



ARCHITECTURAL REVIEW BOARD MEETING

Thursday, August 24, 2023 at 7:00 PM

AGENDA

CALL TO ORDER.

DETERMINATION OF A QUORUM & PURPOSE STATEMENT.

APPROVAL OF MINUTES.

1. July 27, 2023 ARB Minutes

NEW BUSINESS.

2. COA 23-56: 9 S. 5th Street

- Applicant proposes to install a hanging sign and bracket at the exterior of the building.

3. COA 23-58: 92 Main Street, Unit 104

- Applicant proposes to install an exterior window sign.

4. COA 23-61: 20 Main Street

- Applicant proposes to install a 3D acrylic fox sculpture and associated plaque at the exterior of the building.

5. COA 23-62: 30 John Marshall Street

- Applicant proposes to install a new ADA-accessible ramp.

UPDATES.

BOARD MEMBERS TIME.

ADJOURN.



**ARCHITECTURAL REVIEW BOARD OF THE TOWN OF WARRENTON
TOWN HALL
21 MAIN STREET
WARRENTON, VIRGINIA 20186**

MINUTES

A REGULAR MEETING OF THE ARCHITECTURAL REVIEW BOARD WAS HELD ON JULY 27, 2023, AT 7:00 PM IN WARRENTON, VIRGINIA

PRESENT Ms. Laura Bartee, Chair; Ms. Virginia Gerrish, Vice-Chair; Mr. Steve Wojcik; Ms. Karen Lavarney; Mr. John Thorsen; Ms. Denise Harris, Planning Manager; Ms. Casey Squyres, Historic Preservation Planner

ABSENT

CALL TO ORDER AND DETERMINATION OF A QUORUM

The meeting was called to order at 7:00 p.m., and a quorum was established. Ms. Bartee read the purpose statement.

APPROVAL OF MINUTES

Draft Minutes- October 27, 2022

The Board has no comments.

Ms. Gerrish motions to approve the minutes for October 27, 2022, as presented. Ms. Lavarney Seconded. All in favor.

Voting Yea: Ms. Bartee, Chair; Ms. Gerrish, Vice-Chair; Mr. Wojcik; Ms. Lavarney; Mr. Thorsen

Absent:

Draft Minutes- January 26, 2023

Mr. Wojcik outlines a minor correction to the draft minutes.

Mr. Wojcik motions to approve the minutes for January 26, 2023, as presented. Ms. Gerrish Seconded. All in favor.

Voting Yea: Ms. Bartee, Chair; Ms. Gerrish, Vice-Chair; Mr. Wojcik; Ms. Lavarney; Mr. Thorsen

Absent:

Draft Minutes- May 25, 2023

The Board has no comments.

Mr. Wojcik motions to approve the minutes for May 25, 2023, as presented. Ms. Gerrish Seconded. All in favor.

Voting Yea: Ms. Bartee, Chair; Ms. Gerrish, Vice-Chair; Mr. Wojcik; Ms. Lavarney; Mr. Thorsen

Absent:

Draft Minutes- June 15, 2023

The Board has no comments.

Ms. Lavarney motions to approve the minutes for June 15, 2023, as presented. Mr. Wojcik Seconded. All in favor.

Voting Yea: Ms. Bartee, Chair; Ms. Gerrish, Vice-Chair; Mr. Wojcik; Ms. Lavarney; Mr. Thorsen

Absent:

NEW BUSINESS

COA 23-48 53 MENLOUGH DRIVE

Ms. Squyres provides a brief introduction of the application.

Ms. Cynthia Axell, applicant, comes forward to speak.

Ms. Squyres continues her explanation of the application.

Ms. Gerrish asks if there are plans to paint the proposed fencing.

Ms. Axell responds that there are no plans to paint the proposed fencing.

Ms. Gerrish asks about the color of the metal mesh.

Ms. Axell provides further details.

Ms. Bartee asks for further details of the proposed gates.

Ms. Axell provides what information she has available.

Ms. Bartee asks for any further questions.

No further questions from the Board

The Board briefly discuss the proposed motion.

Ms. Bartee asks the Board for a motion.

Ms. Lavarney moves to approve COA 23-48 with presented approval conditions, Seconded by Mr. Thorsen.

Voting Yea: Ms. Bartee, Chair; Ms. Gerrish, Vice-Chair; Mr. Wojcik; Ms. Lavarney; Mr. Thorsen

COA 23-49 34 NORTH 4TH STREET

Ms. Squyres provides a brief overview of the application.

Ms. Nishka Hatten, applicant, comes forward to speak.

Ms. Bartee asks the Board for questions.

Mr. Wojcik asks about the color of the proposed equipment mountings.

Ms. Hatten responds outlining coloration.

Ms. Bartee asks staff to show page two of the submitted material.

Ms. Gerrish asks for further details on the proposed equipment.

Ms. Hatten provides clarification.

Ms. Gerrish asks about repairs to the water tower.

Ms. Hatten provides clarification and indicates the Mr. Paul Bernard may be able to provide further details.

Ms. Gerrish asks if the equipment will be painted.

Ms. Hatten responds that there are no plans to paint currently.

Ms. Gerrish asks if other equipment is unpainted.

Mr. Paul Bernard, Town Engineer, comes forward to speak.

Mr. Bernard provides further details of the existing site and proposed work.

