



# ARCHITECTURAL REVIEW BOARD

## REGULAR MEETING ~ AGENDA ~

Kenneth Luersen,  
<http://www.townofhaymarket.org/>

15000 Washington Street, Suite 100  
Haymarket, VA 20169

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Wednesday, August 19, 2015

7:00 PM

Council Chambers

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### 1. Call to Order

### 2. Citizens Time

### 3. Minutes Approval

1. Architectural Review Board - Regular Meeting - Jul 15, 2015 7:00 PM

### 4. Certificate of Appropriateness

- i. 6660 Fayette Street - Shed
- ii. 14881 Washington Street - Demolition of Existing Structure
- iii. 15315 Washington Street - Sheetz Rebuild

### 5. Town Council Update

### 6. Planning Commission Update

### 7. New Business

- i. 15025 Washington Street - Museum Volunteers

### 8. Old Business

- i. ARB Task List

### 9. Adjournment



# ARCHITECTURAL REVIEW BOARD

## REGULAR MEETING ~ MINUTES ~

Kenneth Luersen,  
<http://www.townofhaymarket.org/>

15000 Washington Street, Suite 100  
Haymarket, VA 20169

Wednesday, July 15, 2015

7:00 PM

Council Chambers

A Regular Meeting of the Architectural Review Board of the Town of Haymarket, VA, was held this evening in the Board Room, Commencing at 7:00 PM

Chair Kenneth Luersen called the meeting to order.

### 1. Call to Order

Councilwoman Pam Swinford: Present, Chair Kenneth Luersen: Present, Architect John Parham: Present, Commissioner Ralph Ring: Present, Board Member Susan Edwards: Present, Board Member Robert Day: Present.

### 2. Citizens Time

There were two citizens that spoke during Citizens Time.

Peg Contrucci property owner at 6601 Jefferson Street would like to see the Town be more resourceful with the use of printing paper. Ms. Contrucci suggested the Town should print on the front and back of the agendas. Councilwoman Swinford did add, "the Town does recycle their paper."

Susan Edwards, Architectural Review Board Member and resident at 6938 Little John Court, objects that Commissioner Ring is in attendance at the meeting and remaining on the ARB when as far as she knows he no longer resides in the Town of Haymarket. Commissioner Ring did not respond.

Chair Luersen indicates he has not received any status on residency.

### 3. Minutes Approval

A. Architectural Review Board - Regular Meeting - Jun 17, 2015 7:00 PM  
Minutes Approved with no exceptions.

<b>RESULT:</b>	<b>ACCEPTED [5 TO 0]</b>
<b>MOVER:</b>	Ralph Ring, Commissioner
<b>SECONDER:</b>	Robert Day, Board Member
<b>AYES:</b>	Swinford, Luersen, Parham, Ring, Day
<b>ABSTAIN:</b>	Susan Edwards

### 4. Certificate of Appropriateness

#### A. 6601 Jefferson Street - Roof Replacement & Exterior Work

Certificate of Appropriateness approved with the following conditions:

*6601 Jefferson Street - Approved Per list and picture attached*

- *Replace roof with - Tamco Classic Heritage Premium Shingles - Aged Wood color*
- *T1 -11 siding replacement pending color match of Fashion Forward Salon 2<sup>nd</sup> story (15111 Washington Street)*
- *Trim ground 2<sup>nd</sup> story window to match 1<sup>st</sup> story*
- *Railing on loading dock replaced with front style railing (metal cylindrical)*
- *Composite board screening matching style of submitted picture, painted same color as house siding.*
- *replacing previously existing shed roof with columns matching portico columns, and shingles matching replacement roofing.*
- *13 shutters matching shutter style from property located at 15111 Washington Street*

Minutes Acceptance: Minutes of Jul 15, 2015 7:00 PM (Minutes Approval)

- *Color palette matching 15111 Washington Street*
- *Fascia and soffits to match color palette located at 15111 Washington Street*

<b>RESULT:</b>	<b>ADOPTED [UNANIMOUS]</b>
<b>MOVER:</b>	Ralph Ring, Commissioner
<b>SECONDER:</b>	Pam Swinford, Councilwoman
<b>AYES:</b>	Swinford, Luersen, Parham, Ring, Edwards, Day

#### **B. 15250 Washington Street - Chick Fil a Renderings**

Certificate of Appropriateness approved with the following conditions:

- *Drive thru kiosk as detailed in the 1<sup>st</sup> packet and dumpster enclosure detailed in the 1<sup>st</sup> packed (ZP20140312) still applicable.*

*Approvals subject to narrative and materials dated June 26<sup>th</sup>, 2015 illustrative dated May 22<sup>nd</sup>, 2015. Certificate of Appropriateness approved for one (1) year only. Separate permits are required for signs, use, and construction.*

<b>RESULT:</b>	<b>ADOPTED [UNANIMOUS]</b>
<b>MOVER:</b>	Susan Edwards, Board Member
<b>SECONDER:</b>	Pam Swinford, Councilwoman
<b>AYES:</b>	Swinford, Luersen, Parham, Ring, Edwards, Day

#### **C. 14881 Washington Street - Demolition of Existing Structure**

The application for the Demolition of the structure located at 14881 Washington Street has been tabled until the August 19th, 2015 meeting pending the approval of the applicants' extension.

<b>RESULT:</b>	<b>TABLED [UNANIMOUS]</b>
<b>MOVER:</b>	Susan Edwards, Board Member
<b>SECONDER:</b>	Pam Swinford, Councilwoman
<b>AYES:</b>	Swinford, Luersen, Parham, Ring, Edwards, Day

## **5. Town Council Update**

Councilwoman Swinford updates the ARB.

Councilwoman Swinford has recommended to the Town Council to tour the Harrover Property just like the Planning Commission and ARB have done.

Demolition has started next door on the building once occupied by The Very Thing. Once finished it will house the Town's Police Department.

The Council did approve an amendment to the Master Plan and will hire an architect. There will be weekly meetings including the architect, town manager, and with the Chief about who will utilizing that space.

The second ice rink was also approved by the Town Council.

## **6. Planning Commission Update**

Commissioner Ring updates the ARB.

Without having the ability to establish quorum, I have no update at this time.

## **7. New Business**

*Marchant Schneider the Town Planner/Zoning Administrator briefs the ARB on the following new business:*

- The sign consultant has submitted their draft for the new Sign Ordinance. We are planning to meet with the Planning Commission next month.

- There has been a recent Supreme Court decision on signs and content. The Town Attorney is looking through that decision to see if it impacts the Town's ability to govern signage.
- Sheetz should be coming in fairly quickly. They are anxious to get started.
- The contract on the Payne Lane Property was not renewed. The property is now up for sale again I believe this may be an opportunity to discuss with the land owner possible ways of cleaning up the property.
- Denise has been in talks with Sergio Zissios who owns Blue Valley Winery and the Old Gainesville-Haymarket Firehouse. Not that his winery is up and running it our hopes that he will now move his focus towards the old firehouse. He has given us permission to use his property for parking during Haymarket Day.

## 8. Old Business

### A. ARB Task List

Chair Luersen will update the ARB to Task list.

After appointing Councilwoman Swinford to take the lead on the Town Welcome Signs, Chair Luersen recommends to the Board to have a work session at 6 p.m. prior to the August 19th meeting at 7 p.m. The purpose of the work session is to bring samples and designs and come up with an approved concept to move forward.

### B. By-Laws

*Marchant Schneider the Town Planner/Zoning Administrator updates the ARB on the By-laws:*

At this time there are no updates on the By-laws.

### C. Appointment of Vice Chair

Councilwoman Swinford nominates Chair Luersen for the position of Chair to the ARB. The nomination is second by Board Member Nicole Zimnoch.

All Board Members vote. Vote is unanimous.

Councilwoman Swinford nominates Board Member Susan Edwards as Vice Chair to the ARB. The nomination is second by Board Member Nicole Zimnoch.

All Board Members vote. Vote is unanimous.

### D. ARB Recommendation - Harrover Master Plan

*Chair Luersen discusses the Harrover Master Plan recommendations to the ARB.*

We will move forward the following recommendations regarding the Harrover Master Plan. We will strike out the personal content given in the recommendation. Marchant will present the ARB recommendations of the Harrover Master Plan to the Town Council at the August work session.

*Marchant Schneider Town Planner/Zoning Administrator briefs the ARB on the procedure of the ARB's recommendation:*

After Chair Luersen signs the documentation, I will present it to the Town Council as I did for the Planning Commission. This will be done at the August work session. Once presented at the work session it will then be sent to the consultant for changes and modifications. Afterwards, a determination of what phases will be done first. All Boards will see the final product before there is a final vote.

*Chair Luersen calls for a vote:*

Luersen: Aye  
 Swinford: Aye  
 Parham: Aye  
 Zimnoch: Aye  
 Day: Aye  
 Edwards: Aye  
 Ring: Abstains

## 9. Adjournment

### 1. Motion to Adjourn

<b>RESULT:</b>	<b>ADOPTED [UNANIMOUS]</b>
<b>MOVER:</b>	Susan Edwards, Board Member
<b>SECONDER:</b>	Pam Swinford, Councilwoman
<b>AYES:</b>	Swinford, Luersen, Parham, Ring, Edwards, Day, Zimnoch

Submitted:

Approved:

\_\_\_\_\_

Denise Hall, ARB Clerk

\_\_\_\_\_

Ken Luersen, ARB Chair

Minutes Acceptance: Minutes of Jul 15, 2015 7:00 PM (Minutes Approval)



TO: Architectural Review Board  
SUBJECT: 6660 Fayette Street - Shed  
DATE: 08/19/15

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Homeowner TracyLynn Pater would like to have a pre-built shed placed on the right side of the rear of her home. The shed is to be made of wood with lap siding; grey with white trim (to match home), and the shingles are to be pewter grey in color.

**ATTACHMENTS:**

- 6660 Fayette Street - Shed (PDF)



RECEIVED

AUG 17 2015

TOWN OF HAYMARKET

# ZONING PERMIT APPLICATION

ZONING PERMIT #: ZP2015031

PAID AUG 17 2015

NOTE: This application must be filled out completely and all components of submission requirements must be met before the application can be accepted and scheduled for review/hearing.

ZONING ACTIVITY:  New Construction  Alteration/Repair  Addition  Sign (See Spec sheet)  
(Check all that apply)  New Tenant/Use  Change of Use  Relocation

NAME OF BUSINESS/APPLICANT: Tracylynn Pater

PROPOSED USE: Shed Size (Sq. Ft./Length) of Construction: \_\_\_\_\_

SITE ADDRESS: 6660 Fayette Street Parcel ID #: \_\_\_\_\_

Subdivision Name: Haymarket, VA Lot Size: \_\_\_\_\_

ZONING DISTRICT:  R-1  R-2  B-1  B-2  I-1  C-1 Site Plan Required:  Yes  No

Special Use Permit Required:  Yes  No Homeowners Association (HOA) Approval:  Yes  No

Off-street Parking: Spaces Required: \_\_\_\_\_ Spaces Provided: \_\_\_\_\_

BRIEF DESCRIPTION OF ACTIVITY: (i.e. previous use, height/length of fencing, deck specs, etc.)  
Placement of Shed on right side; set back of house.  
10' x 14'

Supporting Documentation (attached):  Narrative  Plan/Plat  Specification Sheet

FEE:  \$25.00 Residential  \$50.00 Commercial

## CERTIFICATE OF APPROPRIATENESS

ADDITIONAL DESCRIPTION: (i.e. color, type of material, font style, etc. See Sign Spec Sheet for Signage detail)  
wood; lap siding; grey with white trim - TO MAT HOA  
Shingle Pewter Gray color

Supporting Documentation (attached):  Specification Sheet  Photograph(s)

PERMIT HOLDER INFORMATION			PROPERTY OWNER INFORMATION		
Name			Tracylynn Pater		
Address			6660 Fayette St.		
City	State	Zip	City	State	Zip
			Haymarket, VA	20169	
Phone#	Email		703-999-1572	Tracylynn@a...com	

Attachment: 6660 Fayette Street - Shed (2518 : 6660 Fayette Street - Shed)

**APPLICANT / PROPERTY OWNER SIGNATURE**

**\*\*\*\*\*REQUIRED\*\*\*\*\***

I, as owner or authorized agent for the above-referenced parcel, do hereby certify that I have the authority to make the foregoing application and that the information provided herein is correct. Construction of improvements described herein and as shown on the attached plat, plan and/or specifications will comply with the ordinances of the Town of Haymarket and any additional restrictions and/or conditions prescribed by the Architectural Review Board (ARB), Planning Commission, or the Town Council and all other applicable laws.

*[Handwritten Signature]*  
Applicant Signature

*[Handwritten Signature]*  
Property Owner Signature

**\*\*\*OFFICE USE ONLY\*\*\***

Date Filed: 8-17-2015 Fee Amount: 25- Date Paid: 8-17-2015

**DATE TO ZONING ADMINISTRATOR:** \_\_\_\_\_

APPROVED    DISAPPROVED    TABLED UNTIL: \_\_\_\_\_    DEFERRED UNTIL: \_\_\_\_\_

\_\_\_\_\_  
SIGNATURE

\_\_\_\_\_  
PRINT

CONDITIONS:  
\_\_\_\_\_  
\_\_\_\_\_

**DATE TO ARCHITECTURAL REVIEW BOARD (ARB):** 8-19-2015

APPROVED    DISAPPROVED    TABLED UNTIL: \_\_\_\_\_    DEFERRED UNTIL: \_\_\_\_\_

\_\_\_\_\_  
SIGNATURE

\_\_\_\_\_  
PRINT

CONDITIONS:  
\_\_\_\_\_  
\_\_\_\_\_

**DATE TO TOWN COUNCIL (IF APPLICABLE):** \_\_\_\_\_

APPROVED    DISAPPROVED    TABLED UNTIL: \_\_\_\_\_    DEFERRED UNTIL: \_\_\_\_\_

\_\_\_\_\_  
SIGNATURE

\_\_\_\_\_  
PRINT

TOWN COUNCIL {where required):  
\_\_\_\_\_  
\_\_\_\_\_

CONDITIONS:  
\_\_\_\_\_  
\_\_\_\_\_

Attachment: 6660 Fayette Street - Shed (2518 : 6660 Fayette Street - Shed)





Fredericksburg: 540-891-8589  
 Ruckersville: 434-964-1901  
 Warrenton: 540-341-8427  
 Woodbridge: 703-972-5053

# Quote

**Buildings for Every Season  
 Solutions that Meet Your Needs**

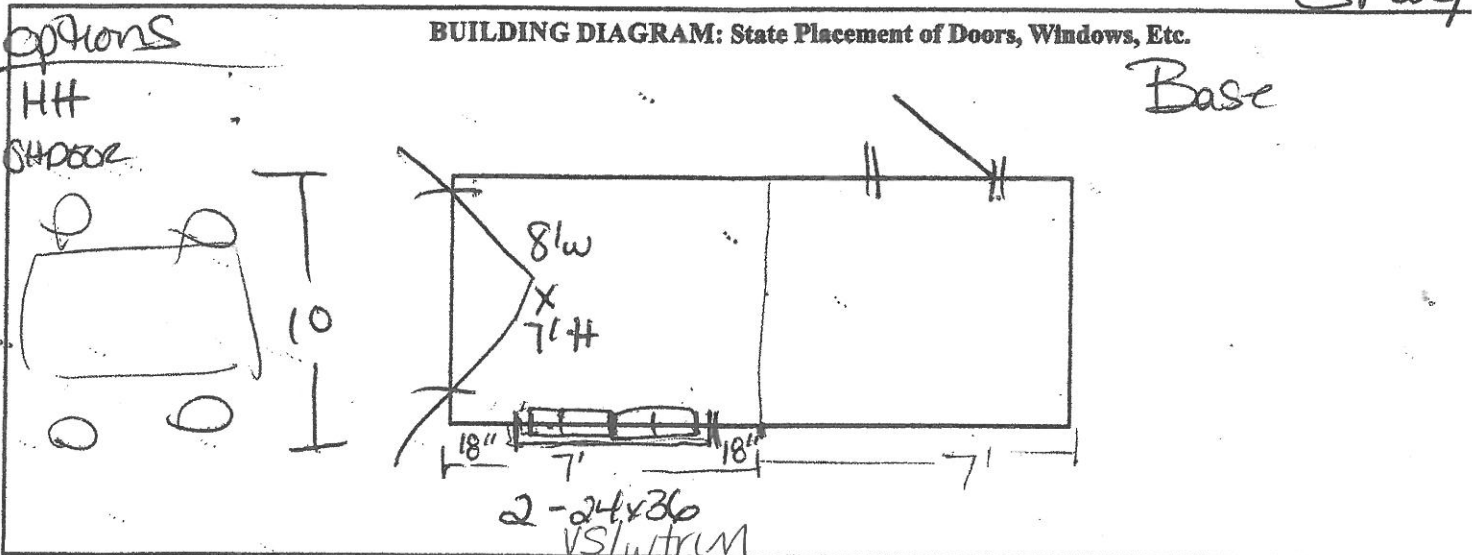
*ARUSH*

Date: *8/12/15*

This quote only valid for 30 days

<b>CUSTOMER:</b> <i>Tracy Lynn</i>	<b>DIRECTIONS</b>
<b>ADDRESS:</b> <i>Sandy Freeman</i>	
<i>6660 Fayette Street</i>	
<b>E-Mail:</b> <i>Haymarket, VA 20169</i>	
<b>Phone Numbers:</b>	

TYPE	SIZE	SIDING	COLOR	TRIM	ROOF
<i>gable 7'6"</i>	<i>10x14</i>	<i>SmartLap</i>	<i>Ronks</i>	<i>White</i>	<i>Peuter Gray</i>



Customer approves building description and terms on front and back of this form. **X**

### Capitol Sheds Exclusive Features

- 10 Year Overall Warranty
- Engineered Buildings that meet Virginia Code
- Pressure Treated Floor Joists
- 3/4" Tongue & Groove Flooring
- Radiant Barrier
- Diamond Plate Entry Protectors

SUBTOTAL	
TAX	
TOTAL	
DEPOSIT	
BALANCE	
DELIVERY	
BALANCE DUE	

All sales subject to terms shown on the standard Capitol Sheds Invoice unless otherwise noted.

