

\*\*\*\*\***DRAFT MINUTES**\*\*\*\*\*

Board of Architectural Review  
**Wednesday, January 6, 2021**  
7:00pm, Virtual Public Hearing  
Zoom Webinar

Members Present: Christine Roberts, Chair  
James Spencer, Vice Chair  
Purvi Irwin  
John Sprinkle  
Robert Adams  
Lynn Neihardt  
Christine Sennott

Members Absent: None

Secretary: William Conkey, AIA, Historic Preservation Architect

Staff Present: Susan Hellman, Historic Preservation Planner

**I. CALL TO ORDER**

The Board of Architectural Review hearing was called to order at 7:00 p.m. All members were present at the meeting by video conference.

Ms. Roberts stated that Due to the COVID-19 Pandemic emergency, the January 6, 2021 meeting of the Board of Architectural Review (BAR) is being held electronically pursuant to Virginia Code Section 2.2 3708.2(A)(3), the Continuity of Government ordinance adopted by the City Council on June 20, 2020 or Section 4-0.01(g) in HB29 and HB30, enacted by the 2020 Virginia General Assembly (Virginia Acts of Assembly Ch. 1283 and 1289), to undertake essential business. BAR board members and staff are participating from remote locations through Zoom Webinar. The meeting can be accessed by the public through broadcasted live on the government channel 70, streaming on the City's website and can be accessed via Zoom hyperlink on the docket.

**II. MINUTES**

2. Consideration of the minutes from the **December 16, 2020** public hearing.

**BOARD ACTION: Approved, as Submitted**

On a motion by Ms. Sennott and seconded by Mr. Spencer, the Board of Architectural Review voted to approve the minutes from the December 16, 2020 meeting, as submitted.

### **III. ITEMS DEFERRED FROM THIS HEARING**

**3. BAR #2020-00396 PG**

Request for new construction at 1413 Princess Street.

Applicant: Deyi Awadallah

**BOARD ACTION: Deferred**

By unanimous consent, the Board of Architectural Review accepted the request for deferral of BAR #2020-00396.

**4. BAR #2020-00412 PG**

Request for new construction at 1415 Princess Street.

Applicant: Deyi Awadallah

**BOARD ACTION: Deferred**

By unanimous consent, the Board of Architectural Review accepted the request for deferral of BAR #2020-00412.

### **IV. CONSENT CALENDAR**

**5. BAR #2020-00553 PG**

Request to install small cell facility on a utility pole on public property adjacent to 215 North Patrick Street.

Applicant: Cellco Partnership dba Verizon Wireless

**BOARD ACTION: Deferred**

By unanimous consent, the Board of Architectural Review accepted the request for deferral of BAR #2020-00533.

### **V. PREVIOUSLY DEFERRED BY THE BOARD**

**6. BAR #2020-00534 OHAD**

Request for partial demolition/ encapsulation at 323 South Washington Street.

Applicant: GSSI - Jose Blanco

**7. BAR #2020-00528 OHAD**

Request for alterations at 323 South Washington Street.

Applicant: GSSI - Jose Blanco

**BOARD ACTION: Approved, as Submitted, 7-0**

On a motion by Ms. Irwin and seconded by Ms. Sennott, the Board of Architectural Review voted to approve BAR #2020-00528 and BAR #2020-00534, as submitted, recommending paint option A. The motion carried on a vote of 6-0. Mr. Sprinkle recused.

**CONDITIONS OF APPROVAL**

1. That the proposed doors comply with *Alexandria New and Replacement Window Performance*

*Specifications in the Historic Districts.*

2. The applicant work with staff and submit a thorough masonry treatment plan for the rear/west elevation wall prior the issuance of any permit.
3. The applicant follows the recommendations of Alexandria Archaeology.

**REASON**

In general, the Board was pleased with the modifications done to the previous proposed project and found that option A, which proposes a black freestanding staircase, is the best color option.

**SPEAKERS**

Robert Berriz, representing the applicant GSSI, gave a brief presentation and was available to answer questions

Patricia Delaney Yurgitis, resident at 713 Wolfe Street, stated that she lives across the parking lot for about forty years and she had concerns about the number of residential units being proposed and parking spaces provided, she also wanted to know what kind of business will occupy the first floor. Mr. Berriz explained that there will be two residential units with assigned parking and that there is no tenant for the first-floor commercial unit yet.

