

Members Present

Karen Irvin (Chair)
Helen P. Ross
Laura Galke
James Jarrell IV
D.D. Lecky

Members Absent

Adriana Moss (Vice Chair)
Kelly Penick

Staff

Kate Schwartz

Chair Irvin called the Architectural Review Board meeting to order at 5:34 p.m.

OPENING REMARKS

Chair Irvin determined that a quorum of 5 members was present and asked if public notice requirements had been met. Ms. Schwartz confirmed they had and a copy of the notice had been provided to the Board.

APPROVAL OF AGENDA

There were no changes to the agenda.

DISCLOSURE OF EX PARTE COMMUNICATIONS

None.

DISCLOSURE OF CONFLICTS OF INTEREST

None.

DISCUSSION

- A. COA FY23-0010 – 301-303 Hanover Street – Kitty Wafle and Jay Holloway request to make alterations including replacing all the windows, demolishing the rear additions at this residential structure, and constructing new rear additions.

Jay Holloway, Stacey Lampman, Miller Blackburn, and Sally Harman were present to represent the project team. They reviewed changes to the drawings that had been made:

- Reduced and modified openings
- Use of slate on the adjoining roof
- Use of salvaged brick on the west wall
- Addition of the pergola to the west side
- Update provided to the structural analysis
- Use of lapped siding at hyphen
- Reduced ridgelines

Ms. Galke said she had looked closely at the demolition standards and believes removal of the additions meets. She still had some concerns that the addition was competing with the original residence.

Ms. Ross said the design was looking much more compatible in scale and design. She is in support of solar equipment and the use of nickel gap siding. She noted that the diminution of the window scale

and telescopic stepping back of the addition helped. She was generally in support, but needed to see the other elevations to confirm.

Mr. Holloway noted that they would hand deconstruct the west wall and salvage the brick to put back as a veneer. The east brick wall would be retained. They're hoping to flip the brick and leave it unpainted, but the front portion of the residence will need to be repainted. Ms. Lecky agreed that the revised design is more clearly subordinate to the original portion.

Ms. Harman noted that the pergola would help distinguish the walking path from vehicle parking and define the entries. Mr. Holloway said it would be western red cedar and would be attached to the wall with an incorporated structural band. The hyphen will house the kitchens to avoid damaging significant historic interiors. The privacy wall at the roof will likely be slate or brick.

Chair Irvin said the window to wall ratio was improved. She clarified the wall planes and the details of the roofing slate. Discussion followed on what was needed for conceptual approval at the next meeting. The applicant will provide a revised generalized site plan, narrative for the demolition request, narrative of the use of salvaged materials, and elevations. The Board generally agreed that they could support approval of the site planning, scale, and massing of the additions and elevation concepts.

GENERAL PUBLIC COMMENT

None.

OTHER BUSINESS

Ms. Schwartz noted that the Circuit Court hearing for the appeal at 1107 Princess Anne Street had been scheduled.

ADJOURNMENT

Chair Irvin adjourned the meeting at 6:22 p.m.



Karen Irvin, Chair