Attachment: 6660 Fayette Street - Shed (2518 : 6660 Fayette Street - Shed)

pennylensells@aol.com

Gmail

COMPOSE

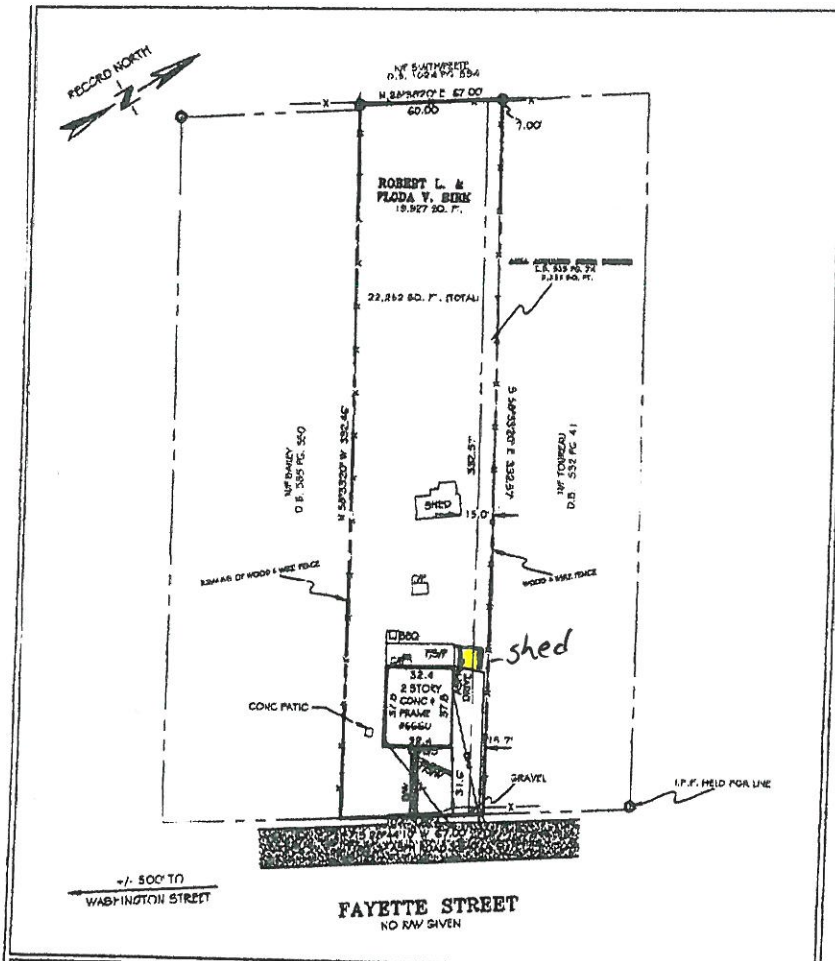
Inbox (44,869)

Starred

Important

Search people...

- Anthony Denale
- beverlyherdman
- jamesherdman3
- Jamie Cook
- Julie Lochar
- Bryant Kincaid
- christopher edw
- cpater2012@gm
- gmullins\_saf
- Kate Wilkens
- Laura Tortorelli
- Linda Lattimer
- Lindsey Carlson



<p><b>HOUSE LOCATION SURVEY</b>          THE PROPERTY OF ROBERT L. &amp; FLODA V. BIRK          DEED BOOK 193 PAGE 344          DEED BOOK 535 PAGE 74          PRINCE WILLIAM COUNTY, VIRGINIA          DATE: FEBRUARY 27, 2008          SCALE: 1" = 50'          DRAFTED BY: D.B.T. &amp; JTS</p>		<p><b>LEGEND</b></p> <table border="0"> <tr> <td>CW = CONG WALK</td> <td>CP = CONG PATIO</td> </tr> <tr> <td>SW = STONE WALK</td> <td>KE = RECESSED ENTRY</td> </tr> <tr> <td>WL = WOOD LANDING</td> <td>CHIM = CHIMNEY</td> </tr> <tr> <td>BL = BRICK LANDING</td> <td>OH = OVERHANG</td> </tr> <tr> <td>WD = WOOD DECK</td> <td>BW = BAY WINDOW</td> </tr> <tr> <td>CS = CONG STOOP</td> <td>OW = OVERHEAD WIRE</td> </tr> <tr> <td>MS = METAL STOOP</td> <td>AW = AREA WAY</td> </tr> <tr> <td>COS = COVERED CONG STOOP</td> <td>○ = MONUMENT FOUND</td> </tr> <tr> <td></td> <td>-X- = FENCE</td> </tr> </table>	CW = CONG WALK	CP = CONG PATIO	SW = STONE WALK	KE = RECESSED ENTRY	WL = WOOD LANDING	CHIM = CHIMNEY	BL = BRICK LANDING	OH = OVERHANG	WD = WOOD DECK	BW = BAY WINDOW	CS = CONG STOOP	OW = OVERHEAD WIRE	MS = METAL STOOP	AW = AREA WAY	COS = COVERED CONG STOOP	○ = MONUMENT FOUND		-X- = FENCE
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	-X- = FENCE																			
<p><b>NOTES</b></p> <ol style="list-style-type: none"> <li>1. NO PROPERTY CORNER MONUMENTS SET. REFER TO TITLE 54.1-407 OF THE CODE OF VIRGINIA;</li> <li>2. THIS HOUSE LOCATION SURVEY WAS PERFORMED AT THE WRITER REQUEST OF YOUR LEGAL AGENT AND DOES NOT REPRESENT A BOUNDARY SURVEY.</li> <li>3. THIS SURVEY IS NOT TO BE USED FOR THE CONSTRUCTION OF FENCES OR ANY OTHER IMPROVEMENTS.</li> <li>4. THIS SURVEY WAS ESTABLISHED BY AN ELECTRONIC TOTAL STATION AND TAPE UNLESS OTHERWISE SHOWN THERE ARE NO ENCROACHMENTS.</li> <li>5. NO TITLE REPORT WAS FURNISHED. ALL EASEMENTS OF RECORD MAY NOT BE SHOWN.</li> </ol>																				
<p><b>SAM WHITSON, L.S./LAND SURVEYING</b>          7081 GATEWAY COURT SUITE 150          MANASSAS, VIRGINIA 20109          PHONE: (703)330-9622 FAX: (703)330-9778</p>	<p>OWNER: BIRK (EXECUTOR OF ESTATE)          BUYER: OTWELL          W.O. #25-223 CLIENT #RM080000</p>																			

Penny,

subject: see attachment

Attachment: 6660 Fayette Street - Shed (2518 : 6660 Fayette Street - Shed)



TO: Architectural Review Board  
SUBJECT: 14881 Washington Street - Demolition of Existing Structure  
DATE: 08/19/15

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Ms. Rebecca Cohen-Pardo has requested approval to demolish an existing structure at the listed address of: 14881 Washington Street.

**ATTACHMENTS:**

- 14881 Washington Street - Demolition of Existing Structure (PDF)

RECEIVED

MAY 26 2015

TOWN OF HAYMARKET



# ZONING PERMIT APPLICATION

ZONING PERMIT #: COA#20150526

*NOTE: This application must be filled out completely and all components of submission requirements must be met before the application can be accepted and scheduled for review/hearing.*

ZONING ACTIVITY:  New Construction  Alteration/Repair  Addition  Sign (See Spec sheet)  
(Check all that apply)  New Tenant/Use  Change of Use  Relocation

NAME OF BUSINESS/APPLICANT: Rebecca Cohen-Pardo

PROPOSED USE: Demolition of existing struct Size (Sq. Ft./Length) of Construction: \_\_\_\_\_

SITE ADDRESS: 14881 Washington Street Parcel ID #: 44027

Subdivision Name: N/A Lot Size: 0.3112

ZONING DISTRICT:  R-1  R-2  B-1  B-2  I-1  C-1 Site Plan Required:  Yes  No

Special Use Permit Required:  Yes  No Homeowners Association (HOA) Approval:  Yes  No

Off-street Parking: Spaces Required: \_\_\_\_\_ Spaces Provided: \_\_\_\_\_

BRIEF DESCRIPTION OF ACTIVITY: (i.e. previous use, height/length of fencing, deck specs, etc.)  
Proposed to demolish existing structure on property.

Supporting Documentation (attached):  Narrative  Plan/Plat  Specification Sheet

FEE:  \$25.00 Residential  \$50.00 Commercial

## CERTIFICATE OF APPROPRIATENESS

ADDITIONAL DESCRIPTION: (i.e. color, type of material, font style, etc. See Sign Spec Sheet for Signage detail)

Supporting Documentation (attached):  Specification Sheet  Photograph(s)

PERMIT HOLDER INFORMATION			PROPERTY OWNER INFORMATION		
Rebecca Cohen-Pardo			Same		
Name	_____		Name	_____	
Address	PO Box 1688		Address	_____	
City	State	Zip	City	State	Zip
410-336-3164					
Phone#	Email	_____	Phone#	Email	_____
		rebecca.copar@gmail			
		Rebecca.copar@gmail.com			

Attachment: 14881 Washington Street - Demolition of Existing Structure (2520 : 14881 Washington Street - Demolition of Existing Structure)

**APPLICANT / PROPERTY OWNER SIGNATURE**

**\*\*\*\*\*REQUIRED\*\*\*\*\***

I, as owner or authorized agent for the above-referenced parcel, do hereby certify that I have the authority to make the foregoing application and that the information provided herein is correct. Construction of improvements described herein and as shown on the attached plat, plan and/or specifications will comply with the ordinances of the Town of Haymarket and any additional restrictions and/or conditions prescribed by the Architectural Review Board (ARB), Planning Commission, or the Town Council and all other applicable laws.

[Handwritten Signature]  
Applicant Signature

5/22/15

[Handwritten Signature]  
Property Owner Signature

**\*\*\*OFFICE USE ONLY\*\*\***

Date Filed: 5/26/15 Fee Amount: \$ 25.00 Date Paid: \_\_\_\_\_

**DATE TO ZONING ADMINISTRATOR:** \_\_\_\_\_

APPROVED  DISAPPROVED  TABLED UNTIL: \_\_\_\_\_  DEFERRED UNTIL: \_\_\_\_\_

CONDITIONS: \_\_\_\_\_  
SIGNATURE \_\_\_\_\_ PRINT \_\_\_\_\_

**DATE TO ARCHITECTURAL REVIEW BOARD (ARB):** \_\_\_\_\_

APPROVED  DISAPPROVED  TABLED UNTIL: \_\_\_\_\_  DEFERRED UNTIL: \_\_\_\_\_

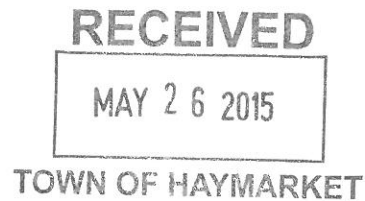
CONDITIONS: \_\_\_\_\_  
SIGNATURE \_\_\_\_\_ PRINT \_\_\_\_\_

**DATE TO TOWN COUNCIL (IF APPLICABLE):** \_\_\_\_\_

APPROVED  DISAPPROVED  TABLED UNTIL: \_\_\_\_\_  DEFERRED UNTIL: \_\_\_\_\_

TOWN COUNCIL (where required): \_\_\_\_\_  
SIGNATURE \_\_\_\_\_ PRINT \_\_\_\_\_

CONDITIONS: \_\_\_\_\_



5/22/2015

Town of Haymarket  
15000 Washington Sreet # 100  
Haymarket, Virginia 20169

Re: Demolition Permit  
14881 Washington Street

To whom it may concern,

I had requested a demolition permit for the existing structure located at 14881 Washington Street in June 30, 2003 and I honestly do not know why the permit was never granted. I am hereby again, requesting the demolition permit as the house is not getting better, on the contrary, it is a danger for anyone entering the premises with loose pieces of wood on the floor or walls and as you know, kids always like to explore places they shouldn't, or even vagrants that will enter the house though the house is boarded up.

I have outlined what has transpired since 2003 to this date, I am sure I missed some, as there have been many people I have met with at the site with the hope of developing it. To date, I am getting nowhere with the expenses I have incurred in trying to develop this property.

February 23, 2003, the inspector at the time, James R. Lowery, after conducting the inspection of such property, denied the permit to be occupied as commercial, though I already had a person interested in renting such property, as it was, at the time. Inspector Lowery stated that the foundation was cracked and his remarks were "once you begin working on the structure, (in order to comply with building code at the time 1996-BOCA Basic Building Code), unforeseen structural issues may be found that cannot be repaired".

March 13, 2003. I had started to work with Daffan Construction from Manassas, Virginia. William Daffan and James Lowery were in close contact talking about the yes and no's of the project. I Paid for a survey of the property, drawing were done and William Daffan even attended some of the meetings at the Town Hall to answer questions about this project. I paid Daffan Construction on 3/18/2003 for Design Services the amount of \$3,400 and on 4/16/03 for Survey Costs of \$7,920.

June 18, 2003 – Plans were sent to James Lowery of a design of the building. These were turned down because the inspector stated it was required to leave twenty five feet from two sides of the property due to the Business 1 to Residential uses which meant the building would have been too narrow to hold any tenants. Though in talks with William Daffan nothing like this was mentioned by Inspector Lowery so I stopped the project.

Attachment: 14881 Washington Street - Demolition of Existing Structure (2520 : 14881 Washington Street - Demolition of Existing Structure)

4/2009 Gerry Kennedy approached me with the idea to move the house to a location and make it a walking area of several buildings from the Town of Haymarket, to which I agreed to, but for some reason, his project never came through. His idea was good, but I lost many years waiting for this to happen.

6/29/2012 Real Estate Assessments Office./ State Program. I was told of this program by the town hall. I contacted the Tax Rehab program to request them to help me "renovate" the existing structure but I was told that in order to apply for this program, I needed to submit all required building permits for it.

