

NEXT REGULAR MEETING: WEDNESDAY, OCTOBER 20, 2004 at 6:00 P.M.

## MINUTES OF THE HISTORIC PRESERVATION COMMISSION

September 22, 2004

Chairman Al Zacccone called the meeting to order at 6:01 p.m., it having been duly noted that this meeting is being held in accordance with the Open Public Meetings Act, N.J.S.A. 10:4-6 et seq., notice of which was sent to The Record on the 29<sup>th</sup> day of December, 2003, and to the Star-Ledger on the 29<sup>th</sup> day of December, 2003. Roll call was taken. Commission members present were: Al Zacccone, Edward Arcari, Ed Holmberg, Terry McDonough and Robert Olson.

The minutes of the July 14, 2004, meeting were approved. There are no minutes for August as there was not a quorum.

**Correspondence and Notes:** *NOTE: ANY APPROVALS REMAIN SUBJECT TO THE APPLICANT SECURING CONSTRUCTION PERMITS FOR ALL WORK REVIEWED BY THIS COMMISSION. ALL APPROVALS FOR SIGNS ARE SUBJECT TO CONFORMANCE WITH ZONING ORDINANCE AND MUST BE APPROVED AS SUCH BY THE ZONING OFFICER.*

**Correspondence:** Christ Lutheran Church has inquired if it is in the historic district. A letter will be sent to Lurk Chue confirming that Christ Lutheran is not in the historic district.

**New Business:** Paradise Tanning, (178 Main Street formerly NYC Tanning), was represented by Brad and Cheryl Palent. The application fee of \$45.00 was submitted. The applicants are looking to replace the front door and their existing sign. They also would like to install gooseneck lights above the sign.

They have a problem with visibility of the sign due to the tree blocking the sign. They questioned if neon was allowed and were informed that no neon can be in the window and can only be installed at least two feet from the window. The application is to replace the sign with the new Paradise Tanning sign in the colors submitted with gooseneck lighting in white. The old rusted brackets need to be removed. As long as anything in the window is two feet back, it is not in the Historic Preservation guidelines. The aluminum sign with frame will be the same size as the existing sign. The face of the sign will be redone. The largest vinyl lettering will be 18" high x 30". The balance of the letters are 8" and the small tanning word is 2 ½" high. The door will be replaced in the same style and similar color.

A motion was made by Al Zacccone and seconded by Terry McDonough, to approve the application of Paradise Tanning for a new sign sized to match the existing on the outside of the building, which is mounted above the storefront in the location where the current NYC Tanning sign is currently located, the colors

are the colors which have been submitted, which will stay on file, the background of the panel, which is a stucco above the storefront will be painted white, any appurtenances, projecting from the building, such as metal brackets are removed, rust stains are removed prior to painting, that the approval includes three white gooseneck lights which will be mounted above the sign, there will be no exposed conduit for those gooseneck lights, the front door is going to be replaced with a new wood door and glass panel with a painted finish to match the existing and the air conditioning unit is going to stay in its current location of the door and that the condensate line is going to be solid tubing that runs down the side of the storefront and expels water at the sidewalk level rather than over the door, any additional signage that is going to be placed inside the building, is going to be placed at least two feet back from the glass storefront, approval is also given for lettering on the windows or on the door indicating the address (178) and store hours can also be posted. The lettering for the address can be 6" high. All were in favor of this motion.

**NOTES:** One of the members has been questioned about the neon lights that have been lit at High Spirits Liquors. This is not allowed and the Historic Commission has no control over it.

A letter will be sent to the Mayor and Board of Commissioners reminding them that the Commission still has not had a response to the study with improvements that have to be made along Main Street. The Commission is still awaiting the opportunity to meet with the Mayor and Commissioners to discuss what should be done.

The Commission has not heard any response with regard to Al Kessler's building. It is the Commission's understanding that an engineering report needs to be done.

There being no further business the meeting adjourned at 6:30 p.m.

Respectfully submitted,

Barbara DeLuca

cc: Carol Todd, Building Department  
Brad & Cheryl Palent