

BAR ACTIONS
CITY OF CHARLOTTESVILLE
BOARD OF ARCHITECTURAL REVIEW
Regular Meeting
March 20, 2018 – 5:30 p.m.
City Council Chambers - City Hall



BAR Members Present: Melanie Miller, chair; Tim Mohr, co-chair; Stephan Balut; Carl Schwarz; Breck Gastinger; Emma Earnst; Justin Sarafin; Michael Ball
BAR Members Absent: Stephen Balut and Corey Clayborne
Staff Present: Jeff Werner and Carolyn McCray

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.

Miller called the meeting to order at 5:30 pm

5:30 A. Matters from the public not on the agenda (please limit to 3 minutes)

Mark Kavit, 400 Altamont Street, had three things he wanted to discuss: transparency, concrete and the placement of AC units on the outside of homes, and general murals (not specifically the one being discussed tonight.)

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. Minutes February 21, 2017 Regular Meeting

Gastinger has one change that he will submit separately. Schwarz moved to approve the February 21, 2018 minutes. Gastinger seconded. Approved (6-0-1, with Sarafin abstained because he was not present at the meeting).

5:40 C. Deferred Items
2. Certificate of Appropriateness
BAR 17-11-04
413 Ridge Street
Tax Parcel 290136000
Jeffrey Erkelens, Owner/ Jeffrey Erkelens, Applicant
Proposed Rear Elevation Changes – Details

Schwarz moved: Having considered the standards set forth within the City Code, including City Design Guidelines for Rehabilitations and New Construction and Additions, I move to find that the proposed changes satisfy the BAR's criteria and guidelines and are compatible with this property and other properties in the Ridge Street ADC district, and that the BAR approves the application as submitted. Earnst seconded. Approved (7-0).

6:00 3. Certificate of Appropriateness
BAR 18-02-06
213 2nd Street SW
Tax Parcel 280076000
Two Chefs LLC, Owner/ Bang Restaurant Tim Burgess, Applicant
Outdoor Pergola and renovations to back patio

Gastinger moved: Having considered the standards set forth within the City Code, including City Design Guidelines for Cafes, I move to find that the proposed outdoor pergola space does satisfy the BAR's criteria and guidelines and is compatible with this property and other properties in the Downtown ADC district, and that the BAR approves the application as submitted. Earnst seconded. Approved (7-0).

6:20 4. Certificate of Appropriateness
BAR 18-01-03
1602 Gordon Avenue
Tax Parcel 090013000
Montessori Education Trust, Inc., Owner/ Lindsey Munson, Applicant
New addition

Mohr moved: Having considered the standards set forth within the City Code, including City Design Guidelines for New Construction and Additions, and Site Design and Elements I move to find that the proposed addition and various site improvements satisfy the BAR's criteria and are compatible with this property and other properties in the Rugby Road-University Circle-Venable Neighborhood ADC District, and that the BAR approves the application as submitted with the following to come back to the BAR for circulation via e-mail and administrative approval:

- **Adjusting the frieze board trim band, so it picks up the window heads**
- **Lengthening the small windows along the Ackley Ln.**
- **Reducing the window in the front of the building under the gable to a single much taller window**
- **Submitting a site plan (staff to circulate)**
- **The siding should not be wood grained**

Gastinger seconded. Approved (7-0).

6:40 5. Certificate of Appropriateness (Conservation District)
BAR 16-08-04
510 Locust Avenue
Tax Map 540004100
Fred Wolf, Applicant/ Greg Horridge, Locust Realty, LLC, Owner
Addition of second story, new concrete wall at driveway

Sarafin moved: Having considered the standards set forth within the City Code, including City Design Guidelines for New Construction and Additions in Historic Conservation Districts, I move to find that the proposed new addition satisfies the BAR's criteria and is compatible with this property and other properties in the Martha Jefferson Neighborhood Historic Conservation District, and that the BAR approves the application as submitted, with any of the three siding choices being fine. Gastinger seconded. Approved (8-0).