Ms. Bartee asks for clarification on the number of proposed antennas.

Ms. Hatten responds clarifying the number of proposed antennas.

Mr. Wojcik asks for clarification on the style of proposed antenna.

Ms. Hatten responds providing further details on the style and color of the proposed antennas.

Ms. Bartee asks about proposed changes and site maintenance on the ground level.

Ms. Hatten outlines proposed work at ground level.

Ms. Bartee asks staff about screening requirements.

Ms. Squyres responds.

Ms. Lavarney comments on the painting and attachment of the associated wiring.

Mr. Bernard briefly outlines the maintenance and future changes to the water tower for structural maintenance.

Ms. Gerrish expresses her surprise at the proposed replacement of fencing in place of repair.

Ms. Hatten clarifies the scope of work.

Ms. Bartee asks for a motion.

Ms. Lavarney moves to approve COA 23-49 with the presented approval conditions, Seconded by Mr. Thorsen.

Voting Yea: Ms. Bartee, Chair; Ms. Gerrish, Vice-Chair; Mr. Wojcik; Ms. Lavarney; Mr. Thorsen

COA 23-55 41 BECKHAM STREET

Ms. Squyres provides a brief overview of the application.

Mr. Christian Layke, applicant, comes forward to speak.

Mr. Layke provides further information on the proposed plans and shows sample signage.

Ms. Bartee asks for clarification on the sign lighting.

Ms. Squyres responds briefly outlining staff review of proposed signage.

Ms. Gerrish asks for clarification on the allowable lumen value for signage.

Ms. Squyres provides a brief overview of what staff look for during review.

Mr. Layke briefly outlines the information he provided to staff for review.

Ms. Bartee asks about the material composition and attachment method for one of the proposed signs.

Mr. Layke responds providing the requested information.

Ms. Gerrish comments on the proposed attachment method.

Ms. Bartee asks for any further comments or questions.

Mr. Wojcik asks about the material composition of the bracket mounted sign.

Mr. Layke responds outlining the proposed sign material.

Ms. Bartee asks the Board for a motion.

Mr. Wojcik moves to approve COA 23-55 with the presented approval conditions, Seconded by Ms. Gerrish.

Voting Yea: Ms. Bartee, Chair; Ms. Gerrish, Vice-Chair; Mr. Wojcik; Ms. Lavarney; Mr. Thorsen

WORK SESSION 20 MAIN ST

Ms. Squyres provides a brief overview of the proposed work.

Mr. Casey Ward, Chair EOTW, comes forward to speak.

Mr. Ward provides further information on the proposed work.

Mr. Wojcik asks about the material used for the information plaque.

Mr. Ward responds providing the material information.

Mr. Wojcik asks about the fate of the existing Britches Great Outdoors sign.

Mr. Ward responds providing what information he has available.

Mr. Wojcik comments on the attachments formed with public artwork.

Ms. Gerrish asks about the proposed material for the fox sculpture.

Mr. Ward responds with molded acrylic.

Ms. Gerrish asks about the estimated timeframe for the project.

Mr. Ward briefly outlines the proposed timeframe.

Ms. Gerrish asks about the paint proposed for use.

Mr. Ward responds outlining the proposed paint and primer.

Ms. Gerrish asks for samples of the acrylic material and mountings for the sculpture with the COA application.

Ms. Bartee asks about the patterning on the fox sculpture.

Mr. Ward responds providing the requested information.

Mr. Thorsen asks about the distance the fox sculpture extends.

Mr. Ward replies providing the information.

Mr. Wojcik asks for clarification on the proposed artwork.

The artist responds clarifying the composition stylistic choice of the artwork.

Mr. Ward reiterates information and materials requested by the Board.

WORK SESSION 226 EAST LEE STREET

Ms. Squyres provides a brief overview of the proposed work.

Ms. Laura Bartee, architect, comes forward to speak.

Ms. Bartee provides further details of the proposed work.

Ms. Gerrish asks about the doors proposed on the front of the structure.

Ms. Bartee responds, outlining proposed use of sliding doors if possible due to space constraints.

Ms. Gerrish asks for clarification on a portion of the proposed plans.

Ms. Bartee provides clarification.

Ms. Gerrish asks about the proposed exterior siding.

Ms. Bartee responds outlines their hopes for reuse of material.

Mr. Wojcik expresses his appreciation for the proposed plans and preference for one of the earlier proposed door layouts.

Ms. Bartee responds briefly covering planning processes the application will need to go through before a final design can be established.

Mr. Wojcik asks about the visibility of portions of the structure from the street.

Ms. Bartee responds clarifying potential visibility.

Ms. Lavarney expresses her preference for one of the proposed designs.

Mr. Thorsen agrees with Ms. Lavarney's preference and expresses his preference for type of siding.

Ms. Gerrish asks about the proposed style of stucco.

Ms. Bartee clarifies detailing stucco style.

Mr. Thorsen suggests a style of window.

Ms. Gerrish asks about a small window in the rear of the structure.

Ms. Bartee responds providing the reason for the window.

Ms. Bartee asks the Board for their preferred proposed design.

The Board briefly deliberates and provides their consensus.

Mr. Lawrence, the homeowner, comes forward to speak on the reasons for the proposed work.

The Board briefly speaks with Mr. Lawrence about the proposed plans.

