

ACTIONS
CITY OF CHARLOTTESVILLE
BOARD OF ARCHITECTURAL REVIEW
Regular Meeting
September 15, 2020 – 5:30 p.m.
Remote meeting via Zoom



BAR Members present: Carl Schwarz (chair), Breck Gastinger (vice chair), Jody Lahendro, Tim Mohr, Cheri Lewis, Anderson McClure, Ronald Bailey, Sonja Lengel

Staff Present: Jeff Werner, Robert Watkins, Patrick Cory

A. Matters from the public not on the agenda

None.

B. Consent Agenda

1. Certificate of Appropriateness Application

BAR 20-09-01

418 E. Jefferson Street, TMP 530040000

Downtown ADC District

Owner: 418 E Jefferson Street, LLC

Applicant: William Adams, Train Architects

Renaissance School--replace five windows

2. Certificate of Appropriateness Application

BAR 20-09-02

534 Park Street, TMP 30126000

North Downtown ADC District

Owner/Applicant: Seth Liskey

Fence at side/rear yard

- 3. Submission for BAR Record**
BAR 18-07-04
0 East Water Street, TMP 570157800
IPP
Owner: Choco-Cruz, LLC
Applicant: Ashley Davies
Interpretive signage for coal tower

Breck Gastinger pulls Item 3 (0 Water Street) from the consent agenda.

Breck Gastinger moves to approve the remaining items on the consent agenda.

Tim Mohr seconds. Consent agenda passes (9-0).

BAR discusses 0 Water Street.

Cheri Lewis moves: 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 signage satisfies the conditions of the CoA approved on September 18, 2018 with the direction that the sign be located at eye-level at either side of the primary concrete wall, not at the center, and the BAR expresses a preference for the stainless steel or aluminum option.

Tim Mohr seconds. Consent agenda passes (9-0).

C. Deferred Items

- 5:45** **4. Certificate of Appropriateness Application**
BAR 17-11-02
167 Chancellor Street, TMP 090126000
The Corner ADC District
Owner: Alpha Omicron of Chi Psi Corp.
Applicant: Kevin Schafer, Design Develop, LLC
Exterior alterations and addition

James Zehmer moves: Having considered the standards set forth within the City Code, including City Design Guidelines for Site Design and Elements, New Construction and Additions, and Rehabilitation, I move to find that the proposed alterations and addition satisfy the BAR's criteria and are compatible with this property and other properties in The Corner ADC district, and that the BAR approves the application as submitted, with the following modification:

- That the note on page 5 of the submittal concerning the entry on the Chancellor Street side be changed to the following – preserve the profile and dimension of the existing door, frame, lites, transom, repairing and replicating elements of that entry.*

Cheri Lewis seconds. Motion passes (9-0).

D. New Items

- 6:05** **5. Certificate of Appropriateness Application**
BAR 20-09-03
1112 Park Street, TMP 470050000
IPP
Owner: Margaret Sherman Todd
Applicant Paul Josey, Wolf Josey Landscape Architects
Driveway

Jody Lahendro moves: 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 driveway and associated landscaping satisfies the BAR's criteria and is compatible with this IPP, and that the BAR approves the application as submitted.

Ronald Bailey seconds. Motion passes (7-0-2, Cheri Lewis and Tim Mohr recused).

- 6:20** **6. Certificate of Appropriateness Application**
BAR 20-09-04
128 Chancellor Street, TMP 090105000
The Corner ADC District
Owner: University Christian Ministries
Applicant: Tom Keogh, Train Architects
Rear addition

Carl Schwarz moves to accept the applicant's request for a deferral, and in accepting that request for a deferral, the BAR wants to express that they find the design concept and details presented in the packet and supplemental packet received to be in accordance with the Design Guidelines, and the BAR would like to see further details on the front yard design concept.

Jody Lahendro seconds. Motion passes (9-0).

- 6:40** **7. Certificate of Appropriateness Application**
BAR 20-09-05
1619 University Avenue, TMP 090102000
The Corner ADC District
Owner: Sovran Bank
Applicant: Brian Quinn, Milrose Consultants
Bank of America exterior lighting

Cheri Lewis moves to accept the applicant's request for a deferral, with the request that before future review, the BAR would like to see some photographic examples of nighttime and daylight photos, as well as before and after installations of these fixtures at other banks, and the BAR would like to see renderings of this project, and a revised tree plan with updated information.

