

**NASHVILLE DEVELOPMENT
REVIEW COMMISSION MEETING
MONDAY, APRIL 11, 2011**

Commission members present: President Suzannah Zody, Vice-President Richard Kelley, Member Pam Gould, Member Connie Percifield and Member Rosemary Saurer. Commission members not present: Member Anna Cassiday, Member Sadie Crum and Member Tess Kean. Also in attendance – Town Superintendent Roger Bush and Chief Administrator Phyllis Carr.

REGULAR COMMISSION BUSINESS

1) **CALL TO ORDER:** The meeting was called to order by President Zody at 5:30pm

2) **ROLL CALL:** The roll was called by Chief Administrator Carr.

3) CERTIFICATE OF APPROPRIATENESS APPLICATION

A. JENNY JOHNSON – PAVILION PROJECT – NORTH WEST CORNER OF WEST MAIN AND NORTH JEFFERSON – DOCKET #10-53

President Zody reported the following documents were before the Commission for their review: a picture of a proposed water fountain and the specifics for the fountain, a picture of the proposed lights which are a lantern style, the proposed custom ironwork fireplace door, a sketch of the proposed stamped concrete with a wood plank look for the walkways and floor of the pavilion, a sketch of the front of the building, the site plan and landscaping plans. President Zody asked for introductions from those presenting the plans.

Jenny Johnson introduced herself as the applicant, Michael Chamblee introduced himself as volunteer architect for the project and Roger Nichter of Nichter Construction introduced himself as the contractor for the project. Ms. Johnson introduced Dean Schertz as the landscape architect for the project.

President Zody opened the floor to questions from the Commission. Member Saurer asked how big the building will be in comparison to the gazebo that is there now. Ms. Johnson reported the building will be 22'x 22' and the gazebo that is currently on site is 22'x 24'. They wanted the building to be a bit smaller to give more yard space and the building will sit back in the corner of the property to also allow for more yard space. Ms. Johnson noted the neighboring property gave them a no build easement which will allow them to move the pavilion up to the property line. There will be more than fifteen feet between the existing Victorian building and the pavilion.

Member Saurer asked how tall the pavilion will be. Mr. Chamblee advised from wall to wall the roof height will be about the same as the gazebo or a little smaller. It will also have a roof overhang which will be fairly low pitched. Member Gould commented that the elevation height will be lower than the gazebo because you will not be stepping up into the pavilion. Ms. Johnson noted they will be bringing in some fill dirt to the site as there is a pond in this area that they will try to alleviate that problem as much as they can.

Vice-President Kelley asked about the interior lighting. Mr. Chamblee explained as the roof slopes up on the inside they will use four sets of track lights on a horizontal beam. The lighting will consist of smaller fixtures with smaller lamps. Mr. Chamblee added in the middle at the peak they will have a night light or safety light within a fixture as well. Ms. Johnson explained the safety lamp and the lamps on the front of the building will have built in photo cells and will come on from dusk to dawn.

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President Zody noted the Town's ordinance prohibits bare bulbs and the shade on the track lighting will comply with the ordinance. Vice-President Kelley asked if the Commission is to even consider the inside lighting, even though the building is open. Town Superintendent Bush advised the Commission should not look at the inside lighting as it is inside in the footers of the building.

Vice-President Kelley noted there is a spark arrestor in the fireplace so there is less danger that a fire will be left burning. President Zody reported there will be a key to the fireplace that will be checked out to those that wish to use the fireplace. Ms. Johnson reported the fireplace doors are being designed by Jack Bruebaker. She has met with Dak Kelp of the Nashville Fire Department and addressed his concern that someone would use the pavilion and leave coals burning causing unnecessary fire runs for the fire department. Ms. Johnson suggested when a key is checked out there may be a deposit or contract that is signed saying if there is a fire run for no reason the person that checked out the key may have to pay a fee to the fire department. The solid doors on the fireplace should also help to prevent unnecessary calls to the fire department.

Vice-President Kelley asked about the building materials. Ms. Johnson presented a sample of the metal roof with the hunter green color. She also presented a sample of the black walnut stain that will be on the wood of the building and samples of brown county stone for the building as well. Ms. Johnson explained Mr. Chamblee has suggested changing the color on the fascia and they would like to go with a dark bronze to wrap the fascia. Their goal is to make the building as low maintenance as possible for the county. Ms. Johnson reported they will use sandstone on the top of the walls, which is also what the Visitors Center has used for their wall. She noted the eaves extend out from the building quite a bit and they will put gravel around the edge of the building to catch the rain water as there will not be any gutters on the building.

