

**BOARD OF ARCHITECTURAL REVIEW**  
**AGENDA**  
**June 19, 2014 - 4:00 PM**  
**Council Chambers - Rouss City Hall**

**1. POINTS OF ORDER**

- A. Roll Call
- B. Approval of Minutes – June 5, 2014 meeting

**2. CONSENT AGENDA**

**3. NEW BUSINESS**

- A. **BAR-14-343** Request of Howard P. Lewis for a Certificate of Appropriateness to replace roofing on a garage at 610 Amherst Street.
- B. **BAR-14-367** Request of Andrew Ours on behalf of the City of Winchester for a Certificate of Appropriateness to upgrade a wireless antenna at 131 North Kent Street.

**4. OLD BUSINESS**

- A. **BAR-13-595** Request of Leicester Square, LLC for a Certificate of Appropriateness for new construction and a request to demolish an existing structure less than 75 years old at the properties located at 10 East Leicester Street and 412 South Loudoun Street. (***Continuation - remaining items for consideration are: roofing, exterior lighting, and porch details***)

**5. OTHER DISCUSSION**

- A. Review draft guidelines pertaining to substitute materials.

**6. ADJOURN**

**\*\*\*APPLICANT OR REPRESENTATIVE MUST BE PRESENT AT THE MEETING\*\*\***

**BOARD OF ARCHITECTURAL REVIEW  
MINUTES**

The Board of Architectural Review held its regularly scheduled meeting on Thursday, June 5, 2014, at 4:00p.m. in Council Chambers, Rouss City Hall, 15 North Cameron Street, Winchester, Virginia

**POINTS OF ORDER:**

**PRESENT:** Chairman Rockwood, Mr. Bandyke, Ms. Jackson, Mr. Walker, Mr. Serafin

**ABSENT:** None

**STAFF:** Will Moore, Nasser Rahimzadeh, Carolyn Barrett

**VISITORS:** Ed Chapman, John Priber, Sandra Bosley

**APPROVAL OF MINUTES:**

Chairman Rockwood called for additions or corrections to the minutes of May 15, 2014. *Mr. Walker moved to approve the minutes. Mr. Bandyke seconded the motion. Voice vote was taken and the motion passed 5-0.*

**CONSENT AGENDA:**

None.

**PUBLIC HEARINGS:**

None.

**NEW BUSINESS:**

None.

**OLD BUSINESS:**

**BAR-13-595** Request of Leicester Square, LLC for a Certificate of Appropriateness for new construction and a request to demolish an existing structure less than 75 years old at the properties located at 10 East Leicester Street and 412 South Loudoun Street. ***(Continuation – remaining items for consideration are: roofing, exterior lighting and porch details.)***

Ed Chapman, representing the applicant, presented revised roofing proposal for metal on the duplex (units 7 & 8) that faces Loudoun Street and architectural shingles on the primary roofs, with metal roofs on the porches, of the row house units (units 1-6) that are oriented toward Leicester Street. An aerial photograph was included to demonstrate the existing roof materials on the surrounding structures on these streets.

Chairman Rockwood said the proposal reflected remarks he had made previously regarding the roofing materials. Those remarks were personal and did not necessarily reflect the views of all the Board members.

Mr. Serafin stated that he still thinks all roofs on the project should be metal because of their prominence.

Mr. Walker stated that while the surrounding properties along Leicester have shingles, they are much smaller in scale than the proposed row houses. He stated that there may be a way to incorporate a compromise and reduce the prominence of the roofs. He suggested possibly altering the roof material so that units 1, 3, and 5 could be metal and units 2, 4 and 6 could have shingles.

Chairman Rockwood stated that, if they were going to suggest three with metal and three with shingles, he would prefer the three joined units directly along Leicester be metal with the three rear units having shingles. Ms. Jackson stated that she thought this could be a good compromise. She stated that staggering the two types would probably not be attractive.

Chairman Rockwood asked Mr. Chapman if this was something he could negotiate with the Board or if he would have to take it back to the applicant. Mr. Chapman replied that he would have to take it back. He asked if it helped or not to have metal on the porches. Mr. Walker replied that it did help, but the scale of the main roof was still the issue in using shingles.

Mr. Serafin asked if any of the units had been sold. Mr. Chapman replied that four are under contract.

Mr. Bandyke asked whether or not they had to act on the request as presented. Mr. Moore stated that it is up to the representative as to whether he would prefer it to be acted on as presented or tabled to confer with the owner. Mr. Chapman stated that he would like it to be tabled so that he could return to the owner.

*Mr. Bandyke made a motion to table **BAR-13-595** at the applicant's request. A recommendation is included that standing seam metal would be an appropriate material for the primary roofs on units 1, 2, 3, 7 and 8, architectural shingles would be an acceptable material for units 4, 5 and 6 because they are set back from the street line.*

*Ms. Jackson seconded the motion. Voice vote was taken and the motion passed 5-0.*

#### **DISCUSSION:**

- A. Discussion – John Priber of Lantz Construction Winchester, seeking input from Board on repairs to entryway at 407 South Loudoun Street.

Mr. Priber said there are some structural issues with the entry way that need to be repaired. There has been significant rot where water came through the roof. Parts are very fragile and cannot be removed without causing more damage. The roofer has already been out and said he could recreate the copper roof. The crown moulding will need to be duplicated. He asked for guidance from the Board. There was considerable discussion, with an ultimate recommendation to reuse what materials can be reused and to duplicate, as close as possible, what needed to be replaced.

