

THE TOPEKA LANDMARKS COMMISSION MEETING

Holliday Office Building
620 SE Madison Ave., Holliday Conference Room, 1st Floor

AGENDA

(REVISED 8-8-16)

Thursday, August 11, 2016

5:30 PM

- I. Roll Call
- II. Approval of Minutes – July 14, 2016 Minutes
- III. CLGR16-17, Jackson Street Lofts Sign Permit, 735 SW Jackson Street
- IV. Review and Action on an amendment to the 2016 Landmarks Commission By-laws, concerning the appointments to the Design Review Committee
- V. Appointments of Commission Member to the Landmarks Commission Design Review Committee
- VI. Notice of Staff Activities, and Administrative and DRC Approvals
 1. 726 S. Kansas Avenue – replacement of an illuminated sign (staff)
- VII. Other Items
- VIII. Adjournment

ADA Notice: For special accommodations for this event, please contact the Planning Department at 785-368-3728 at least three working days in advance.



TOPEKA LANDMARKS COMMISSION
MINUTES

Thursday, July 14, 2016

Holliday Office Building | 620 SE Madison | 1st Floor Holliday Conference Room

I. Roll Call

Members Present: Grant Sourk, Christine Steinkeuhler , Donna Rae Pearson, David Heit, Bryan Falk (5)

Members Absent: Nelda Gaito, Jeff Carson, Paul Post (3)

Staff Present: Tim Paris, Dan Warner, Kris Wagers

II. Approval of Minutes – June 9, 2016

Motion by Mr. Heit to approve as typed; second by Ms. Pearson. **APPROVAL 5-0-0**

III. Approval of Minutes – June 16, 2016

Motion by Ms. Steinkuehler to approve as typed; second by Ms. Pearson. **APPROVAL 5-0-0**

IV. Review and Comment on the Nomination for the Santa Fe Hospital to the National Register of Historic Places

Mr. Sourk explained that this agenda item had been moved forward to help accommodate the applicant's representative.

Mr. Paris stated that the Landmarks Commission had reviewed and comment on the state nomination and now the hospital is being submitted for federal recognition. It was placed on the Kansas register in April 2016.

Mr. Rick Kready with the Pioneer Group gave an overview of the history of the hospital, stating that the National Park Service felt the story behind it is important. In the 1800's Santa Fe Railways was among, if not the first company to take care of the medical needs of its employees. Eventually a total of 9 hospitals were built by/for Santa Fe, the largest of which was in Topeka.

Mr. Kready reviewed the history of the buildings and showed pictures via a PowerPoint presentation. He stated that the building is being put forth for placement on the national register under Criteria A, associated with events that have made a significant contribution to the broad patterns of our history.

Mr. Sourk asked for comments, stating that he believes the nomination is well done. Ms. Pearson stated that it is one of the better nominations she has seen.

Ms. Steinkuehler suggested including something about SBG being formed around this same time. Mr. Paris stated that he would forward her comment on to SHIPO.

TOPEKA LANDMARKS COMMISSION
MINUTES

Motion from Mr. Heit to support the nomination with the addition that it should be noted that there was a simultaneous movement in employer-based healthcare with SBG. Second by Mr. Falk. **APPROVAL 5-0-0**

V. CLGR16-13 by City of Topeka Department of Neighborhood Relations, proposing the demolition of property located at 1112 SW Western Avenue, within the boundaries of the Holliday Park National Historic District

Mr. Paris reviewed the staff report and stated that by law, the Landmarks Commission cannot consider physical integrity of the building as this is unrelated to its historic integrity. He concluded that the demolition of 1112 SW Western Avenue will result in damage to, and destruction of the historic integrity of the property and the Holliday Park Historic District. He stated that if the Landmarks Commission agrees with his conclusion, the applicant can appeal to the Governing Body, who can consider such things as the physical integrity of the building.

Mr. Sourk opened the floor for public comment. With nobody coming forward to speak, Mr. Paris read an email from Mara Dingman of 1118 SW Taylor, who stated she was writing representing the Neighborhood Association. She stated that the neighborhood hates to lose any home if it can be avoided, that it's important to try to preserve homes. She added that if the property cannot be preserved, it would make sense to try to couple it with an adjacent property rather than have an empty lot that nobody owns.

Mr. Sourk reminded the Commissioners that their responsibility is to determine whether the demolition of the property has a negative impact on the district. Mr. Falk stated that, with the home being a contributor, it does have a negative impact.

Discussion ensued, and Mr. Falk moved to concur with staff recommendation of finding that the demolition of 1112 SW Western Ave. will result in damage to and destruction of the historic integrity of the property and the Holliday Park Historic District. Second by Ms. Pearson. **APPROVAL 5-0-0**

Mr. Sourk stated that based on the vote just prior, the next agenda item would be stricken from the agenda: Federal Section 106 Review and Comment on possible adverse effects of the proposed demolition of the home, located at 1112 SW Western Avenue, and suggestions for mitigation of any determined adverse effects.