Member Gould asked about the thought process of selecting a metal roof over a conventional asphalt roof. Ms. Johnson explained they chose the metal roof for maintenance and aesthetics. She reported the metal roof will last longer and gives the building some color especially in the winter. She also noticed a lot of the county buildings are using this type of roofing which will provide continuity to the area and added a metal roof will last a lot longer than an asphalt roof. Discussion.

Vice-President Kelley asked about the floor in the building. Ms. Johnson explained the flooring will be stamped concrete similar to the flooring in Big Woods Brewery which looks like wood. She noted there is a lot of gifting for this project including the flooring. The floor will be done in brown tones with a weathered look. Ms. Johnson advised she presented this project to the Rotary Board and Rotary Club and they are excited to adopt this structure and to take care of it as they had taken care of the gazebo. They will also commit at least \$4,000 to the landscaping and Mr. Schertz is providing landscaping materials at cost. Ms. Johnson reported they would also like to irrigate the landscaping so it would be easier to take care of and the Town would like to see this done and has encouraged this as well.

Vice-President Kelley asked about the drinking fountain. Ms. Johnson advised the drinking fountain was a gift from the Town and they are looking at which are the best options financially. Discussion. Ms. Johnson also advised the Town is going to pay for half of the cost of putting in a light pole on this corner and a local family has agreed to pay for the other half. This will make the corner uniform with the other three street corners.

Ms. Johnson explained the two shade trees on the west side of the pavilion are red maples that will be gorgeous in the fall. Member Gould asked what trees are on the site now. Ms. Johnson advised there

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are two small pine oaks on site now that will need to be moved as they are not good trees to have at this location. Mr. Schertz commented there is a hemlock and an ash tree on site that will remain. Member Gould would like everyone to look ahead a hundred years with the tree canopy and she would like to see this area with a good tree canopy. Discussion. Ms. Johnson voiced concern that the County would be able to maintain any trees that are a part of this area.

Member Gould suggested they look at the landscaping plan later down the road and go ahead and decide what they can do today regarding the structure. This would allow for the Commission to see clear elevations and what they are actually looking at on the property. Member Gould commented that she would like to see this property maximized for trees for the future. Ms. Johnson explained that they also need yard space on this small lot for people that may come to listen to music or other activities in this area. She wondered if they could possibly plant some big oaks across the street on the other county lot. President Zody commented that she liked Member Gould's suggestion of endorsing the structure and sidewalks, streetlamps, etcetera, but then to include in the motion that approval is contingent upon discussing the landscaping after the building has been erected. Ms. Johnson reported the Brown County Rotary has already committed \$4,000 to the landscape plan and she did not want to delay the project. She added the approved landscaping would have to be in the same price range as what they have now as they are trying to get everything within a budget.

Mr. Schertz said the maple tree across the road from Michaels Flowers will be taken out by the County. They will also trim out two large dead limbs in the adjacent tree. Mr. Schertz spoke with Bruce Gould of the Nashville Tree Board about these trees and they are not on the priority list to be taken out at this time. Mr. Schertz thought this would give them the opportunity to plant a nice street tree in this area. Discussion. Mr. Schertz explained once the exterior work is done he would be able to begin the landscaping and this may not be until July. President Zody asked if at the end of June or earlier, Ms. Johnson and Mr. Schertz come before the DRC with a final landscaping plan to confirm what they propose to plant. She also asked that they speak with the tree board and get their feedback on the plans. Ms. Johnson and Mr. Schertz agreed to talk with the tree board and to come before the DRC with the final landscaping plans.

Vice-President Kelley made a motion to approve the COA for Jenny Johnson, the Pavilion project, Docket #10-53 for the construction of the building, with a further meeting for landscaping based on the following guidelines NC3, NC4, NC12, and NC16. Member Gould seconded the motion. All were unanimously in favor.

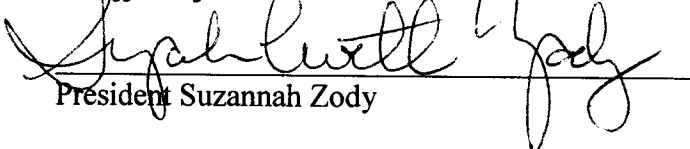
4) ANY OTHER BUSINESS THAT MAY COME BEFORE THE COMMISSION

Chief Administrator Carr asked the Commission to set a date and time for a Technical Review Commission meeting for the Gould's project. The Commission scheduled the TRC meeting for Thursday, April 21, 2011 at 1pm.

ADJOURNMENT

President Zody adjourned the meeting at 6:30pm.

The audio recording made at the Development Review Commission meeting on 4-11-11 is retained in the office of the Town Clerk-Treasurer.


President Suzannah Zody

5/17/11
Date