

**PURCELLVILLE BOARD OF ARCHITECTURAL REVIEW
TUESDAY, SEPTEMBER 15, 2020, 7:30 P.M.
TOWN HALL COUNCIL CHAMBERS/VIRTUAL**

The meeting of the Purcellville Board of Architectural Review convened at 7:30 P.M. in Council Chambers and via GoTo Meeting with the following in attendance:

PRESENT IN PERSON:

Pat Giglio, Chairman
Daniel Piper, Board member
Jim Gloeckner, Board member

PRESENT VIA REMOTE PARTICIPATION:

Mark Ippoliti, Board member
Beth Goldsmith, Board member
Ted Greenly, Council Liaison

STAFF PRESENT:

Andrew Conlon, Senior Planner
Dale Lehnig, Director of Capital Projects, Planning and Development (remote)
Diana Hays, Town Clerk/Executive Assistant

CALL TO ORDER:

Chairman Giglio called the meeting to order at 7:30 PM.

CITIZEN COMMENTS:

None

BOARD MEMBER DISCLOSURES:

None

ACTION ITEMS – NEW CONSTRUCTION:

a. CDA20-07 Trails End, LLC @ 141, 151 and 161 Hatcher Avenue

Warren Ralston, W.C. Ralston Architects, came forward and provided the background of his company. Mr. Ralston shared a presentation about the project, which was requested but not received by the Town staff.

Chairman Giglio asked about the recess in relationship to the balconies and the depth. Mr. Ralston stated the balconies are 8 feet at the upper level and 5 feet at the lower level. Chairman Giglio referred to the renderings and needing to see more detail based on discussions during the meeting.

Board member Gloeckner asked if the lower level was for retail. Casey Chapman requested that the questions refer to design only rather than uses. Board member Piper stated that uses may affect the exterior.

Board member Goldsmith stated the design feels modern rather than historical. Chairman Giglio talked about opportunities for deeper recesses for outdoor dining and other uses, and referenced the examples he provided from Leesburg. Mr. Ralston talked further about the color for the recesses. Further discussion took place about the exterior materials, colors, stairs, gutters, railings, windows/glass, elevator and parapet.

Andy Conlon stated that if site plan review required changes it would have to come back to the BAR for approval. Board member Ippoliti asked why the BAR is not waiting for the site plan review. Chairman Giglio stated he spoke to the applicant prior to the meeting and they wanted to move forward with the design. If there are significant changes, the applicant may have to come back with an addendum. Chairman Giglio added that the drawings do not have the details that would allow the BAR to take action at this time.

The applicant requested a list of the requirements from the BAR and Board member Piper clarified the items could be provided. Chairman Giglio added that outdoor dumpster enclosures should be designed to blend with the architecture of the building.

Chairman Giglio summarized the list of items needed:

- Provide details for cornice
- Brick returns on the balconies
- Screening of roof top elements
- Show detail of window surround
- Detail of recesses
- Scuppers and downspouts

Board member Piper added that the applicant would also provide floor plans.

Chairman Giglio made a motion that the BAR defer action on CDA20-07 Trails End, LLC @ 141, 151 and 161 Hatcher Avenue to a future date to allow the applicant the opportunity to amend the drawings, to provide additional detailing to demonstrate conformance with the guidelines. The motion was seconded by Board member Piper and carried 5-0.

DISCUSSION ITEMS:

None

INFORMATION ITEMS:

None

APPROVAL OF MINUTES:

- a. March 17, 2020 BAR Meeting (with edits provided by Chairman Giglio)
- b. August 18, 2020 BAR Meeting (with edits provided by Chairman Giglio)


Chairman Giglio stated the minutes appear to be verbatim and not the normal action summary, and noted quite a few errors, and provided those to the Clerk. Chairman Giglio added that the recordings serve as meeting minutes if there are any questions, and suggested to continue using capsule summaries. Chairman Giglio stated the minutes would adopted at the next meeting with the changes made.

Board member Piper requested to discuss application submission requirements as provided to applicants. He added today's submission is a good example and talked about modifying the list. Board member Piper offered to modify the list and forward to Andy Conlon. Chairman Giglio suggested reviewing what other Town's are doing for submissions.

ADJOURNMENT:

With no further business, Chairman Giglio made a motion to adjourn the meeting at 8:35 PM.


Pat Giglio, Chairman


Diana Hays, Town Clerk