12/12/2012 DRH Engineers, PLC I met with Dave Halls at the site and paid up close to \$5,000.00 for designs and plans. Nothing came through out of our meetings. Dave Hall wanted to tear out the walls, wanted to take the original stairs out and put metal, wanted to take out the chimney, wanted to put new steps in the front made out of metal, wanted to raise the ceiling, wanted to put ramp, .... So, at my expense, which would cost double of putting a brand new building instead of this one, and nothing of the original would be kept! (I paid over \$6,000.00 to Dave Hall)

I tried to keep the existing structure at the beginning in 2003, the proof was that I even had a tenant that wanted the house for her business. However, since Inspector Jim R Lowery stated, that in his professional opinion it was not cost prohibitive to try to save the existing structure., I decided to look for a construction company, and that is when I encountered Daffan Construction.

7/2012  
Dan L  
Inspe  
See  
atta

The house has been sitting for over 12 years since all this happened. It's condition has deteriorated with the rain, the snow, the ice and is much worse and is falling apart. I have spent over \$15,000.00 in getting designs and surveys from different firms and have gotten nowhere. The house is an eye sore for everyone passing by. It is falling apart and has too much rotten wood which is a hazard for everyone passing by or entering the property, even though its boarded up. The house is too close to the side walk not making it safe for people passing by.

I have **lost rents** because the town wont help me move forward. Nothing has happened, though I submitted all paperwork requested in 2003. The idea of having small businesses would have attracted people to walk into town. Now with the renovation the town made, new drawings would have to be made and construction at this point, 12 years later will be much more expensive.

I am hereby requesting that the demolition permit be granted. I cannot continue to spend money with construction firms, this house would not be safe to be in it, to work in it. If you need to contact me, I may be reached at 410/336-3164 or by email at [rebecca.copar@gmail.com](mailto:rebecca.copar@gmail.com).

Thank you,

  
Rebecca Cohen-Pardo

P.O. Box 1688

Solomons, Maryland 20688

The Town of  
**HAYMARKET**  
 -Established in 1799-  
 County of Prince William

February 23, 2003

Rebecca Pardo  
 P.O. Box 81688  
 Solomon Island, Maryland 20688

Re: Inspection of Property Located at <sup>14881</sup>14941 Washington Street

Dear Ms. Pardo:

Based upon the Virginia Uniform Statewide Building Code (VUSBC), this structure, because it has been utilized for residential property, would have to be brought up to the present day building code--1996 BOCA Basic Building Code. The following is a list of items that must be done to change the use of this building from residential to commercial:

1. A registered Virginia structural engineer would have to submit paperwork certifying all structural loads to include floors, roof and wind loads.
2. The structure would be required to have a continuous footing around it.
3. The one-story section appears to need a new roof.
4. The upstairs would not be able to be used unless 2 proper means of egress were added to the second floor.
5. The kitchen would have to be removed and all piping capped-off; the bathroom would have to be brought up to code to comply with handicap accessibility.  
 Note: Bathtub must be removed.
6. Heating of structure would be required by means of an approved heating system and fresh air intake into existing structure.
7. All leaks within structure would have to be repaired.
8. All ceiling heights within structure must be 7' 6".



Re: 14941 Washington St.  
Page 2

9. A driveway and parking lot would have to be installed in accordance with the Town Ordinance.
10. A handicap ramp is required at the front and rear of building.
11. Electric service must be upgraded to commercial service.
12. Structure must be connected to public water.
13. Hot water heater must be moved from outside location, and it must be properly vented to the outside.
14. All electrical outlets and fixtures must be certified by a licensed electrician. No electrical wiring can be exposed.
15. Structure will have to comply with Virginia's cross connection laws once it has been connected to public water.
16. All interior and exterior doorways must be 3' by 6'8.

In conclusion, it is my professional opinion as a building official that it is cost prohibitive for you to try to save this existing structure and rebuild it has a commercial structure because once you begin working on the structure, unforeseen structural issues may be found that cannot be repaired.

I feel it would be more effective for you to consider building a new structure on this property that would give you more rentable space and greatly increase the property value. Also, be advised that under the VUSBC that the condition of this structure at present does not warrant it to be rented as a single-family residential property in the future.

If you have further questions, please advise.

Sincerely,

  
James R. Lowery, CBO  
Building/Fire Official

cc: Mayor Kapp and Town Council  
cc: Town Clerk

## PROPERTY REVIEW

Date: 5 July 2013

Location: 14881 Washington St  
Haymarket, VA

Property Owner: Ms. Rebecca Cohen-Pardo      [rebecca\\_copar@verizon.net](mailto:rebecca_copar@verizon.net)  
Cell 410-336-3164

On June 11, 2013, at the request of the Town of Haymarket, I was ask to look into the feasibility of the structure located at 14881 Washington St in the Town of Haymarket. Jennifer Preli provided me with the property owner's contact information.

To get a basic familiarization with the property, I conducted a basic visualization tour of the location on the same day.



The structure is located on the south side of Washington St and is the 2<sup>nd</sup> structure east of the intersection of Madison St & Washington St., as indicated in the satellite view below.



The 2-story wood frame residential structure, in its current state, is uninhabitable and is in a poor state of disrepair. However, it is a savable structure, dependent upon the cost factors involved.

Numerous sections of the structure's siding are missing or literally "hanging by a nail". What appear to be sumac trees are growing through multiple areas of the front steps and porch. Additional organic plant growths are emerging from the base of the "stacked stone" foundation, endangering the integrity and stability of the entire structure. The metal roof of the structure is in need of repair, as rust is taking place indicating degradation of the metal.

From outward appearances, the residence has been added onto multiple times over the course of its history.

All evidence indicates that, in its current state of disrepair, it has been used, and provides a haven for vagrants from time to time, which tends to point to the possibility of illicit activities up to and including drug activity, though not confirmed.



After visiting the site, I contact the property owner, Ms. Rebecca Cohen-Pardo by telephone. Ms. Cohen-Pardo explained that she wanted to rehabilitate the structure for use as a commercial business. She indicated a “consignment style shop. She indicated a usage similar to that of the business located directly joining the property to the west.

Ms. Cohen-Pardo also indicated she had hired a design professional to develop a course and plan of action for the conversion. She indicated that this relationship soured as a result of the engineer’s findings, the changes he recommended, and Ms. Cohen-Pardo’s insistence in not altering certain aspects of the building.

During our conversation, Ms. Cohen-Pardo made it explicitly clear to me that she was not going to:

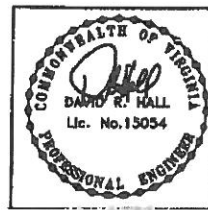
- 1 Removed and replace the front steps or porch,
- 2 Alter the chimney located on the east side of the structure,
- 3 Remove the interior stairway of the structure,
- 4 Raise the roof line of the structure.

She was insistent that these items were not up for discussion and that she would demolish the structure before submitting to the changes.

I attempted to explain to her that she was changing "Use Groups" of the building from Residential use to Commercial use, and that such a change necessitated the application of the VaUBC, 09IBC and associated codes, as well as ADA requirements when rehabilitating the structure. She again reiterated the fact she was not receptive to any of the changes the engineer recommended.

Ms. Cohen-Pardo agreed to provide me with a complete set of the drawings prepared by the engineer for review. She advised that she did have the drawings in an electronic format and that she would forward them to me, to which she did.

I received a plan set consisting of 13 plates and a 1-page email address to Ms. Cohen-Pardo. The plan set is dated 1/12/13 and are titled "Renovation Plans for 14881 Washington Street, Haymarket, Virginia" and were prepared by DHR Engineers, PLC, 410 Rosedale Court, Suite 110, Warrenton, VA 20186. The plan sets are sealed by David R. Hall, a Virginia License Professional Engineer, Number 15054.



Page 2 of the plan set consists of the "Code Standards" to which the work detailed in the plan set attempts to achieve and the "Scope of Work" necessary.

**SCOPE OF WORK NOTES**

- DEMOLISH THIS SECTION OF BLDG THAT IS CONFLICTING WITH ADJACENT STRUCTURE PLANS
- REMOVE ALL PLASTER FROM EXTERIOR WALLS FOR INSPECTION BY ENGINEER AND RETURN TO FINISHES ON REPAIR/RECONSTRUCTION
- REMOVE ALL PLASTER FROM INTERIOR WALLS FOR INSPECTION BY ENGINEER AND RETURN TO FINISHES ON REPAIR/RECONSTRUCTION
- REMOVE EXISTING STAIRS AND REPLACE WITH CODE COMPLIANT AND FINISHED STAIRS
- REMOVE EX. FLOOR BOARDS AND CEILING BELOW TO REVEAL FLOOR JOIST STRUCTURE. APPROXIMATELY 12" TO PROVIDE 7'-0" CLEAR HEIGHT. ON FIRST FLOOR, SEE NOTE 8 FOR JOIST BEAMS
- REMOVE EX. FLOOR BOARDS TO INSPECT EXISTING FLOOR FRAMING AND REINFORCE AS DIRECTED BY ENGINEER TO MEET DESIGN FLOOR CAPACITY TO BE PROVIDED. SEE DETAIL AT THE END OF PLAN FOR FIRST FLOOR CENTER SUPPORT WALL OR BEAM AND USE ALL DETAILS AT THE END OF PLAN
- REMOVE EXISTING BATH (POUR 8" CONC.) INSTALL NEW TOILET AND SINK AND INSTALL GRANITE TO MATCH AND RECONSTRUCT TO BE DIRECTED BY ENGINEER
- REMOVE EXISTING CEILING DRYWALL AND PAINT CEILING JOISTS TO ALLOW FOR A 7' CEILING HEIGHT AS DIRECTED BY ENGINEER
- RECONSTRUCT PAINTED FOUNDATION OF BUILDING TO MEET 6" MIN. THICK EX. WALLS UNLESS FOUNDATION IS IN PLACE
- REPAIR/REPLACE EXISTING WINDOWS TO MATCH EXISTING FINISHES
- REPAIR EX. FLOOR AS REQUIRED TO REPAIR ANY ROTTED BOARDING AND FINISH MEMORIAL FLOOR AS AN ACCEPTABLE FINISH FOR WALK TO ACCESS PORCH AND NEW STAIRS
- REPAIR/REPLACE EXISTING WOOD STRUCTURE AS DIRECTED BY ENGINEER. COLOR TO BE SELECTED BY OWNER
- REPLACE LAMINATED WOOD STRUCTURE WITH STEEL BEAM/METAL ROOF. COLOR TO BE SELECTED BY OWNER
- CONVERT TO NEW 100 GPM/175 GPM COOLING SYSTEM
- REPAIR EXISTING WINDOW AND FRAME IN OPENING TO ACCOMMODATE NEW ADDITION AT REAR OF EXISTING BUILDING
- REPLACE EXISTING METAL BEAMS TO MATCH REST OF BUILDING
- REPLACE PLASTER ON 12" MIN. WALLS WITH 1/2" DIVISIONAL INSULATE SHEET PER CODE
- INSTALL BRUSHWOOD DOORS 1 1/2" MIN. AT SUBJECT CORNER OF EX. BLDG FOR USE BRACING
- INSTALL NEW STAIRS TO PORCH
- REPAIR EX. BRUSHWOOD DOORS AND WOOD ROOF AS INDICATED ON SHEET 3-11

*Key*

**MAXIMUM ALLOWED STRENGTHS**

1779 INTERNATIONAL BUILDING CODE  
2009 INTERNATIONAL RESIDENTIAL BUILDING CODE  
ASCE 7-10

THE STRUCTURE HAS BEEN DESIGNED FOR THE FOLLOWING LOADS:  
UNIFORM CEILING: 10 PSF (MINIMUM)  
UNIFORM FLOOR: 40 PSF (MINIMUM)  
WIND: AS PER LOCAL BUILDING DEPARTMENT REGULATIONS

**LOADS**

UNIFORM CEILING: 10 PSF (MINIMUM)  
UNIFORM FLOOR: 40 PSF (MINIMUM)  
WIND: AS PER LOCAL BUILDING DEPARTMENT REGULATIONS

**ROOF LOADS**

ROOF DEAD LOAD: 20 psf  
ROOF LIVE LOAD: 20 psf  
DESIGN FLOOR LOAD: 40 psf

**FLOOR LOADS**

ROOF DEAD LOAD: 20 psf  
FLOOR DEAD LOAD: 10 psf  
ROOF LIVE LOAD: 20 psf

**WINDS**

WIND SPEED: 90 mph

**DESIGN WIND SPEED**

WINDS: 90 mph  
DESIGN WIND SPEED: 90 mph

**DESIGN WIND SPEED**

WINDS: 90 mph  
DESIGN WIND SPEED: 90 mph

**PROJECT LOCATION AND GENERAL INFORMATION**

PROJECT NAME: RENOVATION TO COMMERCIAL USE  
PROJECT NO.: 15054  
DATE: 1/12/13

**COMMONWEALTH OF VIRGINIA**  
DAVID R. HALL  
Lic. No. 15054  
PROFESSIONAL ENGINEER

Attachment: 14881 Washington Street - Demolition of Existing Structure (2520 : 14881 Washington Street - Demolition of Existing Structure)

This page of the plan set also contains handwritten annotations, all of which are consistent with Ms. Cohen-Pardo's stated objections to change. They are:

Item #4:

*Keep* **4** REMOVE EXISTING STAIRS AND REPLACE WITH CODE COMPLIANT PRE-FABRICATED STAIRWAY

Item #13:

*Keep* **13** REPLACE EXISTING METAL ROOF WITH NEW STANDING SEAM METAL ROOF. COLOR TO BE SELECTED BY OWNER.

Item #19:

*Keep existing* **19** INSTALL NEW STEPS TO PORCH

Item #20:

*Keep* **20** RE-FRAME 2ND FLOOR WALLS AND RAISE ROOF AS INDICATED ON SHEET S-11

Page 2 also contains the Codes and Standards to which the engineer is trying to achieve, as required by local, state and national law. They are shown below.

MAJOR CODES AND STANDARDS

2009 INTERNATIONAL BUILDING CODE  
 2008 VIRGINIA UNIFORM STATEWIDE BUILDING CODE  
 ASCE 7-05

THE STRUCTURE HAS BEEN DESIGNED FOR THE FOLLOWING LOADS.  
 UNDER NO CIRCUMSTANCES SHALL CONTRACTOR OR OWNER ENGAGE  
 CONSTRUCTION PRACTICE OR BUILDING USE THAT WILL EXCEED THESE  
 LOADS WITHOUT FIRST GAINING APPROVAL FROM ENGINEER.

DESIGN LOADS

REFERENCE: ASCE STANDARD ANS/ASCE 7-05 "MINIMUM DESIGN LOADS  
 FOR BUILDINGS AND OTHER STRUCTURES".

