

*******DRAFT MINUTES*******

Board of Architectural Review

Wednesday, June 7, 2023

7:00 p.m., City Council Chamber

City Hall

Members Present:

Andrew Scott
Michael Lyons
Theresa del Ninno
James Spencer
Bud Adams
Nastaran Zandian
Margaret Miller

Members Absent:

Secretary: Bill Conkey, AIA, Historic Preservation Architect

Staff Present: Amirah Lane, Historic Preservation Planner

I. CALL TO ORDER

II. MINUTES

Consideration of minutes from the May 17, 2023 meeting.

BOARD ACTION: On a motion by Mr. Lyons, and seconded by Ms. Miller, the Board of Architectural Review approved the May 17, 2023 Meeting minutes, as submitted.

Deferrals Requested

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BAR #2023-00163 OHAD

Request for signage at 108 N Fairfax Street

Applicant: Sheila McGraw

BOARD ACTION: On a motion by Mr. Lyons, and seconded by Ms. Zandian, the Board of Architectural Review accepted the request for deferral of BAR2023-00163. The motion carried on a vote of 7-0.

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BAR #2023-00185 OHAD

Request for signage at 111 S Pitt Street

Applicant: Sheila McGraw

BOARD ACTION: On a motion by Mr. Lyons, and seconded by Ms. Zandian, the Board of Architectural Review accepted the request for deferral of BAR2023-00185. The motion

carried on a vote of 7-0.

5.

BAR #2023-00186 OHAD

Request for signage at 220 N Union Street

Applicant: Sheila McGraw

BOARD ACTION: On a motion by Mr. Lyons, and seconded by Ms. Zandian, the Board of Architectural Review accepted the request for deferral of BAR2023-00186. The motion carried on a vote of 7-0.

Consent Calendar

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BAR #2023-00160 OHAD

Request for alterations at 107 Princess Street

Applicant: MG Permits – Ken & Phyllis Patterson

BOARD ACTION: On a motion by Mr. Lyons, and seconded by Ms. Miller, the Board of Architectural Review voted to approve BAR2023-00160. The motion carried on a vote of 6-1. This item was removed from the consent calendar.

CONDITION OF APPROVAL

1. The building be stained or limewashed instead of painted.

REASON

Ms. del Nino removed the item from the consent calendar. In general, the Board agreed with the staff's recommendation.

SPEAKERS

Mr. Ken Patterson, the property owner, was available to answer any questions.

DISCUSSION

Ms. del Nino asked the property owner the reason for the proposal. Mr. Patterson explained that the property went through major renovations in 2018 which left scars on the building fabric, the mortar of the disturbed area does not match the original and it's getting worse with the time. All he wants is to make the house look better. Ms. del Nino said that probably the mortar wasn't clean properly when the renovation took place and that the new mortar looks wider than the original as well.

Mr. Scott asked Mr. Conkey to explain the limewash treatment. Mr. Conkey explained that limewash, also known as whitewash, is a process where lime is grounded and mixed with water to give a patina look. The limewash treatment is reversable. Stain is pigmentation, which is not reversable, however, it is better than painting since it allows the brick to breath, and it does not cover the brick texture.

Mr. Spencer stated that he prefers the stain treatment since this property was modernized and limewash would look awkward since the treatment is mostly used to give an old look to buildings. There was no further discussion.

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BAR#2023 – 00202 OHAD

Request for alterations at 422 Princess Street

Applicant: Edward and Patricia Larsen

BOARD ACTION: On a motion by Mr. Scott, and seconded by Ms. Zandian, the Board of Architectural Review voted to approve BAR2023-00202 as submitted. The motion carried on a vote of 7-0.

REASON The Board agreed with the staff report recommendation of approval.

SPEAKERS None

DISCUSSION None

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BAR#2023-00205 PG

Request for alterations at 1014 Queen Street

Applicant: Kulinski Group Architects, PC

BOARD ACTION:

REASON

The Board agreed with the staff report recommendation of approval.

SPEAKERS

None.

DISCUSSION

None.

Items Previously Deferred

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BAR#2023-00174 OHAD

Request for signage at 700 King Street

Applicant: MG Permits – Gary Brent

BOARD ACTION:

REASON

The Board agreed with the staff report recommendation of approval.

SPEAKERS

None.

DISCUSSION

None.

New Business

10&11 BAR#2023-00191 OHAD

Request for alterations and addition at 821 Green Street

Applicant: Clare McCaffrey, AIA

BAR#2023-00192 OHAD

Request for partial demolition/encapsulation at 821 Green Street

Applicant: Clare McCaffrey, AIA

BOARD ACTION: On a motion by Ms. Del Nino, and seconded by Mr. Lyons, the Board of Architectural Review voted to approve BAR2023-00191 and BAR2023-00192 as submitted. The motion carried on a vote of 7-0.

REASON

The Board agreed with the staff report recommendation of approval.

SPEAKERS

Clare McCaffrey, the project architect, was available to answer any questions.

DISCUSSION

None.

Other Business

Window Workshop

ADJOURNMENT

The Board of Architectural Review adjourned at 8:55 pm.

ADMINISTRATIVE APPROVALS

BAR#2023-00199 OHAD

Request for retractable awning installation at 106 Quay Street

Applicant: John Feigenbaum

BAR#2023-00201 PG

Request for roofing and gutter replacement at 522 N Alfred Street

Applicant: Viorel Draghia

BAR#2023-00204 OHAD

Request for roof replacement and roof hatch at 407 N Washington Street

Applicant: Alexandria Roofing

BAR#2023-00206 OHAD

Request for side fence installation at 222 S Fairfax Street

Applicant: Landed LLC

BAR#2023-00207 OHAD

Request for gas lantern lighting replacement at 420 S Fairfax Street

Applicant: Monica H. Popp

BAR#2023-00209 OHAD

Request for window replacements at 9 Franklin Street

Applicant: Pella Mid-Atlantic Inc

BAR#2023-00210 OHAD

Request for window replacements at 121 S Columbus Street

Applicant: Victor Glasberg

BAR#2023-00213 OHAD

Request for rear door replacement with windows at 433 S Fairfax Street

Applicant: Creighton Construction

BAR#2023-00214 OHAD

Request for roof replacement at 212 S Fairfax Street

Applicant: Ottati & Associates, Inc.

BAR#2023-00220 PG

Request for door replacement at 1003 Oronoco Street

Applicant: Morgan Kinney

BAR#2023-00227 OHAD

Request for new egress door installation at 628 King Street

Applicant: Matthew Wauben

BAR#2023-00228 PG

Request for side and rear siding replacement at 1009 Queen Street

Applicant: Holly Conlon

BAR#2023-00231 OHAD

Request for mortar and repointing at 118 N Washington Street

Applicant: Todd Pickell