UPDATES

Ms. Squyres updates the Board on the survey of the historic district.

Ms. Harris provides further details on the survey.

BOARD MEMBERS TIME

Mr. Wojcik discusses the upcoming auction of Alwington Manor and its addition to the historic registry.

ADJOURN

Ms. Lavarney moved to adjourn. Mr. Wojcik seconded. All in favor, no discussion.

Voting Yea: Ms. Laura Bartee, Chair; Ms. Virginia Gerrish, Vice-Chair; Mr. Steve Wojcik; Ms. Karen Lavarney; Mr. John Thorsen

Absent:

With no further business, this meeting was adjourned at 8:30 PM.

ARCHITECTURAL REVIEW BOARD
CERTIFICATE OF APPROPRIATENESS 23-56

August 24, 2023

MOTION TO APPROVE

I move to approve the application for **Certificate of Appropriateness 23-56** for the request to install a hanging sign and bracket on the exterior of the building, as described and depicted within the application, at **9 South 5th Street** with the following conditions:

- 1) All necessary permits are acquired.
- 2) The bottom edge of the projecting sign should be eight (8) feet above the sidewalk.

Motion to Approve By:

Seconded By:

For:

Against:

Abstained:



ARCHITECTURAL REVIEW BOARD
CERTIFICATE OF APPROPRIATNESS

COA # _____
Zoning # _____
Assoc. Permit # _____

COMMUNITY DEVELOPMENT DEPARTMENT
18 Court Street, Lower Level
Warrenton, VA 20186

Phone: 540-347-2405
Email: planning@warrentonva.gov
Facsimile: 540-349-2414

The Architectural Review Board (ARB) meets every 4th Thursday at 7:00pm in Town Hall (18 Court Street). Applications requiring ARB are due by the 1st day of each month (or the first business day immediately following) prior to the meeting. Each applicant or a representative, who has the authority to commit the applicant to changes as recommended or required by the ARB are required to attend this meeting or the application will be deferred. Please read the Warrenton Historic District Guidelines for additional information Historic District requirements.

The following materials are required in addition to a complete, signed application (check if submitted):

- Photographs of the area of work.
Plans, drawings, product information sheets, and/or samples (Two hard/one digital copy).
Accompanying permit applications (if required; this application also serves as a zoning permit).

Project Owner

Address/Location: 9 South Fifth Street, Warrenton, VA 20186 GPIN: _____

Name: Fifth Street LC Email: _____

Address: 15 South Fifth Street, Warrenton, VA 20186 Phone: 540-454-8778

Applicant (If different then above)

Name: Walk By Faith LLC Email: walkbyfaithllc@yahoo.com

Address: 9 South Fifth Street, Warrenton, VA 20186 Phone: 540-222-0084

Applicant's Representative (If different then above. Must have authority to commit the applicant to make changes that may be suggested or required by the ARB)

Name: Ednida Minor Email: ednidaminor@yahoo.com

Address: 720 Black Sweep Road Warrenton VA 20186 Phone: 540-222-0084

Complete description of each modification or improvement

- (1) 24" by 18" wood projecting sign with painted background and vinyl lettering with acrylic seal
(1) 20" x 88' 1/2" wood (single sided) burgndy letters with border and beige background sign on front of building

Is there an application relevant to this property pending or contemplated before another Town Board?

Yes [] No [x] If so, specify: _____

Signature of Property Owner
James F. Tucker
Name (Print or Type)

Signature of Applicant/Agent
Ednida T. Minor
Name (Print or Type)

COA # _____

OFFICIAL USE ONLY

Approvals Required (Circle Y or N)

- Y / N Administrative Approval
- Y / N Architectural Review Board Approval
- Y / N Other Permits Required, If yes list: _____

Notes

Zoning District: _____ Use: _____

Notes/Conditions of Approval:

Approvals

Certificate of Appropriateness: _____ Date: _____

Zoning Permit: _____ Date: _____

Fees

Paid Stamp

Certificate of Appropriateness: _____

Zoning: _____

Vicinity Map – Street View



Photos:



24"x18" | ½" Wood (double-sided)

Beige Background / Burgundy Letters / Dark Yellow Sun

24" Deluxe Scroll Bracket to be mounted at same location
of previous bracket using same holes.





Community Development
Department

STAFF REPORT

Meeting Date:	August 24, 2023
Agenda Title:	COA 23-56 – 9 South 5th Street
Requested Action:	Review proposal for the request to install a hanging sign and bracket on the exterior of the building.
Department / Agency Lead:	Community Development
Staff Lead:	Casey Squyres

EXECUTIVE SUMMARY

The applicant is proposing to install a hanging sign and bracket on the exterior of the building.

BACKGROUND

This building was constructed in c.1910 and is in relatively good condition. As a commercial building, it represents a typical early twentieth-century building within the district. It retains integrity of location, design, setting, feeling, and association. This resource falls within the district’s period of significance and contributes to the character of the district. Although the building does not possess sufficient architectural or historical significance to qualify for individual listing in the National Register, it is a contributing resource to the Warrenton Historic District under Criterion C for architecture.



DESIGN GUIDELINE CONSIDERATIONS

Historic District Guideline	Page No.	Analysis
F. PROJECTING SIGNS		
1. The bottom edge of the projecting sign should be eight (8) feet above the sidewalk.	3.41	The applicant has confirmed that the sign will be eight feet above the sidewalk.