B. Review draft guidelines pertaining to substitute materials.

Mr. Moore pointed out that he reordered some language within the draft and added statements pertaining to context and precedence per the Board's direction at the last meeting. Copies of email correspondence from Board member Mr. Walker and Ms. Bosley of PHW regarding the draft guidelines were disseminated. The Board discussed the text box listing appropriate/inappropriate materials at length. The Board decided that the box should be omitted so that no materials were assumed appropriate in all occasions and, likewise, that no material was absolutely excluded. Mr. Moore stated that he would delete the listing and attempt to include some visual examples for a subsequent draft for the next meeting.

**ADJOURN:**

With no further business before the Board, the meeting was adjourned at 5:19 pm.

DRAFT



Rouss City Hall  
 15 North Cameron Street  
 Winchester, VA 22601

Telephone: (540) 667-1815  
 FAX: (540) 722-3618  
 TDD: (540) 722-0782  
 Website: www.winchesterva.gov

**APPLICATION  
 BOARD OF ARCHITECTURAL REVIEW  
 CERTIFICATE OF APPROPRIATENESS**

**Please print or type all information**

Applicant (use reverse to list additional applicants) Howard Lewis

Telephone 662-1761 Street Address Garage @ 610 Amherst St

E-mail address hplewis610@yahoo.com City Winchester, VA State VA Zip 22601

---

Owner's Signature (use reverse to list additional owners) [Signature] Owner Name (as appears in Land Records) Howard P. Lewis et UX

Telephone 662-1761 Street Address Garage @ 610 Amherst St

E-mail address hplewis610@yahoo.com City Winchester State Va Zip 22601

PROPERTY LOCATION  
 Current Street Address(es) Garage at 610 Amherst St Use residential

Zoning: \_\_\_\_\_ Year Constructed: 1915 Historic Plaque? Y ( ) ~~N~~ Number: \_\_\_\_\_

TYPE OF REQUEST – Submit TEN(10) copies of all materials needed for each request, and any additional information with this form.

<input type="checkbox"/> Demolition	<input type="checkbox"/> Sign (specific type) and # _____	<input checked="" type="checkbox"/> Exterior Change
<input type="checkbox"/> New Construction	<input type="checkbox"/> Freestanding	<input type="checkbox"/> Siding
<input type="checkbox"/> Addition	<input type="checkbox"/> Wall	<input checked="" type="checkbox"/> Roofing - garage
<input type="checkbox"/> Fence	<input type="checkbox"/> Projecting	<input type="checkbox"/> Windows/Doors
<input type="checkbox"/> Wall	<input type="checkbox"/> Other (specify)	<input type="checkbox"/> Paint
<input type="checkbox"/> Other (specify)		<input type="checkbox"/> Other (specify)

FOR OFFICIAL USE ONLY

Hearing Date(s) \_\_\_\_\_

CERTIFICATE OF APPROPRIATENESS IS: \_\_\_\_\_ APPROVED \_\_\_\_\_ DISAPPROVED \_\_\_\_\_ TABLED \_\_\_\_\_ WITHDRAWN

SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_

Secretary, Board of Architectural Review



replace ex. shingles on  
garage w/ standing seam  
metal to match main  
structure



# PERMACOLOR 3500 SELECTOR

26 Gauge, Standard 35 Yr. Color Coatings  
Full Strength, 70% Kynar 500®/Hylar 5000®



Matte Black



Dark Bronze



Mill Finish (Galvalume-Plus)



Colonial Red



Charcoal Gray



Slate Gray



Slate Blue



Forest Green



Hartford Green

Standard colors available on steel and aluminum, 26 ga. steel in stock at all times.  
Colors shown are printer's representations. There may be very slight variations  
on actual metal. Ask for Engler's metal chips for specific colors.



Represented by:

## PermaColor 3500

Englert's PermaColor 3500 standard 35-year **low gloss** color coatings are comprised of a .7 to .9 mil full strength 70% Kynar 500/Hylar 5000 fluorocarbon (Polyvinylidene fluoride PVDF) coating over a urethane primer of .2 to .3 mil on the finish side, with primer and a washcoat on the reverse side.

ULTRA-Cool® is state-of-the-art when it comes to energy-efficient metal roofing. Using BASF's ULTRA-Cool coatings, ULTRA-Cool meets Energy Star® specs for Cool Roofs and not only saves energy but money as well because:

- Heat is reflected away from the building
- Smog is reduced when environmental temperatures are reduced
- Energy costs are saved because of cooler interior spaces
- Life expectancy of the roof is increased due to less expansion and contraction
- Monetary incentives are increasingly being offered for switching to reflective roofing products
- Emissivity values of the coatings exceed 80%

## Englert Inc.

### Home Office & Manufacturing

1200 Amboy Avenue • Perth Amboy, NJ 08861  
Phone: (732) 826-8614 • Fax: (732) 826-8865

[www.englertinc.com](http://www.englertinc.com)

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*Hylar 5000® is a registered trademark of Ausimont USA, Inc.*

*Galvalume® and Galvalume Plus® are registered trademarks of BIEC International, Inc.*

*ULTRA-Cool® is a registered trademark of BASF.*

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 Winchester, VA 22601

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 Web: www.winchesterva.gov

**APPLICATION  
 BOARD OF ARCHITECTURAL REVIEW  
 CERTIFICATE OF APPROPRIATENESS**

Please print or type all information:

