



Minutes
Architectural Review Board
February 14, 2022
Council Chambers

You may view and listen to the Architectural Review Board meeting in its entirety [here](#). The time of each presentation is in brackets below [00:00:00].

Members Present

Karen Irvin
Laura Galke
Adriana Moss
James Jarrell
Helen Ross
DD Lecky
Kelly Penick

Members Absent

Staff

Kate Schwartz
Taylor Owen
Caroline Hieber

Chair Irvin called the Architectural Review Board meeting to order at 7:00 p.m.

OPENING REMARKS

Chair Irvin determined that a quorum of 7 members was present and asked if public notice requirements had been met. Ms. Schwartz confirmed that they had and that a copy of the notice was provided to the Board.

APPROVAL OF AGENDA [00:02:13]

Ms. Schwartz requested that the approval of minutes of January 24, 2022 be deferred to March. Chair Irvin confirmed that would be acceptable. Ms. Moss motioned to approve the amended agenda. Ms. Galke seconded. The motion carried 7-0.

Ms. Schwartz announced that there are two new members of the board, Kelly Penick and DD Lecky.

ANNOUNCEMENTS & REPORTS

Mr. Jarrell provided a brief presentation on gallows brackets and discussed design and support considerations for the repair and retention of historic chimney remnants within several downtown buildings.

DISCLOSURE OF EX PARTE COMMUNICATIONS [00:11:48]

None.

DISCLOSURE OF CONFLICTS OF INTEREST [00:12:45]

Mr. Jarrell disclosed a conflict of interest for COA FY22-0038 due to an ownership interest in the property. He said he would submit the disclosure form to staff and would not participate in the discussion or vote for that item.

CONSENT AGENDA

- A. COA FY22-0036 – 804 Charles Street – Sign Installation and Minor Alteration
- B. COA FY22-0038 – 1002 Caroline Street – Sign Installation
- C. COA FY22-0039 – 907 Charles Street – Sign Installation
- D. COA FY22-0040 – 1101 Caroline Street – Sign Installation

Ms. Lecky made a motion to approve the consent agenda as submitted. Ms. Moss seconded. The motion carried 6-0-1 with Mr. Jarrell abstaining.

PUBLIC HEARING

Continued Applications

- A. COA FY22-0029 – 406 Lafayette Boulevard – Paul Janney requests approval of the site planning, scale, and massing of a new three-story multi-family residential building on a portion of this parcel adjacent to the Colonial Tavern restaurant.

Paul Janney was present and noted that he had nothing further to add. Project architect Jay Brown was also present.

Ms. Schwartz noted that one written public comment had been received from Gretchen Pendleton on behalf of the Historic Fredericksburg Foundation, Inc. (HFFI) that stated they concur with the staff recommendation.

All seven board members spoke in support of the plans as presented. Ms. Moss made a motion to approve the application in accordance with the November 12 site layout and elevation dated January 24, 2022. Mr. Jarrell seconded and the motion carried 7-0.

- B. COA FY22-0032 – 400-402 William Street – LaMacchia Group requests to modify the previously approved ATM design for C&F Bank at this location and install exterior lighting.

Matthew Steilberg, representing C&F Bank, along with Chris DeLay and Chris Elias of LaMacchia Group were present via GoToMeeting. The applicants presented the changes to the application made in response to comments from the Board.

Staff received one written comment from HFFI which states they concur with the staff recommendation.

The Board had no further comments or concerns. Ms. Galke made a motion to approve the application in accordance with the revised design drawings dated January 21, 2022 on condition that the surrounds for the ATM and night drop are constructed of painted wood or metal. Ms. Ross seconded. The motion carried 7-0.

- C. COA FY22-0035 – 525 Caroline Street – Sarago & Mote Holdings, LLC requests to make alterations and construct accessory structures on the Fredericksburg Square property for the Water's End Brewery, including a brewhouse structure, outdoor bar, accessible ramp, and fencing.

Project architect Christine Kelly was present to represent the application. Owners Zach Mote, Mike Sarago, and Ryan Sharkey were also present.

One written public comment was submitted by HFFI stating that they concurred with the staff recommendation.

Ms. Ross asked the applicant to clarify the impact of the easement and overhead power lines. Ms. Kelly said that shifting the building location had resolved that issue. Ms. Galke agreed shifting it was an appropriate solution and supports the application.

Ms. Penick asked about the finish of the CMU and where cooler units would be located. Ms. Kelly said the CMU would most likely have a smooth finish with integral color and that the cooler units would be screened by the parapet on the brewhouse roof and located in the side yard for the existing building.

Mr. Jarrell asked the applicant to clarify the material and detailing of several trim elements. Ms. Moss and Ms. Irvin also asked for clarification on several design details. Discussion followed on the use of fiber cement, the incorporation of corner boards, and the color and finish of the CMU, with Board members agreeing on several conditions. Ms. Moss made a motion to approve the application in accordance with the submitted plans dated January 19, 2022 with the following conditions:

1. Corner boards will be included as a trim element on portions of the accessory structures that are clad in lapped siding.
2. CMU portions of the outbuildings will be painted or have integral color, with two colors used to delineate the massing.
3. Fiber cement siding will have a smooth, paintable finish. The motion was seconded by Mr. Jarrell. The motion carried 7-0.

- D. COA FY22-0037 – 1112 Sophia Street – Margaret Fake requests to install solar panels on the roof of this single-family residence.

The applicant was not present.

One written public comment was submitted by HFFI stating that they concurred with the staff recommendation.

There was a discussion concerning the effect of rainfall and snowfall on the panels and drainage. Mr. Jarrell confirmed that the rear of the property was not visible from any right of way. Chair Irvin stated that the two panels on the south side of the building should be shifted six inches in from the eave in order to be in compliance with the guidelines.

Ms. Moss made a motion to approve the application on condition that the two solar panels above the south side elevation are set in at least 6 inches from the eave. Ms. Galke seconded. The motion carried 7-0.

GENERAL PUBLIC COMMENT

None.

OTHER BUSINESS [00:57:36]

- A. Ms. Schwartz followed up on the Conflict of Interest Act training provided by the City Attorney during the February 9 Planning Commission meeting. She noted that any questions could be directed to the City Attorney's office.

- B. Ms. Schwartz confirmed an upcoming site visit to 307,309, and 311 Prince Edward Street. The properties will be the subject of an upcoming application. The site visit will be conducted as a supplementary meeting on February 28 at 5:15 p.m.

STAFF UPDATE

Ms. Schwartz said that a training session would be scheduled with the National Alliance of Preservation Commissions through its CAMP program in mid to late April. She will coordinate with the Board via email to select dates for the sessions.

ADJOURNMENT

Chair Irvin adjourned the meeting at 8:03 p.m.



Karen Irvin, Chair