LIVE LOADS

ROOF LIVELOAD: 30 psf  
 GROUND SNOW LOAD: 30 psf  
 MAX DRIFT LOAD: 45 psf  
 DESIGN FLOOR LOAD: 50 psf

DEAD LOADS

ROOF DEAD LOAD 15 psf  
 FLOOR DEAD LOAD: 15 psf  
 MISC (CEILING WORK) 10 psf

LATERAL LOADING

WIND SPEED: 90 mph

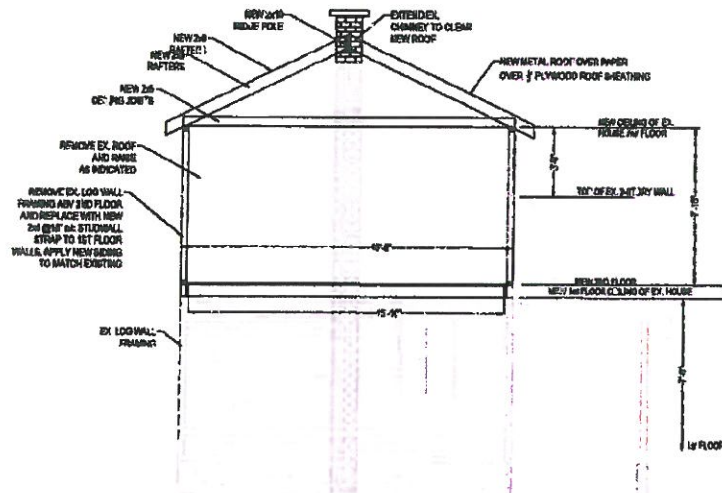
ENERGY CODE COMPLIANCE

WINDOWS	=	U-FACTOR 0.40 (TYPICAL)
EXTERIOR DOORS	=	U-FACTOR 0.40 (TYPICAL)
SKYLIGHTS	=	U-FACTOR 0.80 (TYPICAL)
CEILINGS	=	R-VALUE 38 (MINIMUM)
WALLS	=	R-VALUE 15 (MINIMUM)

PROJECT SCOPE AND GENERAL INFORMATION

PROJECT SCOPE: RENOVATIONS TO EXISTING  
 2-STORY HOUSE  
 USE: VACANT  
 ZONING: B1

Additionally, Ms. Cohen-Pardo did not wish to raise the roof line of the building as indicated in the plans to facilitate usage of the 2<sup>nd</sup> floor.



In fact, the owner expressed the usage of the second floor as office space.

After reviewing the plan set, based on the owner's expressed desired, I contacted Mr David Hall, the design professional.

During the course of our discussions, Mr. Hall also expressed the same concerns I had concluded. He went on to advise that the current ceiling height of the structure wouldn't even allow for the placement of a normal (and required) full height door. The interior stairs do not meet any compliance to code and can't be modified to achieve compliance.

The structure itself is of basic log construction, to which balloon framing was placed overtop of. The construction time frame appears to have been prior to any code enforcement.

### FINDINGS

The purpose of the Building Code Official is not to replace the design professional, nor act in that capacity. His or her purpose is but to review the design professional's submission(s) for compliance to the applicable codes. That being said, based on the evidence provided, I find no unreasonable suggestions in the plan set submission to which Mr. David R. Hall submitted to Ms. Rebecca Cohen-Pardo.

Mr. Hall's duty and charge was to take the existing structure and convert it into a building capable of meeting the more stringent code usage of Commercial / Business from its grandfathered usage as a Single Family Residence, to which it would not meet had it not been exempted by age. In addition, Mr. Hall also has to meet ADA compliance issues with his submission.

Ms. Cohen-Pardo expressed refusal to allow the required code-compliant changes to be performed basically results in an impasse, not likely to be overcome without a re-evaluation of her expectation for the property.

In its current state, the property is in violation of the Property Management Code. It has vegetation growing through the front porch and foundation walls, affecting the structures stability, is a safety hazard, a haven for rodents and pests and could be classified as a public nuisance.

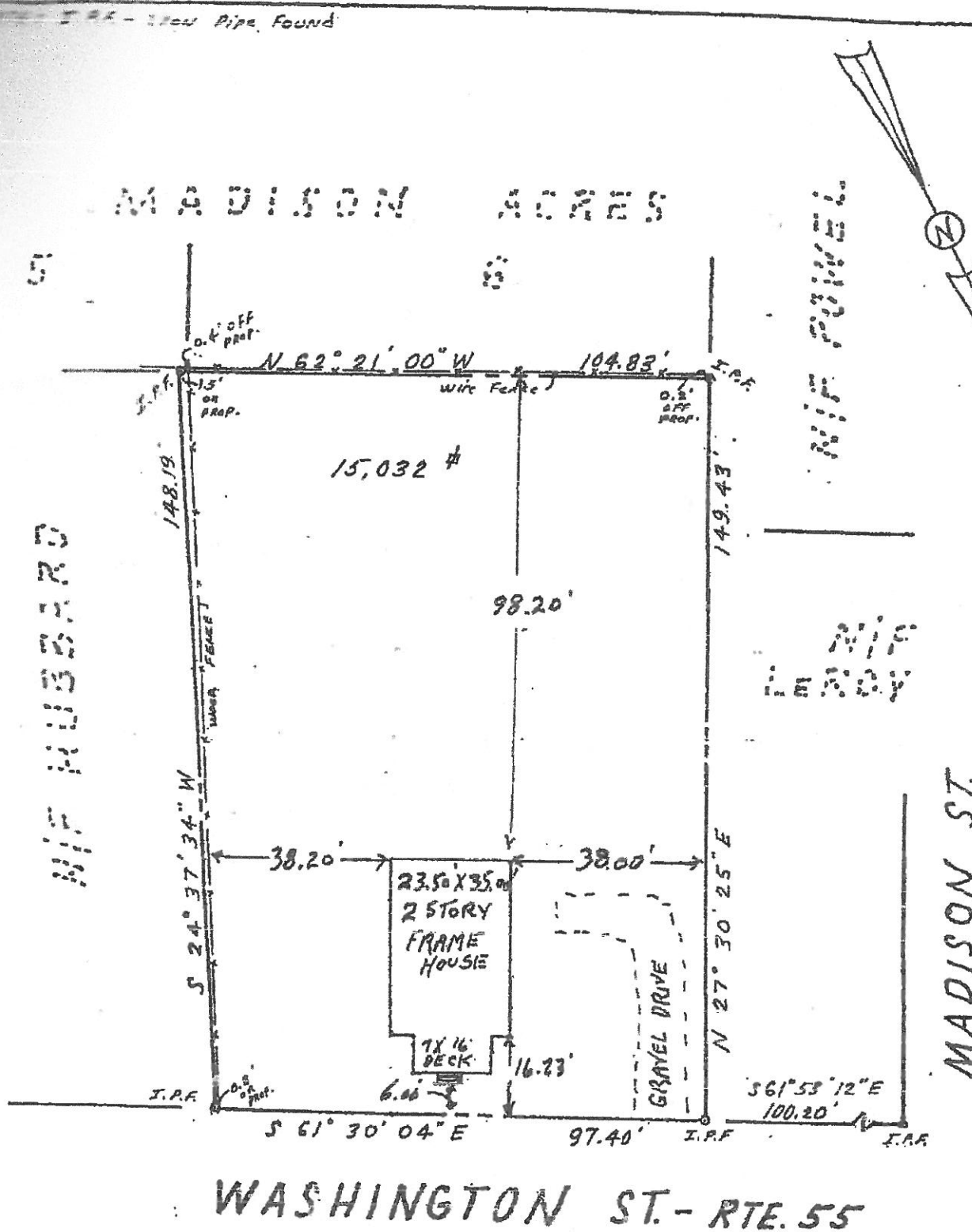
Respectfully,



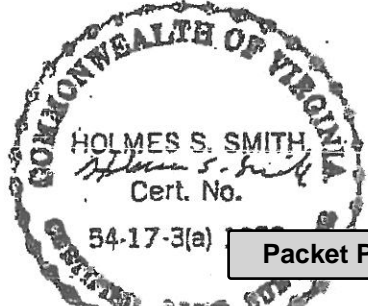
Dan Lyons,  
Building Code Official

Cc: B. Henshaw - Manager, Town of Haymarket  
M. Schneider - Zoning Official, Town of Haymarket  
J. Preli - Clerk, Town of Haymarket  
file





There is no sked  
any more on the  
far end of the  
property.



Attachment: 14881 Washington Street - Demolition of Existing Structure (2520 : 14881 Washington Street - Demolition of Existing Structure)



**REQUEST FOR DEMOLITION PERMIT**

June 30, 2003

LOCATION(S):

14881 Washington Street, Haymarket, VA 20169

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Dear Rebecca Cohen-Pardo:

The water meter(s) serving the above listed address(s), was removed from the property by Service Authority personnel.

On 6/30/03, the Service Authority's Operations and Maintenance personnel verified that the sanitary sewer lateral serving the property was properly plugged.

Sincerely,

*Deanne Lienau*  
 Deanne Lienau  
 Customer Service Manager

DL:demolition letter

Attachment: 14881 Washington Street - Demolition of Existing Structure (2520 : 14881 Washington Street - Demolition of Existing Structure)

PO Box 750  
Staunton, VA 21403-0750

Shipping:  
107 S. Coates St.  
Staunton, VA 21401

www.colombing.com

July 2, 2003

Ms. Rebecca Pardo  
P. O. Box 1688  
Solomons, MD 20688

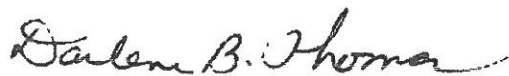
Re: 14881 Washington Street  
Haymarket, VA

Dear Ms. Pardo:

Our technician has verified that the gas service line located at 14881 Washington Street, Haymarket, Virginia has been abandoned.

If you have any questions or concerns, please call me at 540-851-2328.

Sincerely,



Darlene B. Thomas  
Operations Clerk



May 27, 2003

Ms. Rebecca Cohn-Pardo  
P.O. Box 1688  
Soloms, MD. 20688

Comcast Cable Communications, Inc.  
4391 Dale Boulevard  
Woodbridge, VA 22193  
703.670.0189 ext. 2252 Tel  
703.670.6479 Fax

RE: 14881 Washington Street  
Haymarket

Dear Ms. Cohn-Pardo :

Comcast has field checked and verified by billing records that we no longer have service to the above address. Comcast has no objections to the demolition of these structures.

If you should have any questions or concerns I can be reached at (703) 670-0189 ext. 2223.

Sincerely,



Jerry Spangle  
Construction Manager



0401 Peabody Street  
Manassas, VA 20110

June 11, 2003

Rebecca Cohen Pardo  
14881 Washington St.  
Haymarket, VA 20169

Re: Disconnect at 14881 Washington St.

Dear Ms Jones:

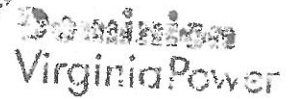
This letter is confirmation that Verizon has disconnected service to 14881 Washington St.

If you have any further questions, please let me know.

Sincerely,

Geoffrey Creighton  
Access Designer  
(703) 369-9569

Attachment: 14881 Washington Street - Demolition of Existing Structure (2520 : 14881 Washington Street - Demolition of Existing Structure)

The logo for Dominion Virginia Power, featuring the word "Dominion" in a stylized font above "Virginia Power".

May 21, 2003

Rebecca Cohn'Pardo  
P.O. Box 1688  
Solomons, Md. 20688

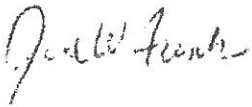
RE: Demolition Permit  
14881 Washington St.  
Haymarket, Va.

Dear Ms. Cohn'Pardo:

This letter will confirm that the electric meter and service facilities at the above referenced location have been removed.

Should you have any questions, please call me at (703) 934-2515.

Sincerely,

A handwritten signature in cursive script, appearing to read "Joel W. Funk".

Joel W. Funk  
Construction Projects Coordinator



TO: Architectural Review Board  
SUBJECT: 15315 Washington Street - Sheetz Rebuild  
DATE: 08/19/15

---

Steico, Inc. Owner of the Sheetz fuel station located at 15315 Washington Street are requesting a Certificate of Appropriateness for their site interior freestanding parking lot lights and "sign square footage breakdown chart/exhibit."

**ATTACHMENTS:**

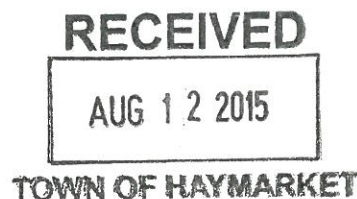
- 15315 Washington Street - Sheetz Rebuild (PDF)



WALSH COLUCCI  
LUBELEY & WALSH PC

Marian Harders, AICP, LEED AP  
Planner  
(703) 680-4664 Ext. 121  
mharders@pw.thelandlawyers.com

August 12, 2015



Via Hand Delivery

Marchant Schneider  
Town of Haymarket  
15000 Washington Street  
Suite 100  
Haymarket, VA 20168

Re: Submission of Application for Certificate of Appropriateness – Sheetz Haymarket  
Address: 15315 Washington Street (the “Property”)

Dear Mr. Schneider:

Enclosed please find ten (10) application packets and a check to be filed in connection with the above-referenced Certificate of Appropriateness application for the Sheetz fuel station. Enclosures are noted as follows:

1. A check made payable to Town of Haymarket in the amount of \$50.00 for the application filing fee.
2. One (1) original and nine (9) copies of the complete application package containing the following documents:
  - a. Executed Application form
  - b. Application Summary dated August 10, 2015
  - c. Cut Sheets for proposed interior parking lot light
  - d. Signage Square Footage Breakdown Chart, entitled “Sheetz Store #205 Rebuild,” prepared by Convenience Architecture and Design P.C., dated August 10, 2015.

Once you have had an opportunity to review the application together with the supporting documents, please contact my office immediately if any additional information is required for acceptance.

Sincerely,

WALSH, COLUCCI, LUBELEY & WALSH, P.C.

Marian B. Harders, AICP, LEED AP

MBH

Enclosures: As stated

cc: Allen Stevens (email only)  
John Maxwell (email only)  
Jim Skloda (email only)

P0579677.DOC

ATTORNEYS AT LAW

703 680 4664 ■ WWW.THELANDLAWYERS.COM  
4310 PRINCE WILLIAM PARKWAY ■ SUITE 300 ■ WOODBRIDGE, VA 22192-5199

ARLINGTON 703 528 4700 ■ LOUDOUN 703 737 3633

Attachment: 15315 Washington Street - Sheetz Rebuild (2519 : 15315 Washington Street - Sheetz Rebuild)





# ZONING PERMIT APPLICATION

ZONING PERMIT #: \_\_\_\_\_

*NOTE: This application must be filled out completely and all components of submission requirements must be met before the application can be accepted and scheduled for review/hearing.*

ZONING ACTIVITY:  New Construction     Alteration/Repair     Addition     Sign  
 (Check all that apply)     New Tenant/Use     Change of Use     Relocation

NAME OF BUSINESS/APPLICANT: Sheetz, Inc.

PROPOSED USE: service station with fuel sales\*    Size (Sq. Ft./Length) of Construction: 6558 sf

SITE ADDRESS: 15315 Washington Street    Parcel ID #: 7298-70-1093

Subdivision Name: N/A    Lot Size: 2.25 acres

ZONING DISTRICT:     R-1     R-2     B-1     B-2     I-1     C-1    Site Plan Required:  Yes     No

Special Use Permit Required:  Yes     No    Homeowners Association (HOA) Approval:  Yes     No

Off-street Parking:    Spaces Required: 42    Spaces Provided: 57

BRIEF DESCRIPTION OF ACTIVITY: (i.e. previous use, type and dimensions of signs, height/length of fencing, etc.)

Rebuild of existing Sheetz service station with fuel sales, quick service food store /fast food

\*quick service food store as accessory use, fast food and comprehensive sign plan package

Supporting Documentation (attached):  Narrative     Plan/Plat     Specification Sheet

FEE:  \$25.00 Residential     \$50.00 Commercial

## CERTIFICATE OF APPROPRIATENESS

ADDITIONAL DESCRIPTION: (i.e. color, type of material, font style, etc.)

See attached summary and supporting documentation regarding site interior freestanding parking lot lights and "sign square footage breakdown chart/exhibit".