VI. CLGR16-15 by Leaping Lammas Artisan Shop, proposing the placement of a sign onto the building located at 725 S. Kansas Avenue, within the boundaries of the South Kansas Avenue Commercial Historic District

Mr. Paris reviewed the request, stating that it is in full compliance with downtown sign regulations.

TOPEKA LANDMARKS COMMISSION
MINUTES

Mr. Rod Hart of Custom Neon, speaking on behalf of the applicants, gave additional information about the sign. In response to a question from Mr. Sourk, he stated that the sign is made of 1/8" thick polymetal and when complete, will weigh 15-18 lbs. It will be fastened with short screws into the existing plywood and can be removed with no resulting damage to the building.

Following more discussion, there was a motion by Ms. Steinkuehler to adopt the staff finding that the proposed sign to be placed in the transom window space above the lower storefront of the building located at 725 S. Kansas Avenue will not damage or destroy the historical integrity of the principle structure, or the surrounding historic district. Second by Mr. Falk. **APPROVAL 5-0-0**

VII. CLGR16-16 by Working Men for Christ Ministry, proposing the zoning reclassification for property located at 1025 SW Western Avenue, within the Holliday Park National Historic District

Mr. Paris reviewed the staff report, stating that the proposed change in zoning will be limited to this specific use. The property will revert to single family use if/when Working Men of Christ Ministry (WMOC) moves out of it.

Mr. Paris reviewed the staff report, concluding that the reclassification will not result in damage to, and destruction of the historic integrity of the property and the Holliday Park Historic District. He added that the Historic Holliday Park NIA endorses the zoning change and pointed out that representatives from WMOC were available to answer questions.

Mr. Heit asked if building modifications were being made. Mr. Paris stated that the only thing under consideration is the zoning and that if building modifications were sought, a building permit would be obtained and that info would be brought back to the Landmarks Commission for consideration.

Following discussion, Mr. Falk moved to adopt the staff recommendation (see above); second by Mr. Heit. **APPROVAL 5-0-0**

Mr. Warner stated that the zoning case will be heard at the July 18, 2016 Planning Commission meeting.

VIII. Review and Discussion of 2016 Revised Landmarks Commission By-laws – on a matter concerning the appointments to the Design Review Committee

Mr. Warner stated that the proposed changes to the by-laws were for discussion only and would be voted on at the August meeting. He also pointed out that the August meeting would be the 1 year mark for DRC appointments, and members could be re-appointed or new members could be appointed.

Discussion was had about how the DRC was working and it was agreed that, though not perfect, things are going well and they serve their intended purpose. Mr. Sourk stated that the proposed addition to the Landmarks Commission by-laws is probably beneficial.

IX. Notice of Staff Activities, and Administrative and DRC Approvals

1. 224 SW Woodlawn Ave – Fence permit (staff)

TOPEKA LANDMARKS COMMISSION
MINUTES

2. Kansan Tower 4th Floor Interior remodel (DRC)

Mr. Paris reviewed the two approvals for Commissioners.

X. Other Items

XI. Mr. Paris stated that he had spoken with someone from Shilo Baptist Church (1201 Buchanan) and they are looking at applying to have the property listed on the National Register of Historic Places.

There being no further business, the meeting was adjourned.

RECEIVED

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

FEB 09 2016 OMB Approved
No. 1024-0009
Form 10-168
Rev. 2014



HISTORIC PRESERVATION CERTIFICATION APPLICATION CULTURAL RESOURCES
AMENDMENT / ADVISORY DETERMINATION

NPS Project Number 31631
~~32053~~

NATIONAL PARK SERVICE
TAX INCENTIVE PROGRAM

Instructions: This page must bear the applicant's original signature and must be dated.

1. Property name Assumption School

Property address 735 Southwest Jackson Street, Topeka, KS

RECEIVED

MAY 02 2016

CULTURAL RESOURCES

2. This form includes additional information requested by NPS for an application currently on hold.
 updates applicant or contact information.
 amends a previously submitted Part 1 Part 2 Part 3 application.
 requests an advisory determination that phase _____ of _____ phases of this rehabilitation project meets the Secretary of the Interior's Standards for Rehabilitation. Phase completion date _____
 Estimated rehabilitation costs of phase (QRE) _____

Summarize information here; continue on following page if necessary.
 Amendment 3 provides information about exterior signage proposed for the Assumption School. As shown on the attached plan, a blade sign will be attached to the south wall of the east block. The trapezoidal sign will measure approximately 7'-8" tall and will taper in width from 4'-6" at the top to 2'-10" at the bottom. The sign structure will be bolted to the brick wall through the mortar joints. It will not be lighted.

