



HISTORIC DISTRICT REVIEW BOARD

Regular Meeting
Cape Charles Civic Center
April 21, 2015
6:00 p.m.

At 6:00 p.m. Chairman Joe Fehrer, having established a quorum, called to order the Regular Meeting of the Historic District Review Board (HDRB). In addition to Joe Fehrer, present were David Gay, Sandra Salopek and Terry Strub. John Caton was not in attendance. Also in attendance were Town Planner Larry DiRe and Assistant Town Clerk Amanda Hurley. Applicants for 205 Jefferson Avenue, 1 Mason Avenue and 234 Tazewell Avenue were also in attendance. There was one member of the public in attendance.

CONSENT AGENDA:

Motion made by Sandra Salopek, seconded by Terry Strub, to accept the agenda as presented. The motion was unanimously approved.

The HDRB reviewed the minutes of the March 17, 2015 Regular Meeting and the March 24, 2015 Special Meeting.

Motion made by Terry Strub, seconded by David Gay, to accept the minutes of the March 17, 2015 Regular Meeting and the March 24, 2015 Special Meeting as presented. The motion was unanimously approved.

NEW BUSINESS:

A. 205 Jefferson Avenue – Rear screened-in porch modification

The owners of 205 Jefferson Avenue were proposing to modify the March 18, 2015 Certificate of Appropriateness (COA) to convert the proposed screened-in porch to an enclosed sunroom.

Mr. John Mosteller, applicant of 205 Jefferson Avenue, explained that the roof was proposed to be changed from a hip roof to a gable roof and the screened-in porch would not have the knee walls as originally proposed.

There was some discussion regarding the proposed sunroom.

Motion made by Terry Strub, seconded by David Gay, to approve the application for 205 Jefferson Avenue as proposed. The motion was unanimously approved.

B. 1 Mason Avenue – Façade modification

The applicant was proposing to modify the December 17, 2014 COA to relocate a window on the front of the structure in order to comply with current code, possible installation of a rear dormer to accommodate an elevator and rear spindles to be generic commercial due to costs of replication. Front spindles would still be replicated.

Ms. Beth Walker, applicant of 1 Mason Avenue, presented the full size drawings to the Board and pointed out the proposed modifications.

Motion made by Terry Strub, seconded by David Gay, to approve the application for 1 Mason Avenue as proposed. The motion was unanimously approved.

C. *234 Tazewell Avenue – Window replacement and front porch removal, reconstruction and extension*

Mr. William Manning, applicant of 234 Tazewell Avenue, presented paint colors to the Board that the owner had selected for the exterior and trim. Mr. Manning stated that the first floor front porch would be removed and reconstructed, a second floor open porch would be constructed over the first floor porch and a second floor window on the front would be replaced by a door matching the first floor front door. Mr. Manning stated the handrails and posts would be re-used and new materials would match existing. The new second floor door would be located directly over existing first floor door for symmetry.

Motion made by Sandra Salopek, seconded by David Gay, to approve the application for 234 Tazewell Avenue as proposed. The motion was unanimously approved.

Amendment to the motion made by Sandra Salopek, seconded by David Gay to approve the paint colors “Temptation” for the exterior and “White” for the trim of the structure that were presented to the Board. The motion was unanimously approved.

D. *Satellite Dish Ordinance*

Larry DiRe stated that the issue of the size, placement and visibility of satellite dishes on the front of facades in the Historic District was brought to his attention by a Town Council member. While the Historic District Guidelines were silent on satellite dishes, the Zoning Ordinance was not. There was an abundance of nonconforming satellite dishes around town and staff would like the Board’s opinion on the wording, application, enforcement and possibly proposed revision of Section 4.9 of the Zoning Ordinance.

Terry Strub expressed her disapproval of the proliferation of satellite dishes not in use.

David Gay stated that the language in the ordinance regarding mounting a satellite dish so that it could not be seen at all was a little harsh, but agreed that they should not be on the front of a structure.

There was much discussion regarding the installation and enforcement of satellite dishes.

The Board tasked staff with researching how other Virginia historic districts handled satellite dishes.

E. *Guidelines Update*

Joe Fehrer stated that he was surprised that Mr. Manning presented paint colors as part of his application and went on to state that he felt the Board shouldn’t select paint colors but should be able to provide some sort of written guidance and a sample of colors to give the applicant suggestions. The Board was in agreement that paint colors were not enforceable.

David Gay provided paint palettes to the Board and suggested researching historic color palettes for certain periods. Joe Fehrer suggested having a work session to select paint colors for the palette and proposed that an applicant should receive the paint colors along with the required forms from the planning department or the building department.

Larry DiRe stated that he and the Town Manager were working on reviewing the processes applicants went through and wanted to be able to provide flow charts to applicants, similar to the one in the historic district guidelines.

Mr. Wayne Creed from the audience asked the Board if they could create a committee to leverage expertise from businesses and contractors around town.

Larry DiRe recommended a work session where the Board could entertain expertise from the community.

OLD BUSINESS:

The fee structure was recommended to Town Council and would be reviewed at the next budget work session on May 7, 2015. Once the fee structure was approved, the new Application for Historic District Review would be implemented with the new verbiage and checklist of required items.

The Board would begin reviewing the Historic District Guidelines at the next meeting for anything in need of updating.

David Gay recommended looking into alternative building products to determine what was appropriate and what was not.

Joe Fehrer asked staff to begin the process for amending the order of business in the By-Laws.

ANNOUNCEMENTS:

There were no announcements.

Motion made by Terry Strub, seconded by David Gay, to adjourn the Historic District Review Board Regular Meeting. The motion was unanimously approved.

Chairman Joe Fehrer

Asst. Town Clerk