

TOWN OF ABINGDON
BOARD OF ARCHITECTURAL REVIEW
REGULAR MEETING
APRIL 2, 2002 - 1:45 P.M.

The Regular Meeting of the Board of Architectural Review was held on Tuesday, April 2, 2002, at 1:45 P.M. The meeting was held in the Municipal Building, Downstairs Meeting Room.

The meeting was called to order by Mr. Charles R. Day, Chairman.

ROLL CALL

Members Present: Mr. Charles R. Day, Chairman
Mr. Fred H. St. John, Vice-Chairman
Mrs. Lois H. Humphreys
Mr. Andrew Hargroves

Comprising a quorum of the Board

Members Absent: Mrs. Betsy White

Administrative Staff: Mr. Albert C. Bradley, Director of Planning/Zoning

Visitors: Mrs. Cassandra Caldwell
Mr. Peyton Boyd
Mr. Timothy R. Thompson
Mrs. Mary C. Thompson
Mr. Owe Rothe

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- (2) Certificate of Appropriateness - **Kyle and Beatriz Macione**, 142 East Main Street, Abingdon, Virginia 24210; application for Certificate of Appropriateness to construct a two story addition as extension of the existing wing of structure at **142 East Main Street. Tax Map No. 13 (1) 117.**

This is a request to construct a two-story addition as extension of existing "ell" at the rear of the existing structure. The exterior materials will be brick (compatible with existing brick), painted wood trim to match existing, painted wood windows to match existing, and metal roofing to match existing.

The owner wishes to demolish the existing shed at the southeast corner of the property, because it encroaches on the garage and driveway location. Under Article 6.C of the Design Review Guidelines, the shed is "substantially deteriorated" and currently unusable. The existing brick wall between the shed and carriage house will also need to be demolished to permit auto access from the alley. The carriage house will not be demolished.

The owner plans to erect a privacy wall on the property line between his property and the Nature Conservancy property to the northeast. The wall will be brick from the southeast corner

of the house to the northeast corner of the new garage, and painted wood from that point to the rear property line on Trooper Alley. The wall and fence have not been designed at this time. An attached two-car garage will be located between the two-story addition and Trooper Alley. Garage materials and detailing will be the same as on the two-story addition.

After discussion, Mr. Hargroves made a motion that this application be approved as presented. Mrs. Humphreys seconded the motion, with unanimous approval.

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- (3) Certificate of Appropriateness - **Daniel H. & Cassandra Caldwell**, 200 Pecan Street, Abingdon, Virginia 24210; application for Certificate of Appropriateness for approval of driveway and parking area to be located at **200 Pecan Street. Tax Map No. 13 (1) 52. (Continued discussion from Regular Meeting, March 11, 2001).**

This was a continued discussion regarding the type of materials to be used for the driveway and parking area located at 200 Pecan Street.

The layout of driveway and parking area were approved at the Regular Meeting, February 5, 2002, however, the materials to be used in construction of driveway and parking area were tabled for further discussion at the March 11, 2002 meeting. At that time Mr. Caldwell advised that Abingdon Grading and Paving did not recommend the use of pea gravel or asphalt/pea gravel combination for these areas. He further stated that he had looked at a brick impression on asphalt but, due to the cost, he would rather pursue asphalt pavement. Again, the matter was tabled to allow more time for Mr. Caldwell to pursue the matter further.

Mr. Caldwell presented information to the Board, advising that since the last meeting, the "street print" technique was investigated. However, a Virginia contractor utilizing this technique (which requires a license from Integrated Pavement, the company that has patented this process) had not been found. It was noted that he had spoken with a North Carolina paving company that utilizes this technique pursuant to its license from Integrated Pavement. It does not do business in Virginia but provided some pricing information. If the driveway is already paved, then the street print technique can be applied (depending on color and type of coating) for a minimum price of \$3.00 per square foot. The price can be greater than \$3.00 per square foot, depending on the color and type of paint material chosen to color the printed pavement.

The estimate received for paving a driveway consisting for 2,246 square feet is more than \$3,700. To employ the street print process at the \$3.00 per square foot minimum cost would add an additional \$6,768 to this price. This results in a total price for "street print" pavement of \$10,432.

