

Board of Adjustment and Municipal Sign Review Board Meeting Minutes

The Board of Adjustment met Wednesday, July 6, 2014 at 6:30 p.m. in the City Council Chambers, 1311 Chestnut Street, Bastrop, Texas.

1. Call to order.

Chairman Dan Hays-Clark called the meeting to order at 6:30 p.m.

2. Roll call for confirmation of a quorum of Board members.

Blas Coy	- present
Dan Hays-Clark	- present
Clifford Wright	- present
Herb Goldsmith	- present
Matthew Lassen	- present
Michael Gibbons	- present

3. Citizen comments.

There were no citizen comments.

4. Consideration and approval of the April 2, 2014, Board of Adjustment/Municipal Sign Review Board meeting minutes.

Clifford Wright made a motion to approve the meeting minutes of April 2, 2014. Seconded by Blas Coy and the motion passed unanimously.

5. The Board of Adjustment adjourned its regular session and convened as the Municipal Sign Review Board.

6. **Public Hearing Case:** The Municipal Sign Review Board convened a Public Hearing on Sign Variance Request, MSRBV 14:02 as follows:

Variance to Sign Ordinance Section 3.20.009 to allow an off-premise advertising sign with sponsor names in which the Sign Ordinance states these are prohibited. The property consists of 0.0500 +/- acres in Building Block 2, West of Water Street commonly known as 815 Main Street, an area zoned CBD, Central Business District in the city limits of Bastrop, Texas.

Melissa McCollum addressed the Board stating the Bastrop Fine Arts Guild is a gallery and art center that offers art for sale as well as art classes. She stated the gallery has frontage on both Main and Pine Streets and that the gallery would like sponsorship plaques in addition to the Pine Street wall sign. Melissa stated the Bastrop Fine Arts Guild is requesting to place sponsor advertising on the side of the building and the length of this side of the building is approximately 80 linear feet.

Melissa discussed signage approved by City Council for the Bastrop County Historical Society with each sponsorship plaque being 8 sq. ft., but their overall wall was 89 linear feet, before the expansion. She stated the art gallery would have approximately 6 sq. ft. for each sponsorship plaque. Melissa said 28 notifications of the requested variances were mailed on June 17, 2014,

and four (4) comments were received from adjacent property owners in favor of the request as well as one received in favor after the packets went out. Melissa stated staff is in favor of this request with the conditions that the variance apply only to this business/tenant and not the property; sponsor names and spaces are limited to only two (2); and no exterior lighting to be added.

Dan Hays-Clark clarified with staff that the Bastrop County Historical Society and Museum sponsor signage was approved by City Council since they are housed in a City-owned building. Blas Coy inquired if the sponsor signage would be uniform in length as the currently existing wall sign and was informed they would be.

Karol Rice addressed the Board members stating the Art Guild does rely on donations and these would be used to teach more art classes, as well as many other things, and this sponsorship signage will be beneficial to both the sponsor's business and the Art Guild.

Several discussions were held between Board members, staff and Ms. Rice regarding the cost to be a sponsor, enhancement of the Art Guild and potentially how the signs would be used when there was no sponsor on any given month. Concerns were raised regarding the use of the signage during months with no sponsors, and that it should strictly be used for sponsorship names only.

Dan Hays-Clark closed the public hearing.

Blas Coy stated he is very supportive of the arts in Bastrop and made a motion to approve this variance request with staff's previously stated conditions. Those conditions are the variance is limited to this business only and not the property, only two (2) spaces for sponsor names are allowed with no addition of exterior lighting. Seconded by Michael Gibbons and the motion passed unanimously.

7. The Municipal Sign Review Board will adjourn as the Municipal Sign Review Board and will reconvene into Regular Board of Adjustment session.
8. Melissa addressed the Board members stating Wednesday, July 21st is the Kick-Off for the Form Based Code Design Workshop for the City of Bastrop. She encouraged members to attend the meetings to be held July 21st through July 23rd at the Bastrop Convention and Exhibit Center.

Blas Coy stated he is now able to attend this Board's meeting at 6:00 p.m. instead of 6:30 p.m.

Matt Lassen made a motion to change the Board of Adjustment meetings to begin at 6:00 p.m. Seconded by Michael Gibbons and the motion passed unanimously.

9. Blas Coy made a motion to adjourn. Seconded by Clifford Wright and the meeting adjourned at 7:10 p.m.



Dan Hays-Clark, Chair