

MINUTES
DESIGN REVIEW BOARD MEETING
CITY OF DAVENPORT, IOWA
MONDAY, APRIL 22, 2024; 5:00 PM
CITY HALL | 226 WEST 4TH STREET | COUNCIL CHAMBERS

I. Call to Order

Present: Anderson, Tylka, Hoff, Stinocher, Rashid, Tebbitt
Excused: Martin, Cox
Staff: Werderitch

II. Secretary's Report

A. Consideration of the January 22, 2024 Meeting Minutes.

Motion by Tylka, second by Anderson, to approve the January 22, 2024 meeting minutes. Motion to approve was unanimous by voice vote (6-0).

III. Old Business

IV. New Business

A. Case DR24-03: Request for Design Review, C-D Downtown Zoning District; Installation of a wall sign at 206 East 5th Street. Delf's Pro Gym, petitioner. [Ward 3]

Staff presented the proposal to install new signage at the former 3E Electrical, Engineering, and Equipment Company building. Delf's Pro Gym is occupying a first-floor tenant space. The wall sign fits within the proportions of the opening on the masonry facade. The sign is approximately 45.5 square feet in area (13 feet in length by 3.5 feet in height). The fabricated aluminum channel letters will have a black acrylic face. In addition, the wall sign will be illuminated with white LED lights.

Staff recommended Case DR24-03 be approved in accordance with the submitted work write-up and materials.

Ryan and Hailey Delf were in attendance to answer questions.

Motion by Hoff, second by Anderson, to approve Case DR24-03 as submitted. Motion was approved by a roll call vote (6-0).

B. Case DR24-04: Request for Design Review, C-D Downtown Zoning District; Modify exterior building materials on Main Street Apartments at 128 West 3rd Street. Build to Suit, Inc., petitioner, on behalf of AOM, LLC. [Ward 3]

Staff provided a history of the project. The request is to revise exterior building materials from Nichiha panel, metal siding, and vinyl siding (interior courtyard elevation) to ALPOLIC metal composite panel and Hardi Board. New building elevations and material samples were presented for review. There are no changes to the footprint, height, roofline, or window openings.

Staff recommended approval of the exterior material changes proposed in Case DR24-04. Staff requested the Board provide additional feedback on the proposed colors, textures, patterns, and location of the material changes.

Joel Hasse, Build to Suit Inc., was in attendance to answer questions and explain the rationale for the material changes.

Board members discussed the proposed material changes. There was agreement the variations in texture and scoring fit the context of the downtown.

Motion by Tylka, second by Hoff, to approve Case DR24-04 as submitted. Motion was approved by a roll call vote (6-0).

V. General Discussion

VI. Public Comment

VII. Adjournment

The Chairperson adjourned the meeting at 5:23 pm.

VIII. Next Board Meeting: May 20, 2024