540-667-1815  
Telephone

Andrew.durs@winchesterva.gov  
E-mail address

ANDREW DURS  
Applicant

128 N. CAMERON ST  
Street Address

WINCHESTER, VA 22601  
City / State / Zip

Samantha Andersen  
Property Owner's Signature

540 722 7575  
Telephone

samantha.andersen@winchester.va.gov  
E-mail address

Winchester Parking Authority  
Property Owner (Name as appears in Land Records)

131 N. Kent St  
Street Address

Winchester VA 22601  
City / State / Zip

**PROPERTY LOCATION**

Current Street Address(es) 131 N. Kent St. Use: Public parking garage  
 Zoning: E1P (HW) Year Constructed: 2009 Historic Plaque? Y( ) N(X) Number: \_\_\_\_\_

**TYPE OF REQUEST**

Demolition	Sign (specify type) and # _____	Exterior Change
New Construction	Freestanding	Siding
Addition	Wall	Roofing
Fence/Wall	Projecting	Windows/Doors
CONCEPTUAL REVIEW ONLY	Other sign (specify)	Paint
Other (specify) <u>Upgrade wifi antenna on top of parking garage</u>		

**\*\*\*SEE REVERSE FOR MATERIALS TO INCLUDE WITH APPLICATION\*\*\***

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BAR Review OR Administrative Review per Section 14-5

Hearing Date(s) 06-19-14

CERTIFICATE OF APPROPRIATENESS: APPROVED DISAPPROVED TABLED WITHDRAWN

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

SIGNATURE: \_\_\_\_\_ DATE: \_\_\_\_\_

Secretary, Board of Architectural Review

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15 North Cameron Street  
Winchester, VA 22601

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Board of Architectural Review,

The IT Department would like to request permission to upgrade the wireless bridge antenna that is currently mounted on the top of the west stairwell of the George Washington Auto Park. The current antenna is an omni-directional antenna which measures 1" x 12" and is mounted vertically. The proposed upgrade antenna is 3" x 18" and is mounted horizontally. The new antenna will increase the network speed for the administrative staff located on the ground floor by as much as 3 times. Attached you will find 4 pictures. Two of the building, one of the existing antenna, and one of the proposed antenna.

Thank you for your consideration,

A handwritten signature in black ink, appearing to read "Andrew D. Ours".

Andrew D. Ours  
Sr. Network Engineer  
City of Winchester

Picture taken from Kent St side.



Picture taken from the corner of Piccadilly and Kent at ground level.



Current Antenna.



## HyperLink Wireless 2.4 GHz 14.5 dBi Radome Enclosed Wireless LAN Yagi Antenna

Model: HG2415Y

### Applications and Features

- |                      |  |                  |   |
|----------------------|--|------------------|---|
| <b>Applications:</b> | <ul style="list-style-type: none"><li>▪ 2.4 GHz ISM Band</li><li>▪ IEEE 802.11b and 802.11g<br/>Wireless LAN</li><li>▪ Directional and multipoint<br/>applications</li><li>▪ Bluetooth®</li><li>▪ Public Wireless Hotspot</li><li>▪ WiFi</li></ul> | <b>Features:</b> | <ul style="list-style-type: none"><li>▪ Superior performance</li><li>▪ Light weight</li><li>▪ All weather operation</li><li>▪ UV-stable, UL flame rated radome</li><li>▪ 30° beam-width</li><li>▪ DC Short lightning protection</li><li>▪ Can be installed for either vertical or horizontal polarization</li><li>▪ Includes tilt and swivel mast mount</li><li>▪ Optional wall/ceiling mount available</li></ul> |
|----------------------|--|------------------|---|



### Product Description

#### Superior Performance

The HyperGain® HG2415Y Radome Enclosed Yagi WiFi Antenna features high gain and a 30° beam-width. It is ideally suited for directional and multipoint IEEE 802.11b and 802.11g wireless LANs, Bluetooth®, public wireless hotspot applications and other systems operating in the 2.4GHz ISM band. The unique design of this antenna allows it to be installed for either vertical or horizontal polarization.

#### Rugged and Weatherproof

This WiFi antenna is enclosed within a UV-stable, UL flame rated radome for all-weather operation. The HG2415Y antenna is supplied with a 60 degree tilt and swivel mast mount kit.



CERTIFICATE #: BAR-13-595  
 DATE SUBMITTED: 12-11-13



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**APPLICATION  
 BOARD OF ARCHITECTURAL REVIEW  
 CERTIFICATE OF APPROPRIATENESS**

LEICESTER SQUARE, LLC  
 JOHN WILKINGHAM  
 925 MEADOW CT  
 WINC, VA 22601

Please print or type all information

~~HARMAN CONSTRUCTION, INC. - Bruce Wilkins~~ Applicant (use reverse to list additional applicants) *owner/applicant as of 5/1/14*

540-532-6259 Telephone  
 1024 PLEASANT VALLEY ROAD Street Address

bwilkin@harmanconstruction.com E-mail address  
 HARRISBURG VA 22801 City State Zip

~~J. Adams~~ Owner's Signature (use reverse to list additional owners)  
 PATRICIA N. ADAMS Owner Name (as appears in Land Records)

443.759.0841 Telephone  
 1601 BOLTON ST. Street Address

patricia7585@gmail.com E-mail address  
 BOSTON MA 02117 City State Zip

PROPERTY LOCATION  
 Current Street Address(es) 10 E. LEICESTER ST. & 412 S. LAYMONN ST. Use VACANT

Zoning: R81 Year Constructed: N/A Historic Plaque? Y( ) N() Number: \_\_\_\_\_

TYPE OF REQUEST - Submit TEN(10) copies of all materials needed for each request, and any additional information with this form.

