer	<u>Y</u>	Hutchinson	<u>Y</u>
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Approved	<u>4-0</u>
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2.      H25-13                      Mark Klaus                      260 South Court Street                      COA

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Mr. Dutton stated that the south storefront served as the main entrance to Castle Noel and had received approval for a front door replacement at the Board’s July meeting. Mr. Dutton stated that the applicant had provided a proposed rendering for alterations to the south storefront. He noted that changes to the façade included the addition of a cornice, corbels, and a bulkhead beneath the windows. He added that the proposed color scheme included red, green, gold, and white.

It was established that the Polar Bear Club sign and storefront would be brought before the Board for review at a future meeting.

Present for the case was Mark Klaus, 260 South Court Street. Mr. Klaus stated that the main goal was to give the building a distinct identity as “the coolest Christmas place in the country”, as visitors currently did not recognize the business from the street. He noted that the building had undergone storefront changes, but still lacked a clear identity. Mr. Klaus explained that the renovation was needed to address water intrusion due to a deteriorated mortar joint above the storefront.

Mr. Klaus described his proposed storefront and presented the Board with material and color samples. He noted that the paint used for the façade would be a specialized non-fading paint originally developed for Disney, ensuring the storefront would not need frequent repainting.

After discussion, Ms. Biggins-Ramer made a motion to approve the southern storefront, with the architectural details and colors, as presented.

Mr. Wood seconded the motion.

Vote:

Traves	<u>Y</u>	Wood	<u>Y</u>
Biggins-Ramer	<u>Y</u>	Hutchinson	<u>Y</u>
Approved	<u>4-0</u>		

**Adjournment**

Having no further business, the meeting was adjourned.

Respectfully submitted,

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Sarah Tome

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Elizabeth Biggins-Ramer, Chairwoman