James Zehmer seconds. Motion passes (9-0).

E. Preliminary Discussions

9. 605 Preston Place – New apartment building.
IPP and Rugby Road/University Circle/Venable Neighborhood ADC District
Kevin Riddle, Mitchell Matthews Architects and Planners
10. 106 Oakhurst Circle – Renovate existing residence, construct addition.
Oakhurst-Gildersleeve ADC District
Patrick Farley, Patrick Farley Architect

D. Other Business

E. Adjournment

**CITY OF CHARLOTTESVILLE
BOARD OF ARCHITECTURAL REVIEW
STAFF REPORT**

September 15, 2020



Certificate of Appropriateness Application

BAR 20-09-02

534 Park Street, Tax Parcel 530126000

Owner/ Applicant: Seth Liskey

Fence at side/rear yard



Background

Year Built: 1911

District: North Downtown ADC District

Status: Contributing

534 Park Street is a 1911 Victorian vernacular home designed by Eugene Bradbury. (Historic survey attached.)

Prior BAR Reviews

October 19, 1993 - BAR approved CoA on for renovations and additions to the main residence

December 21, 2004 - BAR approved CoA for redesigned garden in front of the residence.

March 18, 2008 - BAR accepted applicant's request for deferral (window replacement).

April 15, 2008 – BAR approved CoA to replace thirty windows.

Application

- Submittal: Application with photos of site, aerial image showing location of fence, proposed fence cut sheet.

CoA request to install aluminum picket fencing at the side and rear yard. Fence height to be 36” Along Farish Street and at returns on either side (approx. 12-ft lengths). Fence height to be 48” along the rear [extending from the 12-ft section at 36” height].

Fencing to be 5/8” square pickets with spear finial and 1” square rails. Simple finial. End posts to be 2” square with flat caps. Gate to be flat with pickets and rail to match fence. Color to be black.

Discussion and Recommendations

Staff recommends approval as submitted.

The rear yard is elevated with an approximately 18” high concrete wall. The proposed 36” tall fence results in a height that exceeds the recommended guidelines—fence should not exceed 4-ft in height from the sidewalk; however, until a few years ago, there was a 33” tall wood fence here (see photos) with posts approximately 48” in height. The proposed metal fence is of a similar height and less visible than the wood fence.

Fencing is not prevalent along this segment of Park Street, and there is no typical fence type for it is existing. The BAR approved similar fencing for 632 Park Street (February 2018).

Suggested Motion

Approval: 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 fence satisfies the BAR’s criteria and is compatible with this property and other properties in the North Downtown ADC District, and that the BAR approves the application as submitted.

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) Any applicable provisions of the City's Design Guidelines.

Pertinent Guidelines for Site Design and Elements

C. Walls and Fences

- 1) Maintain existing materials such as stone walls, hedges, wooden picket fences, and wrought-iron fences.
- 2) When a portion of a fence needs replacing, salvage original parts for a prominent location.
- 3) Match old fencing in material, height, and detail.
- 4) If it is not possible to match old fencing, use a simplified design of similar materials and height.
- 5) For new fences, use materials that relate to materials in the neighborhood.
- 6) Take design cues from nearby historic fences and walls.
- 7) Chain-link fencing, split rail fences, and vinyl plastic fences should not be used.
- 8) Traditional concrete block walls may be appropriate.
- 9) Modular block wall systems or modular concrete block retaining walls are strongly discouraged but may be appropriate in areas not visible from the public right-of-way.
- 10) If street-front fences or walls are necessary or desirable, they should not exceed four (4) feet in height from the sidewalk or public right-of-way and should use traditional materials and design.
- 11) Residential privacy fences may be appropriate in side or rear yards where not visible from the primary street.
- 12) Fences should not exceed six (6) feet in height in the side and rear yards.
- 13) Fence structures should face the inside of the fenced property.
- 14) Relate commercial privacy fences to the materials of the building. If the commercial property adjoins a residential neighborhood, use a brick or painted wood fence or heavily planted screen as a buffer.
- 15) Avoid the installation of new fences or walls if possible in areas where there are no fences or walls and yards are open.
- 16) Retaining walls should respect the scale, materials and context of the site and adjacent properties.
- 17) Respect the existing conditions of the majority of the lots on the street in planning new construction or a rehabilitation of an existing site.

