

## **Lasley, Timothy G**

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**From:** Lasley, Timothy G  
**Sent:** Thursday, June 21, 2018 4:00 PM  
**To:** 'gorealice@gmail.com'  
**Cc:** Werner, Jeffrey B; Mess, Camie  
**Subject:** BAR Actions - June 19, 2018 - 115 Altamont Circle

June 21, 2018

### **Certificate of Appropriateness Application**

BAR 18-06-03  
115 Altamont Circle  
Tax Parcel 330122000  
Tree Removal, Owner/ Alice L. Gore and William B. Hunt III, Applicant  
Removal of Red Maple

Dear Applicant,

The above referenced project was discussed before a meeting of the City of Charlottesville Board of Architectural Review (BAR) on May 15, 2018. The following action was taken:

**This was removed from the consent agenda. Miller moved having considered the standards set forth within the City Code, including City Design Guidelines for Site Design and Elements, I move to find that the proposed tree removal satisfies the BAR's criteria and are compatible with this property and other properties in the Downtown ADC district, and that the BAR approves the application as submitted with the following conditions**

- **The replanting with a large shade tree conforming to the Charlottesville Tree List**
- **The tree have a caliper of no less than 2 inches**
- **The tree be planted no less than 4 feet from the curb**

**Balut seconded. Approved (7-0).**

This certificate of appropriateness shall expire in 18 months (December 19, 2019), unless within that time period you have either: been issued a building permit for construction of the improvements if one is required, or if no building permit is required, commenced the project. You may request an extension of the certificate of appropriateness before this approval expires for one additional year for reasonable cause.

If you have any questions, please contact me at 434-970-3130 or [wernerjb@charlottesville.org](mailto:wernerjb@charlottesville.org).

Sincerely yours,  
Jeff Werner

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**Tim Lasley**  
Intern | Historic Preservation and Design Planning  
City of Charlottesville | Neighborhood Development Services  
University of Virginia | Class of 2020  
School of Architecture

Phone: (434)970-3185

Email: [lasleyt@charlottesville.org](mailto:lasleyt@charlottesville.org)

**CITY OF CHARLOTTESVILLE  
BOARD OF ARCHITECTURAL REVIEW  
STAFF REPORT  
June 19, 2018**



**Certificate of Appropriateness Application**

BAR 18-06-03

115 Altamont Circle

Tax Parcel 330122000

Owner/Applicant: Alice L. Gore and William B. Hunt III

**Removal of Red Maple**

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**Background**

American four-square home, a contributing structure within the North Downtown ADC District. The house features a gable roof with a gable dormer on the southern and eastern façade.

**Application**

Removal of Red Maple tree contributing to the streetscape of Altamont Circle. Tree is structurally unsound and canopy is insect infested. (Reference Van Yahres Tree Company memo of May 14, 2018.)

**Criteria, Standards, and Guidelines**

**Review Criteria Generally**

*Sec. 34-284(b) of the City Code states that,*

*In considering a particular application, the BAR shall approve the application unless it finds:*

- (1) That the proposal does not meet specific standards set forth within this division or applicable provisions of the Design Guidelines established by the board pursuant to Sec.34-288(6); and*
- (2) The proposal is incompatible with the historic, cultural or architectural character of the district in which the property is located or the protected property that is the subject of the application.*

**Pertinent Standards for Review of Construction and Alterations include:**

- (1) Whether the material, texture, color, height, scale, mass and placement of the proposed addition, modification or construction are visually and architecturally compatible with the site and the applicable design control district;*
- (2) The harmony of the proposed change in terms of overall proportion and the size and placement of entrances, windows, awnings, exterior stairs and signs;*
- (3) The Secretary of the Interior Standards for Rehabilitation set forth within the Code of Federal Regulations (36 C.F.R. §67.7(b)), as may be relevant;*
- (4) The effect of the proposed change on the historic district neighborhood;*
- (5) The impact of the proposed change on other protected features on the property, such as gardens, landscaping, fences, walls and walks;*
- (6) Whether the proposed method of construction, renovation or restoration could have an adverse impact on the structure or site, or adjacent buildings or structures;*
- (7) When reviewing any proposed sign as part of an application under consideration, the standards set forth within Article IX, sections 34-1020 et seq shall be applied; and*
- (8) Any applicable provisions of the City's Design Guidelines.*

**Pertinent Guidelines for Site Design**

**B. PLANTINGS**

*Plantings are a critical part of the historic appearance of the residential sections of Charlottesville's historic districts. The character of the plantings often changes within each district's sub-areas as well as from district to district. Many properties have extensive plantings in the form of trees, foundation*