<input type="checkbox"/> Demolition	<input type="checkbox"/> Sign (specific type) and # _____	<input type="checkbox"/> Exterior Change
<input checked="" type="checkbox"/> New Construction	<input type="checkbox"/> Freestanding	<input type="checkbox"/> Siding
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<input type="checkbox"/> Fence	<input type="checkbox"/> Projecting	<input type="checkbox"/> Windows/Doors
<input type="checkbox"/> Wall	<input type="checkbox"/> Other (specify)	<input type="checkbox"/> Paint
<input type="checkbox"/> Other (specify)		<input type="checkbox"/> Other (specify)

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Hearing Date(s) 12-19-13 \* 02-26-14 \*\* 5/15/14 \*\*\* 6/5/14

CERTIFICATE OF APPROPRIATENESS IS: \_\_\_\_\_ APPROVED \_\_\_\_\_ DISAPPROVED \_\_\_\_\_ TABLED \_\_\_\_\_ WITHDRAWN

SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_  
 Secretary, Board of Architectural Review

\* 2/20/14 - approved as submitted w/ following exceptions:  
 1) roofing, 2) ext. lighting, 3) porch details

\*\* 5/15/14 - proposal for arch. shingles on all primary roofs + s.s. metal on all porch roofs denied

\*\*\* 6/5/14 - rev. proposal (metal on duplex; shingles on primary roof, metal on porches of other units) tabled at applicant's request.



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Winchester, VA 22601

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June 6, 2014

Leicester Square, LLC  
925 Meadow Ct  
Winchester, VA 22601

Mr. Willingham:

On Thursday, June 5, 2014, the Board of Architectural Review acted on the following request:

**BAR-13-595** Request of Leicester Square, LLC for a Certificate of Appropriateness for new construction and a request to demolish an existing structure less than 75 years old at the properties located at 10 East Leicester Street and 412 South Loudoun Street.

On a vote of 5-0, the Board tabled the request pertaining to roof materials at the request of the applicant's representative.

The Board recommended that standing seam metal would be an appropriate material for the primary roofs on units 1, 2, 3, 7 and 8. The Board recommended that architectural shingles would be an acceptable material for units 4, 5 and 6 because they are set back from the street line.

The decision only applies to the proposal for roofing materials. Other portions of the application that have received previous approval (accessory structure demolition, site design and layout, building elevations, etc.) remain in effect. Items remaining for consideration are porch details and exterior lighting.

Please do not hesitate to contact me should you have any questions at 667-1815, ext. 1413.

Sincerely yours,

A handwritten signature in blue ink that reads "William M. Moore".

William M. Moore  
Planner

Rouss City Hall  
15 North Cameron Street  
Winchester, VA 22601

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TDD: (540) 722-0782  
Website: [www.winchesterva.gov](http://www.winchesterva.gov)

May 16, 2014

Leicester Square, LLC  
925 Meadow Ct  
Winchester, VA 22601

Mr. Willingham:

On Thursday, May 15, 2014, the Board of Architectural Review acted on the following request:

**BAR-13-595** Request of Leicester Square, LLC for a Certificate of Appropriateness for new construction and a request to demolish an existing structure less than 75 years old at the properties located at 10 East Leicester Street and 412 South Loudoun Street.

On a vote of 4-1, the Board denied the use of architectural shingles for **BAR-13-595** because:

- The proposal is inconsistent with brochure 7 (New Residential Construction) of the *Winchester Historic District Design Guidelines*, page 7 pertaining to roofs, which states: "1) When designing new houses, respect the character of roof types and pitches in the immediate area around the new construction; and 2) For new construction in the historic district, use traditional roofing materials such as slate or metal. This design relates better to the visual image of historic shingle patterns than thin asphalt types."; and,
- The proposal is inconsistent with the same brochure, page 10 pertaining to materials and textures which states: "The selection of materials and textures for a new dwelling should be compatible with and complement neighboring historic buildings."; and,
- Because of the scale and proportion of the main roofs, the material would detract from the character of the Historic District.

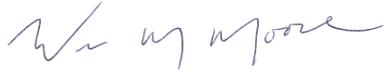
The Board further recommended that standing seam metal would be an appropriate material for the primary roofs on the structures.

The decision only applies to the proposal for roofing materials. Other portions of the application that have received previous approval (accessory structure demolition, site design and layout, building elevations, etc.) remain in effect. Items remaining for consideration are porch details and exterior lighting.

The decision may be appealed to the Common Council of the City of Winchester within 30 days of the Board's decision per Section 14-9-1.1 of the Zoning Ordinance. Also, because the disapproval was accompanied by a recommendation, you may again be heard by the Board if, within 90 days, the application is amended to comply with the recommendation per Section 14-4-4.

Please do not hesitate to contact me should you have any questions at 667-1815, ext. 1413.

Sincerely yours,

A handwritten signature in cursive script that reads "William M. Moore".