Historic District Guideline	Page No.	Analysis
2. Projecting signs should not be larger than six (6) square feet. The sign panel should have a minimum six-inch (6") clearance from the face of the building and extend to its outermost part less than four (4) feet. Projecting signs will be reviewed according to their scale and size and to the scale and size of the building to which they are proposed.	3.41	The hanging sign will be 24"x18" and ½" thick wood (double-sided). The bracket will be 24" in length and is to be mounted at same location of previous bracket using same holes.
3. Creative designs and shapes are encouraged.	3.41	The applicant has requested a chalk-board A-Frame design with a wooden border.
4. Limit the number of projecting signs to one per business.	3.41	The applicant has confirmed there will only be one projecting sign.

STAFF RECOMMENDATION

Staff recommends approval of the request to install a hanging sign and bracket on the exterior of the building, as described and depicted within the application, provided the following conditions are met:

- 1) All necessary permits are acquired.
- 2) The bottom edge of the projecting sign should be eight (8) feet above the sidewalk.

ATTACHMENTS

1. Attachment 1 - Photos
2. Attachment 2 - Draft Motion Sheet

Vicinity Map – Street View



Photos:





ARCHITECTURAL REVIEW BOARD CERTIFICATE OF APPROPRIATNESS

COA # _____

Zoning # _____

Assoc. Permit # _____

COMMUNITY DEVELOPMENT DEPARTMENT
18 Court Street, Lower Level
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Phone: 540-347-2405
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The following materials are required in addition to a complete, signed application (check if submitted):

- Photographs of the area of work.
- Plans, drawings, product information sheets, and/or samples (Two hard/one digital copy).
- Accompanying permit applications (if required; this application also serves as a zoning permit).

Project Owner

Address/Location: 92 Main St Suite The Painted Fox Tattoos ar GPIN: _____

Name: Vanessa Murphy Email: thepaintedfox.tats@gmail.com

Address: 92 Main St Suite 104 Warrenton VA 20186 Phone: 5719915522

Applicant (If different then above)

Name: _____ Email: _____

Address: _____ Phone: _____

Applicant's Representative (If different then above. Must have authority to commit the applicant to make changes that may be suggested or required by the ARB)

Name: Paige Pilkington Email: paigelexi42@gmail.com

Address: _____ Phone: 5404238231

Complete description of each modification or improvement

Window Decal of our store name on outside window vintage look, hanging sign of store
42" x 30" Gold Leaf & white on Matte Black vinyl
Will only take up 25% of window

Is there an application relevant to this property pending or contemplated before another Town Board?
Yes No If so, specify: _____

Signature of Property Owner
John Capetanakis
Name (Print or Type)

Signature of Applicant/Agent
Vanessa Murphy
Name (Print or Type)



TOWN OF WARRENTON

PO BOX 341
WARRENTON, VIRGINIA 20188
<http://www.warrentonva.gov>
planning@warrentonva.gov
(540) 347-2405

**ARCHITECTURAL REVIEW BOARD
CERTIFICATE OF APPROPRIATNESS**

COA # _____

OFFICIAL USE ONLY				
Approvals Required (Circle Y or N)				
Y / N Administrative Approval				
Y / N Architectural Review Board Approval				
Y / N Other Permits Required, If yes list: _____				
Notes				
Zoning District: _____ Use: _____				
Notes/Conditions of Approval:				
Approvals				
Certificate of Appropriateness: _____ Date: _____				
Zoning Permit: _____ Date: _____				
Fees				
<table style="width: 100%; border: none;"> <tr> <td style="border: none; width: 50%; padding: 5px;"><u>Paid Stamp</u></td> <td style="border: none; padding: 5px;">Certificate of Appropriateness: _____</td> </tr> <tr> <td style="border: none; padding: 5px;"></td> <td style="border: none; padding: 5px;">Zoning: _____</td> </tr> </table>	<u>Paid Stamp</u>	Certificate of Appropriateness: _____		Zoning: _____
<u>Paid Stamp</u>	Certificate of Appropriateness: _____			
	Zoning: _____			



Community Development
Department

STAFF REPORT

Meeting Date:	August 24, 2023
Agenda Title:	COA 23-58 – 92 Main Street, Unit 104
Requested Action:	Review proposal for the request to install a window sign.
Department / Agency Lead:	Community Development
Staff Lead:	Casey Squyres

EXECUTIVE SUMMARY

The applicant is proposing to install a window sign (decal) on the exterior window.

BACKGROUND

This building was constructed between 1931 and 1947 based on Sanborn maps. The building is a good example of twp-part commercial block building and represents the mid-twentieth-century residential resources within the district. The building retains integrity of location, design, setting, feeling, and association. This resource falls within the district’s period of significance and contributes to the character of the district. Although the building does not possess sufficient architectural or historical significance to qualify for individual listing in the National Register, it is a contributing resource to the Warrenton Historic District under Criterion C for architecture.



