



ARCHITECTURAL REVIEW BOARD

REGULAR MEETING ~ MINUTES ~

Danielle Kijewski, Clerk of Council
<http://www.townofhaymarket.org/>

15000 Washington Street, Suite 100
Haymarket, VA 20169

Wednesday, June 14, 2017

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

Chair Kenneth Luersen: Present, Councilwoman Susan Edwards: Absent, Board Member Robert Day: Present, Councilman Connor Leake: Present, Board Member Bond Cavazos: Present, Clerk of Council Danielle Kijewski: Present, Chief of Police Kevin Lands: Present, Town Planner Steve Gyuris: Present.

2. Citizens Time

No citizens have comments to share.

3. Minutes Approval

A. Architectural Review Board - Regular Meeting - May 17, 2017 7:00 PM

RESULT:	ACCEPTED [UNANIMOUS]
MOVER:	Connor Leake, Councilman
SECONDER:	Bond Cavazos, Board Member
AYES:	Kenneth Luersen, Robert Day, Connor Leake, Bond Cavazos
ABSENT:	Susan Edwards

4. Pledge of Allegiance

5. Old Business

A. ZP2017-009 - School of Rock Revised Sign (15101 Washington Street)

Mr. Gyuris shares background on this application - some of the signs on the property have already been approved; the sign under consideration at this time is for a sign that will be on the historic structure, itself. The applicant is here for the third time, and Mr. Gyuris says that the sign meets all requirements laid out in the Ordinance.

Ms. Mary Hitchcock shares that after discussing the options with the Town Planner, there are no other options for the sign that fall within the allowances of the Ordinance.

After the last meeting, the applicant contacted Metrosign for proofs of signs with the Georgia and Takoma font, but found that the results were too far from the character of the building, and School of Rock said it was too far from the character of the logo. She suggests a modified color and font combination, and has brought color swatches to that effect. She believes that her revised sign fits in with the character and architecture of the building, and would prefer this option to the unmodified but temporary banners, which would not require ARB approval.

She participated in this past weekend's Health & Fitness Day, and residents were very supportive of School of Rock and its use of the Winterham property. She left her father's 80th birthday celebration in order to present her application tonight. The property manager for Winterham has informed her that a new structure is planned in front of the house, which will make her sign that much less visible. Her goal is to satisfy everyone's wishes for the character of the sign and property, and believes that this sign will do that. She presents a color proof for those members who were not present at the May meeting.

Ms. Cavazos says that she is fine with the revised sign, as does Mr. Day.

Councilman Leake confirms that the modified sign has removed the flair on certain letters, and the color will match the door.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Bond Cavazos, Board Member
SECONDER:	Robert Day, Board Member
AYES:	Kenneth Luersen, Robert Day, Connor Leake, Bond Cavazos
ABSENT:	Susan Edwards

B. Discussion: ZP2017-018 - Signage for SHEETZ (15315 Washington Street)

Mr. Gyurisin shares that this application came in very recently, and added this item to the agenda in order to share it with the ARB for informational purposes, though it is not ready for any action this evening.

The ARB members examine the plans. Marian Harders of Walsh Colucci Lubeley & Walsh clarified says that this item has already been before the ARB as part of the SHEETZ Comprehensive Sign Package - the signage itself has been approved, but the present application is just for the permit. Ms. Harders and Mr. Gyurisin provide explanation for those ARB members who were not part of the Board when the original applications were approved.

6. Town Planner Update

Mr. Gyurisin shares that the Town has received no new applications for the ARB, though he continues to work with Mr. Pitman (Contemporary Music Center) on the size of his sign. A site plan will soon come before the Planning Commission for A Dog's Day Out, about which he met with the applicant earlier that day. The ARB will soon hear applications concerning light standards and a retaining wall, which should be on the agenda in July. The site plan for QBE was also approved at the Planning Commission's most recent meeting.

Chairman Luersen asks whether Mr. Gyurisin has been involved in the matter of the VDOT retaining wall. Mr. Gyurisin says that representatives of VDOT met with Town Staff earlier that day, and that they have 7 weeks in which to complete the project. A possible option that was discussed was the planting of ivy along the top of the wall, that would trail down over its surface and create a green option. VDOT will prepare a test section for the ARB's viewing in early July. The brick or stone columns are still an option, but the majority of the wall will be stained. Mr. Gyurisin is very pleased with the ivy option, as it will make the wall a positive contribution to the visuals of the corridor, rather than something that the Town is trying to hide. A big question is whether the preferred stone will adhere to the stained concrete, but the test section should answer this question.

Chairman Luersen says that he likes the idea of the ivy, and shares that a similar option was employed in Sherwood Forest.

Ms. Cavazos likes the idea of the columns, and encourages Mr. Gyurisin to keep this option open.

Mr. Day thinks that the combination of staining, columns, and ivy will constitute a very strong package; any two of the options, and he thinks the visual would still be lacking.

Councilman Leake cannot understand why they cannot imitate the visuals of the bridges on Jefferson Street and the I-66 / Route 15 Interchange; Chairman Luersen says that because the wall was erected without being stained, it is too late in the process for this to be a feasible option. Ms. Cavazos asks whether new stamped concrete could be put on top of the existing wall; Mr. Gyurisin says that the manufacturer is unsure that it would adhere.

Ms. Cavazos asks whether there is a timeline for temporary vinyl signs; Mr. Gyurisin and Councilman Leake confirm that there is a 45-day window, which is a loophole in the Code. Mr. Gyurisin says that in the cases of signs and fences, enforcement is an ongoing issue.

7. Town Council & Planning Commission Update

Councilman Leake shares that the Town Council will hear the appeal of Z properties at a Continuation Meeting on Friday; it adopted the Zoning Ordinance, a FY2017 budget amendment, FY2017-18 budget and hazard mitigation plan at its June meeting, and appointed Danielle Kijewski as the new Clerk of Council at a Work Session in May.

Chairman Luersen asks whether the Health & Fitness Fair was a success; Councilman Leake says that he was not in attendance, but has heard from the officers that it was a great success and well-attended.

8. Adjournment

A. Motion to Adjourn

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Connor Leake, Councilman
SECONDER:	Bond Cavazos, Board Member
AYES:	Kenneth Luersen, Robert Day, Connor Leake, Bond Cavazos
ABSENT:	Susan Edwards

Submitted:

Approved:



Danielle Kijewski, Clerk of Council

Debra Sprehe



Ken Luersen, Chairman

9/19/2017



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Submitted:

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Danielle Kijewski, Clerk of Council

Ken Luersen, Chairman

