

BERRYVILLE ARCHITECTURAL REVIEW BOARD
Berryville-Clarke County Government Center
MINUTES OF REGULAR MEETING
Wednesday, December 2, 2015

The regular meeting of the Berryville Architectural Review Board was held on Wednesday, December 2, 2015 12:30 p.m. in the Berryville – Clarke County Government Center located at 101 Chalmers Court in Berryville, Virginia.

ATTENDANCE

The following members of the Board were present: Jim Barb, Chair; Susan Godfrey, Vice Chair; Gene Williamson; Robin McFillen

Member absent: Rachael Worsley

Others present: Jay Hillerson

Press present: Val Van Meter

The following staff member was present: Christy Dunkle, Town Planner

Chairman Barb called the meeting to order at 12:33p.m.

APPROVAL OF AGENDA

Vice Chair Godfrey moved to approve the agenda as written, seconded by Mr. Williamson. The motion passed by voice vote.

APPROVAL OF MINUTES

Mr. Williamson moved to approve the minutes of the October 7, 2015 meeting as written, seconded by Vice Chair Godfrey. The motion passed by voice vote.

Ms. Dunkle said that Mr. Hillerson was on his way from Winchester and requested that other business be conducted prior to his request.

Ms. Dunkle informed ARB members that she and Mr. Barb met with Mr. Milner at his building the previous week and discussed items related to the Architectural Review Board. Ms. Dunkle read the letter sent to Mr. Milner from Chairman Barb dated November 23, 2015 which referenced items discussed with the property owner including the installation of the exterior grills per the previous approval; roof modifications and requirements; moving existing windows from the west elevation to the east in order to maintain the architectural integrity of the structure; and bricking the alley behind the property at 1 West Main Street. Chairman Barb referenced specific items discussed with Mr. Milner and said he appreciated his efforts to complete the required improvements. Mr. Williams said these changes were important to make as other property owners are watching what is occurring and a precedent will be set with this property.

Mr. Hillerson arrived at the meeting at 12:45pm.

Sign Review

Jay Hillerson, Agent, is requesting a Certificate of Appropriateness in order to replace a freestanding sign adding an additional panel at the property located at 600 East Main Street identified as Tax Map Parcel number 14A3-((A))-28, zoned C-1 Commercial.

Chairman Barb asked Mr. Hillerson to join the Board at the table. Mr. Hillerson said he would like to install a new freestanding sign on his property on East Main Street. He said he has a number of other businesses on the site including Hash Auctions, Next Day Granite Countertops, True Value and several office/warehouse spaces. Ms. Dunkle said the current request is over the square footage permitted but that shopping center signage would allow additional square footage on parcels with five or more businesses. There was a discussion about timing, the number of businesses on the site, and whether lighting would be included on the new sign. Vice Chair Godfrey referenced the sign at Berryville Auto Parts and the review process of panels within that sign. Mr. Hillerson said he would like to construct the sign to be up to sixteen feet high with existing businesses at the top of the sign. He said he would like to relocate the existing sign as a larger sign may conflict with the entrance and sight distance.

Vice Chair Godfrey asked specifically about the sign for Next Day Granite Countertops. She said the lettering was difficult to read due to the photograph behind the type. She requested additional information and to see the sign as it will be produced in color. Mr. Hillerson said the type will be red.

Ms. McFillen made the motion to approve the shopping center sign which would look the same but be taller than the existing. Vice Chair Godfrey asked if there would still be a place for seasonal advertising. Mr. Hillerson he suspected that True Value would still want to have that feature. There was a discussion about changing the design of the sign to allow for additional panels. Mr. Williamson seconded Ms. McFillen's motion to approve the shopping center sign concept. The motion passed by voice vote.

Chairman Barb asked Board members for discussion and comment on the Next Day Granite Countertop sign submitted for review. There was a discussion about the size discrepancy between the sign assembly and the sign. Vice Chair Godfrey said she would like to see plans for the entire sign before making a determination on the panel. She added a recommendation that the photo be removed from the sign to improve legibility. She asked Mr. Hillerson to forward updated drawings to staff to distribute to members.

Other

Lights at Social Graces Dance Studio

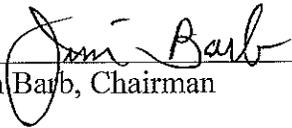
Ms. Dunkle said that she had received an email from Mr. Ciampi with a small drawing of a light fixture for the exterior of the building located at 639 East Main Street. Vice Chair Godfrey asked what color the fixture was. Ms. Dunkle said she would contact Mr. Ciampi with that question. She said she would also request a larger picture of the fixture. There was a general discussion about the light and Vice Chair Godfrey requested staff to email the information to Board members for final approval. Mr. Hillerson said he would request the business owner for a color photo of the sign panel. Chairman Barb asked what material the new assembly would be made of, recommending vinyl for ease of maintenance. There was a discussion about materials to use and benefits of vinyl. Ms. Dunkle added that he may want to check with the Clarke County Building Department for any requirements they may have due to the size of the proposed sign. Mr. Hillerson agreed to submit drawings of the new sign assembly and a color version of the countertop sign.

OTHER

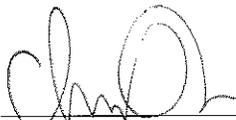
Ms. Dunkle updated Board members on several previous enforcement issues. There was also a discussion about consistency on shopping center signs.

ADJOURNMENT

There being no further business, Vice Chair Godfrey moved to adjourn the meeting, seconded by Ms. McFillen, the meeting adjourned at 1:06p.m.



Jim Barb, Chairman



Christy Dunkle, Recording Secretary