



Minutes
Architectural Review Board
November 23, 2020
Electronic Meeting

Members Present

Carthon Davis III, Chair
Karen Irvin, Vice Chair
Jonathan Gerlach
Adriana Moss
Susan Pates
Jimmy Whitman

Members Absent

Sabina Weitzman

Staff

Kate Schwartz

Chairman Davis called the Architectural Review Board meeting to order at 7:00 p.m.

OPENING REMARKS

Chairman Davis stated that the meeting was being held electronically through the “GoTo Meeting” application, pursuant to City Council Ordinance 20-05, An Ordinance to Address Continuity of City Government during the Pendency of a Pandemic Disaster. The members participating were Carthon Davis, Karen Irvin, Jonathan Gerlach, Adriana Moss, Susan Pates, and Jimmy Whitman. Members of the public have been invited to access this meeting by public access television Cox Channel 84, Verizon Channel 42, online at www.regionalwebtv.com, or on Facebook Live at www.facebook.com/FXBGgov.

Chairman Davis determined that a quorum of 6 members was present, and asked if public notice requirements had been met. Ms. Schwartz confirmed that they had.

APPROVAL OF AGENDA

Ms. Pates motioned to approve the agenda as submitted. Ms. Irvin seconded. The motion carried 6-0.

DISCLOSURE OF EX PARTE COMMUNICATIONS

Chairman Davis asked if any Board member had engaged in any *ex parte* communication on any item before the Board. No Board members had any *ex parte* communication to report.

DISCLOSURE OF CONFLICTS OF INTEREST

Chairman Davis asked if any Board member had a conflict of interest for any item before the Board. Mr. Gerlach noted that he had a conflict for item COA 2020-55 at 1205 Charles Street which was disclosed at the previous meeting.

PUBLIC HEARING

Continued Applications

- A. COA 2020-55 – 1205 Charles Street – Kenneth and Delores Lecky request to make alterations to this residence, including enclosing a portion of the side porch and replacing non-historic windows and door at the rear addition.

The architect, Melissa Colombo, was present. There were no additional public comments.

Ms. Irvin made a motion to approve the application as submitted. Ms. Moss seconded. The motion carried 5-0, with Mr. Gerlach abstaining.

- B. COA 2020-57 – 111 Caroline Street – Christopher Schmidt and Christi Carver request to install roof-mounted solar panels at this residence.

The applicant were present, as was the contractor, Zachary Campbell. There were no public comments.

Mr. Gerlach made a motion to approve the application on condition that the panels are set back at least six inches from the eave. Ms. Moss seconded. The motion carried 6-0.

- C. COA 2020-58 – 222 Princess Anne Street – Peter Morelewicz and Christine Henry request to install roof-mounted solar panels at this residence.

The contractor, Zachary Campbell, was present. There were no additional public comments.

Ms. Moss made a motion to approve the application as submitted. Mr. Whitman seconded. The motion carried 6-0.

- D. COA 2020-59 – 1102 Prince Edward Street – David and Susan Morgan request to install roof-mounted solar panels at this residence.

The contractor, Zachary Campbell, was present. There were no additional public comments.

Mr. Gerlach made a motion to approve the application as submitted. Ms. Moss seconded. The motion carried 6-0.

- E. COA 2020-60 – 501 Wolfe Street – Tina Oliver requests to construct a one-story rear addition and construct a deck and pergola at the rear of the property.

The applicant was present. There were no additional public comments.

The Board thanked the applicant for responding to its comments and Chairman Davis noted his appreciation for the additional information provided in the site plan.

Ms. Moss made a motion to approve the application in accordance with the revised drawings dated November 18, 2020 on condition that spacer bars would be included in the simulated divided lights and the new foundation would be parged to match the existing. Ms. Irvin seconded. The motion carried 6-0.

- F. COA 2020-46 – 100 Hanover Street – Thomas Mitchell requests approval of the detailed architectural design of a new, mixed-use, three-and-one-half story building on this vacant property.

Architects Burt Pinnock and Angelo Phillos were present. There was no additional public comment.

Mr. Whitman said that he was not in favor of the timber-style porches. Mr. Gerlach thanked the applicant for responding to the Board's comments and said that the design appeared to meet the standards for the district. Chairman Davis spoke in support of the change to the site wall.

Ms. Irvin made a motion to approve the application on condition that the metal roofing will have mechanically-crimped seams, the fiber cement siding will have a smooth finish, and the simulated divided light windows and doors will include spacer bars. Mr. Gerlach seconded. The motion carried 6-0.

- G. COA 2020-56 – 307-313 Charles Street – Michael Adams requests approval of the detailed architectural design of four new townhomes to be constructed on this vacant property.

The applicant was not present. There were no additional public comments.

Mr. Whitman said he was in support of the project, but disagreed with the staff recommendation to modify the porch style. Ms. Irvin discussed the porch styles and said she was uncertain a modified design would work in coordination with the materials.

Mr. Gerlach said he believed the revised plans met the standards for review. Ms. Moss agreed and said she appreciated the modifications. Mr. Gerlach asked if the final locations of gutters and downspouts could be reviewed by staff. The Board agreed.

Mr. Gerlach made a motion to approve the application in accordance with the revised rendering and specifications on condition that all materials used would have a smooth, painted finish and that the final details of the gutters and downspouts would be reviewed by staff. Mr. Whitman seconded. The motion carried 6-0.

GENERAL PUBLIC COMMENT

There was no public comment.

OTHER BUSINESS

There were no items to discuss.

STAFF UPDATE

Ms. Schwartz noted that Senior Stormwater Manager Tyler Gelles would attend the December 14 meeting to discuss the proposed changes to the FEMA flood maps.

ANNOUNCEMENTS AND REPORTS

The Board members thanked Susan Pates for her years of service on the ARB as her term expires at the end of the year.

ADJOURNMENT

Chairman Davis adjourned the meeting at 7:42 p.m.



Jonathan Gerlach, Chair