

*******DRAFT MINUTES*******

Alexandria Board of Architectural Review
Old & Historic Alexandria District

Wednesday, April 20, 2011

7:30pm, City Council Chambers, City Hall
301 King Street, Alexandria, Virginia 22314

Members Present: Tom Hulfish, Chairman
Chip Carlin
Oscar Fitzgerald
Wayne Neale
John von Senden
Peter Smeallie

Member Absent: Arthur Keleher

Staff Present: Planning & Zoning
Courtney Lankford, Historic Preservation Planner
Al Cox, FAIA, Historic Preservation Manager

The meeting was called to order at 7:40 p.m. by Chairman Hulfish.

I. MINUTES

Consideration of the minutes of the public hearing of April 6, 2011.

BOARD ACTION: Approved as submitted, 6-0

On a motion by Dr. Fitzgerald, seconded by Mr. Neale, the minutes were unanimously approved, as submitted, 6-0.

II. DISCUSSION ITEMS

1. **CASE BAR2011-0065**
Request for window replacement at **101 N Columbus St**, zoned KR King Street Retail.
APPLICANT: PMA Properties
BOARD ACTION: Approved, as amended, 5-1.

SPEAKERS

Rob Kaufman, the applicant, spoke in support. He verbally amended his application based on recent information from the manufacturer and stated that he would now like to use aluminum clad wood sash pack replacements in order to save as much as the original window frame and brick mold as possible.

BOARD DISCUSSION

Dr. Fitzgerald mentioned the 1929 fire and was glad that the building was not torn down as a result. He was concerned with matching the later muntin pattern, but was supportive of the Staff recommendation because these multi-light windows had now been installed for a much longer period of time than the original 1907 sash were in place.

Mr. Neale did not object to sash pack replacements in order to retain as much material as possible. He questioned whether the sash packs would be clad or wood. Mr. Kaufman clarified that he was requesting aluminum clad due to the difficulties in painting the windows in this building. Mr. Neale suggested that the replacements be painted wood sashes, since the wood frame was being retained and would have to be painted anyway.

Mr. von Senden was concerned that sash pack replacements could cause changes to the sight lines. He suggested that the existing sash dimensions be matched.

Mr. Smeallie felt the light configuration should be taken back to the original configuration. He was supportive of the Staff recommendation with the exception that the replacements be wood and not aluminum clad.

Mr. Carlin complemented the color scheme of the building and noted how it made the building come alive. He supported pre-finished aluminum clad sash packs, if the sash and existing wood frame were painted to match the existing colors. The applicant responded that it was his intention to repeat the existing color scheme.

Mr. Neale supported the original 2/2 light configuration.

The Chairman called the question on the Staff recommendation, which failed.

Mr. von Senden made a motion to approve double glazed aluminum-clad sash pack replacement windows with a 2/2 light configuration that match the existing sight lines. Motion failed due to lack of second.

Mr. Smeallie made an alternative motion to approve double glazed, simulating divided light, painted wood sash pack replacement windows with a 2/2 light configuration that match the existing sight lines. Mr. Neale seconded the motion, which was approved, 5-1.

Mr. Kaufman, applicant, asked if he could appear again before the Board and request full frame, aluminum-clad replacement windows. The Board discussed a motion to reconsider, but the applicant ultimately withdrew his request and was satisfied with the Board's decision.

REASON

The Board found that the muntin configuration should be taken back to the original design and not the configuration that was installed after the 1929 fire. They felt sash packs were acceptable in order to retain the historic wood frame and supported double glazing but believed the sash should be the same material as the wood frame and not clad.

III. DEFERRED ITEMS

CASE BAR2011-0052

Request for new egress window and stair relocation at **917 S Saint Asaph St**, zoned RM Residential.

APPLICANT: Sarah Bobbin

Deferred prior to hearing at the applicant's request

IV. OTHER BUSINESS

1. Assistant City Attorney Joanna Anderson briefed Board on deferrals. She clarified that a deferral is not a decision and that the Board must make a decision within the time period specified in the Zoning Ordinance. She also noted that determination of whether an application was complete was an administrative function.
2. Staff relayed a request from the business organizations to allow web addresses in storefronts. The Board asked Staff to survey the existing conditions and to make a presentation on the matter.

IV. ADJOURNMENT

Chairman Hulfish adjourned the meeting at approximately 8:22 pm.

V. ADMINISTRATIVE APPROVALS

CASE BAR2011-0077

Request for gutter replacement and snowguards at **217 N Royal St**, zoned RM Residential.

APPLICANT: Liza Chapman

CASE BAR2011-0078

Request for painted wall sign at **711 Wilkes St**, zoned CL Commercial.

APPLICANT: Williams Parking, LLC

CASE BAR2011-0079

Request for garage door replacement at **117 Quay St**, zoned RM Residential.

APPLICANT: Kathleen C. Pisch

CASE BAR2011-0080

Request for hanging sign at **320 King St**, zoned KR King Street Retail.

APPLICANT: Subway

CASE BAR2011-0081

Request for roof replacement at **110 S Pitt St**, zoned CD Commercial.

APPLICANT: 110 South Pitt, LLC

CASE BAR2011-0082

Request for window replacement, arch reconstruction, and light fixture replacement at **1007 Duke St**, zoned RM Residential.

APPLICANT: Matthew Napoli

CASE BAR2011-0084

Request for installation of window in existing coal door opening at **318 Duke St**, zoned RM Residential.

APPLICANT: John Lepore

CASE BAR2011-0085

Request for window/door replacement at **9 Potomac Ct**, zoned RM Residential.

APPLICANT: Mary Savino

Minutes submitted by,

Al Cox, FAIA, Historic Preservation Manager
Boards of Architectural Review