William M. Moore  
Planner

*“To provide a safe, vibrant, sustainable community while striving to constantly improve the quality of life for our citizens and economic partners.”*

## Will Moore

---

**From:** John Willingham <john@willinghamenterprises.com>  
**Sent:** Friday, May 16, 2014 3:27 PM  
**To:** Will Moore  
**Subject:** BAR 13-595

Will - I would like to submit to you for the next BAR meeting that as a compromise from the motion made to deny my roofing request that I submit the following:

1. Metal roofs on the Loudoun St duplexes - matches the dominant roof type on this street.
2. Arch shingles on the 6 rear units which matches the dominant roof type on this street. Additionally, we will include metal on the porch roof for these six.

Photos of adjacent properties will be included as additional evidence for this compromise.

Please advise if you need anything else.

Thanks.

Sent from my iPad



METAL

SHINGLES

METAL

METAL

METAL

FLAT

SHINGLES

SHINGLES

SHINGLES

SHINGLES

SHINGLES

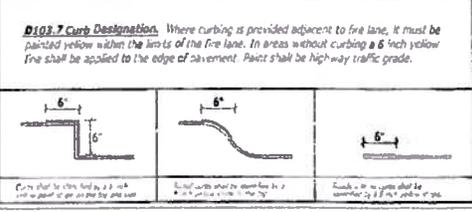
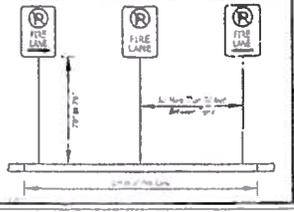
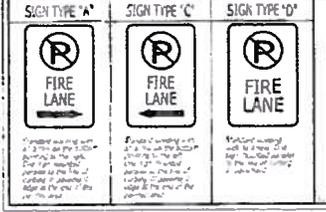
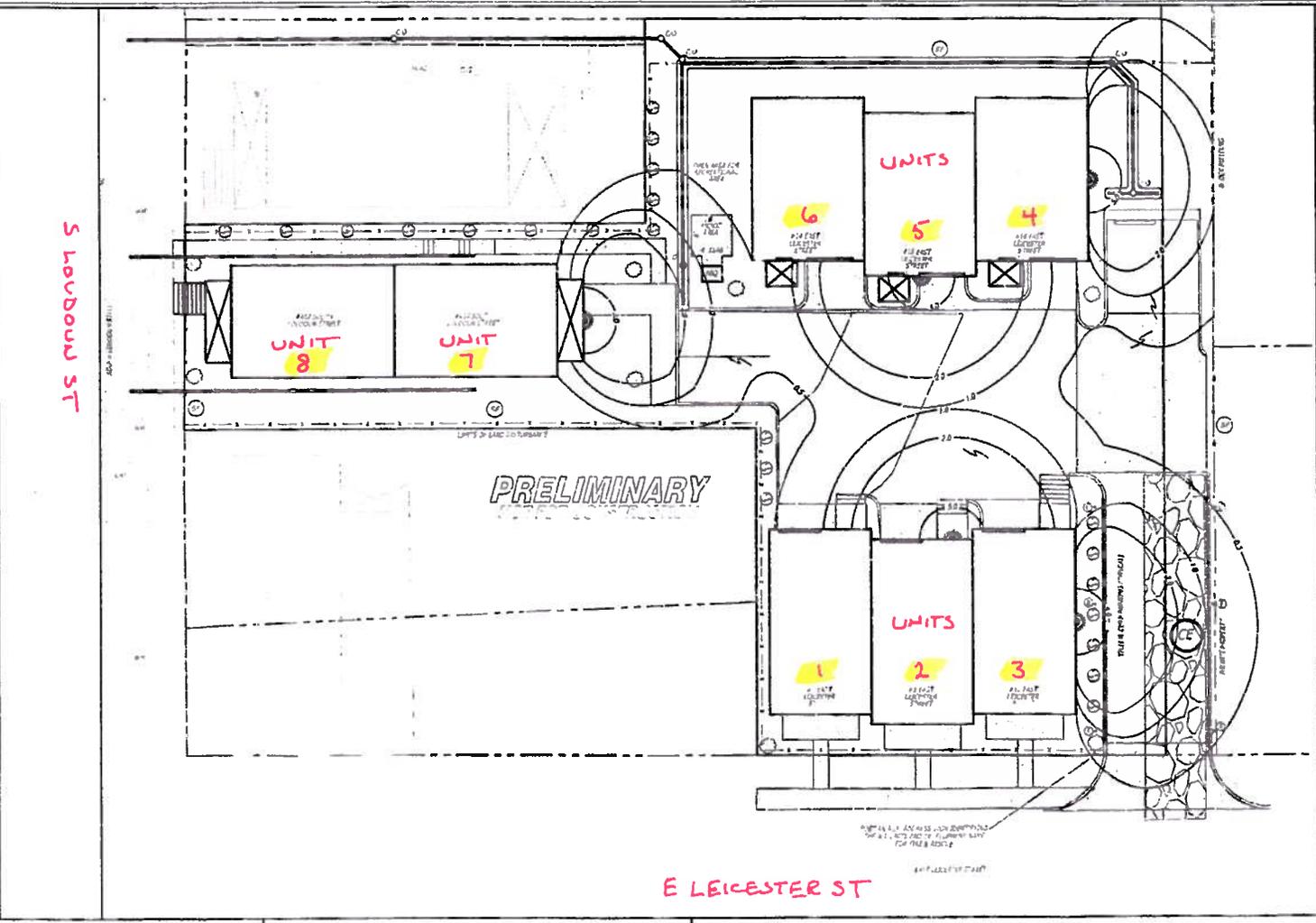
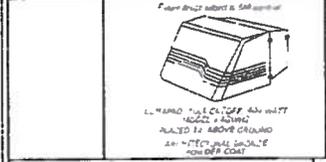
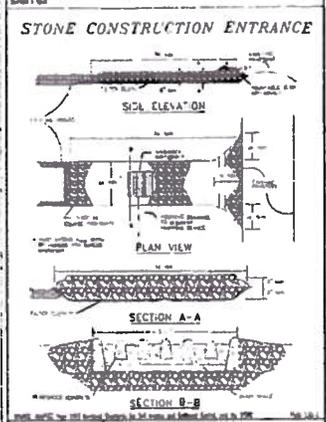
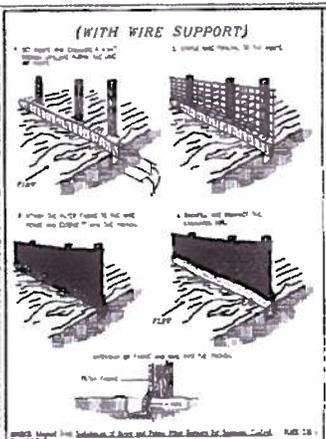
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1000 17 500