3. Project Contact (if different from applicant)
 Name Kristen McSparren Ottesen Company Rosin Preservation, LLC
 Street 1712 Holmes St City Kansas City State MO
 Zip 64108-1539 Telephone (816) 472-4950 Email Address kristen@rosinpreservation.com

4. Applicant
 I hereby attest that the information I have provided is, to the best of my knowledge, correct. I further attest that [check one or both boxes, as applicable] (1) I am the owner of the above-described property within the meaning of "owner" set forth in 36 CFR § 67.2 (2011), and/or (2) if I am not the fee simple owner of the above-described property, the fee simple owner is aware of the action I am taking relative to this application and has no objection, as noted in a written statement from the owner, a copy of which (i) either is attached to this application form and incorporated herein, or has been previously submitted, and (ii) meets the requirements of 36 CFR § 67.3(a)(1) (2011). For purposes of this attestation, the singular shall include the plural, and/or appropriate, I understand that knowing and willful falsification of factual representations in this application may subject me to fines and imprisonment under 18 U.S.C. § 1001, which, under certain circumstances, provides for imprisonment of up to 8 years.

Name Mark Burenheide Signature [Signature] Date 2/4/2016
 Applicant Entity Jackson Street Lofts, LLC SSN _____ or TIN _____
 Street 224 Southwest Greenwood Avenue City Topeka State KS
 Zip 66606-1228 Telephone (785) 274-5792 Email Address mark.burenheide@capcitybank.com
 Applicant, SSN, or TIN has changed since previously submitted application.

NPS Official Use Only

- The National Park Service has reviewed this amendment to the Historic Preservation Certification Application and has determined that the amendment:
 meets the Secretary of the Interior's Standards for Rehabilitation.
 will meet the Secretary of the Interior's Standard for Rehabilitation if the attached conditions are met.
 does not meet the Secretary of the Interior's Standards for Rehabilitation.
 updates the information on file and does not affect the certification.

Advisory Determinations:

- The National Park Service has determined that the work completed in this phase is consistent with the Secretary of the Interior's Standards for Rehabilitation. This determination is advisory only. A formal certification of rehabilitation can be issued only after all rehabilitation work and any associated site work or new construction have been completed. This approval could be superseded if it is found that the overall rehabilitation does not meet the Secretary's Standards. A copy of this form will be provided to the Internal Revenue Service.

Date 3/21/2016 National Park Service Authorized Signature [Signature]

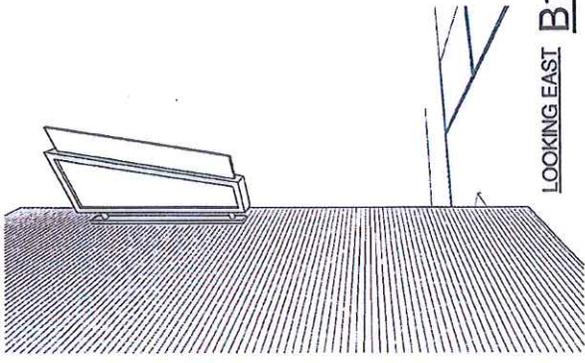
NPS conditions or comments attached

Angele C Shearn

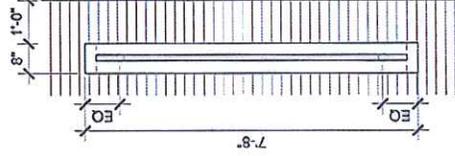
Bob @ All-Signs
232-5512

HP14.010.00B	SIGN DETAILS		Sheet #: N/A	Detail #: N/A	Supplemental Drawings: A500
	JACKSON STREET LOFTS 735 SW JACKSON ST. TOPEKA, KS 66603		Date: 2-3-16	(c) 2012 Treanor Architects, PA	

TREANOR ARCHITECTS
1715 SW Topoka Blvd
Topeka, Kansas 66612
Office: 785.235.0012
Fax: 785.235.0013
www.treanorarchitects.com



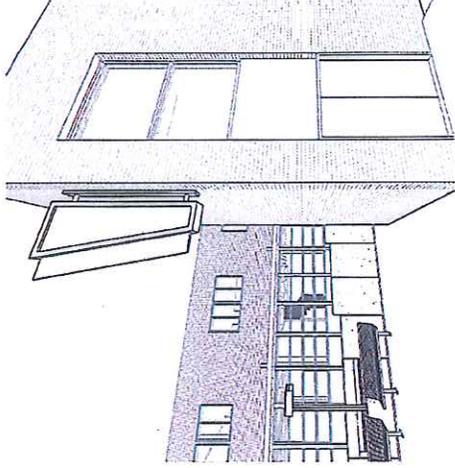
LOOKING EAST **B1**



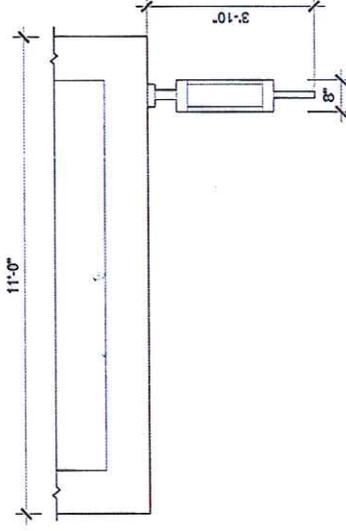
ELEVATION FRONT VIEW **A1**
3/8" = 1'-0"