DESIGN GUIDELINE CONSIDERATIONS

Historic District Guideline	Page No.	Analysis
E. WINDOW SIGNS		
No window sign should exceed twenty-five percent (25%) of the window area or have letters taller than twenty-four (24) inches.	3.40	The applicant has confirmed that the sign will be 42” x 30” and the window measurement is 95” x 75”. Existing window area = 49.5 sq.ft. Maximum 25% of window area - 12.4 sq.ft. Proposed sign = 8.8 sq.ft. Proposed sign does not exceed maximum of 25% of window area.

Historic District Guideline	Page No.	Analysis
1. Design a window sign to minimize the amount of window covered. Where larger signs would detract from viewing window displays, smaller lettering may be located less obtrusively near the bottom of the display window. Such signs generally are more appropriate for closer pedestrian traffic.	3.40	The applicant has confirmed that the sign will be 42" x 30" and the window measurement is 95" x 75". Existing window area = 49.5 sq.ft. Maximum 25% of window area - 12.4 sq.ft. Proposed sign = 8.8 sq.ft. Proposed sign does not exceed maximum of 25% of window area.
2. Traditional gold lettering is almost always appropriate for window signs. If dark colors are chosen, they should be highlighted for visibility. A solid painted background behind lettering should be avoided because it destroys the transparency of the storefront	3.40	The applicant has requested a sign with gold and white lettering and a solid, black background. A transparent or clear background would be considered more appropriate per the Historic District Guidelines.

STAFF RECOMMENDATION

Staff recommends approval of the request to install a window sign on the exterior window, as described and depicted within the application, provided the following conditions are met:

- 1) All necessary permits are acquired.
- 2) A solid painted background behind lettering should be avoided because it destroys the transparency of the storefront. A clear or more transparent background shall be utilized in place of a solid, black background.

ATTACHMENTS

1. Attachment 1 - Photos
2. Attachment 2 - Draft Motion Sheet

ARCHITECTURAL REVIEW BOARD
CERTIFICATE OF APPROPRIATENESS 23-58

August 24, 2023

MOTION TO APPROVE

I move to approve the application for **Certificate of Appropriateness 23-58** for the request to install a window sign on the exterior window, as described and depicted within the application, at **92 Main Street, Unit 104** with the following conditions:

- 1) All necessary permits are acquired.
- 2) A solid painted background behind lettering should be avoided because it destroys the transparency of the storefront. A clear or more transparent background shall be utilized in place of a solid, black background.

Motion to Approve By:

Seconded By:

For:

Against:

Abstained:

ARCHITECTURAL REVIEW BOARD
CERTIFICATE OF APPROPRIATENESS 23-61

August 24, 2023

MOTION TO APPROVE

I move to approve the application for **Certificate of Appropriateness 23-61** for the request to install a 3D acrylic fox sculpture and associated plaque to the exterior of the building at the side elevation fronting Culpeper Street, as described and depicted within the application, at **20 Main Street** with the following conditions:

- 1) All necessary permits are acquired.

- 2) The sculpture and plaque should be attached in the least damaging means to the building's materials and other character-defining features. When new holes are necessary, the applicant shall fasten into the mortar joints instead of compromising the strength of a brick.

Motion to Approve By:

Seconded By:

For:

Against:

Abstained:



Community Development
Department

STAFF REPORT

Meeting Date:	August 24, 2023
Agenda Title:	COA 23-61 – 20 Main Street
Requested Action:	Review proposal for the request to install a 3D acrylic fox sculpture and associated plaque to the exterior of the building.
Department / Agency Lead:	Community Development
Staff Lead:	Casey Squyres

EXECUTIVE SUMMARY

The applicant is proposing to install a 3D acrylic fox sculpture to the exterior of the building.

- Proposed dimensions are 6' x 3'
- Sculpture will be attached to the brick wall with internal brackets
- Sculpture will project approximately 3' from the wall surface
- A 14" x 14" plaque will be attached to the brick wall next to the fox (will denote Artist's name, art work title, etc.)
- Mural and sculpture will be affixed to the Culpeper Street-fronting elevation

BACKGROUND

20 Main Street was constructed c1875. The building is an excellent example of an Italianate style commercial building and represents the late-nineteenth-century commercial resources within the district. The building retains integrity of location, design, setting, feeling, and association. This resource falls within the district's period of significance and contributes to the character of the district. Although the building does not possess sufficient architectural or historical significance to qualify for individual listing in the National Register, it is a contributing resource to the Warrenton Historic District under Criterion C for architecture.



DESIGN GUIDELINE CONSIDERATIONS

Historic District Guideline	Page No.	Analysis
D. FLAT OR WALL SIGNS		
1. Wall signs should be scaled and sized according to the building to which they are proposed. They should not cover or obscure important architectural elements.	3.39	The applicant has confirmed that the sculpture attachment will be 6' x 3' in dimension. The location of the sculpture in the lower lefthand corner of the Culpeper Street-fronting elevation will not obscure any architectural elements.
2. Applied wall signs should be of painted wood, metal, or substantial and durable composite materials.	3.39	The applicant has stated that the sculpture will be made of a durable acrylic material with internal brackets.

Historic District Guideline	Page No.	Analysis
5. Wall signs should be attached in the least damaging means to the building's materials and other character-defining features. Try to reuse earlier holes for mounting rather than making new ones. When new holes are necessary, always try to fasten into the mortar instead of compromising the strength of a brick.	3.39	The applicant will need to confirm that the attachment of the internal brackets and attachment points for the plaque will be within the mortar joints only.