**GreyWolfe, Inc.**  
Land Surveying and Consulting  
1003 Avenue 2603  
Winchester, VA 20181  
(540) 341-0000  
www.greywolfe.com

**LAND**

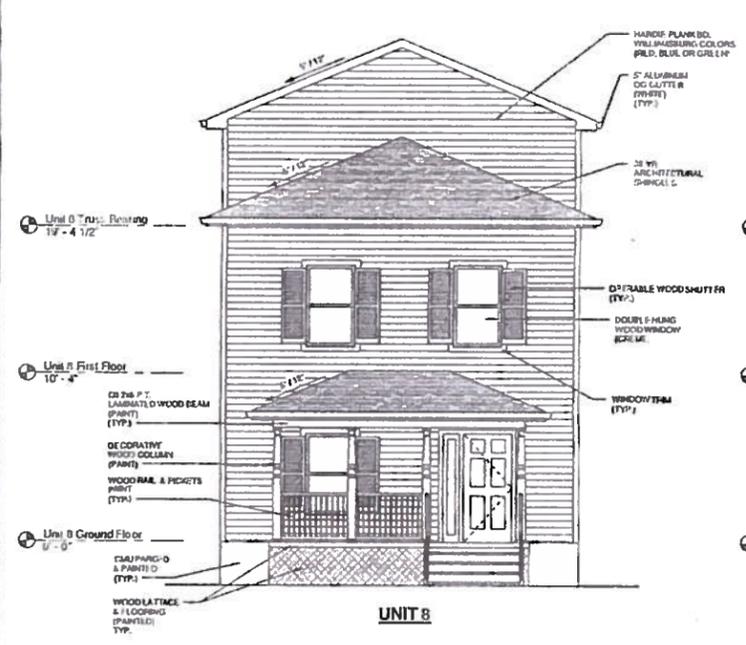
**Stone Ridge Development**  
10 East Leicester Street  
WINCHESTER, VIRGINIA

