

MINUTES OF WESTBOROUGH DESIGN REVIEW BOARD

March 24, 2016

The Westborough Design Review Board held a regularly scheduled meeting in the Forbes Municipal Building, second floor, Suite 23. Members present for discussion were Debbie Schradieck, Charlie Diamond and Todd Alexander. Member Mike Hally, Dan Martin and Cindy DuBose were absent.

At 8:30 a.m. the Board met with Mr. Jay Cox for temporary vinyl signage at 71 East Main Street.

Mr. Jay Cox said he is here for a temporary sign "For Lease" in front of his office at 71 East Main Street. The sign will be mounted onto 4 x 4 pressure treated posts which later can come out. The sign will be mounted onto piece of plywood and then fixed to the 4 x 4 posts. He hopes to have it up only a couple of weeks. The temporary sign is made out of vinyl.

The Town Planner asked if the sign is going on something already in the field. If not, he needs specifications on this.

Mr. Cox said no. He is going to place the 4 x 4's in the ground to mount the sign to. He did however provide a drawing of the mounting of the sign.

The Design Review Board asked that when the sign be mounted on the plywood that the dimensions be the same as the temporary sign.

The Town Planner said when you come in for the permanent sign you will bring in the Application and Specifications.

Chairman Debbie Schradieck motioned to approve the temporary sign as submitted in the Application dated March 15, 2016. The sign will be mounted on 4 x 4 pressure treated wood placed in the ground. The sign will be mounted on a sheet of plywood fixed to the 4' x 4's. The Plywood shall be the same dimensions as the sign. The Plywood will be fixed to the 4' x 4's with concrete footings. The sign and plywood shall be 3' x 5'. The sign height shall not exceed 5 feet from the ground surface. The sign may be in place for 90 days from this approval. The Applicant may return to the Board if an extension is needed. The motion was seconded by Todd Alexander and unanimously voted.

At 8:40 a.m. the Board met with Mr. Marc Pillsbury from Northern Exposure Sign representing Mamas' & Divas' sign at 1300 Union Street, Bay State Commons.

Mr. Pillsbury said Mamas' & Divas' is a nail studio that will be opening up behind Cornerstone Dental in the Bay State Commons. They want to do dimensional lettering to the face of the building. He has brought a sample of the color to be used. They want to add a 1" thick cut PVC letters to a concrete band on the building face and then some letters on the brick studs mounted to the back of the letters. This will be mounted by drilling holes into the brick face and silicon adhesive and treaded studs. Several of the existing tenants have a similar style lettering (Boston

Sports Club, Cornerstone Dental, Stein Mart). The signage has a bottle of nail polish pouring on to the letters. This is their logo.

Chairman Debbie Schradieck said she is not a fan of placing signage on the bans on the building.

The Town Planner said the original concept for Bay State Commons was to create that ban for the signs. The building where Panara Bread is, the signage for the businesses is all on the sign ban.

Member Charlie Diamond noted with the name Mamas' & Divas' they have to have the nail polish bottle to tell what type of business they are.

The Town Planner asked how large the mounted nail polish brush is.

Mr. Pillsbury responded that the nail polish brush from end to end is probably 17 inches. It will show up nicely on the brick.

Chairman Debbie Schradieck motioned to approve the Application for Mamas' & Divas' signage as shown on the renderings dated March 24, 2016 and with materials and specifications and dimensions shown on the Application dated March 24, 2016. There shall be no lighting. The motion was seconded by Member Charlie Diamond and unanimously voted.

Sign lettering will be mounted by drilling holes in each letter and mounted into corresponding holes drilled in the building brick façade. The holes shall be sealed with silicone to lock lettering in place.

At 9:15 a.m. the Mr. John DeSousa, Sea Coast Consulting, LLC met with the Design Review Board to explain the renovation of the store front at Westborough Plaza (Plant Bazaar) located at 50 East Main Street.

Chairman Debbie Schradieck said that the proponent for 50 East Main Street has submitted a couple of paint samples for the former Plant Bazaar building and the Design Review Board just needs to pick one they like.

The Town Planner said at the last meeting we told them to provide us with samples to match the existing brick. He suggested that the Board make their approval subject to taking a swatch out to the site to compare the paint with the brick. Two Board members start and take a swatch and compare and bring the swatches back with your comments. If all agree, we will proceed.

The Design Review Board agreed that they would rather see the color a little darker than lighter than the existing brick.

Member Charlie Diamond motioned to approve the Paint color for 50 East Main Street (Plant Bazaar) identified as Sherwin Williams SW#2802 Rookwood Red. This color approved is subject to the field comparison and verification by Design Review Board members. Confirmation will be given to the Building Commissioner. The motion was seconded by Chairman Debbie Schradieck and unanimously voted.

Respectfully,

Sandy Spinella/Administrative Assistant

APPROVED:

Debbie Schradieck, Chairman

Cindy DuBose

Dan Martin

Todd Alexander

Charlie Diamond



TOWN OF WESTBOROUGH MASSACHUSETTS

OFFICE OF THE DESIGN REVIEW BOARD

Telephone: (508) 366-3055

Debbie Schradieck, Chairman

Forbes Municipal Building
45 West Main Street
Westborough, Ma. 01581

March 24, 2016

To: Tin Htway
Zoning Enforcement Officer

From: Jim Robbins, Town Planner

Re: 71 East Main Street
Temporary Sign

The Westborough Design Review Board held a meeting on March 24, 2016 and offers the following recommendation:

Approve the temporary sign as submitted in the Application dated March 15, 2016. The sign will be mounted on 4 x 4 pressure treated wood placed in the ground with concrete footings. The sign will be mounted on a sheet of plywood fixed to the 4' x 4's. The Plywood shall be the same dimensions as the sign. The sign and plywood shall be 3' x 5'. The sign height when installed shall not exceed 5 feet from the ground surface. The sign may be in place for 90 days from this approval. The Applicant may return to the Board if an extension is needed.

If you have any questions, please feel free to contact me at: 508-366-3055 Thank you.



TOWN OF WESTBOROUGH MASSACHUSETTS

OFFICE OF THE DESIGN REVIEW BOARD

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Debbie Schradieck, Chairman

Forbes Municipal Building
45 West Main Street
Westborough, Ma. 01581

March 24, 2016

To: Tin Htway
Zoning Enforcement Officer

From: Jim Robbins, Town Planner

Re: Mamas and Divas

The Westborough Design Review Board held a meeting on March 24, 2016 and offers the following recommendation:

Approve the Application for Mamas' & Divas' signage as shown on the renderings dated March 24, 2016 with materials and specifications and dimensions shown on the Application. There shall be no lighting.

If you have any questions, please feel free to contact me at: 508-366-3055 Thank you.



TOWN OF WESTBOROUGH MASSACHUSETTS

OFFICE OF THE DESIGN REVIEW BOARD

Telephone: (508) 366-3055

Debbie Schradieck, Chairman

Forbes Municipal Building
45 West Main Street
Westborough, Ma. 01581

March 24, 2016

To: Tin Htway
Zoning Enforcement Officer

From: Jim Robbins, Town Planner

Re: Westborough Plaza – 50 East Main Street (former Plant Bazaar)

The Westborough Design Review Board held a meeting on March 24, 2016 and offers the following recommendation:

Approve the Paint color for 50 East Main Street (Plant Bazaar) identified as Sherwin Williams SW#2802 Rookwood Red. This color approved is subject to the field comparison and verification by Design Review Board members. Confirmation will be given to the Building Commissioner.

If you have any questions, please feel free to contact me at: 508-366-3055 Thank you.