LANDMARK



SURVEY

IDENTIFICATION

Street Address: 534 Park Street
 Map and Parcel: 52-126
 Census Tract & Block: 3-416
 Present Owner: Mrs. Vinton H. Valentine
 Address: 534 Park Street
 Present Use: Residence & Apartments
 Original Owner: Miss Virginia Macon
 Original Use: Residence

BASE DATA

Historic Name: Valentine House
 Date/Period: 1911
 Style: Victorian Vernacular
 Height to Cornice:
 Height in Stories: 2 1/2
 Present Zoning: R-3
 Land Area (sq.ft.): 50 x 226
 Assessed Value (land + imp.): 2650 + 6180 = 8830

ARCHITECTURAL DESCRIPTION

The handsomely proportioned stuccoed house was designed by Eugene Bradbury in 1911 in the English vernacular tradition of Charles A. F. Voysey. Characterized by steeply pitched and varied roof forms, the massing of rectangular projections, and a smooth, uncluttered facade, the style is a stark and refreshing contrast to the gingerbread of the preceding Victorian era. At the Valentine house, the one story, flat roofed veranda topped by a balustrade is paired against the two and one half story projecting side pavilion. The northern wall with its smaller, more shallow gabled projection at the rear is particularly fine. The English vernacular influence is evidenced in the overhanging eaves with the exposed rafter ends and the diamond paned casement windows in the attic.

HISTORICAL DESCRIPTION

In 1911 Mrs. Virginia Macon purchased the lot from Hunter P. Farish, owner of the Leake-Farish House (DB 22-229). Mrs. Macon engaged the Charlottesville architect Eugene Bradbury to design the house. He was also the architect of the main office of the Virginia National Bank on Main Street. The house, designed in the style of Charles A. F. Voysey, was erected in 1911. After Miss Macon's death the house had several owners. From 1934 until 1940 it stood vacant and deteriorated badly. In 1940 Mr. and Mrs. Vinton H. Valentine, who had long admired the house, purchased it and undertook its restoration with the aid of Miss Evelina Magruder. The house is still the home of Mrs. Irene Valentine.



CONDITIONS

Very good

SOURCES

Mrs. Irene Valentine





five (5) *

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

Please submit ~~ten (10)~~ **five (5)** 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	<u>Seth Liskey</u>	Applicant Name	<u>Owner</u>
Project Name/Description	<u>New fence at 534 Park Street</u>	Parcel Number	<u>530126000</u>
Project Property Address	<u>534 Park Street</u>		

Applicant Information

Address: 534 Park Street, C-ville 22902
Email: Sethliskey@gmail.com
Phone: (W) _____ (C) _____

Property Owner Information (if not applicant)

Address: _____
Email: _____
Phone: (W) _____ (C) _____

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.

Seth Liskey 8/25/2020
Signature Date

Seth Liskey 8/25/2020
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): Installation of new fence at rear yard (per attached).

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

For Office Use Only	Approved/Disapproved by: _____
Received by: _____	Date: _____
Fee paid: _____ Cash/Ck. # _____	Conditions of approval: _____
Date Received: _____	_____
Revised 2016	