NOTE: SIGNAGE IS NOT LIGHTED FROM INTERIOR OR EXTERIOR.

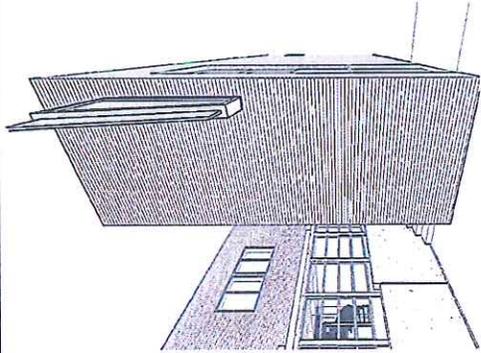
NOTE: SIGNAGE ANCHORAGE TO BUILDING SHALL BE AT MORTAR JTS. ONLY & NOT THRU FACES OF BRICK.



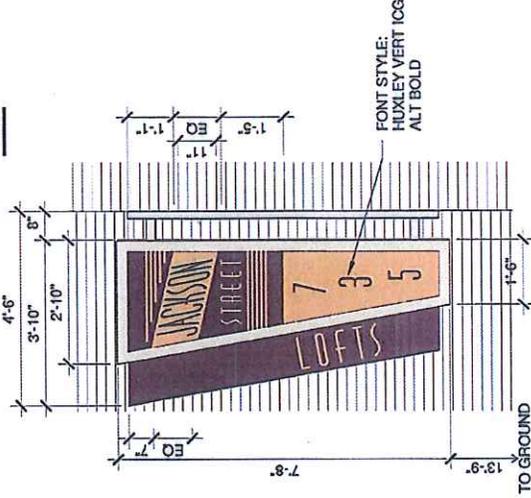
LOOKING WEST **B2**



PLAN VIEW **A2**
3/8" = 1'-0"



LOOKING NORTH **B3**



ELEVATION SIDE VIEW **A3**
3/8" = 1'-0"

TOPEKA LANDMARKS COMMISSION BYLAWS

ARTICLE I

Section 1. **Name.** The name of this commission shall be the Topeka Landmarks Commission established pursuant to Topeka Municipal Code (TMC) Section 2.60.010. The term “Commission” in the following sections of these bylaws shall mean the Topeka Landmarks Commission.

Section 2. **Membership.** Membership of the Commission shall be as established by the above cited ordinance, which specifies the number, method of appointment, and term of office.

Section 3. **Ex-Officio Members.** In addition, the following may sit on the Landmarks Commission as ex-officio members:

- 1) The director or designee of the development coordination office;
- 2) The director or designee of the Planning Department.

Ex-Officio members are non-voting members of the Commission.

ARTICLE II

Purpose

Section 1. **Bylaws.** The purpose of these bylaws is to establish rules for the internal organization of the Commission and for procedures of operation.

Section 2. **Landmarks Commission.** The function, powers, and duties of the Commission are as authorized by ordinance. With some exceptions, actions of the Commission are recommendations only, and subject to the approval of the Citygoverning body. The Commission, however, adopts its own set of rules and policies for procedure, consistent with its powers.

ARTICLE III

Organization

Section 1. **Officers.** The officers of the Commission shall be a chairperson, a vice-chairperson, and a secretary. The chairperson and vice-chairperson shall be elected by the Commission at its regular meeting in January of each year. Their terms in office shall be one (1) year. The Director of Planning, or his/her representative, shall serve as secretary to the Commission.

Section 2. **Chairperson.** The chairperson shall preside over all Commission meetings, unless the chairperson designates someone to preside in his/her stead. The chairperson shall appoint all committees and be an ex-officio member of all committees. The chairperson shall perform all the duties assigned to his/her office by the city and county governing bodies.

Section 3. **Vice-Chairperson.** The vice-chairperson shall act as chairperson in the absence of the chairperson. In the event the office of chairperson becomes vacant, the vice-chairperson shall succeed to that office for the unexpired term, and the Commission shall select a new vice-chairperson for the unexpired term at the next regular meeting.