**DATE:** DEC 30, 2013  
**SCALE:** 1" = 30'  
**FILE NO.:** 0787  
**SHEET 3 OF 2**

BAR-13-595

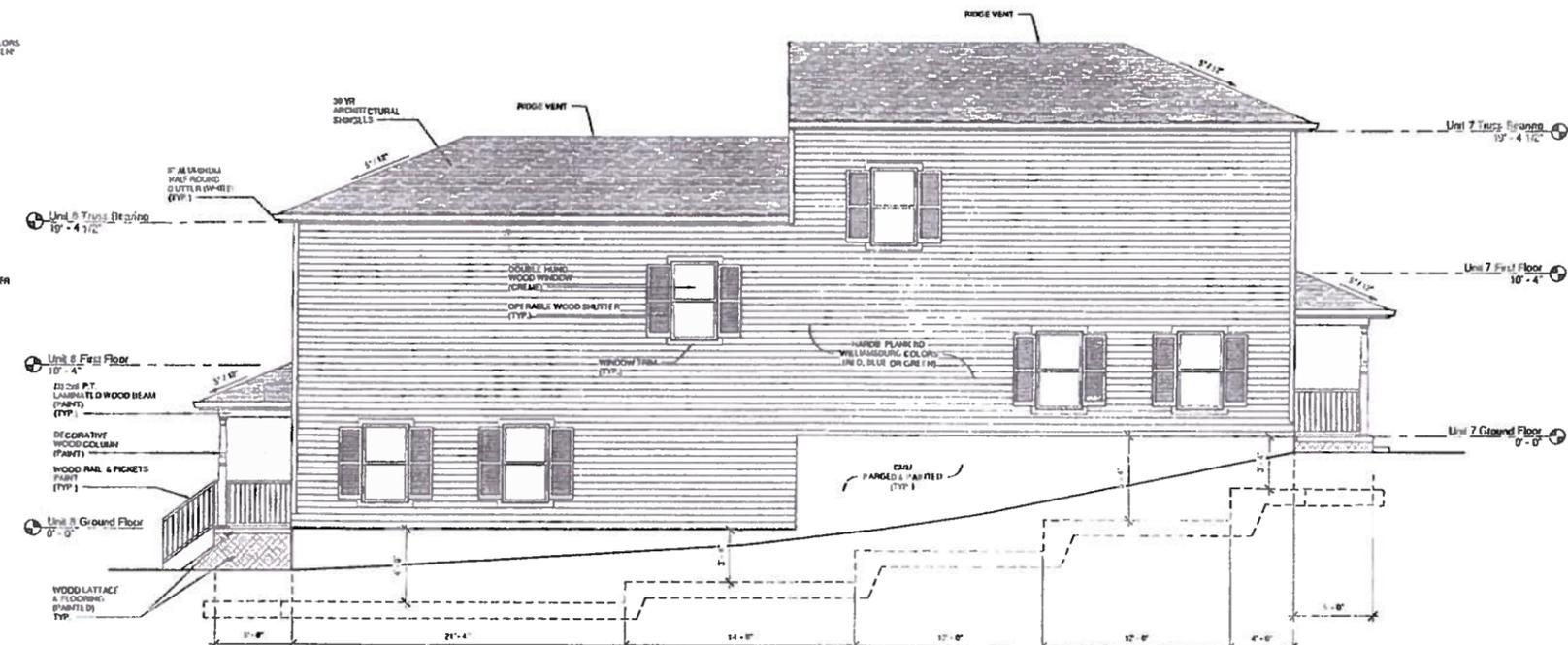
Per 5/16/14 email

ROOFING FOR THESE 2 UNITS ALL METAL



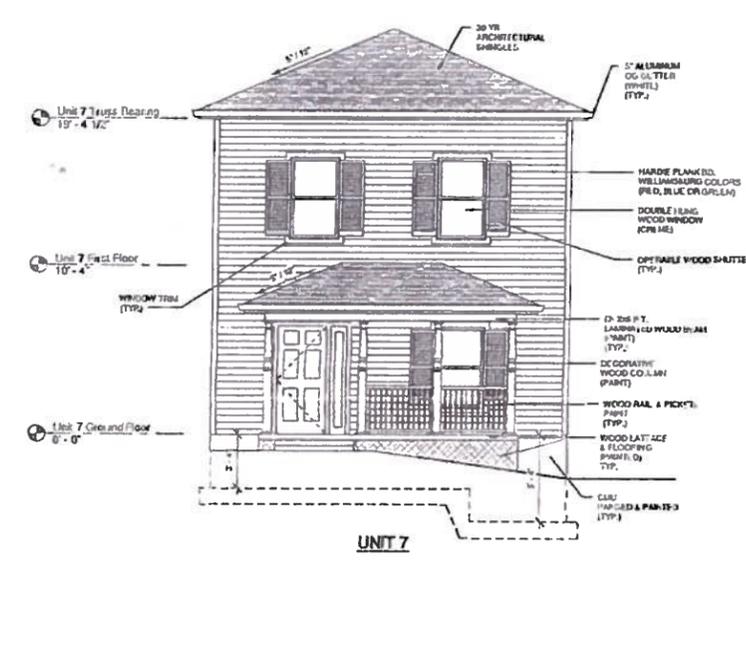
UNIT 8

WEST  
1/4" = 1'-0"