534 Park Street—side and rear fence—25 August 2020

2012 Google Streetview (From Farish)

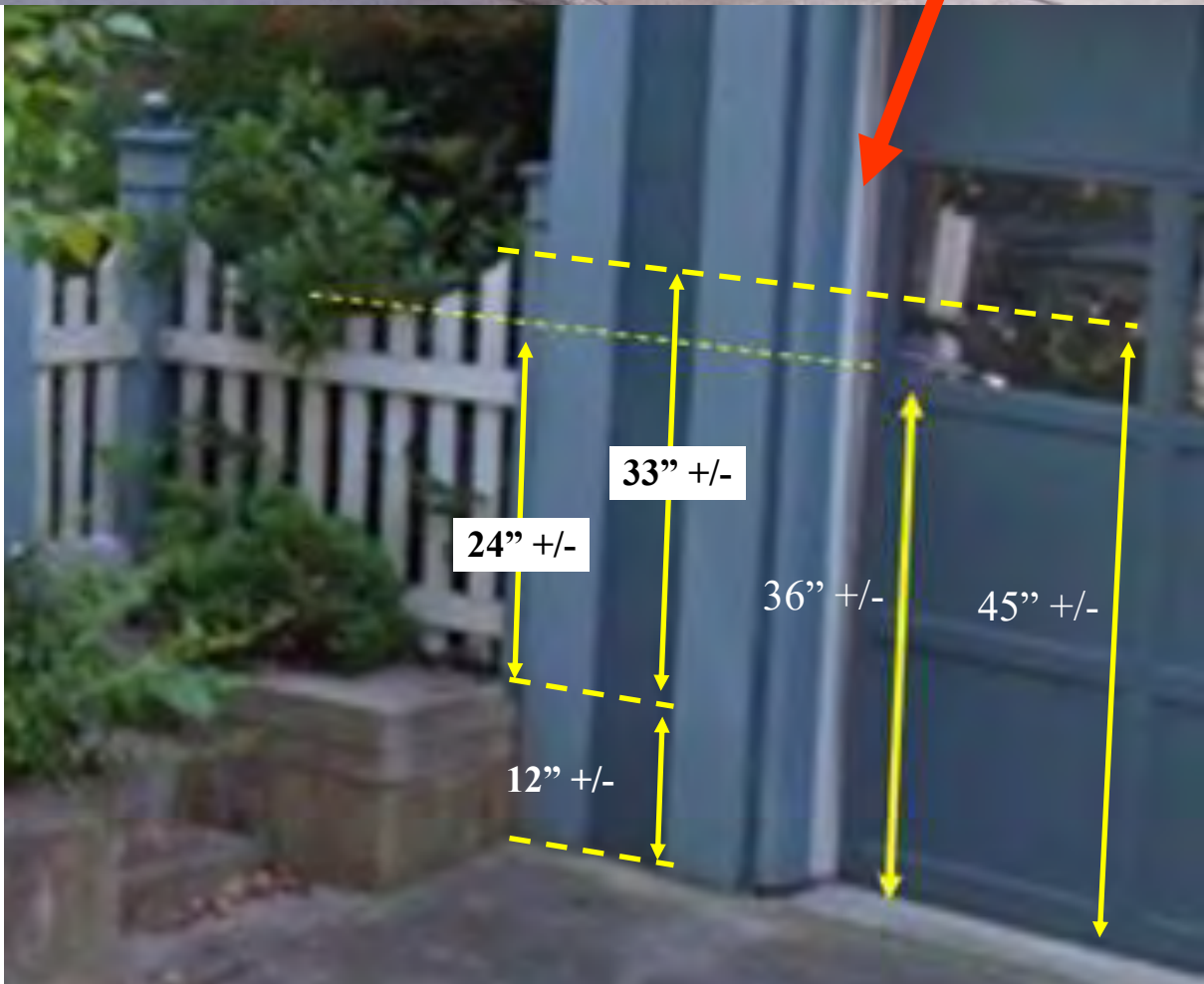
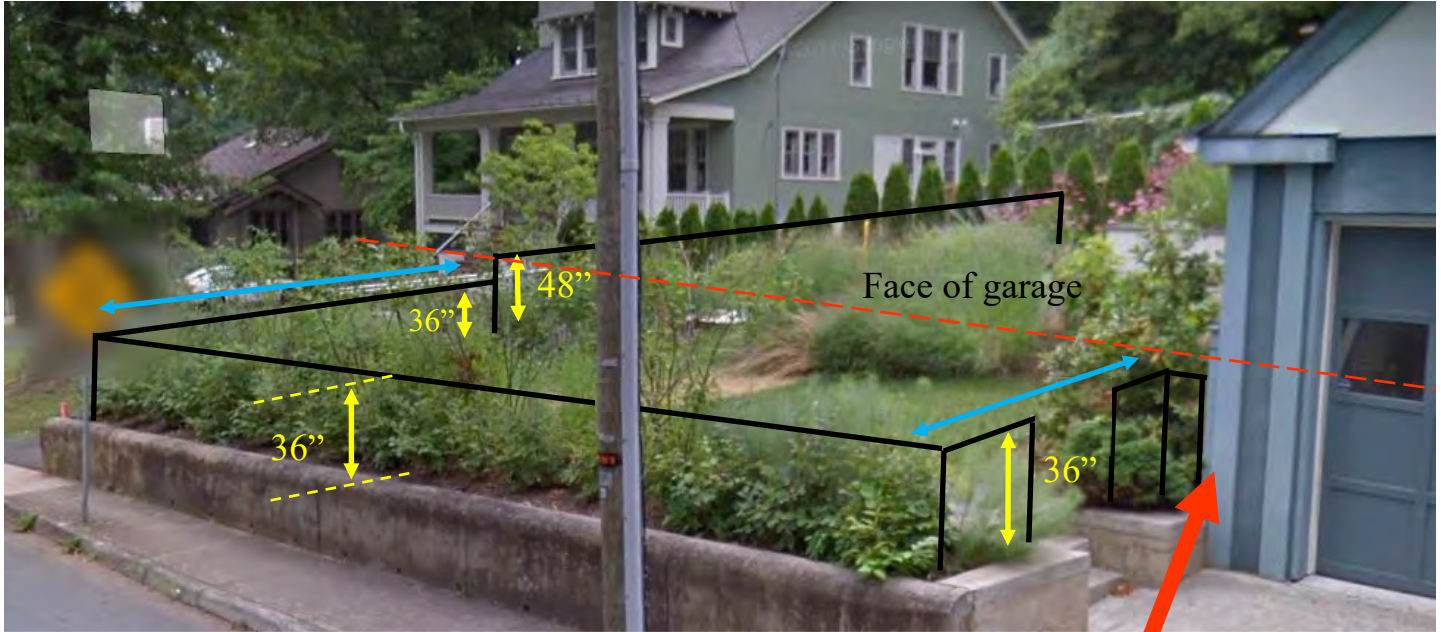


