

Architectural Review Board, October 1, 2015

Chair Jeffrey Plank called the full board to order—Barry Grove, Ruth Klippstein, Seth McDowell, and Craig Stratton—at 7 pm in Council Chambers of the Municipal Building; Heather Stertz was in attendance in reference to her sign permit. Town Administrator George Goodwin did not attend. We rearranged the order of agenda items to take the sign permit applications first.

September Meeting Minutes: We discussed the following corrections to the September minutes: replace the name of Steven Meeks as property owner of 135 Warren Street with Albemarle Properties LLC; and Albemarle Zoning Appeals with Scottsville Board of Zoning Appeals. With these corrections, the minutes were unanimously accepted.

Summary of Business: We recommend Council accept the sign permit for Scottsville Supply Co., 531 Valley St.

New Business: Heather Stertz commented on her sign permit and the two color choices she listed, saying she prefers the black lettering on white background. We concurred, and noting that all other conditions—size, method of mounting—were appropriate, we unanimously voted to recommend this sign permit to Council.

Old Business: Barry Grove reported that the Butterfly Garden gazebo is slated to be on Town, rather than Masonic Lodge, land; the Town will sign the COA and work will proceed when it can.

Mike Pickwood has asked Seth McDowell to assist in preparing documents to bid the Methodist Church's storage shed. After discussion, Barry Grove requested that McDowell send Pickwood to him for consultation and guidance.

440 Valley St., former Dew Drop: Seth McDowell met with Xing Wang and reviewed our requested recommendations for door color and awning; McDowell reported that he suggested that Wang paint the front door the same color as the window trim and that Wang plans no awning at present.

496 Valley St., former telephone exchange: Despite repeated phone calls, emails, texts, and offers of assistance, we have not yet heard from property manager Clay Gibson, and note that he has not filed the requested COA. With the worry that the property will suffer further damage from neglect and weather, we recommend the Zoning Administrator notify the property owner that the building's deterioration should be remediated with 90 days, that the Town expects a COA detailing repairs, and that we wish to establish good communications with Gibson.

Farmers Market pavilion: McDowell and Plank confirmed with Jon Garber, Lineage architect for the project, that all ARB recommendations are already on record. Outstanding issues not yet addressed include the sinking of several piers; McDowell will consult further with Garber.

Repair, Maintenance, and Enforcement: The Board of Zoning Appeals meeting for 135 Warren St. will be October 29, 2015.

380 East Main, Doll House: As no significant work has been done to the porch of this c. 1818 Colonial-style dwelling, the ARB requests the Zoning Administrator notify property owners that deficiencies must be repaired within 90 days, preceded by filing a COA for approval of the work.

560 East Main, Tocci house: Because work on this house was begun without a COA the Town sent a letter notifying owners to stop work. Grove reported that the Town is now responsible for further action.

ARB Operations: Plank and McDowell did a test Historic District survey along Valley St.; they will now divide the rest of the HD between them and each recruit a helper to complete this yearly curbside inventory, an Ordinance-mandated project that sets a baseline visual assessment of each structure within ARB's purview. Plank will produce the completed report.

After general discussion, with no new business, we adjourned at 7:45.

Respectfully submitted, Ruth Klippstein, secretary