

**TOWN OF ABINGDON  
HISTORIC PRESERVATION REVIEW BOARD  
REGULAR MEETING  
WEDNESDAY, AUGUST 3, 2022 – 5:15 P.M.  
COUNCIL CHAMBERS– MUNICIPAL BUILDING**

A regular meeting of the Historic Preservation Review Board was held on Wednesday, August 3, 2022, at 5:15 pm in the Council Chambers in the Municipal Building.

**A. WELCOME by – Mr. Byrum Geisler**

**B. ROLL CALL – Mrs. Mayana Rice, Director of Community Development**

Members of the Board Present:      **Mr. Mike Owens**  
   **Mrs. Kristi Hartshorn**  
   **Mrs. Betsy White**  
   **Mr. Byrum Geisler**  
   **Mr. Peyton Boyd**

**Comprising a quorum of the Board – Yes**

Administrative Town Staff:      Mrs. Mayana Rice, Director of Community Development  
   Gabe Cristofari, Planner/GIS Specialist

**C. APPROVAL OF MINUTES**

➤ **July 6, 2022, Regular Meeting**

HPRB stated on page 8 with regard to Mayor Webb’s garage, at first it was said if in the future the garage is proposed to be visible from the public right of way the applicant will return to the HPRB for approval. However, after additional discussion it became clear part of the garage would be visible. Mayor Webb agreed to come back and submit his plans for the garage. The sentence should be taken out because the Mayor will be coming back to present the garage.

On page 10 talking about the Ogee or half round gutters the current language written is as follows:

“The proposed gutter would go against the stated appropriate gutter in the Design Review Guidelines, and create a discrepancy compared to its surrounding counterparts.”

HPRB states the guidelines say half round are preferred rather than K or Ogee, unless evidence shows K or Ogee is appropriate to the period, comparable style, and age of the structure. The cottage is a new structure, so K or Ogee gutters are appropriate to the period and style of the structure.

Before the approved motion, an initial motion was made by Mr. Owens to deny the request. Mr. Owens' motion failed to gain a second. The initial motion should be added to the minutes.

**On a motion by Mrs. White seconded by Mr. Boyd, the board approved the minutes for July 6, 2022, Regular Meeting with the changes stated.  
(VIDEO 6:40 – 9:25)**

**The roll call vote was as follows:**

<b>Mr. Mike Owens</b>	<b>Aye</b>
<b>Mrs. Kristi Hartshorn</b>	<b>Aye</b>
<b>Mrs. Betsy White</b>	<b>Aye</b>
<b>Mr. Byrum Geisler</b>	<b>Aye</b>
<b>Mr. Peyton Boyd</b>	<b>Aye</b>

### **C. CERTIFICATE OF APPROPRIATENESS**

- 1. Certificate of Appropriateness – Joseph & Donna LeVine, Town of Abingdon, P.O. Box 1836, Abingdon, VA.; owner. Application for Certificate of Appropriateness Tax Abetment. Located at 350 Green Spring Road, Abingdon, VA 24212. Tax Map No. (021-1-1A) (VIDEO 9:26 – 12:00)**

#### **A. Staff report**

#### **B. Applicant presentation**

#### **C. HPRB discussion and decision**

Mr. Gabriel Cristofari gave the staff report.

Mr. Cristofari stated the applicant is requesting a Certificate of Appropriateness for Tax Abatement for exterior changes including a rear addition, and a deck/porch.

The applicants received COA approval in May 2019.

Now they are requesting the Tax Abatement COA approval allowed per Section 66-71 of the Town of Abingdon, VA. Upon approval by the HPRB the request will be submitted to the Town Manager.

Upon staff analysis of receipts and previously approved drawings, everything appears to be in order.