Section 4. **Secretary.** The Director of Planning, or his/her representative, shall serve as secretary to the Commission. The Secretary shall prepare the agenda and the order of business for each regular meeting in consultation with the chairperson. The secretary shall keep the Commission informed on all communications. The secretary shall record the minutes of all meetings and shall provide copies to all members of the Commission, the governing bodies and other public agencies involved. The secretary shall act on behalf of the commission in the following matters, provided that matters shall first be presented to the Commission if there appears to be serious conflict of interest, public controversy, or the like:

- a. Represent the Commission on Planning matters at all meetings of the Governing Body;
- b. Prepare or present plans, policies, or procedures established by the Commission;
- c. Prepare the annual budget and review it with the Commission;
- d. Accept and prepare all routine communications on planning matters; and
- e. Give or serve all notices required by law, these bylaws, or adopted procedures.

Further, the Secretary shall be responsible to advise the chairperson directly, and the Commission as a whole, on matters regarding annual requirements for document reviews, and deadlines and content requirements for submission of various reports and documents to local governing bodies, the State of Kansas, and federal offices.

Section 5. **Committees.** The Commission may establish committees, including a Design Review Committee, as deemed necessary or convenient to carry out the various duties and functions of the Commission. Such committees may be made up of part or all of the members of the Commission and may include members outside the Commission and may meet upon such schedule and for such purposes as established by the Commission.

Design Review Committee.

a. Appointment. The Design Review Committee shall be comprised of 5 members:

1. Three members of the Landmarks Commission appointed by the Chairperson, one of whom shall be a design professional who meets the requirements of the Certified Local Government agreement.
3. One staff member from the Development Services department selected by the Director of Development Services shall serve as an ex officio member with no voting powers; and
4. One staff member from the Planning Department selected by the Director of the Planning Department shall serve as an ex officio member with no voting powers.
5. The Chairperson of the Landmarks Commission shall appoint one of the three voting members to be the chairperson of the Design Review Committee.

6. ~~The Chairperson of the Landmarks Commission shall appoint one or more members of the Landmarks Commission to serve on the Design Review Committee only as needed to ensure a quorum of Committee members for any individual review.~~ If a voting member intends to abstain due to a conflict of interest, the member will contact the Chairperson of the Landmarks Commission as soon as possible prior to the meeting. The Chairperson will appoint another Commission member to serve in the abstaining member's place, with full voting rights.

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b. Terms of Office. Committee members shall serve for one year commencing on August 13, 2015 and terminating on August 13, 2016. Members may be reappointed by the Chairperson of the Landmarks Commission. Vacancies shall be filled by the Chairperson.

c. Duties. The Committee shall meet as necessary to review projects in a timely manner. The Landmarks Commission shall approve a meeting schedule upon recommendation of staff. The Committee's duties shall include the following:

1. Review local landmarks and state and nationally registered properties.
2. Review and make a recommendation to the Landmarks Commission regarding major projects (as defined by the approved List of Projects to be reviewed by Planning Staff and/or the Topeka Landmarks Commission Design Review Committee) involving individually listed properties and properties within listed historic districts for compliance with the Secretary of the Interior's Standards for Rehabilitation, and/or any applicable design guidelines.
3. Review and approve minor projects (as defined by the approved List of Projects to be reviewed by Planning Staff and/or the Topeka Landmarks Commission Design Review Committee) for individually

listed properties and properties within listed historic districts for compliance with the Secretary of the Interior's Standards for Rehabilitation, and/or any applicable design guidelines.

4. Review and provide comment, if any, for Section 106 (federal) projects.
5. Meet with applicants, as necessary, to review project designs for compliance with the Secretary of the Interior's Standards for Rehabilitation.

Section 6. **Attendance.** Any member who is absent without prior excuse from three consecutive meetings shall have such absence reported by the chairperson to the appointing authority. Members who accrue absences beyond a total of four in any 12 month period should consider relinquishing their appointments.

Section 7. **Planning Office/Staff Support.** The Planning Department shall provide professional and technical assistance to the Commission. Staff planners shall present recommendations of the Commission to the governing bodies. Recommendations of the professional staff, minutes of the Commission meetings, and other relevant material shall be presented to the governing bodies with the recommendations of the Commission. The Planning Department shall also provide professional and technical assistance to the governing body and to other boards, commissions, and agencies as deemed appropriate.

Article IV

Meetings

Section 1. **Regular Meetings.** The Commission shall meet at least once each month, with additional meetings upon call by the chairperson or upon petition of a majority of the members. All meetings shall be open to the public and notification shall be provided in accordance with the Kansas Open Meetings Act.

Section 2. **Special Meetings.** Special meetings of the Commission or committees may be called by the respective chairperson. Such meetings may also be called at the request of a majority of the members of a committee or such committee's chairperson. Notice of special meetings shall be given by the Planning Director at least 24 hours prior to the meetings. The notice shall state the purpose and time and place of the meeting. Notice to the Commission members may be by telephone, mail or e-mail.

