



DESIGN REVIEW BOARD

OFFICIAL MINUTES

FEBRUARY 21, 2025

ALPHARETTA CITY HALL
COUNCIL CHAMBERS
2 PARK PLAZA
9:00 AM

1. MEETING ANNOUNCEMENTS

Today's Design Review Board meeting will commence at 8:30 a.m. and a break is scheduled at 12:00

p.m. The meeting will resume at 12:30 p.m.

2. WORK SESSION ITEMS

3. CALL TO ORDER

Chair Kramer called the meeting to order at 9:00 a.m.

4. ROLL CALL

- Design Review Board Members present:
 - o Richard Kramer (Chairman)
 - o Frank Schwing (Vice Chairman)
 - o Pat Corkill
 - o Holly Palmer
 - o Richard Owens
 - o Erik Rowen
 - o Jennifer Sprayberry
- Staff Present:
 - o Bret Schroeder, Code Enforcement Manager
 - o Elle Taylor, Planning + Zoning Coordinator
 - o Joel Carnow, GIS Specialist/Special Projects Planner

5. PLEDGE TO THE FLAG

6. ITEMS FROM STAFF

7. ITEMS FROM BOARD MEMBERS

1. DRB Meeting Minutes of January 17, 2025

❖ Board Member Rowen offered a motion to approve.

• Vice-Chair Corkill seconded the motion.

• Motion carried (7-0).

8. PUBLIC HEARING

1. DRB250006 Egg Harbor 5966 North Point Pkwy

Applicant presented consideration of exterior elevations and materials (awning).

- Presented Material Samples for Awning.
- Metal Canopy has been there since 2021.
- Metal Frame with fabric color.

There was discussion on storage debris behind the building.

There was no public comment.

- ❖ Vice-Chair Schwing offered a motion to approve the patio cover as presented with the condition that the Landlord clean up the stored debris behind the building.
 - Board Member Corkill seconded the motion.
 - Motion carried (7-0).

2. DRB250004 401 Professional Bldg 401 South Main St

Applicant presented consideration of new signage.

Brick matches current buildings.
Significant change to Landscape Plan.
Beige Background.

There was discussion of Utility Pole.

There was no public comment.

- ❖ Vice-Chair Schwing offered a motion to approve the sign as submitted with the condition that the Applicant submit a color sample of the background color on the sign to Staff for final approval.
 - Board Member Palmer seconded the motion.
 - Motion carried (7-0).
- ❖ Board Member Owens offered a motion to approve the Black and White drawing of the proposed planting that is dated August 12, 2024.
 - Board Member Sprayberry seconded the motion.
 - Motion carried (7-0).

3. DRB250007 HC Commons LLC 735 North Main St

Applicant presented consideration of new signage.

- Existing Monument Sign location.
- Difficult to see from the road.
- Proposed Location & Design.
- Adding plantings at the bottom of sign.

There was discussion from the Board:

- Lighting.
- Sign will be above the railing.

There was no public comment.

❖ Vice-Chair Schwing offered a motion to approve sign as presented with the following conditions: applicant will enlarge the base with a stone cap, final dimensions to be approved by Staff, instead of the gooseneck lighting, applicant will install up and down LED strip lighting and low evergreen landscaping will be installed at the base with final approval by Staff.

- Board Member Corkill seconded the motion.
- Motion carried (7-0).

Chair Kramer called a recess at 9:42 a.m.

Chair Kramer reconvened the meeting at 9:47 a.m.

4. DRB240048 296 & 304 Thompson St - Kingsley

Applicant presented consideration of residential construction.

There was no public comment.

After discussion of:

- Site Plan.
- Lot 1 four sides brick and stone on bottom.
- Material Samples.
- DRB would like paint on building to be more off white.
- DRB would like Chimney to have stone all the way up.
- DRB did not like third story parapet, looks applied, fake.
- Raise parapet higher, remove second parapet feature.

- Townhomes 2 end units brick.
- Balconies are habitable.
- DRB needs specifics on materials being used, location on the buildings and material and color samples.
- ❖ Board Member Rowen offered a motion to defer exterior elevations of Lot 1, Lot 7 and six townhomes.
 - Vice-Chair Schwing seconded the motion.
 - Motion carried (7-0).

9. ADJOURNMENT

Chair Kramer adjourned the meeting at 10:56 a.m.