RL Sheedy, representing the Historic Alexandria Foundation, asked the applicant to photograph and document the interior staircase which the applicant agreed to do.

**DISCUSSION**

The Board found that the modifications to the previous proposal was an improvement and that the black color option A was the best option since it will give a nice contrast with the light color of the wall and for maintenance purposes as well.

Ms. Irwin had concerns about the product to be used in the rear wall treatment, she would like staff to work with the applicant to choose the most appropriate product that allow the old soft brick to breath and therefore avoid further deterioration. There was no further discussion.

**VI. NEW BUSINESS**

**8. BAR #2020-00588 OHAD**

Request for alterations at 815 King Street.

Applicant: Old Town #1 LLC

**BOARD ACTION: Denied**

On a motion by Ms. Sennott and seconded by Ms. Neihart, the Board of Architectural Review voted to deny BAR #2020-00588. The motion carried on a vote of 7-0.

**REASON**

The Board agreed with the staff recommendation that the existing unpainted masonry should not be painted.

**SPEAKERS**

Tavia Barksdale Jones, representing the applicant, gave a brief presentation

Responses to questions from the Board were provided by the applicant Ms. Roberts asked the applicant why they thought that the existing brick was installed on top of the original limestone. The applicant responded that they had done research on the history of the building which indicated this construction. Staff indicated that they had researched the building and found no evidence of this installation.

Ms. Sennott asked the applicant why they wanted to paint the existing brick. The applicant responded that they felt that the color of the brick is drab and that paint would improve the look of the building.

Ms. Irwin asked the applicant if they planned to paint the limestone details in addition to the brick, The applicant responded that the intention was to only paint the brick.

Public comments included the following:

R L Sheedy, 1311 Prince Street, representing the Historic Alexandria Foundation, stated that they support the staff recommendation for denial of the proposal to paint the unpainted masonry.

Steve Milone, 907 Prince Street, representing Old Town Civic Association, stated that they also support the staff recommendation for denial of the proposal to paint the unpainted masonry and that the painting would result in the loss of historic fabric. Mr. Milone further stated that when the building was renovated approximately 10 years ago there was an attempt to match the existing yellow brick when infilling areas of previous wall penetrations.

## **DISCUSSION**

Mr. Spencer stated that the unpainted masonry should not be painted.

Ms. Neihardt agreed that the unpainted masonry should not be painted.

Ms. Irwin suggested that the applicant explore the possibility of cleaning the existing masonry in lieu of painting to improve the look of the building.

Ms. Sennott stated that there is no reason to paint the existing unpainted masonry.

## **VII. OTHER BUSINESS**

9. Review updated window replacement policies. The Board reviewed staff suggestions, made edits, and unanimously approved an updated “Alexandria New and Replacement Window Performance Specifications in the Historic Districts,” to be included in the “BAR Policies for Administrative Approval.” The approval is provisional for one year, until January 2022, when the Board will revisit the document to ensure that the specifications meet expectations.

## **VIII. ADJOURNMENT**

The Board of Architectural Review hearing was adjourned at 8:35 p.m.

## **IX. ADMINISTRATIVE APPROVALS**

The following projects were administratively approved since the last BAR meeting:

BAR #2020-00589 OHAD

Request for window and door replacement at 1250 South Washington Street #210.  
Applicant: Nicholas Kalivretenos

BAR #2020-00590 OHAD

Request for window and door replacement at 1250 South Washington Street #703.  
Applicant: Michael Behrman

BAR #2020-00596 OHAD

Request for window and door replacement at 622 South Saint Asaph Street.  
Applicant: Katie Johnson

BAR #2020-00597 OHAD

Request for alterations at 511 South Lee Street.  
Applicant: William and Laura Bennett

BAR #2020-00604 PG

Request for alterations at 300 North Fayette Street.  
Applicant: 1201 Queen St Alexandria VA 22314 LLC

BAR #2020-00606 OHAD

Request for window replacement at 613 South Washington Street.  
Applicant: Edward Semonian

BAR #2020-00609 OHAD

Request for siding replacement at 1010 King Street.  
Applicant: Hofgard LLC

BAR #2020-00613 OHAD

Request for window replacement at 1110 King Street.  
Applicant: Marazie Mohammadi Marx LLC