Section 3. **Agenda.** Agendas for all regular meetings shall be available at the Planning Department at least one week prior to each meeting. Between meetings of the Commission, the planning department staff will be available to provide information on matters which come or have come before the Commission.

Section 4. **Quorum Requirements.** A quorum of the Commission shall consist of 5 members. A quorum of a committee shall consist of a majority of the members appointed to the committee. No official business shall be conducted by the Commission, or any committee in the absence of a quorum. In the absence of a quorum at any meeting, the presiding officer, after consultation with those members present may adjourn the meeting to a specified date, time, and place. A quorum is not lost when a member or members abstain from voting.

Section 5. **Open Meetings.** All meetings of the Commission, and committees shall be open to the public and attendance by representatives of the news media, except that closed sessions may be held in accordance with the provisions of the Kansas Open Meetings Act.

Section 6. **Voting Requirements.** Any matter shall require the affirmative votes of a majority of the members who are present.

Article V

Conduct of Meetings

Section 1. **Parliamentary Authority.** Meetings shall be conducted according to Robert's Rules of Order in all cases where they are applicable and not inconsistent with these bylaws and the Commission's adopted Rules of Procedure.

Section 2. **Staff Reports.** Staff reports on all agenda items shall be prepared and transmitted to the Commission members a minimum of three (3) days prior to the time of the meeting.

Section 3. **Appearance Before the Commission.** Petitioners or their representatives, members of the community at large or individuals or their representatives who feel that they will be affected by any action taken by the Commission may appear before the Commission to present views and statements either for or against agenda items. The public may address their comments or concerns to the Commission either in person or in writing. The Chairperson may at his/her discretion limit the length of presentation or discussion to ensure the orderly conduct of Commission business provided that the decision of the Chairperson may be overridden by a majority vote of those commissioners present.

Section 4. **Commission Action.** The Commission's duties shall include the functions listed in TMC 2.60.020.

Section 5. **Motions.** Motions before the Commission shall be made in the affirmative and shall be restated by the Chairperson prior to vote on that item.

Section 6. **Voting.** Voting may be by voice ballot or by individual voice ballot on all items as deemed appropriate by the Chairperson. Records of all votes shall be tallied by the secretary.

Section 7. **Conflict of Interest.** No member of the Commission or any committee shall participate in, discuss, or vote on a matter which will affect any business in which the member has a substantial interest as defined by K.S.A. 75-4301a. Should any member have such a substantial interest, the Chairperson shall declare an abstention for the member for that item on the agenda.

Section 8. **Record of Proceedings.** The secretary shall record the minutes of each meeting as a matter of public record and shall present such minutes to the Commission for approval.

Article VI

Amendments

Section 1. These bylaws may be amended by a majority of the Commission at any regular meeting, provided the members have been notified one (1) month in advance and the proposed amendment has been placed on the meeting agenda.

T201607283829

TOPEKA SIGN PERMIT APPLICATION

DATE 7-15-16

THE UNDERSIGNED HEREBY MAKES APPLICATION TO ERECT 1 SIGN(S) AS SPECIFIED HEREIN, AND DOES AGREE THAT THE PROVISIONS OF THE SIGN ORDINANCE WILL BE COMPLIED WITH WHETHER THE SAME ARE SPECIFIED HEREIN OR NOT.

LOCATION: 726 S. Kansas Ave

NAME OF BUSINESS: H & R Block

LEGAL DESC.: LOT _____ DLK _____ SUBD.: _____
() LEGAL DESCRIPTION ATTACHED TO APPLICATION

IS PROPERTY ON STATE OR NATIONAL HISTORIC REGISTER OR WITHIN 500' RADIUS OF SUCH PROPERTY? () YES () NO

TYPE OF SIGN(S): () GROUND SIGN () WALL SIGN
() POLE SIGN () TEMPORARY SIGN
() ROOF SIGN () BALLOON SIGN

WORK TO BE DONE: () NEW SIGN () REWORK AND/OR REPLACE SIGN
() FACE REPLACEMENT

HEIGHT ABOVE GRADE 10 FEET. SIZE OF SIGN: WIDTH 36" LENGTH 15' 8"

TOTAL SQUARE FEET OF SIGN: 39' SINGLE FACE

SIGN CONSTRUCTED OF WHAT TYPE OF MATERIAL? Charvell Lettering

IS SIGN ILLUMINATED? () YES () NO IF YES, HOW? Internal LED

- DRAWINGS TO SCALE INDICATING METHOD OF ATTACHMENT, DEPTH & SIZE OF SIGN FOUNDATION & STRUCTURAL MEMBERS. CITY RESERVES THE RIGHT OF REQUIRING SEAL ON PLANS.
- SITE PLAN NEEDS TO BE ATTACHED TO APPLICATION.
- NEW SIGNS WILL NEED TO HAVE AN ELECTRICAL INSPECTION MADE BEFORE SIGN MAY BE ERECTED.
- BALLOON SIGNS MAY BE PLACED 4 TIMES A YEAR FOR ONE WEEK.

