

BAR ACTIONS

**CITY OF CHARLOTTESVILLE
BOARD OF ARCHITECTURAL REVIEW
Regular Meeting
December 15, 2015 – 5:30 p.m.
City Council Chambers - City Hall**



Welcome to this Regular Monthly Meeting of the Charlottesville Board of Architectural Review (BAR). After presentations by staff and the applicant, members of the public will be allowed two opportunities to speak. Speakers shall identify themselves, and give their current address. The Chair will first ask for questions from the public, then from the BAR. After questions are closed, the Chair will ask for comments from the public. Members of the public will have, for each case, up to three minutes to ask questions, and up to three minutes to comment. Comments should be limited to the BAR’s jurisdiction; that is, regarding the exterior design of the building and site. Following the BAR’s discussion, and before the vote, the applicant shall be allowed up to three minutes to respond, for the purpose of clarification. Thank you for participating.

PLEASE NOTE THE TIMES GIVEN ARE APPROXIMATE AND ARE INTENDED TO BE A GUIDE. THE ACTUAL MEETING MAY BE LONGER OR SHORTER.

Members present: Miller, Chair; Mohr, Vice-Chair; Knott, Schwarz, Graves, Mohr, DeLoach, Keesecker, Knott (late)

Absent: Earnst

Staff present: Scala, Mess

5:30 A. Preservation Awards 2015

Awards were presented to Eugenia Bibb for documentation of historic resources; to Nancy Kraus (Preston Avenue, LLC) for rehabilitation of 1218 (formerly 1709) Preston Avenue; and to James Sacco (Wacco Property Investment, LLC) , George Stish with CMS Builds, and Little Rhino Studio for rehabilitation of 102 East Main Street.

B. Matters from the public not on the agenda (please limit to 5 minutes)

C. 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. **Minutes** October 20, 2015
 November 17, 2015

Schwarz moved approval of the minutes, with changes as proposed by Keesecker. Graves seconded. Motion passes (6-0-1 with DeLoach abstained).

- 2. **Special Use Permit Recommendation**
206 W Market Street – Private Club

(Removed from consent agenda). Schwarz moved to find that the special use permit to allow a private club will not have an adverse impact of the North Downtown ADC District, and the BAR recommends approval of the special use permit, but the BAR is not making any determination as to the impact of the use. Mohr seconded. Motion passes (7-0) [NOTE: the BAR approved a COA for additions to the building in November 2015.]

-Knott arrived.-

D. New Items

- 5:40 2. **Certificate of Appropriateness Application**
 BAR 15-12-03
 416 West Main Street Unit B
 Tax Parcel 290012000
 Charles Roumeliotes, Applicant/ Allan H. Cadgene, Owner
 Façade renovations

Mohr moved to find that the BAR approves the proposed façade with the following modifications: change the operable glass to the transom; keep the existing muntin development that's at the corner - extend that across the façade, and submit the sconces for administrative approval, to be mounted at the same height as those at Albemarle Baking Company, is approved with those provisions. Sarafin seconded. Motion passes (8-0).

6:00 3. Certificate of Appropriateness Application
BAR 15-12-01
213 7th Street N.E
Tax Parcel 530101000
Townsquare Associates, LLC, Owner/Allan H. Cadgene, Applicant
Removal of tree and planting new tree

Knott moved to find that the BAR does not approve the proposed tree removal as submitted. Schwarz seconded. Motion passes (8-0).

Friendly suggestions are to plant street trees in front of Shenanigans or Three-Penny Grill; put a wheel stop at the back of the parking space next to the tree to prevent cars from backing into it; and remove the ivy.

6:20 4. Certificate of Appropriateness Application
BAR 15-12-04
1600 Grady Avenue
Tax Parcel 034091000
Preston Court Limited Partnership, Applicant/Lynn-Hall Ward, Owner
Removal of magnolia tree (west side of building), and an ash tree (south side).

Knott moved to find that the BAR denies the proposed removal of two trees (Ash and Magnolia) as submitted. DeLoach seconded. Motion passes (8-0).