STAFF RECOMMENDATION

Staff recommends approval of the request to install a 3D acrylic fox sculpture and associated plaque to the exterior of the building at the side elevation fronting Culpeper Street, as described and depicted within the application, provided the following conditions are met:

- 1) All necessary permits are acquired.
- 2) The sculpture and plaque should be attached in the least damaging means to the building's materials and other character-defining features. When new holes are necessary, the applicant shall fasten into the mortar joints instead of compromising the strength of a brick.

ATTACHMENTS

1. Attachment 1 - Photos
2. Attachment 2 - Draft Motion Sheet



TOWN OF WARRENTON

PO BOX 341
WARRENTON, VIRGINIA 20188
http://www.warrentonva.gov
planning@warrentonva.gov
(540) 347-2405

ARCHITECTURAL REVIEW BOARD CERTIFICATE OF APPROPRIATNESS

COA # _____

Assoc. Permit # _____

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The following materials are required in addition to a complete, signed application (check if submitted):

- Photographs of the area of work.
- Plans, drawings, product information sheets, and/or samples (Two hard/one digital copy).
- Accompanying permit applications (if required; this application also serves as a zoning permit).

Project Owner

Address/Location: 20 Main Street GPIN: 6984-43-0633-000

Name: Britches Clothing Email: matt@sitewhirks.com

Address: 20 Main Street Phone: 540-379-6678

Applicant (If different then above)

Name: Experience Old Town Warrenton Email: caseyward622@gmail.com

Address: 21 Main Street Phone: 540-905-5757

Applicant's Representative (If different then above. Must have authority to commit the applicant to make changes that may be suggested or required by the ARB)

Name: Casey Ward Email: caseyward622@gmail.com

Address: 21 Main Street Phone: 540-905-5757

Complete description of each modification or improvement

Install 6'x3' acrylic fox sculpture over new mural on Culpeper Street side of 20 Main Street. Sculpture to be attached to wall with internal brackets, sculpture will project 3" from wall. A 14"x14" plaque to be attached next to mural.

Is there an application relevant to this property pending or contemplated before another Town Board?
Yes No If so, specify: _____



Signature of Property Owner

MATT CARSON
Name (Print or Type)



Signature of Applicant/Agent

CASEY WARD
Name (Print or Type)

