



Department of Planning, Housing, & Community Development

Mayor, Richard C. David
Director, Dr. Juliet Berling

Meeting Date: 29, September 2015
Sent To: Commission on Architecture & Urban Design Members
Subject: **21 Chenango Street – Signage Review**
Tax ID: 160.41-1-13.1
Case: CAUD 2015-52

A. Review Requested

The Applicant, Megan Eves, submitted an application for Design Review of the premises located at 21 Chenango Street, Tax Map number, 160.41-1-13.1. This property is Local Historic Landmark located in the Court Street Local, State and National Historic District. All exterior modifications, including signage, must be reviewed and approved by the Commission on Architecture and Urban Design (CAUD) in accordance with §18-78 of the City of Binghamton City Code prior to any proposed work being completed.

B. Proposal

The Applicant has revised last months denied proposal for window signage on the front, east facing façade of the building. The previous proposal called for 100% window coverage with signage across the entire front façade of the building. The new proposal calls for 50% coverage; with the numbers calculated by the Applicant. Additionally the new proposal does not propose any signage on the windows of the main entryway – unlike the last proposal. Each band of signage along the bands of windows can be considered a single sign for a total proposal of 2 signs for window signage on the front façade.

C. Staff Findings

While the numbers provided by the Applicant indicate that the signage is compliant, the Applicant will have to submit the dimensions of the proposed signage in order to confirm their square foot coverage on windows of the building's façade. Staff has evaluated the signage and has determined that the design is less impactful on character defining characteristics of the building than the previous submission.

D. Historic Design Guidelines

The Historic Design Guidelines require that signage be appropriate size and color for the buildings on which they are placed. Additionally the guidelines state that signage should be appropriate in the context of the building in which it is placed, and that it be easy to read without overly complicated graphics and writing. Overall, signage should be sensitive to the historic nature of the building.

E. Photographs

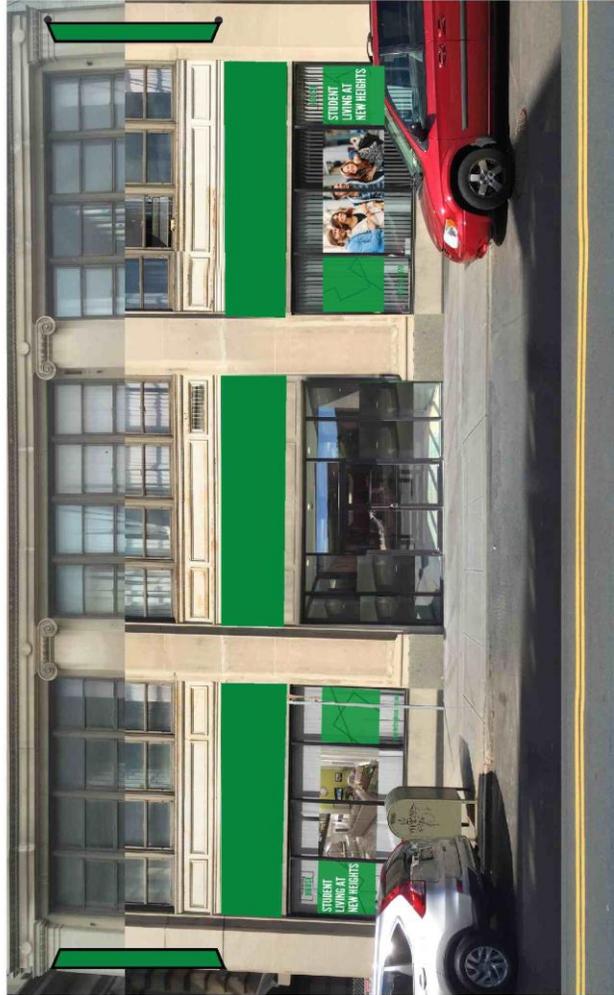


Current Site Conditions (Oct. 21, 2015)



Current Site Conditions (Oct. 21, 2015)

21 CHENANGO ST GRAPHICS, AWNINGS AND BANNERS



The left side group of windows is 118.73 sf. The window sign on the left will be 59.37 sf

The right side group of windows is 120.56 sf. The window sign on the left will be 60.28 sf



108 Odell Ave. Endicott, NY 13760
607-748-6353

DRAWING DETAILS

PROJECT NAME 21 CHENANGO ST
PROJECT LOCATION BINGHAMTON, NY

DRAWING NAME BANNERS
FILE LOCATION S.DONNELLY

SALES REPRESENTATIVE JT
GRAPHIC DESIGNER JT
DRAWING DATE 09/09/15
SCALE AS NOTED NTS

DRAWING REVISIONS	
NO.	DATE
1	
2	
3	
4	
5	

SITE SURVEY / CODE / PERMITTING	
PRODUCTION READY ART	YES <input checked="" type="checkbox"/> NO <input type="checkbox"/>
SURVEY COMPLETED	YES <input checked="" type="checkbox"/> NO <input type="checkbox"/>
SURVEY TAKEN BY	YES <input checked="" type="checkbox"/> NO <input type="checkbox"/>
CODE SUPPLIED	YES <input type="checkbox"/> NO <input checked="" type="checkbox"/>
PERMIT ACQUIRED	YES <input type="checkbox"/> NO <input checked="" type="checkbox"/>
NOTES	

APPROVALS

SIGNATURE REQUIRED BEFORE RELEASE TO CUSTOMER
CLIENT APPROVAL _____
DATE _____
LANDLORD APPROVAL _____
DATE _____
ENGINEERING _____
DATE _____

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