



*SYRACUSE  
LANDMARK  
PRESERVATION  
BOARD*

**Landmark Preservation Board  
Thursday, December 21, 2017**

Meeting Minutes

Common Council Chambers

**CALL TO ORDER**

Chairman Don Radke called the meeting to order at 8:30 a.m.

**ROLL CALL**

Members Present: Tom Cantwell, Cynthia Carter, Bob Haley, Dan Leary, Julia Marshall, Donald Radke, Jeff Romano, Lisa Tonzi

Members excused: Joe Saya

Staff: Kate Auwaerter

**APPROVAL OF MINUTES**

J. Marshall made a motion to approve the minutes of December 7, 2017 as submitted, which was seconded by D. Leary. The motion passed unanimously.

**OLD BUSINESS**

CA-17-25 320 Highland Avenue. The Board agreed to hold the application open.

**NEW BUSINESS**

*Local Protected Site Application*

LPS 17-2: Central Technical High School (701 S. Warren Street). K. Auwaerter presented a draft Local Protected Site application for Central Technical High School for the Board's review. She noted that the application was for exterior designation as well as the designation of the former Lincoln Auditorium. The application is submitted by representatives of the Class of 1966. Bob Gardino, who taught at the former high school, and Charles Johnson of the Class of 1966 were present at the meeting. B. Gardino discussed the significance of the building to the community and its future uses. C. Johnson spoke about his experiences as a student at the school and the importance of the building to him personally. The Board commended the applicants for the quality of the application. D. Leary suggested that they include information about or testimonials from graduates who went on to have noteworthy careers.

J. Marshall made a motion to move the application to a public hearing, which was seconded by C. Carter. The motion was approved unanimously. Given the holidays and the need to provide adequate notice, D. Radke recommended that the public hearing be held on January 18, 2018.

*Zoning Referrals*

Sign Waiver (AS-17-22): 212 Herald Place. Tom Hornstein (owner) presented the application for new signage on the east façade of the Herald Commons Building. He explained that the signage was for a new restaurant/bar, the entrance for which is located on the east side (parking lot side) of the building. The signage will consist of individual large, plastic maroon letters that will have a slight (1") profile. The sign will be illuminated by gooseneck light fixtures. K. Auwaerter explained that the waiver is necessary because the sign faces the parking lot and not onto the street. She noted that if the signage was located along the building's street frontage, the sign ordinance would allow one square foot of signage to one linear foot of street frontage. The Board discussed the application. It recommended approval of the proposed signage as submitted, but also recommended that the owner consider creating a consolidated signage plan for the entire building.

Sign Waiver (AS-17-23): 126-28 N Salina Street. K. Auwaerter presented the application for the installation of signage related to a new bank company moving into the ground floor of the building. The application calls for three internally lit wall signs: sign "A" located on the east façade of the building next to a canopied entrance; sign "B" located on the drive-thru canopy; and sign "C" located on the west façade, facing N. Salina Street. After discussion, the Board agreed to recommend approval of signs "A" and "C". The Board did not recommend approval of sign "B" (sign on the drive-thru canopy) because it found it to be excessive. The Board commented that the drive-thru would be brightly illuminated and feature directional and other signage making the additional bank signage unnecessary.

Special Permit (SP-05-14 M2): 435 N Salina Street. K. Auwaerter presented the application for new signage at 435 N. Salina Street. The application included the installation of a projecting sign on the front facade reusing existing hardware, a vinyl decal that covers the entire entrance door, and a small vinyl decal on the shop window. After review, the Board recommended approval of the projecting flag sign and window sign (decal) as submitted. However, it recommended against the door sign (decal). The Board noted that the door sign is opaque and entirely blocks the visible pathway into the building, which is inconsistent with the historic character of the building and historic commercial district. The Board suggested that the applicant consider removing all signage from the door and adding the Onondaga Community College logo (logo only without the blue background) underneath the "With Love Restaurant" decals on the window.

Building Permit (30166): 400 Burnet Avenue. Doug Morrison (Verizon) presented plans for the installation of new wireless antennas on the tower of the freight house associated with the NY Central Railroad complex. The project also includes the installation of other infrastructure, including a fenced-in equipment platform underneath the first-floor canopy, visible from Burnet Ave. K. Auwaerter provided a letter from SHPO indicating that it had reviewed the project and determined that it would have no adverse effect on the historic property. The Board concurred with SHPO, noting the building was a utilitarian structure and that the antennas are small and could be removed at a later date.

### **DISCUSSION**

Predevelopment discussion: 705-09 N Salina Street. John Elmer (owner) presented preliminary architectural drawings for the rehabilitation of his property at 705-09 N. Salina Street, which is located in the North Salina Street Historic District. He stated that he is planning to move into the upper story of the building and that the ground floor would be used as a community-oriented gathering space. The plans call for rebuilding the storefront, stripping paint off the brick, and window replacements throughout. J. Elmer shared images of the front façade and windows. He noted that he had tried to find historic images of the property at the OHA, but had been unsuccessful. The Board was complementary of the proposed project. However, it noted that the proposed vinyl windows were not appropriate for the historic district, including the windows on the rear of the property. K. Auwaerter explained that this project will come to the Board as a Project Site Review. D. Radke noted the items that the Board would want to see with the future application including materials list, color samples, signage plan, and window specifications.

### **ADJOURN**

The meeting was adjourned at 9:40 AM.