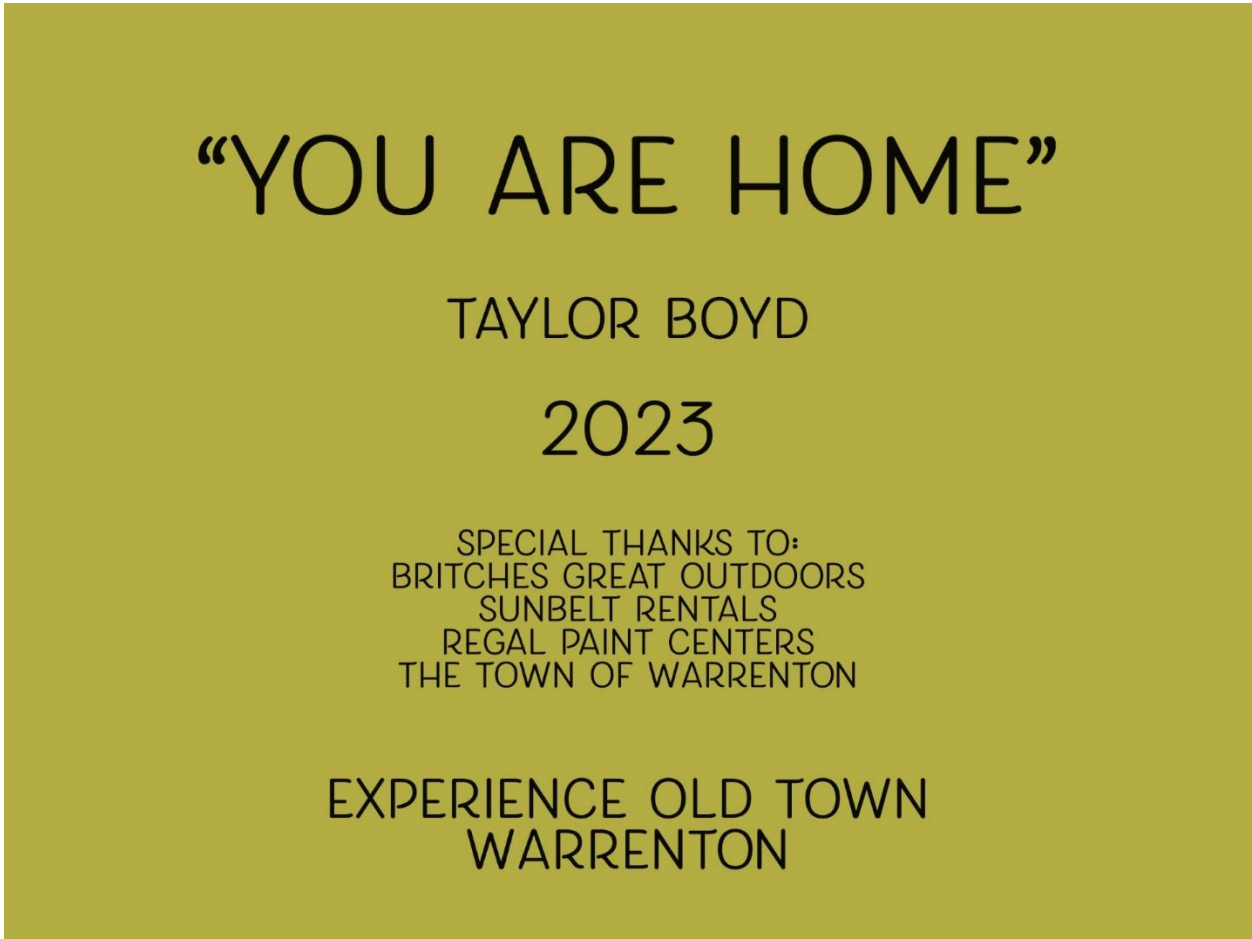
Vicinity Map – Street View



Photos:



Plaque Mock-Up:



ARCHITECTURAL REVIEW BOARD
CERTIFICATE OF APPROPRIATENESS 23-62

August 24, 2023

MOTION TO APPROVE

I move to approve the application for **Certificate of Appropriateness 23-62** for the request to install a new ADA accessibility ramp and reconstruct the existing brick retaining wall, as described and depicted within the application, at **30 John Marshall Street** with the following conditions:

- 1) All necessary permits are acquired.
- 2) Evergreen landscaping shall be added around the ramp, where possible, to soften the appearance.

Motion to Approve By:

Seconded By:

For:

Against:

Abstained:



ARCHITECTURAL REVIEW BOARD
CERTIFICATE OF APPROPRIATNESS

COA # _____
Zoning # _____
Assoc. Permit # _____

COMMUNITY DEVELOPMENT DEPARTMENT
18 Court Street, Lower Level
Warrenton, VA 20186

Phone: 540-347-2405
Email: planning@warrentonva.gov
Facsimile: 540-349-2414

The Architectural Review Board (ARB) meets every 4th Thursday at 7:00pm in Town Hall (18 Court Street). Applications requiring ARB are due by the 1st day of each month (or the first business day immediately following) prior to the meeting. Each applicant or a representative, who has the authority to commit the applicant to changes as recommended or required by the ARB are required to attend this meeting or the application will be deferred. Please read the Warrenton Historic District Guidelines for additional information Historic District requirements.

The following materials are required in addition to a complete, signed application (check if submitted):

- Photographs of the area of work.
Plans, drawings, product information sheets, and/or samples (Two hard/one digital copy).
Accompanying permit applications (if required; this application also serves as a zoning permit).

Project Owner

Address/Location: 30 John Marshall St. GPIN: _____
Name: DFREM Email: _____
Address: _____ Phone: _____

Applicant (If different then above)

Name: Fauquier County Government Email: john.swain@fauquiercounty.gov
Address: 98 Manor Court Phone: 540-422-8488

Applicant's Representative (If different then above. Must have authority to commit the applicant to make changes that may be suggested or required by the ARB)

Name: John Swain Email: john.swain@fauquiercounty.gov
Address: 98 Manor Court Phone: 540-905-0665

Complete description of each modification or improvement

Installation of an ADA ramp to the entrance of the existing building along with a retaining wall due to the condition of the existing failing wall running along John Marshall Street.

Is there an application relevant to this property pending or contemplated before another Town Board?
Yes [] No [x] If so, specify: _____

Signature of Property Owner
John Swain
Name (Print or Type)

Signature of Applicant/Agent
John Swain
Name (Print or Type)

OFFICIAL USE ONLY
Approvals Required (Circle Y or N)
<p>Y / N Administrative Approval</p> <p>Y / N Architectural Review Board Approval</p> <p>Y / N Other Permits Required, If yes list: _____</p>
Notes
<p>Zoning District: _____ Use: _____</p> <p>Notes/Conditions of Approval:</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p>
Approvals
<p>Certificate of Appropriateness: _____ Date: _____</p> <p>Zoning Permit: _____ Date: _____</p>
Fees
<p><u>Paid Stamp</u></p> <p style="text-align: right;">Certificate of Appropriateness: _____</p> <p style="text-align: right;">Zoning: _____</p>



Community Development
Department

STAFF REPORT

Meeting Date:	August 24, 2023
Agenda Title:	COA 23-62 – 30 John Marshall Street
Requested Action:	Review proposal for the request to install an ADA-accessible ramp and to reconstruct the existing, deteriorated brick retaining wall.
Department / Agency Lead:	Community Development
Staff Lead:	Casey Squyres

EXECUTIVE SUMMARY

The applicant is proposing to install a new ADA accessibility ramp and reconstruct the existing brick retaining wall. The ramp is proposed to be concrete with black metal railing to match railing on existing buildings.

*Note: This COA is a re-submission of COA 22-162 that was previously approved at the March 24, 2022 Architectural Review Board Meeting. As the work has not yet been undertaken within one year of the approval, a resubmission was required.

BACKGROUND

This property does not contribute to the Historic District.



