

Actions
City of Charlottesville
Board of Architectural Review
Regular Meeting
March 16, 2021, 5:30 p.m.
Remote meeting via Zoom



BAR Members present: Carl Schwarz (chair), Breck Gastinger (vice chair), Jody Lahendro, Cheri Lewis, James Zehmer, Ron Bailey, Andy McClure, Tim Mohr, Robert Edwards

Staff present: Jeff Werner, Robert Watkins, Patrick Cory

Pre-Meeting Discussion

Regular Meeting

A. Matters from the public not on the agenda (please limit to 3 minutes)

The BAR received no public comment during this portion.

B. Consent Agenda (Note: Any consent agenda item may be pulled and moved to the regular agenda if a BAR member wishes to discuss it, or if any member of the public is present to comment on it. Pulled applications will be discussed at the beginning of the meeting.)

1. BAR Meeting Minutes from November 17, 2020

2. **Certificate of Appropriateness Application**

BAR 21-03-01

414 East Main Street, TMP 280049000

Downtown ADC District

Owner: Virginia Pacific Investments, LLC

Applicant: Greg Jackson/TOPIA design

Project: Improvements to the rear of the building

3. **Certificate of Appropriateness Application**

BAR 21-03-02

1001 West Main Street, TMP 100050000

West Main ADC District

Owner: M & J Real Estate, LLC

Applicant: Michael Martin, State Permits, Inc.

Project: Exterior alterations

4. **Certificate of Appropriateness Application**

BAR 21-03-03

301 5th Street, SW, TMP 290104000

Individually Protected Property

Owner/Applicant: Michael McMahon

Project: Rear addition

5. **Special Use Permit – BAR recommendation**

BAR 21-03-04

64 University Way, TMP 050048000

Rugby Road-University Circle-Venable ADC District

Owner: Neighborhood Investments, LLC

Applicant: Chris Henningsen, Henningsen Kestner Architects

SUP Request: Increase in residential density and allow a reduction in side yard setbacks to address the non-conforming structure.

Breck Gastinger asks to pull 301 5th Street SW from the consent agenda.

Tim Mohr moves to approve the consent agenda.

Carl Schwarz seconds motion.

Motion passes (9-0).

301 5th Street Discussion:

Breck Gastinger moves: Having considered the standards set forth within the City Code, including the ADC District Guidelines, I move to find that the proposed addition and sitework at 301 5th Street SW satisfies the BAR's criteria and is compatible with this IPP property and that the BAR approves the application as submitted, with the following conditions:

- *Two entrance doors at the west elevation will be wood and with a design similar to that shown.*
- *The insulated glass in the windows will have an internal spacer bar aligned with the applied grilles.*
- *Shutters are wood or composite material, not vinyl or metal.*
- *For any future exterior lighting, the lamping will be dimmable, have a Color Temperature not to exceed 3,000K, and a Color Rendering Index not less than 80, preferably not less than 90.*
- *That the proposed 6 lacebark elms be substituted with appropriate species from the Charlottesville Tree List in the medium to large canopy category and that the owner should have discretion to align those trees with the street.*

Ron Bailey seconds motion.

Motion passes (9-0).

C. New Items

6. Certificate of Appropriateness Application

BAR 21-03-05
420 West Main, TMP 290011000
Downtown ADC District
Owner: A Cadgene, Main Street Land Trust, LLC.,
Applicant: Greg Jackson/TOPIA design
Project: Canopy for the Little Star restaurant

Applicant Greg Jackson requests a deferral.

Cheri Lewis moves to accept applicant's request for a deferral.

Breck Gastinger seconds motion.

Motion passes (9-0).

7. Certificate of Appropriateness Application

BAR 21-03-06
128 Chancellor Street, TMP 090105000
The Corner ADC District
Owner: University Christian Ministries
Applicant: Tom Keough, Train Architects
Project: Front façade alterations

Cheri Lewis moves: Having considered the standards set forth within the City Code, including the ADC District Design Guidelines, I move to find that the proposed alterations at 128 Chancellor Street 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 a recommendation for the applicants to look at the brick color on the chimney, to seek more contrast for the hardscape.

Carl Schwarz seconds motion.

Motion passes (7-2, Breck Gastinger and Andy McClure opposed).

8. Certificate of Appropriateness Application

BAR 21-03-07
506 Park Street, TMP 530123000
North Downtown ADC District
Owner: Presbyterian Church Ch'ville Trust
Applicant: Karim Habbab, brw architects
Project: Modify approved addition

Jody Lahendro moves: Having considered the standards set forth within the City Code, including the ADC District Design Guidelines, I move to find that the proposed alterations at 506 Park Street satisfy the BAR's criteria and are compatible with this property and other

properties in the North Downtown ADC District, and that the BAR approves the application as submitted, with these recommendation:

- *that the height as shown of the elevator be reconsidered*
- *that the white banding around the elevator be reconsidered, and changes allowed if the designer decides to do so*

Carl Schwarz seconds motion.

Motion passes (9-0).

9. Certificate of Appropriateness Application

BAR 21-03-08

500 Court Square, TMP 530096000

North Downtown ADC District

Owner: 500 Court Square

Applicant: Doug Brooks, on behalf of the condo assoc.

Project: Replace four, apartment windows

Jody Lahendro moves: Having considered the standards set forth within the City Code, including the ADC District Design Guidelines, I move to find that the replacement of four windows at 500 Court Square does not satisfy the BAR's criteria and is not compatible with this property and other properties in the North Downtown ADC district, and that for the following reasons the BAR denies this application as submitted: the project would specifically violate guidelines C.1., C.2., and C.7. under the City Design guidelines for Rehabilitation.

Tim Mohr seconds motion.

Motion passes (9-0).

10. Certificate of Appropriateness Application

BAR 21-03-09

735 Northwood Avenue, TMP 340078000

North Downtown ADC District

Owner: Laura and Phillip Smith

Applicant: David Mullen, Halcyon

Project: Rear dormer, roof shingle replacement

Carl Schwarz moves: Having considered the standards set forth within the City Code, including the ADC District Design Guidelines, I move to find that the proposed dormer and gutter and downspouts at 735 Northwood Avenue 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 with the recommendation that the two flanking windows on the rear elevation of the dormer have equidistant spacing between the center windows and the edges of the dormer.

James Zehmer seconds motion.

Motion passes (9-0).

E. Other Business

11. Staff questions/discussion
South Street Inn Landscaping Plan
Lighting at The Standard
12. PLACE update

F. Adjourn