

Actions

City of Charlottesville

Board of Architectural Review

Regular Meeting

April 15, 2025 5:30 p.m.

Hybrid Meeting (In-person in Council Chambers 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.

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**

Mr. Schwarz moved to approve the Consent Agenda, and this was seconded by Mr. Bailey. Vote: 7-0. Please note that approval of the Consent Agenda results in approval of the following:

1. Meeting minutes February 26 & March 18, 2025. [[See BAR packet.](#)]

2. **Certificate of Appropriateness Application**

BAR #25- permit number pending

712 Ridge Street, TMP 250067000

Ridge Street ADC District

Owner: Chinh Le & Vanita Gupta

Applicant: Chinh Le

Project: Driveway (BAR discussed March 2024.)

Having considered the standards set forth within the City Code, including the ADC District Design Guidelines, I move to find the proposed driveway and related site improvements at 712 Ridge Street satisfy the BAR's criteria and are compatible with this property and other properties in this ADC District, and that the BAR approves the application as submitted.

3. **Certificate of Appropriateness Application**

BAR # 25-0065

516 Ridge Street; TMP 290273000

Ridge Street ADC District

Owners/Applicants: Claire & Logan McKinley
Project: Window Replacements (CoA approved Feb 2018 has expired.)

Having considered the standards set forth within the City Code, including the ADC District Design Guidelines, I move to find the proposed window replacements at 516 Ridge Street satisfies the BAR's criteria and is compatible with this property and other properties in this ADC District, and that the BAR approves the application as submitted.

4. **Certificate of Appropriateness Application**

BAR #25-0072

300 Court Square, TMP 530096100

Downtown ADC District

Owner: Eagle Tavern, LLC

Applicant: Candace DeLoach

Project: Portico addition and rear deck (CoA approved Dec 2022 has expired.)

Having considered the standards set forth within the City Code, including the ADC District Design Guidelines, I move to find the proposed exterior alterations, portico addition and rear deck at 300 Court Square satisfies the BAR's criteria and is compatible with this property and other properties in this ADC District, and that the BAR approves the application as submitted, with the following conditions:

- Approval of the lime wash in-concept; however, applicant will prepare a physical sample for BAR approval. Staff will make a later recommendation should approval of the color require a separate, formal CoA request.
- For the exterior lighting, all lamping will be dimmable, have a Color Temperature not exceeding 3,000K, and a Color Rendering Index not less than 80, preferably not less than 90, and lighting should be shielded to prevent glare to the sidewalk.
- For removal and infill of the remaining two windows on the north elevation, infill the openings with brick, but have a grout line indicating where the windows used to be. Do not tooth-in the infill into the adjacent brick, Infill panels to be set back ¼' to ½".
- All setback encroachments are subject to City zoning, specifically relative to the east portico, the awning at the north entrance, and any projections out into the right of way, and anything in the sidewalk (including proposed uplighting). Per prior discussions with the applicant, it is understood that any encroachments into the public right of way must be resolved with the City through the appropriate process; that is, an approved CoA does not prevail over setback and/or other zoning requirements.
- The proposed flagpoles are omitted.
- The decorative bracket (photo 17) is allowed, provided it meets applicable City requirements. However, all signage will require a separate sign permit(s).
- Mechanical units will be screened per the note approved with the December 20, 2022 CoA. [See Appendix of this staff report.]
- Bermuda shutters on the 2nd and 3rd floor windows at the rear of the building are allowed only on the south elevation of 300 Court Square (the 1854 building) and the west and south elevations of 100 Court Square (the 1880 Annex).

- Per Code Sec. 34-5.2.7.E.2., the issuance of a CoA “cannot, in and of itself, authorize any construction, reconstruction, alteration, repair, demolition, or other improvements or activities requiring a building permit. Where a building permit is required, no activity authorized by a [CoA] is lawful unless conducted in accordance with the required building permit and all applicable building code requirements.”

C. Deferred Items

N/A

D. New Items

N/A

E. Other Business

(5:45) 5. Staff questions, comments, updates

- CoA extension requests – Policy update
- 144 Chancellor Street appeal to Council – Pending
- Staff administrative requests: Clarify BAR consultation per Code Sec. 34.5.2.6.A.1.a. and b.

The Administrator may approve Certificates of Appropriateness through Minor Historic Review for the following:

- a. Applications that have previously been reviewed by the Board of Architectural Review (BAR), if the BAR has authorized final review by the Administrator.
- b. Applications for new construction of accessory buildings or additions or alterations to primary structures determined to be minor structures or alterations by the BAR.

[...]

- Admin (minor) CoA reviews and pending major CoA requests
- Brief training session re: HC Districts (30 minutes)

F. Adjourn (6:56)