DESIGN GUIDELINE CONSIDERATIONS

Historic District Guideline	Page No.	Analysis
Guidelines for Meeting Accessibility Requirements		
4. Design access that preserves both the independence of disabled persons and the character defining features of the building, the property and setting.		Proposed location is right next to an area planned to be designated for accessible parking.
5. For handicapped ramps, explore and implement, as allowed by the Building Code, ways to lower the grade to minimize the impact. Steepest allowable slope is usually 1:12 (8%). Ramp landings for wheelchairs usually need to be five by five feet. Design and face ramps with like materials of building. Ramps are preferred over exterior mechanical wheelchair lifts.		The proposed ramp will be concrete up to an existing bricked entryway. Slope proposed is between 5-7% most of which is recessed from street level.

Historic District Guideline	Page No.	Analysis
6. Design handrails and balusters or other accessibility elements with architectural detailing to compliment the building and district so they become design amenities, instead of intrusions.		The railings are black metal to match existing railing located on site.

STAFF RECOMMENDATION

The proposed ramp location is set below street level having minimal impact on the streetscape. Most of the visibility will be from the large parking lot space behind the property. Ramp material, handrail, and retaining wall material are consistent with the historic district. Staff recommends approval of the request to install a new ADA accessibility ramp and reconstruct the existing brick retaining wall, as described and depicted within the application, provided the following conditions are met:

- 1) All necessary permits are acquired.
- 2) Evergreen landscaping shall be added around the ramp, where possible, to soften the appearance.

ATTACHMENTS

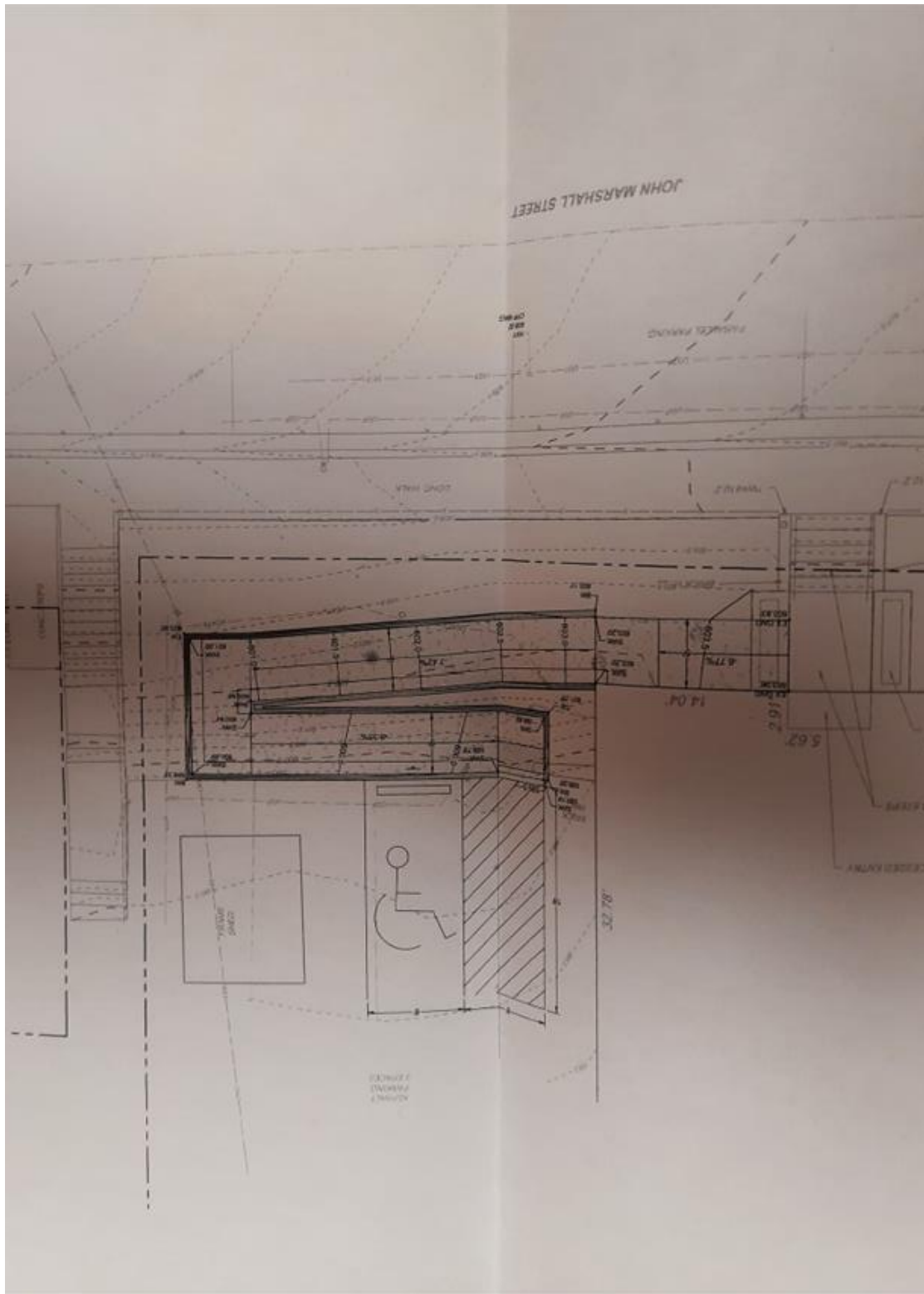
- 1. Attachment 1 - Photos
- 2. Attachment 2 - Draft Motion Sheet

Vicinity Map – Street View



Photos:

Proposed ramp location:







Retaining wall:





