

Minutes
Architectural Review Board
May 15, 2019 at 7:00 p.m.

The regular meeting of the Wellington Architectural Review Board was held on May 15, 2019 at 7:00 p.m. at the Village Hall, 12300 Forest Hill Boulevard, Wellington, Florida 33414.

I. CALL TO ORDER/ROLL CALL

Ron Shamash called the meeting to order at 7:00 p.m.

Members Present: Ron Shamash, Stacy Somers, William Klein, Miguel Alonso and Thomas Wenham.

Members Absent: Ryan Mishkin and Roger Grave de Peralta (excused)

Staff Present: Kelly Ferraiolo, Senior Planner; Damian Newell, Senior Planner and Branden Miller, Planner.

II. REMARKS BY CHAIRMAN

III. PLEDGE OF ALLEGIANCE

IV. APPROVAL OF MINUTES

ARB-178 March 28, 2019 Architectural Review Board Meeting Minutes

A motion was made by Thomas Wenham, seconded by William Klein, to approve the March 28, 2019 Architectural Review Board Meeting Minutes. The motion passed unanimously (5-0). Roger Grave de Peralta and Ryan Mishkin had excused absences.

ARB-179 April 17, 2019 Architectural Review Board Meeting Minutes

A motion was made by Thomas Wenham, seconded by William Klein, to approve the April 17, 2019 Architectural Review Board Meeting Minutes. The motion passed unanimously (5-0). Roger Grave de Peralta and Ryan Mishkin had excused absences.

V. ADDITIONS & DELETIONS

Staff requested the White Vinyl Fence discussion be postponed to the next meeting as there was not a full board present.

A motion was made by Thomas Wenham, seconded by William Klein, to remove the White Vinyl Fence discussion from the agenda. The motion passed unanimously (5-0). Roger Grave de Peralta and Ryan Mishkin had excused absences.

VI. SWEARING IN OF WITNESSES

Mr. Shamash swore in all those who would testify before the Board.

VII. NEW BUSINESS

ARB-180 19-038 (ARB 19-09) Christ Community Church (F.K.A. Temple B’Nai Jacob) Building Elevations, Exterior Colors, Materials, Site Amenities and Signage

EX-PARTE DISCUSSION –Mr. Klein stated a representative spoke with some of the Isles of Wellington residents.

Damian Newell, Senior Planner presented the request for approval of the building elevations, exterior colors, material, site amenities and signage for the proposed place of worship. Mr. Newell gave a history of the parcel. Mr. Newell reviewed the requests with the Board. Staff recommends approval with the conditions listed in the staff report. Staff would like to enter this petition into the record.

Bob Kuoppala, architect for the project was in attendance to answer any questions.

Mr. Klein inquired on any technical deviations being requested. Mr. Newell replied that no technical deviations were required.

A motion was made by Thomas Wenham, seconded by Stacy Somers, to approve Petition 19-038 (ARB 19-09) Christ Community Church (FKA Temple B’Nai Jacob) Building Elevations, Exterior Colors, Materials, Site Amenities and Signage subject to staff recommendations. The motion passed unanimously (5-0). Roger Grave de Peralta and Ryan Mishkin had excused absences.

ARB-181 ARB 19-046 (ARB 19-010) Urban Air Adventure Park at Wellington Green MUPD C Signage with Technical Deviations, Modification to ARB Color Board and Exterior Colors

EX-PARTE DISCUSSION-Mr. Wenham, Mr. Shamash and Stacy Somers drove by the site.

Branden Miller, Planner presented the request for approval of a primary wall sign that exceeds the maximum allowable height, modification to the ARB approved color chart to add Knockout Orange for exterior colors. Mr. Miller reviewed the criteria for the signage and the requirements upon approving a new color is effective Village-wide. Staff recommends approval for the signage, exterior colors with the conditions listed in the staff report and denial of the Knockout Orange color.

Mr. Shamash opened for public comments.

Denise Williams, with Art Sign Company is requesting the signage approval due to the nature of the design of the sign. Ms. Williams reviewed the options presented to the Board and requested any consideration from the Board on the color paint.

Saleem Fernandez, one of the owners of Urban Air Adventure Park, advised the Board their intention was not to go against the Village’s code. Mr. Fernandez explained how the

coloring was selected for his business. Mr. Fernandez apologized to the Board for changing the color before receiving the approval.

Mr. Shamash inquired on the sign heights. Mr. Miller stated it is very similar to what the previous tenant's sign had. Mr. Shamash stated the orange color did bring it out. Mr. Newell advised the Board if the Knockout Orange was approved, the color would be approved for everyone in the Village to use that color. The grey is an approved color. A discussion on the approved ARB color and the approval process.

Mr. Fernandez advised the Board the difficulty of people finding the store and the orange border does stand out. Mr. Wenham stated it did stand out but he does not like the orange. Mr. Wenham would approve the flower pot color. Mr. Fernandez inquired on window signage. Mr. Newell advised some signage on the windows is allowed and recommended the applicant provide it to staff to review before installing. The Board and applicant discussed various options for the exterior colors. Mr. Newell pointed out to the Board that the Board has to have a vote of four on the colors, otherwise the applicant can resubmit.

A motion was made by Stacy Somers, seconded by Miguel Alonso, to approve Petition 19-046 (ARB 19-010) Urban Air Adventure Park at Wellington Green MUPD Signage with Technical Deviations and Exterior Colors with the following conditions: 1) Signage is approved per staff recommendations and 2) the exterior elevations shall follow option 2 and shall use the color Flower Pot that is on the ARB Color Board instead of the Knockout Orange that is shown. The applicant will also provide staff revised color elevations to show the Gauntlet Gray on the outside of the two arches and the white on the inside of the arches (opposite to what is shown in Option 2). The applicant will also provide staff two options (shown in Gauntlet Gray and White) for the moldings on the archways. Staff will determine which option will look better. The Board included in their motion to deny the request to add Knockout Orange to the ARB Approved Color Board. The motion passed unanimously (5-0). Roger Grave de Peralta and Ryan Mishkin had excused absences.

VIII. OLD BUSINESS

ARB-174 White Vinyl Fences Discussion

This item was postponed.

IX. COMMENTS FROM THE PUBLIC

None

X. COMMENTS FROM THE STAFF

The Board previously approved The Window Guys of Florida sign with technical deviations. The sign was conditioned that the "of Florida" portion of the sign was to be no higher than 7 inches. The applicant has reduced the height of the sign, reduced the sign

area, and is within the maximum length, but would like the "of Florida" to be the same height as the rest of the copy. Staff showed the Board the picture of the proposed sign.

A motion was made by Thomas Wenham, seconded by Stacy Somers, to allow the previously approved The Window Guys of Florida signage to be a single height. The motion passed unanimously (5-0). Roger Grave de Peralta and Ryan Mishkin had excused absences.

XI. COMMENTS FROM THE BOARD

XII. ADJOURN

Meeting adjourned at 8:00 pm.

Ron Shamash, Chairman

Date