Supporting Documentation (attached):  Specification Sheet     Photograph(s)

PERMIT HOLDER INFORMATION			PROPERTY OWNER INFORMATION		
Name			Steico, Inc.		
Address			5700 6th Avenue		
City	State	Zip	Altoona	PA	16602-1111
Phone#	Email		814-330-4512	astevens@sheetz.com	

Attachment: 15315 Washington Street - Sheetz Rebuild (2519 : 15315 Washington Street - Sheetz Rebuild)

**APPLICANT / PROPERTY OWNER SIGNATURE**

**\*\*\*\*\*REQUIRED\*\*\*\*\***

*I, as owner or authorized agent for the above-referenced parcel, do hereby certify that I have the authority to make the foregoing application and that the information provided herein is correct. Construction of improvements described herein and as shown on the attached plat, plan and/or specifications will comply with the ordinances of the Town of Haymarket and any additional restrictions and/or conditions prescribed by the Architectural Review Board (ARB), Planning Commission, or the Town Council and all other applicable laws.*

Applicant Signature  
Joseph S. Sheetz President

Property Owner Signature  
Joseph S. Sheetz, Secretary

**\*\*\*OFFICE USE ONLY\*\*\***

Date Filed: 8/12/15 Fee Amount: [REDACTED] Date Paid: [REDACTED]

DATE TO ZONING ADMINISTRATOR: \_\_\_\_\_

APPROVED  DISAPPROVED  TABLED UNTIL: \_\_\_\_\_  DEFERRED UNTIL: \_\_\_\_\_

\_\_\_\_\_  
SIGNATURE

\_\_\_\_\_  
PRINT

CONDITIONS:  
\_\_\_\_\_  
\_\_\_\_\_

DATE TO ARCHITECTURAL REVIEW BOARD (ARB): \_\_\_\_\_

APPROVED  DISAPPROVED  TABLED UNTIL: \_\_\_\_\_  DEFERRED UNTIL: \_\_\_\_\_

\_\_\_\_\_  
SIGNATURE

\_\_\_\_\_  
PRINT

CONDITIONS:  
\_\_\_\_\_  
\_\_\_\_\_

DATE TO TOWN COUNCIL (IF APPLICABLE): \_\_\_\_\_

APPROVED  DISAPPROVED  TABLED UNTIL: \_\_\_\_\_  DEFERRED UNTIL: \_\_\_\_\_

\_\_\_\_\_  
SIGNATURE

\_\_\_\_\_  
PRINT

TOWN COUNCIL (where required):  
\_\_\_\_\_  
\_\_\_\_\_

CONDITIONS:  
\_\_\_\_\_  
\_\_\_\_\_

Attachment: 15315 Washington Street - Sheetz Rebuild (2519 : 15315 Washington Street - Sheetz Rebuild)

## APPLICATION SUMMARY

Town of Haymarket, VA  
Architectural Review Board (“ARB”)

Certificate of Appropriateness Application

Sheetz (the “Applicant”)  
15315 Washington Street (the “Property”)

August 10, 2015

### Application Summary

On December 14, 2014, the ARB approved the architecture and sign plan package for the Sheetz service station facility located at 15315 Washington Street. The Applicant is currently processing a Special Use Permit for the service station, and in the course of preparing resubmission material, it was brought to the Applicant’s attention that ARB approval would be required for the internal freestanding parking lot light fixtures. In addition, the Applicant prepared a final “Signage Square Footage Breakdown” chart that captures all previously approved signs by the ARB and adds two minor sign types: 1.) “automotive display” sign (1.5 sf per sign face); and 2.) “double faced internal sidewalk sign”(5.61 sf per sign face). This application does not change or modify any of the previously approved signs, plans, elevations or drawings but simply provides a comprehensive matrix for the signage located on the site and it requests approval of the proposed freestanding parking lot light fixture. For details, see Attachments A and B made a part of the application.

# OSQ Series

LED Area/Flood Luminaire – Medium

## Product Description

The OSQ™ Area/Flood luminaire blends extreme optical control, advanced thermal management and modern, clean aesthetics. Built to last, the housing is rugged cast aluminum with an integral, weathertight LED driver compartment. Versatile mounting configurations offer simple installation. Its slim, low-profile design minimizes wind load requirements and blends seamlessly into the site providing even, quality illumination. 'A' Input power designator is a suitable upgrade for HID applications up to 250 Watt. 'J' Input power designator is a suitable upgrade for HID applications up to 400 Watt.

**Applications:** Parking lots, walkways, campuses, car dealerships, office complexes, and internal roadways.

## Performance Summary

Utilizes BetaLED® Technology

NanoOptic® Precision Delivery Grid™ optic

Made in the U.S.A. of U.S. and imported parts

CRI: Minimum 70 CRI (4000K & 5700K); 80 CRI (3000K)

CCT: 3000K (+/- 300K), 4000K (+/- 300K), 5700K (+/- 500K)

**Limited Warranty\*:** 10 years on luminaire/10 years on Colorfast DeltaGuard® finish

## Accessories

Field-Installed	
<b>Backlight Shield</b> OSQ-BLSMF – Front facing optics	OSQ-BLSMR – Rotated optics

## Ordering Information

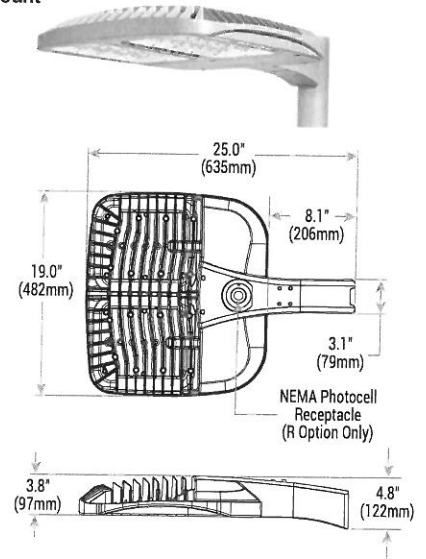
Fully assembled luminaire is composed of two components that must be ordered separately:  
Example: Mount: OSQ-AA SV + Luminaire: OSQ A NM 2ME A 40K-UL SV

Mount (Luminaire must be ordered separately)				
OSQ-				
OSQ-AA Adjustable Arm OSQ-DA Direct Arm	Color Options:	SV Silver BK Black	BZ Bronze PB Platinum Bronze	WH White

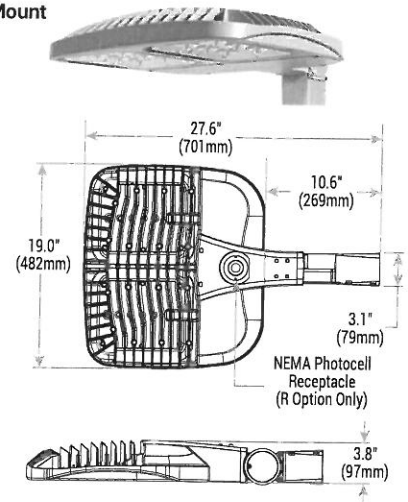
Luminaire (Mount must be ordered separately)											
OSQ	A	NM									
Product	Version	Mounting	Optic		Input Power Designator	CCT	-	Voltage	Color Options	Options	
OSQ	A	NM No Mount	2ME+ Type II Medium 3ME+ Type III Medium 4ME+ Type IV Medium 5ME Type V Medium 5SH Type V Short	15D 15' Flood 25D 25' Flood 40D 40' Flood 60D 60' Flood	A 112W J 168W	30K 3000K 40K 4000K 57K 5700K	- US * Canada	UL Universal 120-277V UH Universal 347-480V	SV Silver BK Black BZ Bronze PB Platinum Bronze WH White	<b>DIM 0-10V Dimming</b> - Control by others - Refer to Dimming spec sheet for details - Can't exceed wattage of specified input power designator <b>F Fuse</b> - When code dictates fusing, use time delay fuse <b>ML Multi-Level</b> - Refer to ML spec sheet for details - High: 100%, Low: 30% - Intended for downlight applications at 0° tilt	<b>Q9 Field Adjustable Output</b> - Refer to Field Adjustable Output spec sheet for details <b>R NEMA® Photocell Receptacle</b> - Intended for downlight applications at 0° tilt - Photocell by others <b>RL Rotate Left</b> - LED and optic are rotated to the left <b>RR Rotate Right</b> - LED and optic are rotated to the right

\* See www.cree.com/lighting/products/warranty for warranty terms  
 \* Available with Backlight Shield when ordered with field-installed accessory (see table above)

DA Mount



AA Mount



Attachment: 15315 Washington Street - Sheetz Rebuild (2519 : 15315 Washington Street - Sheetz Rebuild)



Rev. Date: 05/27/14

US: www.cree.com/lighting

T (

ATTACHMENT A

canada



T (800) 473-1234 F (800) 890-7507

## OSQ Series – Medium

## Product Specifications

## CONSTRUCTION &amp; MATERIALS

- Slim, low profile design minimizes wind load requirements
- Luminaire housing is rugged die cast aluminum with an integral, weathertight LED driver compartment and high performance heat sink
- Convenient interlocking mounting method on direct arm mount. Mounting adapter is rugged die cast aluminum and mounts to 3-6" (76-152mm) square or round pole, secured by two 5/16-18 UNC bolts spaced on 2" (51mm) centers
- Mounting for the adjustable arm mount adapter is rugged die cast aluminum and mounts to 2" (51mm) IP, 2.375" (60mm) O.D. tenon
- Adjustable arm mount can be adjusted 180° in 2.5° increments
- Designed for uplight and downlight applications
- Exclusive Colorfast DeltaGuard® finish features an E-Coat epoxy primer with an ultra-durable powder topcoat, providing excellent resistance to corrosion, ultraviolet degradation and abrasion. Silver, bronze, black, white, and platinum bronze are available
- **Weight:** 26.5 lbs. (12kg)

## ELECTRICAL SYSTEM

- **Input Voltage:** 120-277V or 347-480V, 50/60Hz, Class 1 drivers
- **Power Factor:** > 0.9 at full load
- **Total Harmonic Distortion:** < 20% at full load
- Integral 10kV surge suppression protection standard
- To address inrush current, slow blow fuse or type C/D breaker should be used

## REGULATORY &amp; VOLUNTARY QUALIFICATIONS

- cULUS Listed
- Suitable for wet locations
- Enclosure rated IP66 per IEC 60529 when ordered without R option
- Consult factory for CE Certified products
- Pending certification to ANSI C136.31-2001, 3G bridge and overpass vibration standards
- 10kV surge suppression protection tested in accordance with IEEE/ANSI C62.41.2
- Luminaire and finish endurance tested to withstand 5,000 hours of elevated ambient salt fog conditions as defined in ASTM Standard B 117
- Meets Buy American requirements within ARRA

Electrical Data							
Input Power Designator	System Watts 120-480V	Total Current					
		120V	208V	240V	277V	347V	480V
A	112	0.97	0.56	0.49	0.43	0.34	0.25
J	168	1.47	0.85	0.74	0.64	0.50	0.36

Recommended Cree® Outdoor Luminaire Lumen Maintenance Factors (LMF) <sup>1</sup>						
Ambient	Input Power Designator	Initial LMF	25K hr Projected <sup>2</sup> LMF	50K hr Projected <sup>2</sup> LMF	75K hr Calculated <sup>3</sup> LMF	100K hr Calculated <sup>3</sup> LMF
5°C (41°F)	A	1.04	0.99	0.94	0.88	0.84
	J					
10°C (50°F)	A	1.03	0.98	0.93	0.88	0.83
	J					
15°C (59°F)	A	1.02	0.97	0.92	0.87	0.83
	J					
20°C (68°F)	A	1.01	0.96	0.91	0.86	0.82
	J					
25°C (77°F)	A	1.00	0.95	0.90	0.85	0.81
	J					

<sup>1</sup> Lumen maintenance values at 25°C (77°F) are calculated per TM-21 based on LM-80 data and in-situ luminaire testing

<sup>2</sup> In accordance with IESNA TM-21-11, Projected Values represent interpolated value based on time durations that are within six times (6X) the IESNA LM-80-08 total test duration (in hours) for the device under testing (DUT) i.e. the packaged LED chip

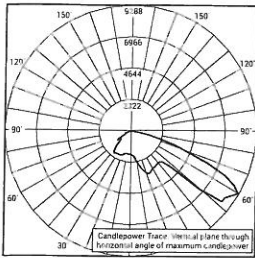
<sup>3</sup> In accordance with IESNA TM-21-11, Calculated Values represent time durations that exceed six times (6X) the IESNA LM-80-08 total test duration (in hours) for the device under testing (DUT) i.e. the packaged LED chip

OSQ Series – Medium

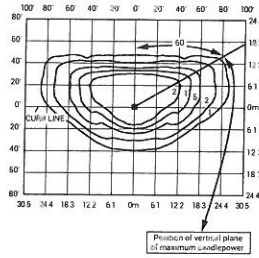
Photometry

All published luminaire photometric testing performed to IESNA LM-79-08 standards by a NVLAP certified laboratory. To obtain an IES file specific to your project consult: <http://www.cree.com/lighting>.

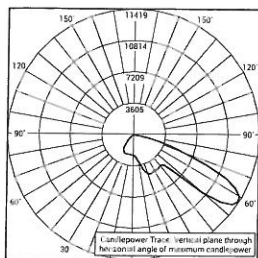
2ME



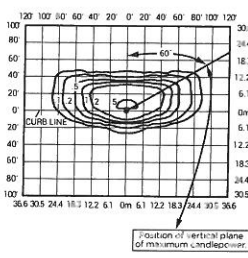
RESTL Test Report #: PL03347-001  
OSQ A \*\* 2ME A 40K-UL  
Initial Delivered Lumens: 10,988



OSQ A \*\* 2ME J 40K-UL  
Mounting Height: 25' (7.6m) A.F.G.  
Initial Delivered Lumens: 16,356  
Initial FC at grade

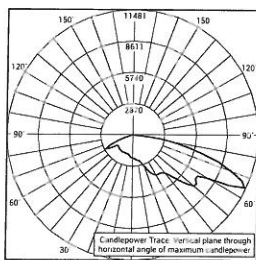


RESTL Test Report #: PL03642-003  
OSQ A \*\* 2ME J 40K-UL w/OSQ-BLSMF  
Initial Delivered Lumens: 14,643

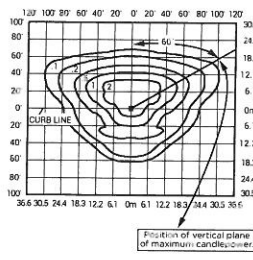


OSQ A \*\* 2ME J 40K-UL w/OSQ-BLSMF  
Mounting Height: 25' (7.6m) A.F.G.  
Initial Delivered Lumens: 14,020  
Initial FC at grade

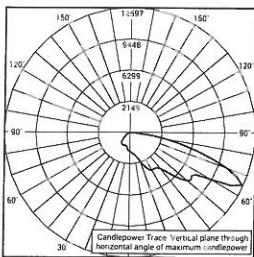
3ME



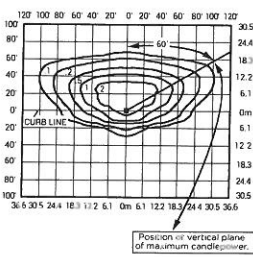
RESTL Test Report #: PL03478-001  
OSQ A \*\* 3ME J 40K-UL  
Initial Delivered Lumens: 16,257



OSQ A \*\* 3ME J 40K-UL  
Mounting Height: 25' (7.6m) A.F.G.  
Initial Delivered Lumens: 16,189  
Initial FC at grade



RESTL Test Report #: PL03642-001  
OSQ A \*\* 3ME J 40K-UL w/OSQ-BLSMF  
Initial Delivered Lumens: 14,229



OSQ A \*\* 3ME J 40K-UL w/OSQ-BLSMF  
Mounting Height: 25' (7.6m) A.F.G.  
Initial Delivered Lumens: 13,853  
Initial FC at grade

Type II Medium Distribution

Input Power Designator	3000K		4000K		5700K	
	Initial Delivered Lumens*	BUG Ratings** Per TM-15-11	Initial Delivered Lumens*	BUG Ratings** Per TM-15-11	Initial Delivered Lumens*	BUG Ratings** Per TM-15-11
A	10,075	B2-U0-G2	10,904	B2-U0-G2	11,649	B2-U0-G2
J	15,113	B3-U0-G2	16,356	B3-U0-G2	17,474	B3-U0-G2

\* Initial delivered lumens at 25°C (77°F). Actual production yield may vary between -4 and +10% of initial delivered lumens  
\*\* For more information on the IES BUG (Backlight-Uplight-Glare) Rating visit: [www.iesna.org/PDF/Erratas/TM-15-11BugRatingsAddendum.pdf](http://www.iesna.org/PDF/Erratas/TM-15-11BugRatingsAddendum.pdf). Valid with no tilt

