

## Actions

City of Charlottesville

Board of Architectural Review

Regular Meeting

December 17, 2024 5:30 p.m.

Hybrid Meeting (In-person at Council Chamber in City Hall and virtual via Zoom)



Welcome to this Regular Monthly Meeting of the Charlottesville Board of Architectural Review. Staff will introduce each item, followed by the applicant's presentation, which should not exceed ten minutes. The Chair will then ask for questions from the public, followed by questions from the BAR. After questions are closed, the Chair will ask for comments from the public. For each application, members of the public are each allowed three minutes to ask questions and three minutes to offer comments. Speakers shall identify themselves and provide their address. Comments should be limited to the BAR's purview; that is, regarding only the exterior aspects of a project. Following the BAR's discussion and prior to taking action, the applicant will have up to three minutes to respond.

### Noted times are approximate only.

5:00 **Pre-Meeting Discussion**

5:30 **Regular Meeting**

A. **Matters from the public not on the agenda [or on the Consent Agenda]**

B. **Consent Agenda**

1. Meeting minutes November 19, 2024. [[See BAR packet.](#)]

2. **Certificate of Appropriateness Application**

BAR #24-12-02

128 Madison Lane, TMP 090139000

The Corner ADC District

Owner: Omicron Chapter House Society

Applicant: Greg Koehler

Project: Paved terrace at front yard.

Mr. Gastinger moved to approve the consent agenda, and this was seconded by Ms. Lewis. Please note that approval of the consent agenda results in approval of the following:

Having considered the standards set forth within the City Code, including *City Design Guidelines for Site Design*, I move to find that the paved terrace satisfies the BAR's criteria and guidelines and is compatible with this property and other properties in The Corner ADC District, and that the BAR approves the application as submitted, with this condition:

- The new, low brick wall be similar (brick color, size, and coursing) to the existing low wall at the adjacent steps.

**Vote: 8-0**

### C. Deferred Items

(5:40) 3. **Certificate of Appropriateness Application**

BAR # 24-10-02

1609 Gordon Avenue, TMP 050063100

Rugby Road - University Cir - Venable ADC District [non-contributing]

Owner: Brice Craig / 1609 Gordon Avenue, LLC

Applicant: Kevin Schafer, Design Develop

Project: Three-story apartment building

Mr. Schwarz moved to approve the certificate of appropriateness, and this was seconded by Mr. Timmerman with amendments:

Having considered the standards set forth within the City Code, including the ADC District Design Guidelines, I move to find the proposed apartment building at 1609 Gordon Avenue satisfies the BAR's criteria and is compatible with this property and other properties in the Rugby Road - University Circle - Venable ADC District, and that the BAR approves the application with these conditions:

- All exterior lighting and fixed lighting within the garage that produces light visible outside (that is, excluding vehicle headlights), will have lamping that is dimmable, have a Color Temperature [CCT] not exceeding 3,000K, and have a Color Rendering Index [CRI] not less than 80, preferably not less than 90.
- The EIFS material will be a drainable, exterior wall covering consisting of sheathing, air and moisture barrier, insulation board, reinforcing fabric, base coat, finish coat, adhesive and mechanical fasteners as applicable, and where installed in areas adjacent to pedestrian traffic or prone to damage [for ex, at the balconies and stairwells] it will be reinforced or a Class PM system and/or a high-impact resistant system.
- Any ground-level mechanical equipment and/or utility boxes will be appropriately screened.
- Meters and panel boxes for utilities, communications, and cable connections will be located preferably within the garage; if not, then in non-prominent locations on the side elevations only and appropriately screened.
- Applied grilles are allowed on insulated glass windows, provided they have internal space bars.
- A louvered solution be provided for the garage screening in lieu of climbing plants.
- And with the recommendation that further investigation into EIFS materiality be explored, with the applicant providing staff with an option to be reviewed and once accepted, be approved, and entered into the BAR record.

**Vote: 6- 1** [Mr. Zehmer recused himself.]

### D. New Items

N/A

### E. Other Business

4. **Pre-Application Conference**  
**No formal action will be taken.**  
606 Lyons Court; TMP 520063000  
North Downtown ADC District  
Owner/Applicant: Christine P. Martin, Trustee  
Project: Alterations to house and site

(6:35) 5. **Pre-Application Conference**  
**No formal action will be taken.**  
745 Park Street, Tax Parcel 520051100  
North Downtown ADC District  
Owners/Applicants: Karen Vадja and Kevin Riddle  
Project: Addition to existing dwelling

(6:55) 6. **Pre-Application Conference – (Continuation of May 2024 discussion.)**  
**No formal action will be taken.**  
1000 Wertland Street, TMP 100038000  
(1010 Wertland St; 129 10th St NW; Portion of 1105 W. Main St.)  
West Main Street ADC District  
Owner: UVA Foundation  
Applicant: Elizabeth Chapman; Grimm + Parker Architects  
Project: Multi-story residential building

(7:25) 7. **Pre-Application Conference – (Continuation of November discussion.)**  
**No formal action will be taken.**  
200 West Main Street; TMP 280010000  
Downtown ADC District  
Owner: Violet Crown Cinema Charlottesville LLC  
Applicant: Jeff Levien / Heirloom Development (contract purchaser)  
Project: Multi-story residential

(7:55) 8. Staff questions/discussion

- Update on Council’s review of café design guidelines
- 499 W. Main Street rooftop addition
- 144 Chancellor Demo request—site visit?
- Recognition of Mr. Gastinger’s 8 years of BAR service.

F. **Adjourn - 9:27 PM**