*plantings, shrub borders, and flowerbeds. Plantings are limited in commercial areas due to minimal setbacks.*

- 1) Encourage the maintenance and planting of large trees on private property along the streetfronts, which contribute to the “avenue” effect.*
- 2) Generally, use trees and plants that are compatible with the existing plantings in the neighborhood.*
- 3) Use trees and plants that are indigenous to the area.*
- 4) Retain existing trees and plants that help define the character of the district, especially street trees and hedges.*
- 5) **Replace diseased or dead plants with like or similar species if appropriate.***
- 6) When constructing new buildings, identify and take care to protect significant existing trees and other plantings.*
- 7) Choose ground cover plantings that are compatible with adjacent sites, existing site conditions, and the character of the building.*
- 8) Select mulching and edging materials carefully and do not use plastic edgings, lava, crushed rock, unnaturally colored mulch or other historically unsuitable materials.*

### **Discussion and recommendation**

Staff recommends approval of the request with provision that it be replaced with a new street tree conforming to the City of Charlottesville’s tree list, minimum caliper 2” to 2-1/2” at planting. Location to be coordinate with staff.

### **Suggested Motion**

Having considered the standards set forth within the City Code, including City Design Guidelines for Site Design and Elements, I move to find that the proposed tree removal satisfies the BAR’s criteria and are compatible with this property and other properties in the Downtown ADC district, and that the BAR approves the application as submitted.....



**Board of Architectural Review (BAR)  
Certificate of Appropriateness**

Please Return To: City of Charlottesville  
Department of Neighborhood Development Services  
P.O. Box 911, City Hall  
Charlottesville, Virginia 22902  
Telephone (434) 970-3130 Email [scala@charlottesville.org](mailto:scala@charlottesville.org)

Please submit ten (10) hard copies and one (1) digital copy of application form and all attachments.  
Please include application fee as follows: New construction project \$375; Demolition of a contributing structure \$375;  
Appeal of BAR decision \$125; Additions and other projects requiring BAR approval \$125; Administrative approval \$100.  
Make checks payable to the City of Charlottesville.  
The BAR meets the third Tuesday of the month.  
Deadline for submittals is Tuesday 3 weeks prior to next BAR meeting by 3:30 p.m.

Owner Name Alice L. Gore & William B. Hunt III Applicant Name Alice L. Gore & William B. Hunt III  
Project Name/Description Tree Removal Parcel Number 330122000  
Project Property Address 115 Altamont Circle

**Applicant Information**

Address: 115 Altamont Circle  
Email: gorealice@gmail.com  
Phone: (W) N/A (C) 934-981-3961

**Property Owner Information (if not applicant)**

Address: 115 Altamont Circle  
Email: gorealice@gmail.com  
Phone: (W) N/A (C) 434-981-3961

Do you intend to apply for Federal or State Tax Credits for this project? No

**Signature of Applicant**

I hereby attest that the information I have provided is, to the best of my knowledge, correct.

Alice L. Gore 5/15/2018  
Signature Date  
Alice L. Gore 5/15/2018  
Print Name Date

**Property Owner Permission (if not applicant)**

I have read this application and hereby give my consent to its submission.

Signature \_\_\_\_\_ Date \_\_\_\_\_  
Print Name \_\_\_\_\_ Date \_\_\_\_\_

Description of Proposed Work (attach separate narrative if necessary): See attachment

**List All Attachments (see reverse side for submittal requirements):**

One letter from Van Vahres Tree Service - Thomas Taylor

<p><b>For Office Use Only</b></p> <p>Received by: <u>D. Eubank</u></p> <p>Fee paid: <u>12500</u> Cash/Ck. # _____</p> <p>Date Received: <u>5/15/18</u></p> <p>Revised 2016</p>	<p>Approved/Disapproved by: _____</p> <p>Date: _____</p> <p>Conditions of approval: _____</p>
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**VAN YAHRES  
TREE COMPANY**

SINCE 1919

5/14/2018

To Whom It May Concern,

Van Yahres Tree Company (VYTC) recently evaluated the health of a Red Maple located at the Gore residence (115 Altamont Circle). This tree is structurally unsound due to storm damage throughout the years. There is a large decayed area in the otherwise healthy portion of the tree which is overhanging the house. The canopy health is declining due to a large population of scale insects as well as poorly cut from the power company. There is no remedial treatment for the structural weakness. VYTC feels that the only practical option is remove the tree and replant a new one.

If you have further questions please contact me at (434) 982-8733.

Sincerely,

Thomas Taylor  
Certified Arborist MA-5840