Type II Medium w/BLS Distribution

Input Power Designator	3000K		4000K		5700K	
	Initial Delivered Lumens*	BUG Ratings** Per TM-15-11	Initial Delivered Lumens*	BUG Ratings** Per TM-15-11	Initial Delivered Lumens*	BUG Ratings** Per TM-15-11
A	8,636	B2-U0-G1	9,346	B2-U0-G2	9,985	B2-U0-G2
J	12,954	B2-U0-G2	14,020	B2-U0-G2	14,978	B2-U0-G2

\* Initial delivered lumens at 25°C (77°F). Actual production yield may vary between -4 and +10% of initial delivered lumens  
\*\* For more information on the IES BUG (Backlight-Uplight-Glare) Rating visit: [www.iesna.org/PDF/Erratas/TM-15-11BugRatingsAddendum.pdf](http://www.iesna.org/PDF/Erratas/TM-15-11BugRatingsAddendum.pdf). Valid with no tilt

Type III Medium Distribution

Input Power Designator	3000K		4000K		5700K	
	Initial Delivered Lumens*	BUG Ratings** Per TM-15-11	Initial Delivered Lumens*	BUG Ratings** Per TM-15-11	Initial Delivered Lumens*	BUG Ratings** Per TM-15-11
A	9,972	B2-U0-G2	10,793	B2-U0-G2	11,530	B2-U0-G2
J	14,958	B3-U0-G3	16,189	B3-U0-G3	17,296	B3-U0-G3

\* Initial delivered lumens at 25°C (77°F). Actual production yield may vary between -4 and +10% of initial delivered lumens  
\*\* For more information on the IES BUG (Backlight-Uplight-Glare) Rating visit: [www.iesna.org/PDF/Erratas/TM-15-11BugRatingsAddendum.pdf](http://www.iesna.org/PDF/Erratas/TM-15-11BugRatingsAddendum.pdf). Valid with no tilt

Type III Medium w/BLS Distribution

Input Power Designator	3000K		4000K		5700K	
	Initial Delivered Lumens*	BUG Ratings** Per TM-15-11	Initial Delivered Lumens*	BUG Ratings** Per TM-15-11	Initial Delivered Lumens*	BUG Ratings** Per TM-15-11
A	8,533	B1-U0-G2	9,235	B1-U0-G2	9,866	B1-U0-G2
J	12,799	B2-U0-G3	13,853	B2-U0-G3	14,799	B2-U0-G3

\* Initial delivered lumens at 25°C (77°F). Actual production yield may vary between -4 and +10% of initial delivered lumens  
\*\* For more information on the IES BUG (Backlight-Uplight-Glare) Rating visit: [www.iesna.org/PDF/Erratas/TM-15-11BugRatingsAddendum.pdf](http://www.iesna.org/PDF/Erratas/TM-15-11BugRatingsAddendum.pdf). Valid with no tilt

Attachment: 15315 Washington Street - Sheetz Rebuild (2519 : 15315 Washington Street - Sheetz Rebuild)

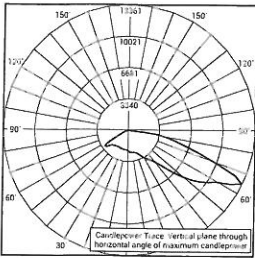


OSQ Series – Medium

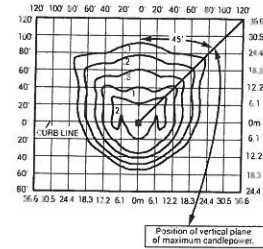
Photometry

All published luminaire photometric testing performed to IESNA LM-79-08 standards by a NVLAP certified laboratory. To obtain an IES file specific to your project consult: <http://www.cree.com/lighting>.

4ME



RESTL Test Report #: PL03496-001  
OSQ A \*\* 4ME J 40K-UL  
Initial Delivered Lumens: 16,293

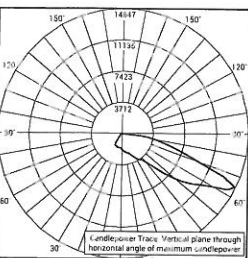


OSQ A \*\* 4ME J 40K-UL  
Mounting Height: 25' (7.6m) A.F.G.  
Initial Delivered Lumens: 16,022  
Initial FC at grade

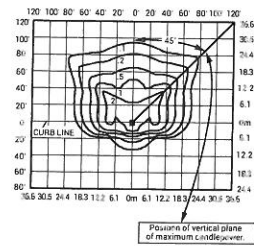
Type IV Medium Distribution

Input Power Designator	3000K		4000K		5700K	
	Initial Delivered Lumens*	BUG Ratings** Per TM-15-11	Initial Delivered Lumens*	BUG Ratings** Per TM-15-11	Initial Delivered Lumens*	BUG Ratings** Per TM-15-11
A	9,869	B2-U0-G2	10,682	B2-U0-G2	11,412	B2-U0-G3
J	14,804	B3-U0-G3	16,022	B3-U0-G3	17,117	B3-U0-G3

\* Initial delivered lumens at 25°C (77°F). Actual production yield may vary between -4 and +10% of initial delivered lumens  
\*\* For more information on the IES BUG (Backlight-Uplight-Glare) Rating visit: [www.iesna.org/PDF/Erratas/TM-15-11BugRatingsAddendum.pdf](http://www.iesna.org/PDF/Erratas/TM-15-11BugRatingsAddendum.pdf). Valid with no tilt



RESTL Test Report #: PL03642-002  
OSQ A \*\* 4ME J 40K-UL w/OSQ-BLSMF  
Initial Delivered Lumens: 13,647



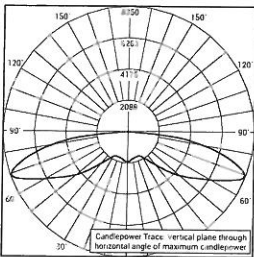
OSQ A \*\* 4ME J 40K-UL w/OSQ-BLSMF  
Mounting Height: 25' (7.6m) A.F.G.  
Initial Delivered Lumens: 14,020  
Initial FC at grade

Type IV Medium w/BLS Distribution

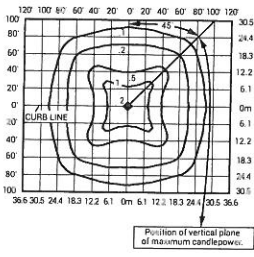
Input Power Designator	3000K		4000K		5700K	
	Initial Delivered Lumens*	BUG Ratings** Per TM-15-11	Initial Delivered Lumens*	BUG Ratings** Per TM-15-11	Initial Delivered Lumens*	BUG Ratings** Per TM-15-11
A	8,430	B1-U0-G2	9,124	B1-U0-G2	9,747	B1-U0-G2
J	12,645	B2-U0-G3	13,686	B2-U0-G3	14,621	B2-U0-G3

\* Initial delivered lumens at 25°C (77°F). Actual production yield may vary between -4 and +10% of initial delivered lumens  
\*\* For more information on the IES BUG (Backlight-Uplight-Glare) Rating visit: [www.iesna.org/PDF/Erratas/TM-15-11BugRatingsAddendum.pdf](http://www.iesna.org/PDF/Erratas/TM-15-11BugRatingsAddendum.pdf). Valid with no tilt

5ME



RESTL Test Report #: PL03466-001  
OSQ A \*\* 5ME S 40K-UL  
Initial Delivered Lumens: 20,709



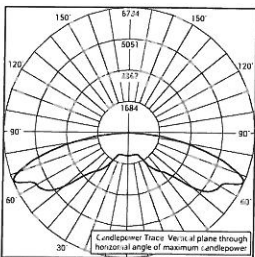
OSQ A \*\* 5ME A 40K-UL  
Mounting Height: 25' (7.6m) A.F.G.  
Initial Delivered Lumens: 15,480  
Initial FC at grade

Type V Medium Distribution

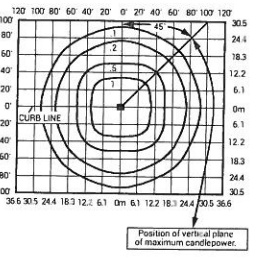
Input Power Designator	3000K		4000K		5700K	
	Initial Delivered Lumens*	BUG Ratings** Per TM-15-11	Initial Delivered Lumens*	BUG Ratings** Per TM-15-11	Initial Delivered Lumens*	BUG Ratings** Per TM-15-11
A	8,716	B3-U0-G3	10,320	B4-U0-G3	10,473	B4-U0-G3
J	13,075	B4-U0-G4	15,480	B4-U0-G4	15,710	B4-U0-G4

\* Initial delivered lumens at 25°C (77°F). Actual production yield may vary between -4 and +10% of initial delivered lumens  
\*\* For more information on the IES BUG (Backlight-Uplight-Glare) Rating visit: [www.iesna.org/PDF/Erratas/TM-15-11BugRatingsAddendum.pdf](http://www.iesna.org/PDF/Erratas/TM-15-11BugRatingsAddendum.pdf). Valid with no tilt

5SH



RESTL Test Report #: PL03501-001  
OSQ A \*\* 5SH S 40K-UL  
Initial Delivered Lumens: 21,066



OSQ A \*\* 5SH A 40K-UL  
Mounting Height: 25' (7.6m) A.F.G.  
Initial Delivered Lumens: 15,817  
Initial FC at grade

Type V Short Distribution

Input Power Designator	3000K		4000K		5700K	
	Initial Delivered Lumens*	BUG Ratings** Per TM-15-11	Initial Delivered Lumens*	BUG Ratings** Per TM-15-11	Initial Delivered Lumens*	BUG Ratings** Per TM-15-11
A	8,906	B3-U0-G3	10,544	B4-U0-G3	10,701	B4-U0-G3
J	13,359	B4-U0-G3	15,817	B4-U0-G4	16,052	B4-U0-G4

\* Initial delivered lumens at 25°C (77°F). Actual production yield may vary between -4 and +10% of initial delivered lumens  
\*\* For more information on the IES BUG (Backlight-Uplight-Glare) Rating visit: [www.iesna.org/PDF/Erratas/TM-15-11BugRatingsAddendum.pdf](http://www.iesna.org/PDF/Erratas/TM-15-11BugRatingsAddendum.pdf). Valid with no tilt



OSQ Series – Medium

**Photometry**

All published luminaire photometric testing performed to IESNA LM-79-08 standards by a NVLAP certified laboratory. To obtain an IES file specific to your project consult: <http://www.cree.com/lighting>.

15D

15' Flood Distribution			
Input Power Designator	3000K	4000K	5700K
	Initial Delivered Lumens*	Initial Delivered Lumens*	Initial Delivered Lumens*
A	8,716	10,320	10,473
J	13,075	15,480	15,710

\* Initial delivered lumens at 25°C (77°F). Actual production yield may vary between -4 and +10% of initial delivered lumens

25D

25' Flood Distribution			
Input Power Designator	3000K	4000K	5700K
	Initial Delivered Lumens*	Initial Delivered Lumens*	Initial Delivered Lumens*
A	8,527	10,096	10,246
J	12,790	15,144	15,369

\* Initial delivered lumens at 25°C (77°F). Actual production yield may vary between -4 and +10% of initial delivered lumens

40D

40' Flood Distribution			
Input Power Designator	3000K	4000K	5700K
	Initial Delivered Lumens*	Initial Delivered Lumens*	Initial Delivered Lumens*
A	8,337	9,871	10,018
J	12,506	14,807	15,027

\* Initial delivered lumens at 25°C (77°F). Actual production yield may vary between -4 and +10% of initial delivered lumens

Attachment: 15315 Washington Street - Sheetz Rebuild (2519 : 15315 Washington Street - Sheetz Rebuild)





OSQ Series – Medium

### Photometry

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60D

60' Flood Distribution			
Input Power Designator	3000K	4000K	5700K
	Initial Delivered Lumens*	Initial Delivered Lumens*	Initial Delivered Lumens*
A	8,148	9,647	9,790
J	12,222	14,471	14,686

\* Initial delivered lumens at 25°C (77°F). Actual production yield may vary between -4 and +10% of initial delivered lumens

Attachment: 15315 Washington Street - Sheetz Rebuild (2519 : 15315 Washington Street - Sheetz Rebuild)

OSQ Series – Medium

Luminaire EPA

Fixed Arm Mount – OSQ-DA Weight: 26.5 lbs. (12kg)							
Single	2 @ 180°	2 @ 90°	3 @ 90°	3 @ 120°	3 @ 180°	4 @ 180°	4 @ 90°
0.74	1.48	1.19	1.93	1.63	3.33	4.66	4.57

Adjustable Arm Mount – OSQ-AA Weight: 26.5 lbs. (12kg)							
Single	2 @ 180°	2 @ 90°	3 @ 90°	3 @ 120°	3 @ 180°	4 @ 180°	4 @ 90°
<b>Tenon Configuration (0° - 80° Tilt); If used with Cree tenons, please add tenon EPA with Luminaire EPA</b>							
PB-1A*; PT-1; PW-1A3	PB-2A*; PB-2R**; PD-2A4(180); PT-2(180); PW-2A3	PD-2A4(90); PT-2(90)	PD-3A4(90); PT-3(90)	PT-3(120)	PB-3A*; PB-3R**	PB-4(180)	PB-4A*(90); PB-4R**; PD-4A4(90); PT-4(90)
<b>0° Tilt</b>							
0.74	1.48	1.19	1.93	1.63	3.33	4.66	4.57
<b>10° Tilt</b>							
0.75	1.48	1.49	2.23	2.15	4.22	5.84	5.17
<b>20° Tilt</b>							
1.12	1.48	1.86	2.60	2.85	5.31	7.32	5.91
<b>30° Tilt</b>							
1.46	1.48	2.20	2.94	3.56	6.34	8.68	6.59
<b>45° Tilt</b>							
1.96	1.96	2.69	3.43	4.54	7.83	10.68	7.57
<b>60° Tilt</b>							
2.33	2.33	3.07	3.81	5.11	8.94	12.16	8.33
<b>70° Tilt</b>							
2.49	2.49	3.23	3.97	5.11	9.43	12.80	8.65
<b>80° Tilt</b>							
2.58	2.58	3.32	4.06	5.11	9.71	13.16	8.83
<b>Tenon Configuration (90° Tilt); If used with Cree tenons, please add tenon EPA with Luminaire EPA</b>							
PB-1A*; PT-1; PW-1A3	PB-2A*; PB-2R**; PD-2A4(180); PT-2(180); PW-2A3	PB-2A*	PB-3A*	PT-3(120)	PB-3A*; PB-3R**	PB-4(180)	PB-4A*(90); PB-4R**
<b>90° Tilt</b>							
2.61	2.61	4.44	6.05	5.11	9.79	13.28	10.39

Tenon EPA

Part Number	EPA
PB-1A*	None
PB-2A*	0.82
PB-3A*	1.52
PB-4A*(180)	2.22
PB-4A*(90)	1.11
PB-2R**	0.92
PB-3R**	1.62
PB-4R**	2.32
PD Series Tenons	0.09
PT Series Tenons	0.10
PW-1A3***	0.47
PW-2A3***	0.94

Tenons and Brackets (must specify color)			
<b>Square Internal Mount Vertical Tenons (Steel)</b> - Mounts to 3- 6" (76-152mm) square aluminum or steel poles		<b>Round Internal Mount Vertical Tenons (Steel)</b> - Mounts to 2.375" (60mm) O.D. round aluminum or steel poles or tenons	
PB-1A* – Single	PB-4A*(90) – 90° Quad	PB-2R2.375 – Twin	PB-4R2.375 – Quad
PB-2A* – 180° Twin	PD-4A*(180) – 180° Quad	PB-3R2.375 – Triple	
PB-3A* – 180° Triple			
<b>Square Internal Mount Horizontal Tenons (Aluminum)</b> - Mounts to 4" (102mm) square aluminum or steel poles		<b>Round External Mount Horizontal Tenons (Aluminum)</b> - Mounts to 2.375" (60mm) O.D. round aluminum or steel poles or tenons - Mounts to square pole with PB-1A* tenon	
PD-2A4(90) – 90° Twin	PD-3A4(90) – 90° Triple	PT-1H – Single	PT-3H(90) – 90° Triple
PD-2A4(180) – 180° Twin	PD-4A4(90) – 90° Quad	PT-2H(90) – 90° Twin	PT-4H(90) – 90° Quad
		PT-2H(180) – 180° Twin	
<b>Wall Mount Brackets</b> - Mounts to wall, roof or side of wood pole		<b>Mid-Pole Bracket</b> - Mounts to square pole	
WM-2 – Standard	WM-4 – L-Shape	PW-1A3* – Single	PW-2A3* – Double