Mr. Caldwell advised that this is cost prohibitive and that they are, again, renewing the request for approval by the Board to allow pavement for this driveway, noting the following:

1. Pecan Street is paved.
2. Plum Alley is paved.
3. The driveway for the home next door is paved.
4. The driveway for the home at the corner of Pecan and Main Streets (which has two entrances onto Pecan Street is paved.
5. The parking lot for the Sinking Springs Presbyterian Church is paved.
6. Every other entrance onto Pecan Street is paved.

- 7. It is felt that it is not fair to apply a standard to this project that the Town does not apply to itself and that is not applied to other properties on the same block.
- 8. Dave Hutton, Mark Graham and Grey Kelly have no objections to the use of pavement for this driveway.

Mrs. Humphreys stated that she had contacted Mr. Mark Graham concerning this matter and that he or his law firm has no objections the asphalt pavement.

After discussion, Mr. St. John made a motion that the request for asphalt pavement be approved for driveway and parking area; applicant has investigated other alternatives but none are feasible. Mr. Hargroves seconded the motion, with unanimous approval.

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- (4) Certificate of Appropriateness - **Timothy R. and Mary C. Thompson**, 171 West Main Street, Abingdon, Virginia 24210; application for Certificate of Appropriateness to remove existing tile roof and replace with architectural shingle roof on existing structure located at **171 West Main Street.. Tax Map No. 12 (1) 73.**

This is a request to remove existing tile roof and replace with architectural shingle roof on existing structure located at 171 West Main Street.

The roof has deteriorated and has been leaking for several years and is now causing damage to the interior ceilings of the structure.

After discussion, Mrs. Humphreys made a motion that the application be tabled, allowing time for Mr. Day and the applicants to research alternative sources for materials and labor. Mr. St. John seconded the motion, with unanimous approval.

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- (5) Certificate of Appropriateness - **The Barter Foundation**, P. O. Box 867, Abingdon, Virginia 24212; application for Certificate of Appropriateness for approval of the demolition and removal of an unused structure located at **124 West Main Street. Tax Map No. 12 (1) 121.**

This is a request for approval of the demolition and removal of the “pool house’, built in 1920’s and it is not feasible for renovation.

The use of the property proposed for, or to be continued at the referenced location, is a parking area and future shops.

The parking area will be graded and re-graveled for safer parking.

After discussion, Mrs. Humphreys made a motion that this request be granted. Mr. St. John seconded the motion, with unanimous approval.

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- (6) Certificate of Appropriateness - **The Barter Foundation**, P. O. Box 867, Abingdon, Virginia 24212; application for Certificate of Appropriateness for approval of an addition to existing structure located at **100 West Main Street. Tax Map No. 12 (1) 117.**

This is a request for approval of an addition to existing structure located at 100 West Main Street. The proposed addition is an expansion of the backstage area on Church Street side and lobby area on opposite side.

The following materials and colors will be used in the construction:

1. Poured concrete foundations to match existing
2. Brick to match existing, as closely as possible
3. Windows and door to be re-used
4. Trim and gutters to match existing
5. Roofing will be standing seam to match existing, green in color
6. New lobby additions to be divided light windows, wood trim and atrium doors

After discussion, Mr. St. John made a motion that this request be granted. Mrs. Humphreys seconded the motion, with unanimous approval.

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- (7) Certificate of Appropriateness - Wachovia Bank, (Bill Price, Representative), 201 West Valley Street, Abingdon, Virginia 24210; application for Certificate of Appropriateness for approval of ground, satellite antenna at the back of the parking area on property located at 201 West Valley Street. Tax Map No. 13 (1) 12.

Recently a satellite dish antenna was installed on the roof of the drive-through at this property, without approval of the Board of Architectural Review. The bank was notified of the guidelines required and thereby have submitted the following request.

This is a request for approval of one ground, satellite antenna in the back of the parking area located at 100 West Valley Street. The antenna will be painted light gray so that it will blend in with the trees. The cable will be installed overhead from the power pole to the end of the building, allowing vehicles to pass through the parking lot. A few tree limbs will have to be removed so the antenna will have a clear view of the sky.

After discussion, Mr. Hargroves made a motion that this request be granted. Mrs. Humphreys seconded the motion, with unanimous approval.

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There being no further business, a motion was made and duly seconded that the meeting be adjourned.

Charles R. Day, Chairman

Albert C. Bradley, Secretary