6:40 5. Certificate of Appropriateness Application
BAR 15-12-02
120 East Main Street
Tax Parcel 280026000
Kelly Tripp, Applicant/ William L Achenbach, Owner
Façade changes

Graves moved to find that the BAR accepts the applicant's request for deferral. Keesecker seconded. Motion passes (8-0).

BAR suggestions were to divorce the geometry of the base section from the upper section with the transom area having a bolder horizontality that reinforces the cornice and the break. Submit specification for varnish; explore extending steel channel across Ten. Listen to the whole discussion at:

http://charlottesville.granicus.com/ViewPublisher.php?view_id=2

Scroll to BAR meeting 12/12/15 Audio, beginning at position 1:08:00.

E. Deferred Items

7:00 6. Certificate of Appropriateness Application (deferred from October)
BAR 15-10-04
200 West Main Street
Tax Parcel 280010000
William S Banowsky, Jr, Owner/Violet Crown Cinema Charlottesville, LLC, Applicant
Change to approve new materials

Miller moved to find that the BAR approves the following changes as submitted:

- the additional trim on the Marquee to address scale issues;**
- the additional 4 movie posters to the left of the entrance door and the moved mechanical equipment box;**

- the transom on the east side of the building to match the door height transom on the front.

In addition, Miller moved to find that the BAR denies the following design changes, so that the original approved design must be built:

- the change to class tinting must be clear glass with a VLT in the upper 60's or above, and a specification is needed;
- defer the change to the Hardie panels to be determined after samples are submitted and reviewed.

Schwartz seconded. Motion passes (8-0).

7:20 8. Certificate of Appropriateness (Deferred from November)

BAR 15-11-04

225 East Main Street

Tax Parcel 33023300

Jim Cheng, Owner/Bruce Wardell, BRW Architects, Applicant

Demolish rear section and parapet, new addition and window openings, other renovations

Miller moved to find the BAR approves the demolition of the rear addition, the front storefront and cornice, the middle section of the parapet, and window openings as submitted. Seconded by Graves. Motion passes (7-0-1 with Keesecker recused).

Graves moved to find the BAR approves the new rear addition and changes to the existing building, with the following details to come back to the BAR (circulate by email):

- final brick samples ,
- final window and door elevation details,
- final canopy details.

Seconded by Mohr. Motion passes (7-0-1 with Keesecker recused).

F. New Construction

7:40 9. Certificate of Appropriateness Application

BAR 15-08-04

NW Corner of Ridge and Cherry

Tax Parcel 290145000-147000, 290149000-151000, 290157000

Cherry Avenue Investments LLC, Owner and Applicant

Proposal for a new Marriot Hotel on Cherry and Ridge (final details)

Miller moved to find that the BAR approves the proposed new building and site design details as submitted with the following modifications:

- eliminate the sidewalk colored pavers and floating seat wall from the plaza;
- change Redbuds on plaza back to Red Maples;
- raise the canopy on the plaza side, and continue to refine, submitting any changes via email;
- institute lighting controls;
- replace upright shrubs on retaining walls with leafing or draping ones; and
- replace the Japanese Beauty Berry with the American Beauty Berry.

Seconded by Schwartz. Motion passes (8-0).

8:00 10. Certificate of Appropriateness Application (Deferred from October)

BAR 15-09-05

425,501,503 West Main Street

Tax Parcel 320175000, 320176000, 320177000

William H. Atwood, Applicant/The Sutton Group, Owner

Massing and elevations approval for a new mixed use development

Graves moved to find that the BAR approves the massing only, as submitted. Knott seconded. Motion passes (6-2 with Miller and Keesecker opposed).

8:50 G. Other Business

Tim Mohr talked about the lighting study.

Miller attended PLACE in Mohr's place. They discussed crosswalks, private street ordinances, sidewalk priorities- how they are chosen, site plan reviews outside of BAR areas- could they be more robust, form based codes may be applicable outside of ADC districts, and architectural review- should urban design chapter becomes its own chapter.

9:00 H. Adjournment 11:40