\* Specify pole size: 3 (3"), 4 (4"), 5 (5"), or 6 (6") \*\* Specify pole size: 4 (4"), 5 (5"), or 6 (6")

\* Specify pole size  
\*\* Specify round pole or tenon dimensions  
\*\*\* These EPA values must be multiplied by the following ratio: Fixture Mounting Height/Total Pole Height

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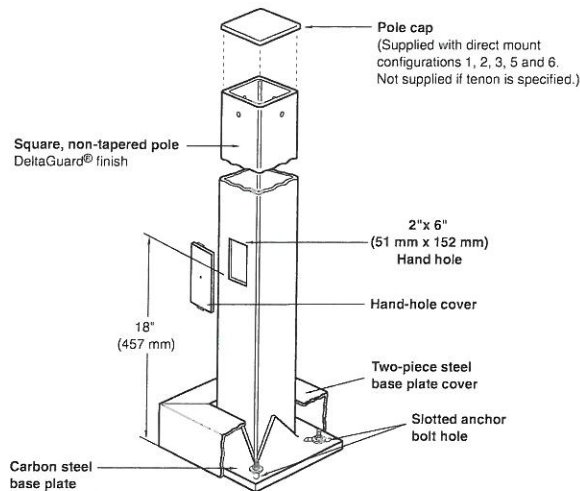
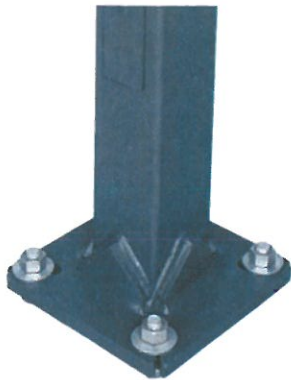


Attachment: 15315 Washington Street - Sheetz Rebuild (2519 : 15315 Washington Street - Sheetz Rebuild)

PS

# Crown-Weld® Square Straight Steel Poles

Beta Catalog Number: - -



Notes:

Catalog Number	Height (feet) x Width (inches) x Wall (inches)	Bolt Circle/Range (inches)	Bolt Size (inches)	Pole "EPA" Ratings Pole Base Wind Velocity										Mount Configuration*	Color Option
				70	80	90	100	110	120	130	140				
<input type="checkbox"/> PS3S10C*†	10 x 3 x 0.125	10/9.3-11	3/4	31.4	23.6	18.2	14.3	11.5	9.3	7.0	6.3	<input type="checkbox"/> 1 - Single <sup>1</sup>	<input type="checkbox"/> BZ		
<input type="checkbox"/> PS3S15C*†	15 x 3 x 0.125	10/9.3-11	3/4	18.5	13.4	9.9	7.4	5.5	4.1	3.0	2.2	<input type="checkbox"/> 2 - Twin @ 180° <sup>1</sup>	<input type="checkbox"/> BK		
<input type="checkbox"/> PS3S20C*†	20 x 3 x 0.125	10/9.3-11	3/4	11.5	7.8	5.2	3.3	2.0	0.9	0.1	0.0	<input type="checkbox"/> 3 - Twin @ 90° <sup>1</sup>	<input type="checkbox"/> WH		
<input type="checkbox"/> PS4S10C*†	10 x 4 x 0.125	10/9.3-11	3/4	59.9	45.2	35.1	27.9	22.6	18.5	15.4	12.9	<input type="checkbox"/> 5 - Triple <sup>1</sup>	<input type="checkbox"/> PB		
<input type="checkbox"/> PS4S12C*†	12 x 4 x 0.125	10/9.3-11	3/4	48.4	36.2	27.9	21.9	17.5	14.2	11.6	9.5	<input type="checkbox"/> 6 - Quad <sup>1</sup>	<input type="checkbox"/> SV		
<input type="checkbox"/> PS4S15C*†	15 x 4 x 0.125	10/9.3-11	3/4	36.5	26.9	20.3	15.6	12.1	9.5	7.4	5.8	<input type="checkbox"/> T - Tenon <sup>2</sup>			
<input type="checkbox"/> PS4S17C*†	17 x 4 x 0.125	10/9.3-11	3/4	30.7	22.3	16.6	12.5	9.41	7.1	5.3	3.9				
<input type="checkbox"/> PS4S20C*†	20 x 4 x 0.125	10/9.3-11	3/4	24.0	16.9	12.1	8.7	6.1	4.2	2.7	1.5				
<input type="checkbox"/> PS4S22C*†	22 x 4 x 0.125	10/9.3-11	3/4	20.4	14.0	9.7	6.6	4.3	2.5	1.2	0.1				
<input type="checkbox"/> PS4S25C*†	25 x 4 x 0.125	10/9.3-11	3/4	15.9	10.4	6.6	3.9	1.9	0.4	0.0	0.0				
<input type="checkbox"/> PS4S25S*†	25 x 4 x 0.188	10/9.3-11	3/4	25.3	17.6	12.3	8.5	5.7	3.6	1.9	0.6				
<input type="checkbox"/> PS4S27R*†	27 x 4 x 0.125	10/9.3-11	3/4	22.0	14.9	10.0	6.6	4.0	2.0	0.0	0.0				
<input type="checkbox"/> PS4S30R*†	30 x 4 x 0.125	10/9.3-11	3/4	17.7	11.4	7.1	4.0	1.7	0.0	0.0	0.0				
<input type="checkbox"/> PS4S30H*†	30 x 4 x 0.188	10/9.3-11	3/4	19.5	12.5	7.8	4.4	1.9	0.0	0.0	0.0				
<input type="checkbox"/> PS5S25S*†	25 x 5 x 0.188	10/9.7-11.3	1	43.9	31.4	22.8	16.6	12.1	8.7	6.0	3.8				
<input type="checkbox"/> PS5S30S*†	30 x 5 x 0.188	10/9.7-11.3	1	32.2	21.9	14.9	9.9	6.2	3.4	1.2	0.0				
<input type="checkbox"/> PS6S30S*†	30 x 6 x 0.188	11.5/11.3-12.8	1	50.8	35.7	25.3	17.9	12.4	8.2	4.9	2.4				

Field-Installed Accessories

GFI Outlet Accessory - 120V



- REC-GF1BZ
- REC-GF1BK
- REC-GF1WH
- REC-GF1PB
- REC-GF1SV

1-Direct mount pole configuration; add prefix "2" to configuration numbers for fixtures with Fixed 20° mount (i.e. "21", "22", "23", "25", "26") Example PS6S30S21BZ  
2-Order tenon separately

General Description

Non-tapered square steel poles are supplied with welded base with cover, four galvanized anchor bolts, masonite mounting template and a pole cap (except tenon mount). Each anchor bolt is provided with two washers and two nuts. Steel pole base has slotted holes. Per National Electrical Code requirements, pole is standard with a 2" x 6" (51 x 152 mm) hand hole, located 18" (457 mm) above bottom of pole base. A #10-32 stainless-steel weld stud with grounding lug is located inside pole, opposite hand hole; a hand hole cover is supplied but shipped separately. In addition, 4" x 27' and 4" x 30' poles include an internal 5/16" steel reinforced sleeve welded inside the bottom 24" of the pole, as well as a reinforcement welded around the hand hole for added strength.

Materials

Square, non-tapered pole of structural steel tubing (ASTM A 500); with a minimum yield strength of 46,000 p.s.i. Welded to a formed carbon steel base plate with a minimum yield strength of 36,000 p.s.i.

Finish

Exclusive Colorfast DeltaGuard™ finish features an E-Coat epoxy prim with an ultra-durable powder topcoat, providing excellent resistance to corrosion, ultraviolet degradation and abrasion. The finish is covered by our 7 year limited warranty.

Labels

Beta Lighting square steel poles meet or exceed National Electrical Code Requirements. In the US, Beta square poles are classified by Underwriters Laboratories Inc. for electrical ground bonding; in Canada, they are CS certified for electrical ground bonding and structural strength.

Patents

US 5,820,255; 6,640,517; Patent pending



Attachment: 15315 Washington Street - Sheetz Rebuild (2519 : 15315 Washington Street - Sheetz Rebuild)

## PS3S10C(a)BZ

10' (3.0 m) x 3" (76 mm)  
 Wall thickness – 0.125" (3 mm)  
 Base plate – 10" (254 mm) square x 0.50" (13 mm) thick  
 Anchor bolts – 3/4"-10 x 18" (457 mm) + 3" (76 mm)  
 Bolt circle diameter – 10" (254 mm) 9.3" – 11" (235 mm – 279 mm)  
 Maximum fixture weight – 250 lbs. (114 Kg)  
 Approximate shipping weight – 58 lbs. (26 Kg)

## PS3S15C(a)BZ

15' (4.6 m) x 3" (76 mm)  
 Wall thickness – 0.125" (3 mm)  
 Base plate – 10" (254 mm) square x 0.750" (19 mm) thick  
 Anchor bolts – 3/4"-10 x 18" (457 mm) + 3" (76 mm)  
 Bolt circle diameter – 10" (254 mm) 9.3" – 11" (235 mm – 279 mm)  
 Maximum fixture weight – 250 lbs. (114 Kg)  
 Approximate shipping weight – 82 lbs. (37 Kg)

## PS3S20C(a)BZ

20' (6.1 m) x 3" (76 mm)  
 Wall thickness – 0.125" (3 mm)  
 Base plate – 10" (254 mm) square x 0.750" (19 mm) thick  
 Anchor bolts – 3/4"-10 x 18" (457 mm) + 3" (76 mm)  
 Bolt circle diameter – 10" (254 mm) 9.3" – 11" (235 mm – 279 mm)  
 Maximum fixture weight – 250 lbs. (114 Kg)  
 Approximate shipping weight – 119 lbs. (54 Kg)

## PS4S10C(a)BZ

10' (3.0 m) x 4" (102 mm)  
 Wall thickness – 0.125" (3 mm)  
 Base plate – 10" (254 mm) square x 0.750" (19 mm) thick  
 Anchor bolts – 3/4"-10 x 18" (457 mm) + 3" (76 mm)  
 Bolt circle diameter – 10" (254 mm) 9.3" – 11" (235 mm – 279 mm)  
 Maximum fixture weight – 350 lbs. (159 Kg)  
 Approximate shipping weight – 78 lbs. (35 Kg)

## PS4S12C(a)BZ

12' (3.7 m) x 4" (102 mm)  
 Wall thickness – 0.125" (3 mm)  
 Base plate – 10" (254 mm) square x 0.750" (19 mm) thick  
 Anchor bolts – 3/4"-10 x 18" (457 mm) + 3" (76 mm)  
 Bolt circle diameter – 10" (254 mm) 9.3" – 11" (235 mm – 279 mm)  
 Maximum fixture weight – 300 lbs. (136 Kg)  
 Approximate shipping weight – 99 lbs. (45 Kg)

## PS4S15C(a)BZ

15' (4.6 m) x 4" (102 mm)  
 Wall thickness – 0.125" (3 mm)  
 Base plate – 10" (254 mm) square x 0.750" (19 mm) thick  
 Anchor bolts – 3/4"-10 x 30" (762 mm) + 3" (76 mm)  
 Bolt circle diameter – 10" (254 mm) 9.3" – 11" (235 mm – 279 mm)  
 Maximum fixture weight – 350 lbs. (159 Kg)  
 Approximate shipping weight – 119 lbs. (54 Kg)

## PS4S17C(a)BZ

17' (5.2 m) x 4" (102 mm)  
 Wall thickness – 0.125" (3 mm)  
 Base plate – 10" (254 mm) square x 0.750" (19 mm) thick  
 Anchor bolts – 3/4"-10 x 30" (762 mm) + 3" (76 mm)  
 Bolt circle diameter – 10" (254 mm) 9.3" – 11" (235 mm – 279 mm)  
 Maximum fixture weight – 300 lbs. (136 Kg)  
 Approximate shipping weight – 131 lbs. (59 Kg)

## PS4S20C(a)BZ

20' (6.1 m) x 4" (102 mm)  
 Wall thickness – 0.125" (3 mm)  
 Base plate – 10" (254 mm) square x 0.750" (19 mm) thick  
 Anchor bolts – 3/4"-10 x 30" (762 mm) + 3" (76 mm)  
 Bolt circle diameter – 10" (254 mm) 9.3" – 11" (235 mm – 279 mm)  
 Maximum fixture weight – 350 lbs. (159 Kg)  
 Approximate shipping weight – 150 lbs. (68 Kg)

## PS4S22C(a)BZ

22' (6.7 m) x 4" (102 mm)  
 Wall thickness – 0.125" (3 mm)  
 Base plate – 10" (254 mm) square x 0.750" (19 mm) thick  
 Anchor bolts – 3/4"-10 x 30" (762 mm) + 3" (76 mm)  
 Bolt circle diameter – 10" (254 mm) 9.3" – 11" (235 mm – 279 mm)  
 Maximum fixture weight – 310 lbs. (141 Kg)  
 Approximate shipping weight – 163 lbs. (74 Kg)

## PS4S25C(a)BZ

25' (7.6 m) x 4" (102 mm)  
 Wall thickness – 0.125" (5 mm)  
 Base plate – 10" (254 mm) square x 0.750" (19 mm) thick  
 Anchor bolts – 3/4"-10 x 30" (762 mm) + 3" (76 mm)  
 Bolt circle diameter – 10" (254 mm) 9.3" – 11" (235 mm – 279 mm)  
 Maximum fixture weight – 350 lbs. (159 Kg)  
 Approximate shipping weight – 182 lbs. (83 Kg)

## PS4S25S(a)BZ

25' (7.6 m) x 4" (102 mm)  
 Wall thickness – 0.188" (5 mm)  
 Base plate – 10" (254 mm) square x 0.750" (19 mm) thick  
 Anchor bolts – 3/4"-10 x 30" (762 mm) + 3" (76 mm)  
 Bolt circle diameter – 10" (254 mm) 9.3" – 11" (235 mm – 279 mm)  
 Maximum fixture weight – 350 lbs. (159 Kg)  
 Approximate shipping weight – 252 lbs. (114 Kg)

## PS4S27R(a)BZ

27' (8.2 m) x 4" (102 mm)  
 Wall thickness – 0.125" (3 mm)  
 Base plate – 10" (254 mm) square x 0.750" (19 mm) thick  
 Anchor bolts – 3/4"-10 x 30" (762 mm) + 3" (76 mm)  
 Bolt circle diameter – 10" (254 mm) 9.3" – 11" (235 mm – 279 mm)  
 Maximum fixture weight – 280 lbs. (127 Kg)  
 Approximate shipping weight – 232 lbs. (105 Kg)

## PS4S30R(a)BZ

30' (9.1 m) x 4" (102 mm)  
 Wall thickness – 0.125" (3 mm)  
 Base plate – 10" (254 mm) square x 0.750" (19 mm) thick  
 Anchor bolts – 3/4"-10 x 30" (762 mm) + 3" (76 mm)  
 Bolt circle diameter – 10" (254 mm) 9.3" – 11" (235 mm – 279 mm)  
 Maximum fixture weight – 315 lbs. (143 Kg)  
 Approximate shipping weight – 301 lbs. (137 Kg)

