

**City of Lockhart  
Historical Preservation Commission  
September 2, 2020**

**MINUTES**

Members Present: John Lairsen, Ronda Reagan, Ray Ramsey, Christine Ohlendorf, Michel Royal (all in person)

Members Absent: Rick Thomson, Ron Faulstich

Staff Present: Yvette Aguado, Kevin Waller, Dan Gibson

Public Present: Amy Thomas, Anchor Signs (Applicant, Agenda Item (6)), remotely via WebEx

1. Call meeting to order. Chair Lairsen called the meeting to order at 5:32 p.m.

2. Citizen comments not related to an agenda item.

None.

3. Consider the minutes of the August 5, 2020 meeting.

*Commissioner Ramsey moved to approve the minutes as presented. Vice-Chair Reagan seconded, and the motion passed by a vote of 4-0.*

4. CFA-20-09. Consider a request by Maribel Gutierrez for approval of a Certificate for Alteration for window signage for the Barrio House business on Part of Lot 1, Block 17, Original Town of Lockhart, zoned CCB (Commercial Central Business District) and located at 207 East Market Street.

Commissioner Ohlendorf arrived at 5:34 pm.

Planning Staff Kevin Waller reported that the application is for a total of five already-installed window signs. The signage includes the company logo on the front door glass, with business hours beneath; a sign on the window panel to the right of the front door stating "Juices" in vertically-oriented lettering, with two drink-cup graphics beneath the lettering; a sign on the next window panel to the right stating "Smoothies", also in vertically-aligned lettering; a small sign on the right-most window panel advertising "Raw, Cold-Pressed Juices", with pineapple graphics surrounding; and a small sign, also on the right-most window panel, displaying a list of "Daily Specials", surrounded by pineapple images and the business logo. In addition, an approximately 48 square-foot wall sign is located above the business' awning, which by itself far exceeds the 7 percent wall area maximum in the CCB Zoning District. This sign is proposed to be removed by the applicant. Mr. Waller utilized a PowerPoint presentation and answered Commissioners' questions. Staff recommended approval with conditions that require a letter of Owner Authorization for the application, and that the wall sign above the awning be removed, the resulting bracket holes patched, and the patched areas painted to match the existing wall color, all prior to issuance of the sign permit.

*Commissioner Ramsey moved to approve CFA-20-09 with staff's recommended conditions. Commissioner Ohlendorf seconded, and the motion passed by a vote of 5-0.*

5. CFA-20-10. Consider a request by Daisy Lugo for approval of a Certificate for Alteration for wall and window signage for the El Patio business on Part of Lot 1, Block 17, Original Town of Lockhart, zoned CCB (Commercial Central Business District) and located at 207 "A" East Market Street.

Mr. Waller reported that the application is for three already-installed wall and window signs, which include a wall sign above the awning stating "El Patio" at the top and "Mangonadas-Rusas-Snow Cones-Fruit Cups" at the bottom, with palm trees and various fruit graphics surrounding the sign's text; a Blue Bell<sup>®</sup> ice cream cone cutout sign in the center of the building, beneath the awning; and an LED "Open" sign in the left-most window panel. Waller utilized a PowerPoint presentation and answered Commissioners' questions. Staff recommended approval with a condition that requires a Letter of Owner Authorization be submitted for the application, prior to issuance of the sign permit.

*Chair Lairsen moved to approve CFA-20-10 with staff's recommended condition. Commissioner Ramsey seconded, and the motion passed by a vote of 5-0.*

6. CFA-20-11. Consider a request by Laura Salwen for approval of a Certificate for Alteration for window signage for the World Finance business on Part of Lot 3, Block 17, Original Town of Lockhart, zoned CCB (Commercial Central Business District) and located at 100 South Commerce Street.

Mr. Waller reported that the applicant proposes new signs on the window glass of both the front door entry on the South Commerce Street building façade and the side door on the East San Antonio Street façade. The signage incorporates the company's new logo and business name font, to be featured on the front door entry along with the phone number and website. The side-door sign along East San Antonio Street will feature only the company logo and business name. The applicant also proposes to replace the large sign above the awning and hanging sign beneath the awning with the new logo and business name font, which will be placed within existing sign frames and consequently are exempt from the requirements for a Certificate for Alteration and Sign Permit. Waller utilized a PowerPoint presentation and answered Commissioners' questions. Staff recommended approval.

Amy Thomas of Anchor Signs, business colleague of applicant Laura Salwen, participated remotely via WebEx to address Commissioners' questions.

*Commissioner Ramsey moved to approve CFA-20-11 as presented. Commissioner Ohlendorf seconded, and the motion passed by a vote of 5-0.*

7. Discuss the date and agenda of the next meeting, including Commission requests for agenda items.

Mr. Waller stated that there will likely be at least one agenda item for the September 16 meeting.

8. Adjournment.

*Vice-Chair Reagan moved to adjourn the meeting, and Commissioner Ramsey seconded. The motion passed by a vote of 5-0, and the meeting adjourned at 6:03 p.m.*

Approved: 9/16/2020  
(date)

  
Yvette Aguado, Recording Secretary

  
John Lairsen, Chair