



# ARCHITECTURAL REVIEW BOARD

## WORK SESSION ~ MINUTES ~

Shelley M. Kozlowski, Clerk of Council  
<http://www.townofhaymarket.org/>

15000 Washington Street, Suite 100  
Haymarket, VA 20169

Tuesday, December 11, 2018

6:00 PM

Council Chambers

A Work Session of the Architectural Review Board of the Town of Haymarket, VA, was held this evening in the Board Room, commencing at 6:00 PM.

Chair Kenneth Luersen called the meeting to order.

### I. Call to Order

Chair Kenneth Luersen: Present, Board Member Marchant Schneider: Present, Councilwoman Bond Cavazos: Present, Board Member Julia Cabrera-Woscek: Present, Commissioner Aayush Kharel: Present.

### II. Demolition Permits Discussion

1. Staff Report on the Demolition Reports
2. 15011 Washington Street - Demolition Permit
3. 15010 Payne Lane - Demolition Permit
4. 15003 Washington Street - Demolition Permit
5. 6704 Jefferson Street - Demolition Permit
6. 6706 Jefferson Street - Demolition Permit
7. 6707 Fayette Street - Demolition Permit
8. 15001 Washington Street - Demolition Permit

Town Planner, Emily Lockhart, briefs the board on the Demolition Permits for structures in town. She states that it has been requested by the applicant to waive the 45 day procedural time frame so that the applicant, Stan Smith, can be present.

Brian Prater, of Walsh, Colucci, Lubeley and Walsh, P.C., addresses the board. He states that he is representing the applicant, Stan Smith. He gives a background of his client's history and plans for the property. He adds that his client has not had success selling the properties partly do to the state of the buildings on the property. He further adds that his client wants to demolish all of the structures and market the property for redevelopment. Mr. Prater discusses with the board the structural engineer's report concerning each of the individual structures that have been requested for demolition. He concludes that if the demolitions are not approved by the ARB in January Mr. Smith will exercise his options that are provided in the state code.

Members of the board share concerns with the owner not maintaining the property and feel that there are structures that could be rehabilitated, utilized and incorporated into the redevelopment of Haymarket.

Discussion also ensues concerning other structures that have been rehabilitated in town, time frame of demolition, historic significance of the structures, B-1 zoning, incentives, and possibly a joint work session with the Town Council.

Mr. Schneider briefs the board on the history of ownership of the property and previous development plans.

There is interest from the board to preserve 15001 Washington Street and 6706 Jefferson Street and a Phase One archaeological survey/documentation for the remaining properties excluding the sheds.

### III. Adjournment

#### 1. Motion to Adjourn

<b>RESULT:</b>	<b>ADOPTED [UNANIMOUS]</b>
<b>MOVER:</b>	Marchant Schneider, Board Member
<b>SECONDER:</b>	Bond Cavazos, Councilwoman
<b>AYES:</b>	Luersen, Schneider, Cavazos, Cabrera-Woscek, Kharel

Submitted:

Approved:

  
Shelley M. Kozłowski, Clerk of the Council

  
Ken Luersen, Chairman