DATE(S) THAT BALLOON SIGN WILL BE FLOWN: _____

SIGN COMPANY: FASTSIGNS - Stephen Rumer 271-8899

ADDRESS: 5999 SW 22nd Park- Topeka PHONE 271-8899

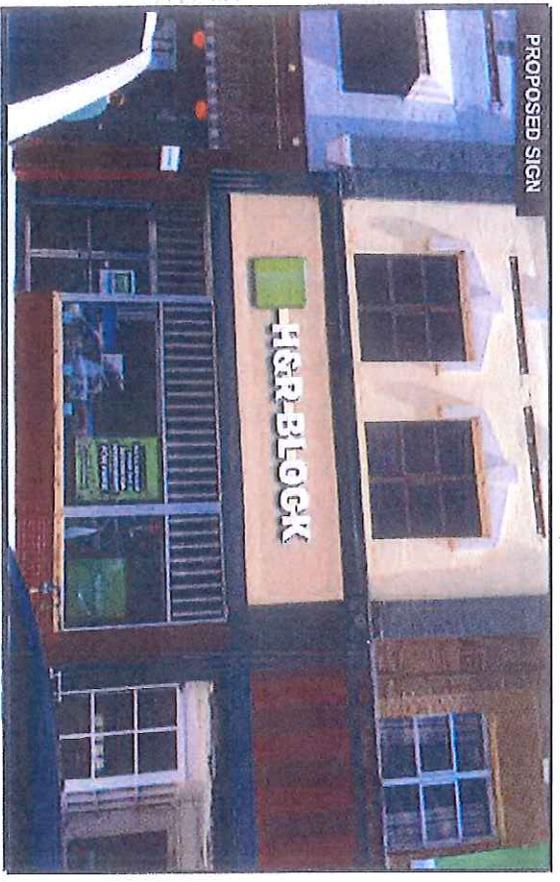
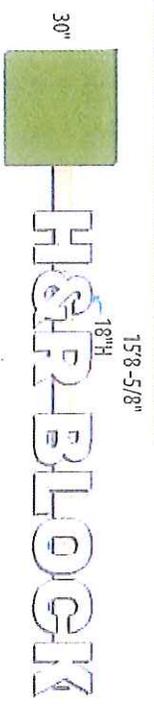
ENG	() APPROVAL	() DISAPPROVED	DATE _____	INITIAL _____
WATER	() APPROVAL	() DISAPPROVED	DATE _____	INITIAL _____
TRAFFIC	(<input checked="" type="checkbox"/>) APPROVAL	() DISAPPROVED	DATE _____	INITIAL _____
ZON INSP	(<input checked="" type="checkbox"/>) APPROVAL	() DISAPPROVED	DATE <u>8/1/16</u>	INITIAL _____

ZONING OF PROPERTY: C-5

KANSAS Ave Commercial Historic District.
Certificate of Appropriateness APPROVED, 8-1-16 WP

New

Allowable SQ.FT. 40 SQ.FT. Current SQ.FT. 39.3 SQ.FT. 15'8"-5/8"



Signage Recommendations:

Leave As Is: LED Retrofit: Channel Letters: Box Sign: Awning: Additional Notes:

Face Change: Y N
 Existing Face Color: White Day/Night Other
 New Face Color: White Day/Night Other

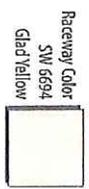
Raceway: Y N
 New Face Color: White Day/Night Other
 Existing Sign Size: 4' x 8' X 8'-0"
 New Sign Size: 30'-18" X 15'-4.58"

Rerace Existing: Retrofit Existing: New Sign:
 Size: 2' x 8' 3' x 5' 4' x 8' 4' x 10' 2.5' x 11'-0" Other: 0'-0" X 0'-0"

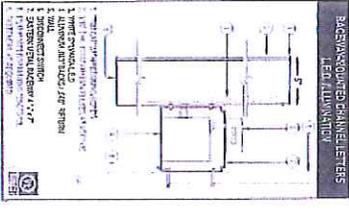
Illuminated: Y N
 Shared Pylon/Tenant Sign: Y N
 If yes, Green logo with white copy Other

TYPE: Face-Lit illuminated channel letters
 FAB: 5" deep std. .040 coil - white interior, .063 pre-finished white aluminum backs
 MOUNTING: All cans attached to a common extruded Eastern Metal aluminum raceway (4 1/2" x 7"). Raceway mounted to building with appropriate hardware.
 ILLUMINATION: LEDs - Sylvania 71071 White 6500K. Toggle switch, UL Listed, dedicated 20 amp breaker.

