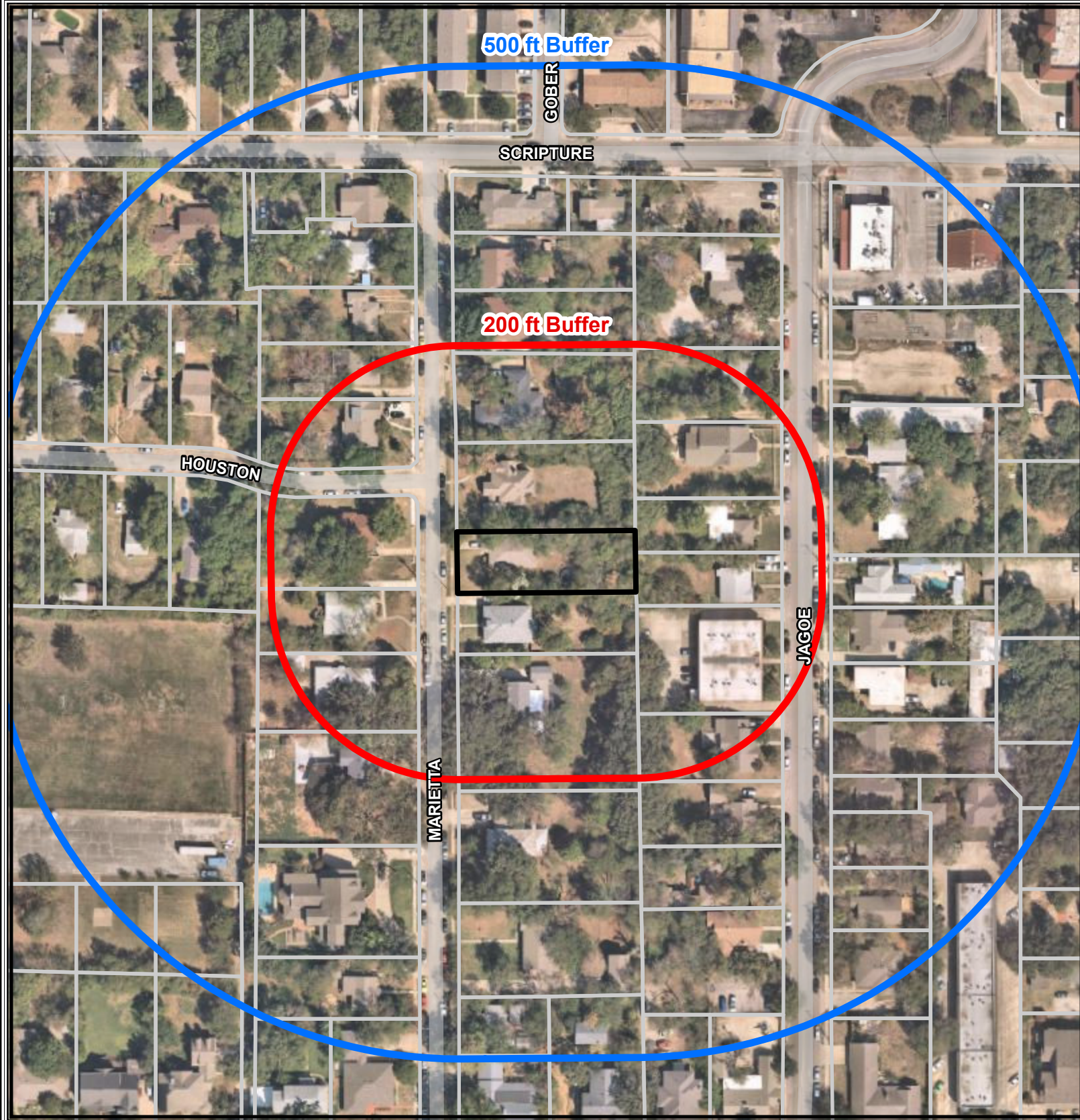
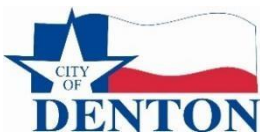


HL23-0002 Notification Map



"This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property boundaries. Although every effort was made to ensure the accuracy of this data, no such guarantee is given or implied. Utilization of this map indicates the understanding that there is no guarantee to the accuracy of this data."



