

Architectural Review Board
Thursday, September 6, 2007

Jeffrey Plank, chair, called the meeting to order at 7 p.m. in Council chambers of the Municipal Building. Members present were John Koski, Fred Schneider, and Ruth Klippstein; also present were Clark Draper and Steven Meeks. We accepted the agenda and August minutes as presented.

Old business: Clark reported on meeting with various contractors for the farmers' market building, which he hopes to see constructed this autumn or winter; he will hire a builder before a final design is presented to us.

The trim color on Horseshoe Bend Tavern is not what was accepted in the COA. Clark will persevere on this matter, assured that the ARB is not opposed to changes, but—for fairness and consistency—must sign off on them.

New business: We had no applications, but considered various policy issues. In the matter of the installation of satellite dishes, our experience, limited to two cases, has been to work with the property owner for the most “benign” placement. Now that there has been a complaint from a neighbor about a new dish, we agree to draft a policy suggesting preferred locations which would require no town intervention; Fred will oversee this work, considering what Federal agency has regulatory power, what other Virginia towns do, and what our town attorney suggests. Clark will consult.

Jeffrey requested a description of changes to accepted Streetscape plans from Clark, who gave a time frame for the work remaining and showed ARB some composite materials that might be used for the main cross walk. We agree that the simplest scheme is best for the road surface, so as not to detract from the historical nature of the town; painted lines can define a cross walk, and if there is extra money to spend, it can be used for the low wall around the CitGo property, as shown in the architect's drawing. We will have to approve handicap ramps.

We have, in the past, excused an applicant from carrying out repairs or restoration we suggested due to their stated inability to pay. We now think we need a better, more objective structure for this procedure. Fred described Scottsville's low-interest loan from the revolving fund, for which no one has applied; it requires a detailed financial statement and oversight by several members of the town government. Steven Meeks commented on his choice not to pursue this loan, and we agreed to have Clark discuss it with the attorney and to research ways we can legitimately assess an applicant's ability to pay for repairs.

We discussed the Historic District regulations in relation to High Meadows Inn, and agreed that while it is in the Entrance Corridor and not under ARB oversight, Jeffrey will communicate with the state Department of Historic Resources to see what responsibility a local agency like the ARB might have to alert the state to changes in historic properties. Our own issue in this is the consistency of our efforts.

Repair and Maintenance: Clark reported that he has sent COAs with the fees waived to owners of 115 Moores Hill and 590 Valley Street for their signatures, which will complete our involvement; he has not yet had a response from owners of 550 Valley Street, who have been invited to an ARB meeting. Work there is proceeding.

We did not have a report on finances for the inventory project; Jeffrey will communicate with Nancy before our next meeting.

Other business: Steven Meeks reported that Jean Cooper has published a new walking/driving tour book of Albemarle County, with 45 Scottsville structures listed.

We adjourned at 8 p.m.

Respectfully submitted,

Ruth Klippstein, secretary