2020 Google Streetview



534 Park Street—side and rear fence—25 August 2020

2020 Google Streetview (Proposed new fence)



Farish

Park Street

534

36" tall

48" tall

Farish

Park Street

36" tall

48" tall

THE FENCE PROS FOR OVER 20 YEARS

Style D Residential Aluminum Walkway Gates - Alternating Spear Picket Top

Material: 6063-T5 Aluminum • Pickets: 5/8" sq. x .050" Wall • Rails: 1" sq. x .085" Wall • Gate Uprights: 1 1/2" sq. x .090" Wall

PPG® TGIC Polyester Powder Coating • Welded Construction • All Gates Are Assembled and Ready For Installation • Posts Sold Separately

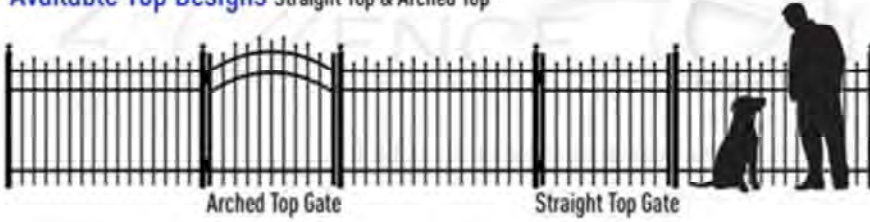
Available Heights 36", 48", 54", 60" Flush Bottom, 60", 72" 3 Rail & 72" 4 Rail

Available Widths 36", 48", 54", 60" & 72"

Available Picket Styles Standard Picket - 3 13/16" Picket Spacing • Double Picket - 1 5/8" Picket Spacing
 Puppy Picket - 3 13/16" Upper Picket Spacing & 1 5/8" Lower Picket Spacing

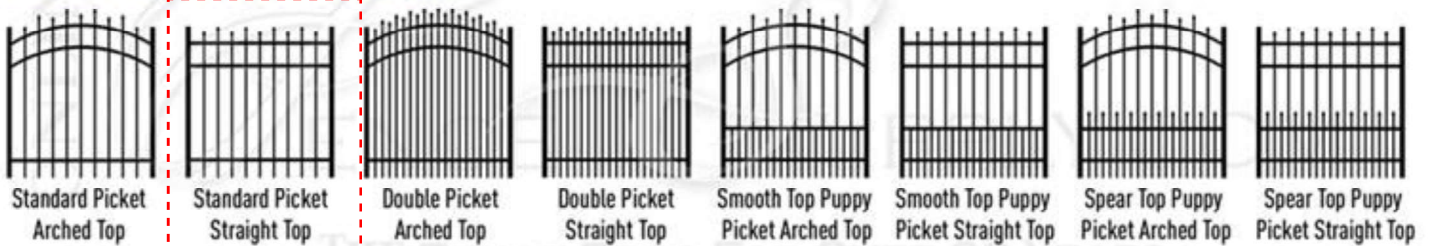
Available Top Designs Straight Top & Arched Top

Available Colors



Style D Pool Code Approved Heights: Standard Picket Design - 60" Flush Bottom & 72" • Double Picket Design - 48", 54", 60" & 72"
 Please Note That 36" Height & Any Puppy Picket Design Gates Do Not Meet Pool Code

Available Picket Styles & Top Designs



Optional Product Upgrades



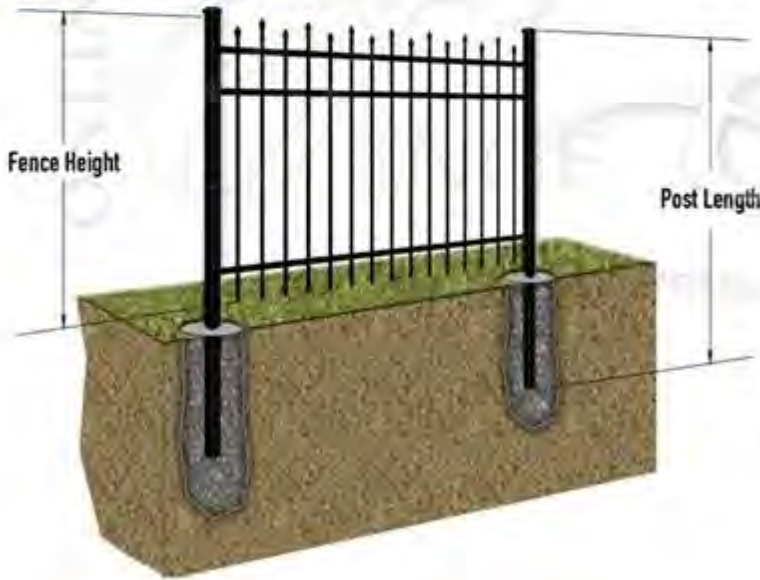
Additional Specifications



Residential Aluminum Fence Posts

Material: 6063-T5 Aluminum • 2" x 2" Square • Line, End, Corner & "T" Post Wall Thickness: 0.062" • Gate Post Wall Thickness: 0.125"
 PPG® TGIC Polyester Powder Coating • Screws: Hardened 410 Stainless Steel With Cr6 Plating & Colored Heads

Available Post Lengths

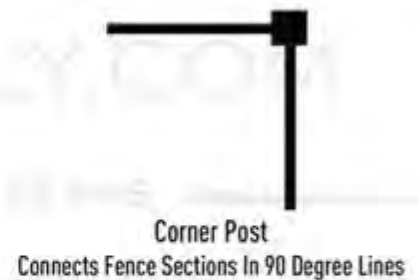
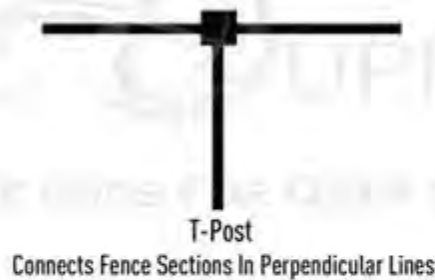
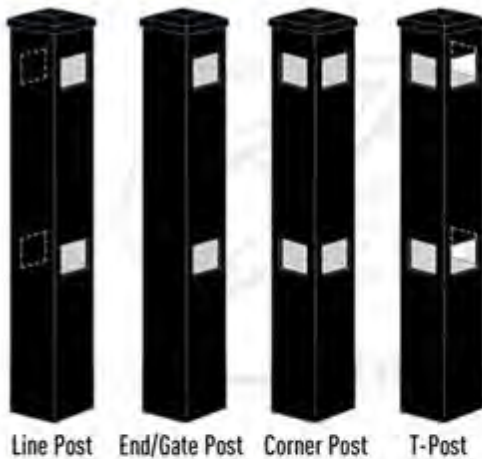


Available Post Caps

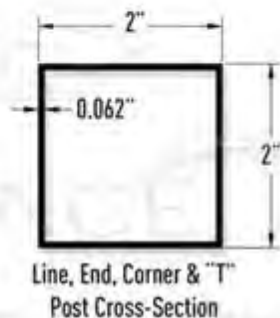
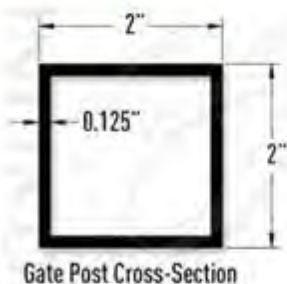


Fence Height	Post Length
36" & 48"	70"
54" & 60"	84"
72"	96"

Available Post Types



Additional Specifications



Available Colors