DEPARTMENT OF DEVELOPMENT SERVICES

Development Services Center – 215 W. Hickory Street – Denton, Texas 76201 voice: (940) 349-8541 www.cityofdenton.com

Public Hearing Notification Sign Criteria and Affidavit

A public hearing notification sign is a sign erected on the subject property to publicize a Future Land Use or Zoning Change request, a Specific Use Permit request, a Variance request, or a Historic Landmark Designation request. ***The number of signs and the placement of signs shall be determined at the time of First Review Comments for each specific request.*** It is the responsibility of the owner/project representative to contact Development Services Department to verify the number and location of signs needed.

Sign Criteria:

SIGN DESIGN

- ☐ Signs shall be three and a half (3 ½) feet wide by four (4) feet tall. (Please refer to attached sign exhibit.)
- ☐ The sign shall be constructed in accordance with the City's design standards for public hearing notification signs.
 - a. Two (2) sided, ten (10) millimeter Coroplast sign or other material of equivalent strength and durability.
 - b. Lettering shall be placed on both sides of the sign.
 - c. The letter font style shall be Trebuchet MS. The required font size is 230 (bold) for the sign heading and 180 for all but for the remainder of the sign. Of the smaller words on the sign, everything is bold with the exception of the number field, name field, request field, and the website address. (Please refer to attached sign exhibit.)
 - d. Metal or wood posts shall be used.
- ☐ The sign shall comply with the layout and dimensions on the attached Public Hearing Notification Sign Specification sheet.

PLACEMENT

- ☐ The sign shall be posted perpendicular to the property line, and visible and legible from adjacent rights-of-way, but except alleys, at a location(s) determined by staff.
- ☐ If the subject property is on more than one (1) right-of-way, one (1) sign shall be posted along each right-of-way for each 500 feet of linear street frontage of the property.
- ☐ Signs shall be located outside of the public right-of-way, and shall be a minimum of two (2) feet off the ground, unless otherwise directed by the Director of Development Services or designee.

PROOF OF POSTING

- ☐ At least 10 days prior to the public hearing, the applicant shall submit an executed affidavit of proof of the posting (attached) and photographs of the installed sign to the Planning Project Manager.

Failure to post the notification sign(s) and submit the affidavit and photographs will require that the public hearing item be withdrawn and re-noticed until the next public hearing date available.

- ☐ The property owner is responsible for maintaining the sign on the property throughout the entire public hearing process. If the sign is destroyed or removed from the property, the applicant is responsible for obtaining another sign and posting the sign on the property promptly.

REMOVAL OF SIGNS

- ☐ The property owner or his/her representative must remove the sign within three (3) calendar days subsequent to the final decision by the approving body.

**CITY OF DENTON PUBLIC HEARING NOTIFICATION SIGN
SPECIFICATIONS**



PUBLIC HEARING NOTIFICATION SIGN AFFIDAVIT OF SIGN POSTING

Project No. HL23-0002b

Date of Planning and Zoning Commission Meeting: 1/24/2024

I hereby certify that I have posted or caused to be posted Public Hearing Notification sign(s) on the property subject to Project Name/Number 314 Marietta Street/ HL23-0002b, located at 314 Marietta Street, Denton, TX 76201

Said sign(s) have been obtained through a sign contractor of choice and meet the specifications as stated in the City of Denton Public Hearing Sign Criteria Sheet.

Posting of said signs was accomplished on January 11th, 2024. Said signs have been posted in a manner which provides an unobstructed view and which allows clear reading from the public right(s) of way along Marietta Street. Said signs will be maintained on the property throughout the entire public hearing process and will be removed within three (3) calendar days subsequent to the final decision by the approving body.

I further certify that this affidavit was filed with the Planning Department of the City of Denton within the time provisions specified in the City of Denton Public Hearing Sign Criteria Sheet.

Executed this the 12th day of January, 2024.

 Sara Anne Rigsby

Signature of Applicant or Authorized Representative for Project No. HL23-0002b

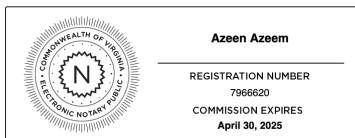
Sara Rigsby
Printed Name of Applicant or Authorized Representative for Project No. HL23-0002b

Virginia
STATE OF ~~TEXAS~~ COUNTY OF Prince William, Virginia BEFORE ME, a Notary Public, on this 12th day 2024
personally appeared Sara Anne Rigsby (printed owner's name) the above signed, who, under oath, stated the following:

"I hereby certify that I am the owner, for the purposes of this application; that all information submitted herein is true and correct."