LETTER FACES: 3/16" thk. #2447 Artema Plexiglas Acrylic with 3M 3630-106 Brilliant Green.
 LOGO FACES: 3/16" thk. #2447 Artema Plexiglas Acrylic with 3M 3630-106 Brilliant Green.
 PRE-PAINT: Letter returns - pre-painted coil (PMS 430C) Logo returns - pre-painted coil (PMS 376C) Trim caps - pre-painted black(letters) green(logo)



Colors to Match
 Letter Returns PMS 430C Gray
 Trim & Returns - PMS 376C
 Faces - #2447 Artema Plexiglas with 3M 3630-106 Brilliant Green



South Water Signs

HR BLOCK #17085

Location: 726 S Kansas Ave Topeka, KS

Start Date: 05 31.16 Last Revision: 00.00.00

Job#: 7017985 Drawing#: 17085 Page: 1 of 7

Sales Rep: TM Designer

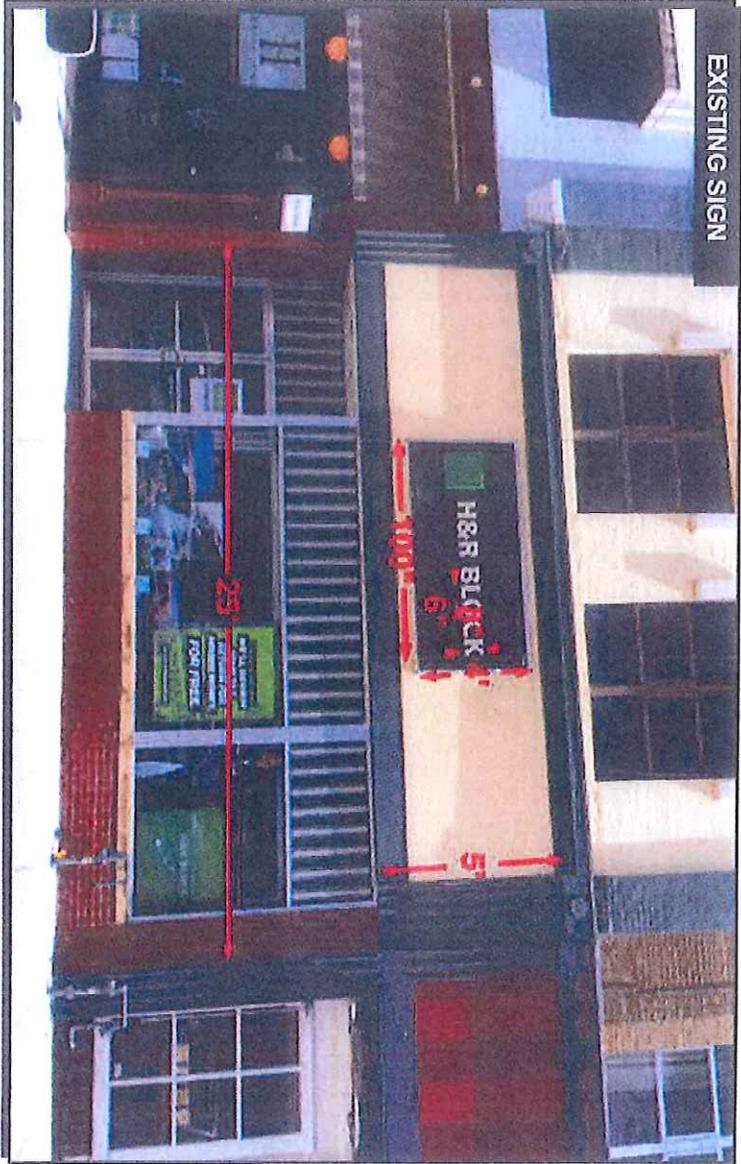
Client Approval _____

Landlord Approval _____

MEMBER LISTED

Allowable SQ.FT. 40 SQ.FT. Current SQ.FT. 33.3 SQ.FT.

Existing



Existing Signage:

Sign Type: Box Sign: Channel Letters: Other:

Existing Sign Dimensions: H 48" W 8'-4"

Existing Wall Dimensions: H 60" W 25'-0"

Illumination: None: LED: Neon: Fluorescent:

Face Color: White: Day/Night: Other:

Sign Condition: Good: Fair: Poor:

Additional Notes:



Sales Rep: TM Designer: W

Client Approval
Landlord Approval

Job#: 7017985
Drawing#: 17085
Page: 1 of 7

Start Date: 05-31-16
Last Revision: 00-00-00

HR BLOCK #17085

Location:
726 S Kansas Ave
Topeka, KS