D. New Items

- 7:00** **6. Certificate of Appropriateness**
BAR 18-03-02
410 Ridge Street
Tax Parcel 280156000
Barrett Day Care Center, Owner/ Alloy Architecture and Construction LLC, Applicant
Enclosing rear porch to create pantry space

Sarafin moved: Having considered the standards set forth within the City Code, including City Design Guidelines for New Construction and Additions, I move to find that the proposed changes satisfy the BAR's criteria and guidelines and are compatible with this property and other properties in the Ridge Street ADC district, and that the BAR approves the application as submitted. Clayborne seconded. Approved (8-0).

- 7:20** **7. Certificate of Appropriateness**
BAR 18-03-03
321 East Main Street
Tax Parcel 330226000
321-323 East Main Street LLC, Owner/ Alan Goffinsk, Applicant
Proposed public mural

Schwarz moved: Having considered the standards set forth within the City Code, including City Design Guidelines for Rehabilitation, and Public Design and Improvements, I move to find that the proposed mural satisfies the BAR's criteria and guidelines and is compatible with this property and other properties in the Downtown ADC district, and that the BAR approves the application with the following modifications the mural needs to be sized per Mohr's description and discussion during the BAR meeting. The mural should follow the line of the large window casing height across and come off the corner probably in line with that first window (based on the two sketches provided by Jeff Werner). Also, the final design and imagery needs to come back to the BAR for final approval, and that the artist recognizes that the mural's content will be visible from the street and that it should be to that scale. As presented the color and composition is acceptable. This mural is acceptable because it is on a non-contributing structure in the ADC District, is not located on a primary façade, and it will not be seen from the pedestrian mall. Mohr seconded. Approved (8-0).

- 7:40** **8. Certificate of Appropriateness**
BAR 17-06-11
200 East Main Street/201 East Water Street
Tax Parcel 280031000
Deerfield Square Associates II, LLC, Owner/Lockie Brown, Applicant
Dewberry Hotel- massing approval

Sarafin moved: Having considered the standards set forth within the City Code, including City Design Guidelines for Rehabilitation and Site Design and Elements, I move to find that the proposed massing and height satisfies the BAR's criteria and guidelines and is compatible with this property and other properties in the Downtown ADC district, and that the BAR approves the application as submitted. Mohr seconded. Approved (7-1; with Clayborne opposed).

E. New Construction

- 8:00** **9. Certificate of Appropriateness**
BAR 17-08-01
230 West Main Street
Tax Parcel 280001000

Brands Hatch LLC, Owner/ Fred Wolf, Applicant
Ice Park Arena Redevelopment Building, Landscape and Urban Design

Schwarz moved. Having considered the standards set forth within the City Code, including City Design Guidelines for New Construction and Additions, I move to find that the proposed details satisfy the BAR's criteria and guidelines and is compatible with this property and other properties in the Downtown ADC district, and that the BAR approves and application as submitted, including the supplemental drawings* provided at the [3/20/2018 BAR Meeting] provided they comply with zoning regulations. (*Addendum to submittal, dated 3/20/2018, Sheets #1-17). Approved (8-0).

Proposed demolition of the side and rear wall at 218 West Main to come back as a separate COA request. This will include options for the treatment [preservation] of the front façade.

Applicant still needs to provide to BAR information for review, including:

- **Lighting**
- **Signage**
- **Clarification of the street trees along Water Street**
- **Treatment of the ground plane at the Mall entrance [to the courtyard] and at the parking garage entry [on Water Street]**
- **Clarify adjustments to the bus pullover [o Water Street]**
- **Further development of the roof configuration for the building fronting on Water Street; need to dematerialize the parapet at the uppermost level**
- **Details for the garage door (cut sheet)**

8:20 10. Certificate of Appropriateness
BAR 18-03-01
843 West Main Street
Tax Parcel 310175000
Kim Dabney, Owner/ Clark Gathright, Applicant
Proposal for new three story office building

Miller moved to accept the applicants request for deferral. Clayborne seconded. Approved (8-0).

8:50 F. Other Business
11. PLACE report

WAS THERE ANY PLACE REPORT?

9:00 F. Adjournment I NEED A TIME