SUBSCRIBED AND SWORN TO before me, this the 12th day of January, 2024.





Electronic Notary Public

Notarized online using audio-video communication

Notary Signature (seal)

PLEASE NOTE: Failure to post the notification sign(s) on the property by the close of business (5 pm) on the tenth (10th) day prior to the Wednesday Planning and Zoning Commission public hearing shall result in the postponement of consideration by the Commission.

STAFF USE ONLY:

Date/Time submitted: _____ Verified by: _____



Robertson, Cameron M.

From: Welborn, Cathy
Sent: Tuesday, January 23, 2024 2:43 PM
To: Robertson, Cameron M.
Cc: Robinson, Kelly; Zagurski, Hayley; Firgens, Tina
Subject: FW: New eComment for Planning and Zoning Commission on 2024-01-24 5:00 PM

From: noreply@granicusideas.com <noreply@granicusideas.com>
Sent: Tuesday, January 23, 2024 2:18 PM
To: Kimberly Thaggard <Kimberly.Thaggard@cityofdenton.com>; Pruett, Eric <Eric.Pruett@cityofdenton.com>; Cole, Jason <Jason.Cole@cityofdenton.com>; Villarreal, Jordan <Jordan.Villarreal@cityofdenton.com>; Ellis, Margie <Margie.Ellis@cityofdenton.com>; Anderson, Ronnie <Ronnie.Anderson@cityofdenton.com>; Smith, Tim <Tim.Smith@cityofdenton.com>; Firgens, Tina <Tina.Firgens@cityofdenton.com>; Welborn, Cathy <Cathy.Welborn@cityofdenton.com>; Robinson, Kelly <Kelly.Robinson@cityofdenton.com>; Zagurski, Hayley <Hayley.Zagurski@cityofdenton.com>; City Secretary <City.Secretary@cityofdenton.com>; Salazar, Jesus <Jesus.Salazar@cityofdenton.com>
Subject: New eComment for Planning and Zoning Commission on 2024-01-24 5:00 PM

This message has originated from an **External Source**. Please be cautious regarding links and attachments.

[City of Denton, TX](#)

New eComment for Planning and Zoning Commission on 2024-01-24 5:00 PM

Karen DeVinney submitted a new eComment.

Meeting: Planning and Zoning Commission on 2024-01-24 5:00 PM

Item: A. HL23-0002b Hold a public hearing and consider making a recommendation to City Council regarding a request by Travis and Sara Rigsby, the property owners, for a Historic Landmark Designation, in accordance with Section 2.9.4 of the Denton Development Code, for the property located at 314 Marietta Street, within the West Oak Area Historic District (WOA). The property is located on the east side of Marietta Street, just south of Houston Place in the City of Denton, Denton County, Texas. (HL23-0002b, Historic Landmark Designation of 314 Marietta Street, Cameron Robertson)

eComment: I'm writing to ask for P&Z approval of the historic designation for 314 Marietta. This is not a large or impressive home, but, as the application notes, it is a representative of an architectural style that was typical for its time but which is no longer being built. It was also the

site of significant events in Denton's history. As a former member of the HLC, I agree with the commission's recommendation to approve.

[View and Analyze eComments](#)

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Development Services
401 N. Elm St., Denton, TX 76201 • (940) 349-8600

Response Form

Project Number HL23-0002b

Historic Landmark Designation of 314 Marietta Street

In order for your opinion to be counted, please complete and mail this form to:

City of Denton Development Services
Attn: Cameron Robertson, Project Manager
401 N. Elm St.
Denton, TX 76201

You may also email to cameron.robertson@cityofdenton.com or call (940) 349-8532. Please note any responses are subject to public information requests including the information provided below.

Project Number: HL23-0002b

Meeting Date: January 24, 2024

Please circle one:

☒ In favor of request

☐ Opposed to request

Comments:

Very excited for our neighbors and the restoration of 314 Marietta!

Signature: *K. Blair*

Printed Name: *Kevin Blair*

Street Address: *305 Marietta St*

City, State and Zip Code: *Denton, TX 76201*

Phone Number: *682-429-0981*

Email Address: *KevinBlair04@gmail.com*

Physical Address of Property within 200 Feet: *Same ↑*