

**MINUTES**  
**RED BANK HISTORIC PRESERVATION COMMISSION BOARD**  
**April 21, 2021**

The Red Bank Historic Preservation Commission Board held a regular meeting on Wednesday, April 21, 2021 at 7:00 pm, via Zoom in the Municipal building, first floor Council Chambers, 90 Monmouth Street, Red Bank, New Jersey.

Chairperson Michaela Ferrigine called the meeting to order at 7:11 pm. She announced that notice of the meeting was mailed to the Asbury Park Press and the Two River Times; was filed with the Borough Clerk; and posted on the municipal bulletin board. A roll call showed the following members in attendance: Paul Sullivan, Michaela Ferrigine, Barbara Boas, and Roseann DalPra. Also present were Shawna Ebanks, Director of Community Development, Maria Graziano, Board Secretary and Dan O'Hern, Attorney.

**Administrative Matters:**

Fema Grant for Calvary Church Designated by a Historic Site by the State of New Jersey. Michaela Ferrigine was working with the Church to help get some grants to fix it up. There was some discussion on grants and looking into Monmouth County Commission to help the community with the grants. The Borough has a person on salary that is a grant writer. Shawna Ebanks stated if you get the information forward to her, she would work with the commission and the grant writer.

There was some correspondence that was presented and discussed from Jim Pederson and Peter Hopkinson.

The chairperson stated that in the past we were able to review sign applications via email. There was no email within the HPC but we were able to review them as they came in. HPC had the ability to decide how things are done. We didn't approve formally. There would be minor applications such as signs and we were able to move them along faster instead of waiting for the monthly meetings that sometimes were postponed. We would then formally approve the signs in one shot. That seems to expedite applications. The only applications that went in front of the board were the signs that had issues. At that point it would be discussed at the HPC meeting. Dan O'Hern the attorney stated there is no problem with the members reviewing the applications prior to the meeting but they should not be no formal decision through email. It should be done at the formal meeting so that the public has the right to voice their opinion. His opinion is that decision should be entered on the record in a public meeting. Ms. Ferrigine agreed. The zoning officer stated we get many OPRA requests and it is better to have a record for a meeting rather searching for comments made by many members. We have to search and dig up information that very time consuming. It is better to do this at the meeting. I am also holding off on the zoning applications until it happens in front of the HPC meeting. Ms. Ferrigine stated she thinks it would be better to send these applications through email, send comments and be able to approve them in one consent motion at the meeting. Mr. O'Hern stated that we could do a consent motion the day of the meeting and everyone agree but we do have to open it to the applicant and public. He stated he understands Shawna Ebanks opinion of making it a public record for OPRA request and maybe don't comment through email. The board secretary stated how these were approved in the past. Mr. O'Hern felt we should not be

voting Yes or No through email. Ms. Ferrigine agrees with Dan that we agree or don't agree through email if we approve or not approve. Mr. O'Hern stated that we cannot approve by email. By doing it through email you are kind of doing an advance vote. You may change your mind. It is fine to review by email, send an email if there are any concerns, put on a consent agenda at one time is all fine. Never approve anything that was not publicly noticed or on an agenda.

**Applications:**

**8 East Front Street, The Golf Den - Signage, Block 28, Lot 2, HPC014**

Jonathon Curatala the Golf Den is an indoor simulator. We are requesting a simple sign laser cut acrylic mounted steel studs. The sign will be Black. The board said the sign looks great. The board voted to approve the sign. There was a public comment from Cyndi Burnham, 71 Wallace Street. How is the sign going to be lit? It appears it will Gooseneck lighting that is already there. It is very simple. Michael Ferrigine made a motion to accept the application and seconded by Roseann DalPra. Ayes: Paul Sullivan, Michaela Ferrigine, Barbara Boas, and Roseann DalPra.

**65 Mechanic Street – Block 27, Lot 20.02 HPC015**

Melanie Elmiger, Property Manager. The applicant is seeking signage for the East Wing. The East wing was an addition put on in the early 80's. This is a one-way street and it is set back. They are requesting a sign so people don't miss the building. The sign proposed is the Historic Colors from Benjamin Moore. The board felt that the sign proposed has more than 2 colors and the sign looks disjointed and out of place. It was asked if they considered a free standing sign closer to the parking lot. Paul Sullivan suggested were they can put a free standing sign that looks more appropriate. It was suggested that they put a sign above the door labeled East Wing. The sign proposed tonight is not going to work. Consider the post idea and resubmit to the Board. Michaela Ferrigine made a motion to deny, seconded by Barbara Boas. Ayes: Paul Sullivan, Michaela Ferrigine, Barbara Boas, and Roseann DalPra.

**2 East Front Street, Block 9.01 Lot. 19 HPC016,**

Michael Nyegaard, tattoo. We are moving from 37 East Front Street to 2 Front Street. We are proposing yellow lettering with a light brown background. New sign will be painted on the inside. He was asked if he could make it smaller and he responded yes. They wanted to keep it simple being they are in the Historic District. It is a simple font and it is under the awning. The board liked the font that was used at the 37 E. Front Street address. The board asked for the font used at 37 E. Front Street with the layout presented and to use the sign ordinance percentage that is required. The board asked for a new mock up with the recommendations and the colors. We can approve the sign subjected to reviewing the mock up to save time. This will be a vinyl application put on the outside of window. Anything going above the awning? There is an existing sign there from the previous tenant they do not plan to use it. They will have it removed.

Public comment: Cyndi Burnham stated there is a code ordinance of how much of the window can be covered up.

Will you plan on doing any signage above where Seldin's sign was? We may do it down the road. It will be Gold leaf on Black Background what is similar to what is there now.

Public portion closed.

Michaela Ferrigine made a motion to approve subject to a change on what was recommended by the board and seconded by Barbara Boas. Ayes; Paul Sullivan, Michaela Ferrigine, Barbara Boas, and Roseann DalPra.

Barbara Boas suggested the person that wanted to donate the Dictionary should call the library to donate it.

Motion to adjourn Barbara Boas, Seconded by Roseann DalPra, all in Favor.

Respectfully Submitted,

Maria Graziano  
Secretary, Red Bank Historic Preservation Commission