**On a motion by Mr. Owens seconded by Mrs. Hartshorn, the board approved the COA as presented.**

**The roll call vote was as follows:**

<b>Mr. Mike Owens</b>	<b>Aye</b>
<b>Mrs. Kristi Hartshorn</b>	<b>Nay</b>
<b>Mrs. Betsy White</b>	<b>Aye</b>
<b>Mr. Byrum Geisler</b>	<b>Aye</b>
<b>Mr. Peyton Boyd</b>	<b>Aye</b>

- 2. Certificate of Appropriateness – Nathan Berg, Wallberg Construction, 190 E. Main Street, Abingdon, VA 24210. Applicant. Application for Certificate of Appropriateness for exterior change. Located at 201 E. Main Street, Abingdon, VA 24210 Tax Map No. (013-1-64) (VIDEO 12:06 – 31:02)**

**A. Staff report**

**B. Applicant presentation**

**C. HPRB discussion and decision**

Mr. Gabriel Cristofari gave the staff report.

Mr. Cristofari stated the applicant is requesting a Certificate of Appropriateness for an exterior change. The property is located on 201 East Main Street (013-1-64). The exterior change consists of widening, what is referred to as, the "Dumb Waiter Shaft" by 30 inches. The shaft was already approved, but not at this width. Therefore, the only request is for the extra inches proposed.

The property is within the Old and Historic Zoning District (Sub-District 4), and can be seen from a public right of way therefore requiring the approval of the HPRB prior to completion.

The shaft has currently already been constructed and was approved in 2021 by the HPRB.

The previously approved dumb waiter shaft visible from Court Street and Plumb Alley is proposed to be widened 30" westward for a double-walled vent pipe for the hood system. The applicant previously anticipated being able to use a single-wall vent, which would have fit inside the dumbwaiter shaft as designed, but fire code has precluded them from doing that.

Widening the shaft would result in the covering of windows (not visible from any public vantage point) located immediately to the right of the dumb waiter shaft seen slightly from Plumb Alley. The new shaft will be constructed of brick to match the approved brick dumb waiter shaft.

**D. PUBLIC COMMENTS**

**E. DISCUSSION**

**F. BUSINESS/MATTERS NOT ON THE AGENDA (VIDEO 31:40 – 49:50)**

Mr. Jeff Easterling came before the board on behalf of Brad Kinder who is in the process of renovating 112 E Main Street for his business Healing Waters Counseling. Mr. Easterling stated that there is leak coming from the roof of the building. During the recent heavy rain storms, water poured into a room that had been recently renovated causing them to redo renovation in that room again. Mr. Easterling and Mr. Kinder have been in contact with a new contractor who says he could start working on the roof as soon as next week but would need HPRB approval before doing so. Mr. Easterling confirms it will be a standing seam roof installed. Mr. Easterling provided photos of the type of roof that will be installed. HPRB states it is not in favor of the weather shield bars at the bottom of the roof in the photos that were provided. Mr. Easterling agrees not to install the bars but instead use smaller “cleats” to help negate the effects of snow or ice on the roof. He states the existing half round guttering will remain in place.

Mr. Easterling touches on the subject of increasing the size of the sign that was approved by the HPRB last month. HPRB states that the new proposed sign dimensions are too large for the HPRB to allow. The HPRB has already approved the previous sign and any sign proposals exceeding 4 square feet will not be approved.

**On a Motion by Mr. Owens, seconded by Mrs. White, the board approved the materials and construction of the roof if it is a true standing seam metal roof.**

**G. ADJOURNMENT**

**On Motion by Mrs. Hartshorn, seconded by Mr. Owens, for the board to adjourn the meeting.**

**The roll call vote was as follows:**

<b>Mr. Mike Owens</b>	<b>Aye</b>
<b>Mrs. Kristi Hartshorn</b>	<b>Aye</b>
<b>Mrs. Betsy White</b>	<b>Aye</b>
<b>Mr. Byrum Geisler</b>	<b>Aye</b>
<b>Mr. Peyton Boyd</b>	<b>Aye</b>

**Mr. Geisler declared the meeting adjourned.**

**Meeting adjourned at 6:10 P. M.**

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**Byrum Geisler, Chairman**

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**Mayana Rice, Director of Community Development**

**Mr. Geisler declared the meeting adjourned.**

**Meeting adjourned at 6:10 P. M.**



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**Byrum Geisler, Chairman**



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**Mayana Rice, Director of Community Development**