

BERRYVILLE ARCHITECTURAL REVIEW BOARD
Berryville-Clarke County Government Center
MINUTES OF REGULAR MEETING
Wednesday, August 4, 2010

The regular meeting of the Berryville Architectural Review Board was held on Wednesday, August 4, 2010 at 12:00 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, Chairman, Ken Livingston, Nancy Bishop, Susan Wolk and Sue Cooper.

The following staff members were present: Christy Dunkle, Town Planner and Nancy McGinnis, Recording Secretary.

Others present: Al Dunsmore.

The Chairman opened the meeting.

APPROVAL OF AGENDA

Mrs. Cooper moved to approve the agenda as written, seconded by Mr. Livingston. The motion passed unanimously by voice vote.

APPROVAL OF MINUTES

Mrs. Wolk moved to approve the minutes of the May 5, 2010 meeting as written, seconded by Mrs. Bishop. The motion passed unanimously by voice vote.

Architectural Review

Alan Dunsmore, Agent, Berryville Presbyterian Church, is requesting a Certificate of Appropriateness to change the existing roofline of the Fellowship Hall from a flat roof to a standing seam pitched roof and replacing the existing metal roof on the Church Sanctuary with standing seam metal roofing on the structures located at 123 West Main Street, identified as Tax Map Parcel number 14A4-(A)-45, zoned R-2 Residential.

The Chairman gave an overview of the applicant's request. He said that it is his understanding that the roofing materials for the Church Sanctuary and the Fellowship Hall will be constructed of green pre-finished metal.

The Chairman recognized Mr. Dunsmore.

Mr. Dunsmore said that the building committee for the church is in the process of choosing a contractor. He said that the contractor will be responsible for bidding the building materials for the project. Mr. Dunsmore said that they would like to begin renovations to the church by September 1, 2010.

Mr. Dunsmore said that the roofing material for the buildings will consist of green pre-finished metal. He said that the new pitched roof on the Fellowship Hall will be constructed of 1" high double standing seam metal that will be constructed to match the existing pitched roof on the Church Sanctuary. He said that white 6" half-round aluminum guttering with white 4" aluminum downspouts will be installed around the Fellowship Hall

Mr. Dunsmore said that the existing roof on the Church Sanctuary will be removed and replaced with a new standing seam metal roof that will match the original roof. He said that the guttering around the Sanctuary will not be changed. Mr. Dunsmore said that the existing HVAC unit that is vented through the church kitchen will remain in its current location on the roof.

Mr. Livingston asked if the proposed roof gable on the Fellowship Hall would be trimmed to match the existing white trim on the structures. Mr. Dunsmore said that the roof gables will be trimmed. He said that he is not certain if the trim will be finished in a rust or white color. There was a general discussion concerning the appropriate material and color to be used for the gable trim.

Mr. Livingston asked Mr. Dunsmore if a new sloped roof is proposed for the stairway bell tower that is located between the Church Sanctuary and the Fellowship Hall. Mr. Dunsmore said that a **flat roof will remain** on the stairway tower. He presented the Board members with a set of drawings for the project.

Mr. Livingston said that a sloped standing seam metal roof on the **Fellowship Hall** would insure adequate drainage, **but would need to be designed well to avoid valleys and future water leaks.** He said that a standing seam metal roof would be appropriate aesthetically considering that the Berryville Presbyterian Church is a historic structure.

Mr. Livingston said that the roofing seam detail, ridge detail, the pan size between the ridges, the lap siding material, access doors on the gable, and the style and type of roof will need to be reviewed and approved before the project can move forward. He said that a ridge vent and commercial style metal roof or vinyl siding would not be appropriate for the historic structures. Mr. Livingston said that the original style standing seam metal roofing and Hardiplank or wood siding would be appropriate.

The Chairman recommended that the Board grant administrative approval of the project to Vice Chairman Livingston and staff. He said that once a contractor has been chosen by the Church Building Committee and the building materials and colors selections have been determined, the final project plan and material specifications should be presented to staff and Vice Chairman Livingston for review. Ms. Dunkle recommended that the contractor's contact information be included with the final plan. There was a general discussion.

There being no further comments, Mrs. Cooper moved to grant administrative approval of the building materials and the final project plan to Ms. Dunkle and Vice Chairman Livingston, seconded by Mrs. Wolk. The motion passed unanimously by voice vote.

Sign Review

Brian McClemons, Applicant, is requesting a Certificate of Appropriateness for one 21" wide x 3'5" tall double-sided portable freestanding sign and one 33" x 9' temporary banner advertising the Grand Opening of his business, *The House of Light*, located at 13 East Main Street, identified as Tax Map Parcel number 14A5-(A)-75, zoned C General Commercial.

Ms. Dunkle said that the applicant has installed a 33" x 9' *Grand Opening* banner above the front of his business. She said that he would like to display the temporary banner through August 31, 2010. Ms. Dunkle said that the applicant is also requesting approval for a portable freestanding sign. There was a general discussion.

There being no further comments, Mrs. Bishop moved, seconded by Mrs. Wolk, to approve the request as follows:

1. One 33" tall x 9' wide red vinyl Temporary *Grand Opening* Banner with blue and yellow lettering may be displayed through August 31, 2010 in front of the business.
2. One portable freestanding sign with a black metal frame and a white plastic backboard with clips to hold 4" black lettering may be displayed in front of the business during hours of operation out of the public right of way as required per Section 307.4(k) of the Berryville Zoning Ordinance.

The motion passed unanimously by voice vote.

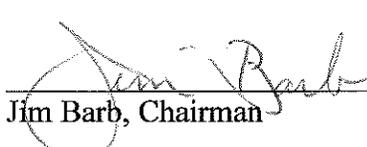
OTHER

Ms. Dunkle said that Mr. Arnold has asked permission to continue hanging temporary banners from the bottom of the existing freestanding sign located in the Berryville Auto Parts Store parking lot to announce special events in town. She said that he also plans to continue posting banners on the side of the building located at 1 East Main Street. There was a general discussion.

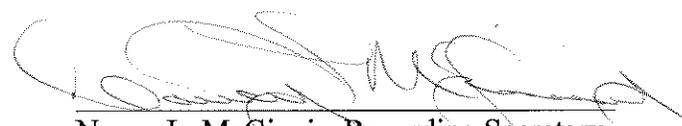
ADJOURNMENT

There being no further business, the Chairman called for a motion to adjourn the meeting.

Mr. Livingston moved to adjourn the meeting, seconded by Mrs. Wolk, the motion passed unanimously by voice vote. The meeting adjourned at 12:42 p.m.



Jim Barb, Chairman



Nancy L. McGinnis, Recording Secretary