## PS4S30H(a)BZ

30' (9.1 m) x 4" (102 mm)  
 Wall thickness – 0.188" (5 mm)  
 Base plate – 10" (254 mm) square x 0.750" (19 mm) thick  
 Anchor bolts – 3/4"-10 x 30" (762 mm) + 3" (76 mm)  
 Bolt circle diameter – 10" (254 mm) 9.3" – 11" (235 mm – 279 mm)  
 Maximum fixture weight – 340 lbs. (155 Kg)  
 Approximate shipping weight – 337 lbs. (153 Kg)

## PS5S25S(a)BZ

25' (7.6 m) x 5" (127 mm)  
 Wall thickness – 0.188" (5 mm)  
 Base plate – 10" (254 mm) square x 0.750" (19 mm) thick  
 Anchor bolts – 1"-8 x 36" (914 mm) + 4" (102 mm)  
 Bolt circle diameter – 10" (254 mm) 9.7" – 11.3" (248 mm – 287 mm)  
 Maximum fixture weight – 450 lbs. (204 Kg)  
 Approximate shipping weight – 320 lbs. (145 Kg)

## PS5S30S(a)BZ

30' (9.1 m) x 5" (127 mm)  
 Wall thickness – 0.188" (5 mm)  
 Base plate – 10" (254 mm) square x 0.750" (19 mm) thick  
 Anchor bolts – 1"-8 x 36" (914 mm) + 4" (102 mm)  
 Bolt circle diameter – 10" (254 mm) 9.7" – 11.3" (248 mm – 287 mm)  
 Maximum fixture weight – 375 lbs. (170 Kg)  
 Approximate shipping weight – 379 lbs. (172 Kg)

## PS6S30S(a)BZ

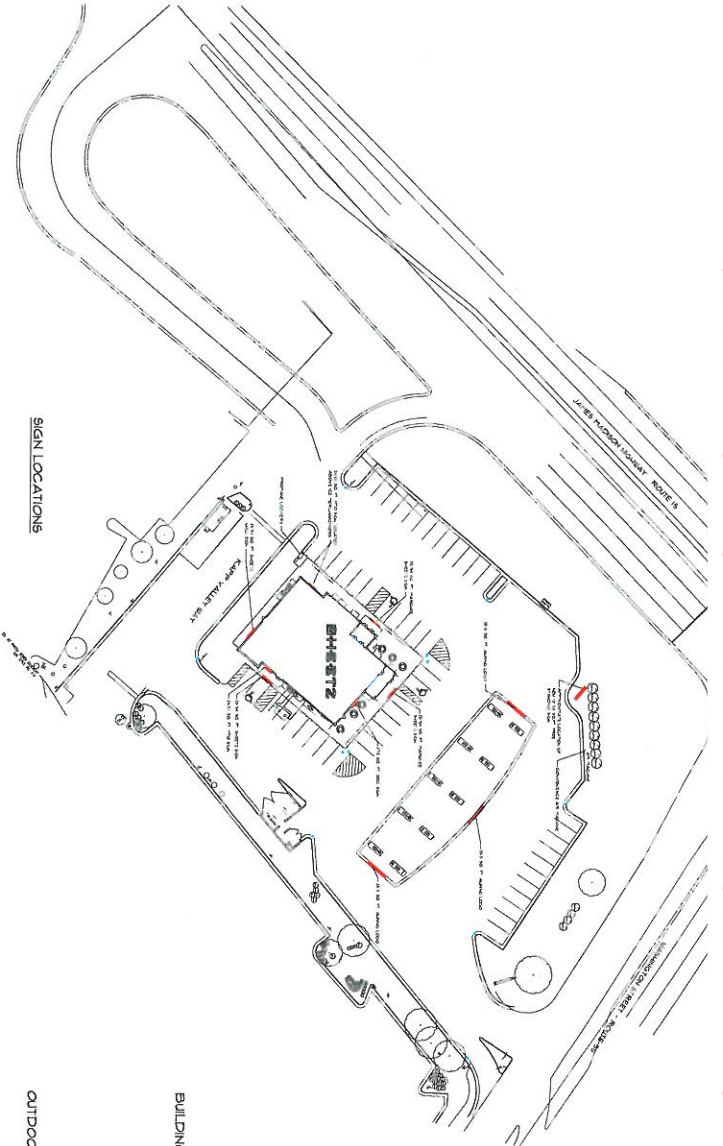
30' (9.1 m) x 6" (152 mm)  
 Wall thickness – 0.188" (5 mm)  
 Base plate – 12" (305 mm) square x 1" (25 mm) thick  
 Anchor bolts – 1"-8 x 36" (914 mm) + 4" (102 mm)  
 Bolt circle diameter – 11.5" (292 mm) 11.3" – 12.8" (286 mm – 324 mm)  
 Maximum fixture weight – 525 lbs. (238 Kg)  
 Approximate shipping weight – 457 lbs. (207 Kg)



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06/1



SHEETZ, INCORPORATED  
5766 SW 8TH AVENUE  
ALTONA, FLA 32607  
(904) 346-3611

# SHEETZ STORE "#205 REBUILD" 15315 WASHINGTON STREET HAYMARKET PRINCE WILLIAM COUNTY, VIRGINIA

**BUILDING ELEVATIONS**

- MARQUEE SHEETZ SIGN = 25.94 SQ. FT. X 3 = 77.82 SQ. FT.
- WALL SHEETZ SIGN = 25.94 SQ. FT. X 1 = 25.94 SQ. FT.
- WALL MTO SIGN = 26.52 SQ. FT. X 2 = 53.04 SQ. FT.
- WALL SBC SIGN = 21.5 SQ. FT. X 1 = 21.5 SQ. FT.
- WINDOW SIGN = 42.01 SQ. FT. X 8 = 336.08 SQ. FT.
- WINDOW SIGN DOOR PANEL AND LOWER GLASS PANEL = 6.88 SQ. FT. X 8 = 55.04 SQ. FT.

TOTAL = 575.42 SQ. FT.

**OUTDOOR MERCHANDISING SIGNS**

- ICE GRAPHIC = 1.53 SQ. FT. X 4 = 6.12 SQ. FT.
- PROPANE GRAPHICS = 13.20 SQ. FT. X 2 = 26.40 SQ. FT.
- AIR MACHINE GRAPHIC = 2.00 SQ. FT. X 3 = 6.00 SQ. FT.
- AUTOMOTIVE DISPLAY = 1.50 SQ. FT. X 2 = 3.00 SQ. FT.

TOTAL = 41.52 SQ. FT.

**FREE STANDING GAS PRICE SIGN**

- SHEETZ SIGN = 51.25 SQ. FT. X 1 = 51.25 SQ. FT.
- MTO SIGN = 25.09 SQ. FT. X 1 = 25.09 SQ. FT.
- ALWAYS OPEN SIGN = 12.13 SQ. FT. X 1 = 12.13 SQ. FT.
- FREE WIFI SIGN = 12.13 SQ. FT. X 1 = 12.13 SQ. FT.
- GAS PRICE SIGN = 30.95 SQ. FT. X 1 = 30.95 SQ. FT.

TOTAL = 131.59 SQ. FT.

**GAS CANOPY AWNING**

- SHEETZ LOGO AREA = 35.5 SQ. FT. X 3 = 106.5 SQ. FT.
- AUTO DIESEL FLAG SIGN = 5.09 SQ. FT. X 4 = 20.37 SQ. FT.

TOTAL = 126.87 SQ. FT.

**FUEL DISPENSER GRAPHICS**

- TYPICAL PUMP TOPPER SIGN = 1.95 SQ. FT. X 10 = 19.50 SQ. FT.
- TYPICAL CABINET LOGO = .59 SQ. FT. X 12 = 7.08 SQ. FT.
- DIESEL CABINET LOGO = 1.01 SQ. FT. X 4 = 4.04 SQ. FT.
- DIESEL TOP LOGO = .34 SQ. FT. X 4 = 1.36 SQ. FT.

TOTAL = 31.98 SQ. FT.

**DIRECTIONAL SIGNS**

- DIRECTIONAL SIGNS = 2.00 SQ. FT. X 5 = 10.00 SQ. FT.

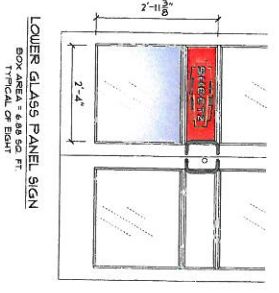
TOTAL = 10.00 SQ. FT.

**INTERNAL SIDEWALK SIGNS**

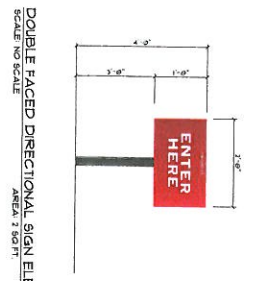
- TOP PANEL = 4.15 SQ. FT.
- LOWER PANEL = 1.46 SQ. FT.

TOTAL = 5.61 SQ. FT. X 4 SIGNS = 22.44

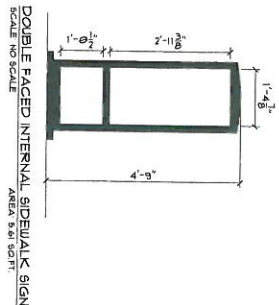
TOTAL SIGNAGE SQ. FT. FOR SITE = 939.16 SQ. FT.



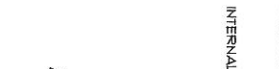
**AUTOMOTIVE DISPLAY**  
BOX AREA = 4.48 SQ. FT.  
TYPICAL OF TWO



**DOUBLE FACED DIRECTIONAL SIGN ELEVATION**  
SCALE: NO SCALE  
AREA: 7.90 FT.



**DOUBLE FACED INTERNAL SIGN**  
SCALE: NO SCALE  
AREA: 9.81 SQ. FT.



**LOWER GLASS PANEL SIGN**  
BOX AREA = 4.48 SQ. FT.  
TYPICAL OF EIGHT

REVISED 09-1-2015

**ATTACHMENT B**

*Convenience Architecture*  
and *Design P.C.*  
Thomas M. Columbus Jr., AIA, LEED AP  
351 Sheetz Way  
Clayburg, VA 16625  
(814) 239-6013



TO: Architectural Review Board  
SUBJECT: 15025 Washington Street - Museum Volunteers  
DATE: 08/19/15

---

Denise Hall Main Street Coordinator with the Town of Haymarket is requesting the assistance of all ARB board members to volunteer 1 weekend day during the 2015 exhibit season at the Haymarket Museum.

**ATTACHMENTS:**

- Museum Volunteer Sign Up Sheet (XLSX)

Museum Volunteer Sign Up Sheet Saturdays & Sundays 11 - 2 pm

Board Member	Sat	Sun	Sat	Sun	Sat	Sun	Sat	Sun	Sat	Sun	Sat	Sun	Sat	Sun	Sat	Sun	Sat	Sun	Sat	Sun	Sat
Name	12-Sep	13-Sep	19-Sep	20-Sep	26-Sep	27-Sep	3-Oct	4-Oct	17-Oct	18-Oct	24-Oct	25-Oct	31-Oct	1-Nov	7-Nov	8-Nov	14-Nov	15-Nov	21-Nov	22-Nov	5-Dec

Attachment: Museum Volunteer Sign Up Sheet (2521 : 15025 Washington Street - Museum Volunteers)



TO: Architectural Review Board  
SUBJECT: ARB Task List  
DATE: 08/19/15

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Chair Luersen will update the ARB on the Task List.

**ATTACHMENTS:**

- ARB Tasking 201508 (DOCX)



## April ARB Tasking Status

Task Description	Owner	Date Started	Status	Chronologic Detail
Welcome Signs at Town entrance	Luersen	Aug. 2012	Open	<p>???? – Task Created</p> <p><b>Aug. 2012</b> – Tabled 'til next meeting</p> <p><b>Sep. 2012</b> – Board to review other towns signs via internet and prepare for Oct. 2012 concept discussion.</p> <p><b>Oct. 2012</b> – Concept Created. Ken to create formal ARB request package for town council. ARB review set for Nov. 2012. Packet submission to town council set for Dec. 2012 town meeting</p> <p><b>Nov. 2012</b> – ARB requested that town properties be included in package. ARB moved to submit document to Town council at the December TC meeting after changes are made.</p> <p><b>Dec. 2012</b> – Task tabled for the holidays</p> <p><b>Jan. 2013</b> – Town Council approved the concept and requested ARB to move forward with sign designs and costing. Next step. Get VDOT correspondence started and a list of road sign manufacturers.</p> <p><b>Feb. 2013</b> – Got feedback from VDOT to what concepts are possible and procedures to apply for right of way use. Also got POC's for PWC's sign designer/builder. Asked Marchant to contact Leesburg to request cost for their stone sign structure on 15 at the south entrance.</p> <p><b>Mar. 2013</b> – Luersen will be meeting with Bud Craiger, PWC sign designer, on March 22 to discuss fabrication costs. Marchant to initiate Leeseburg costs for Stone sign and landscaping costs for their sign at the south Rt15 entrance.</p> <p><b>Apr. 2013</b> – Bud Craiger to develop sign design/costs/time frame packet to ARB. No delivery date was set. Luersen to keep communications with Bud to determine a delivery date for the packet. Marchant talking with Leesburg and will be getting the RFP quotes for us to use as reference costs.</p>

Attachment: ARB Tasking 201508 (2522 : ARB Task List)

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Task Description	Owner	Date Started	Status	Chronologic Detail
				<p><b>May 2013</b> – Got two drawings from Bud’s group. Comments requested during meeting</p> <p><b>June 2013</b> – Luersen to reach out to Bud Craiger to reignite progress</p> <p><b>July 2013</b> – No change</p> <p><b>Aug. 2013</b> – Luersen reached out to Bud Craiger to start back up after Summer Vacation</p> <p><b>Sep. 2013</b> – Bud said review sign types and we can meet again to develop costing figures.</p> <p><b>Oct. 2013</b> – Luersen to meet with Jenifer to get sign count for Town owned buildings and give Bud Craiger details to make up the build plan.</p> <p><b>Nov. 2013</b> – Luersen met with Jenifer and determined that only the Museum needed to be updated. Luersen working with Craiger to use the new town Logo. Craiger waiting to receive the Logo from Luersen.</p> <p><b>Dec. 2013</b> – No Change. Luersen still to follow up.</p> <p><b>Jan. 2014</b> – No Change. Luersen still to follow up.</p> <p><b>Feb. 2014</b> – No Change. Luersen still to follow up.</p> <p><b>Mar. 2014</b> – No Change. Luersen still to follow up.</p> <p><b>Apr. 2014</b> – No Change. Luersen still to follow up.</p> <p><b>May 2014</b> – No Change. Luersen still to follow up.</p> <p><b>Jun. 2014</b> – No Change. Luersen wants to let the new board to settle in and will follow up in August with Bud Craiger.</p> <p><b>Jul. 2014</b> – No Change.</p> <p><b>Nov. 2014</b> – No Change.</p> <p><b>Dec. 2014</b> - Luersen to work with Swinford to get the stalled status moving.</p> <p><b>Jan. 2015</b> - Luersen relays Sign shop information and past</p>

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Task Description	Owner	Date Started	Status	Chronologic Detail
				<p>designs to Swinford.</p> <p><b>Feb. 2015</b> – No Meeting</p> <p><b>Mar. 2015</b> – Initial sign package emailed to Swinford from Luersen</p> <p><b>May 2015</b> – No change.</p> <p><b>Jun. 2015</b> – No change.</p> <p><b>Jul. 2015</b> – Status to be updated at July meeting.</p>
<b>Commercial Fencing</b>	Marchant and ARB staff	December 2014	On Hold	<p><b>Jan. 2014</b> – A COA for a commercial Fence, led to the discussion that commercial fences are not addressed in the ARB Guidelines. With the changes of the Historic district overlay, and comp-plan review, the ARB Guidelines will need to be updated. To that note, it was determined to begin outlining acceptable commercial fencing to include with the guideline changes.</p> <p><b>May 2014</b> – On hold until Historic District overlay is determined, requiring Guideline changes.</p> <p><b>Jun. 2014</b> – District overlay was voted down by Haymarket Town Board. Will keep this on hold until new Board Liaison gives direction.</p>

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