

**STAFF REPORT**  
**for**  
**JUNE 5, 2019 HRC MEETING**

**Case #:** COA2019-049  
**Staff:** Michelle M. McCullough

**Applicant:** Samantha Smith  
**Owner:** **Board of Prov. Elders/Bethabara Moravians**

**LOCATION**

District: Bethabara Historic District  
Street: 2157 Bethabara Road  
Buildings: Potter's (Dyer's) House, Brewer's (Distiller's) House, Gemeinhaus, Log House, and Gardens  
Local Historic Landmarks#: 97, 98, 96, and 95

**REQUEST(S)**

- Installation of outdoor interpretative signs

**APPLICABLE SECTIONS OF DESIGN REVIEW GUIDELINES**

*Forsyth County Design Review Guidelines for Local Historic Landmarks and Local Bethabara Historic District Guide to the Certificate of Appropriateness (COA) Process and Design Review Guidelines*  
**(Please refer to the applicable sections of the *Guidelines*, as detailed in the staff comments.)**

**PROJECT DESCRIPTION/ELEMENTS**

*Please refer to the information provided with the application.*

**STAFF COMMENTS**

The Landmark and District Guidelines address historic signage and new signage that relates to the use of the building. This application is for educational, interpretive signage to assist visitors in their experience at each building. The model for the signage is taken from the National Park Service's interpretive signage examples.

**STAFF FINDINGS**

Commission staff finds that the work is not incongruous with the character of the Bethabara Historic District and Local Historic Landmarks because:

- 1) Only one new sign will be installed at each location, to minimize its impact on the overall historic character of the Landmark buildings and site. (*Signage*, Landmark 4)
- 2) The new signage will be 24" high x 36" wide, constructed of a black, textured, powder-coated metal pedestal with a six square foot, single sided, 1/2" matte finish laminated panel of custom high pressure laminate that is compatible with the Landmark Site and District in terms of style, time period, materials, design, scale, and color. (*Signage*, Landmark Guideline 5 and *Signage*, Bethabara Guideline 2)
- 3) The new signage will replace existing signage and will be in an appropriate location that does not diminish or compromise the historic character of the Landmark building or site or District. The locations are not obtrusive and do not cover large portions of the building façade, any significant

architectural features or block streetscape views. (*Signage*, Landmark Guidelines 5 and 6 and *Signage*, Bethabara Guideline 4)

- 4) The new signage is not attached to a building, it is installed into the ground and is removable. (*Signage*, Landmark Guideline 7 and *Signage*, Bethabara Guideline 5)

### **STAFF RECOMMENDATION**

Based on the preceding findings, staff recommends that the Commission approve COA2019-049 at the Potter's (Dyer's) House, Brewer's (Distiller's) House, Gemeinhaus, Log House, and Gardens, located at 2147 Bethabara Road, Local Historic Landmarks 97, 98, 96, and 95, within the Bethabara Historic District (PIN#s 6817-67-4983.00, 6817-77-0736.00, 6817-77-2904.00, 6817-77-3797.00, and 6817-77-1390.00) with the following conditions:

- 1) The applicant shall receive, prior to commencement of the work, all other required permits or permissions from governmental agencies;
- 2) Commission staff shall review and approve any revisions or deviations to any portion of the as-submitted work, that qualifies as a minor work, prior to commencement of that portion of the project; and
- 3) The applicant shall submit the Certificate of Appropriateness Request for Certification of Completed Work form and photo documentation of the completed project to HRC staff within ten (10) days of its completion.