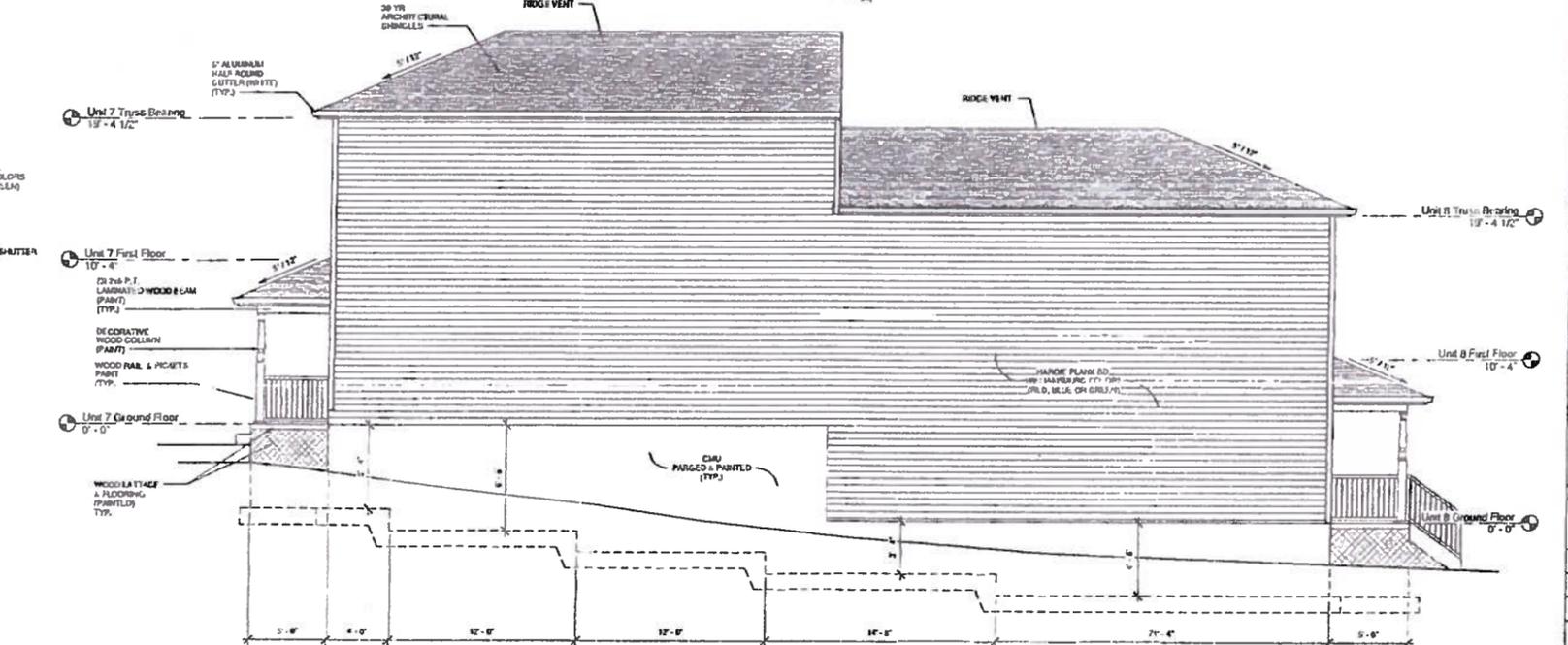
UNIT 8

SOUTH  
1/4" = 1'-0"



UNIT 7

EAST  
1/4" = 1'-0"



UNIT 7

NORTH  
1/4" = 1'-0"

No.	Date	Description

PRELIMINARY PLAN  
NOT FOR CONSTRUCTION  
\*\*\* FOR HARMAN CONSTRUCTION USE ONLY \*\*\*

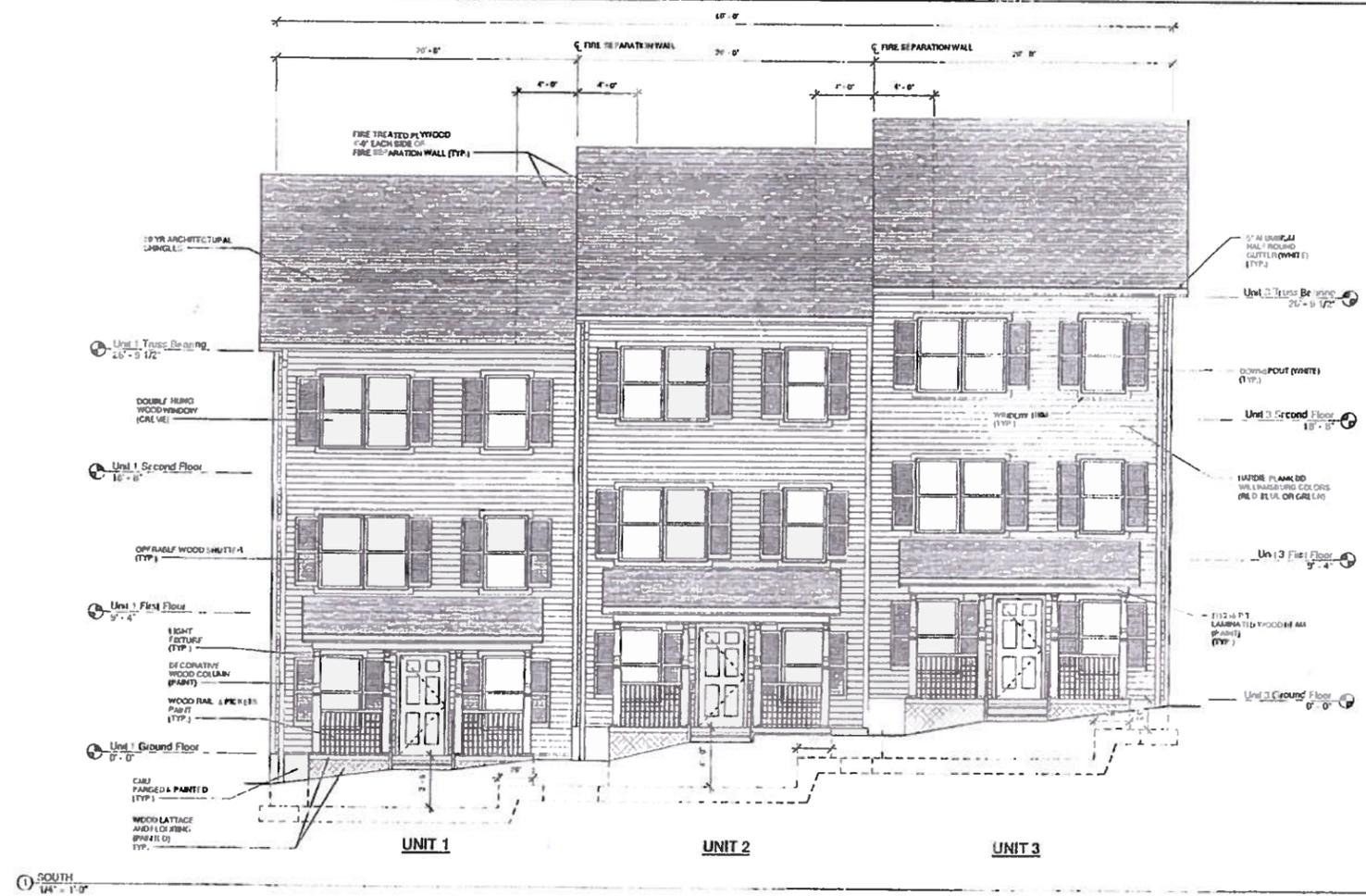


1024 Pleasant Valley Road, Harrisonburg, VA 22801  
Phone: (540) 434-4459  
Fax: (540) 434-4205

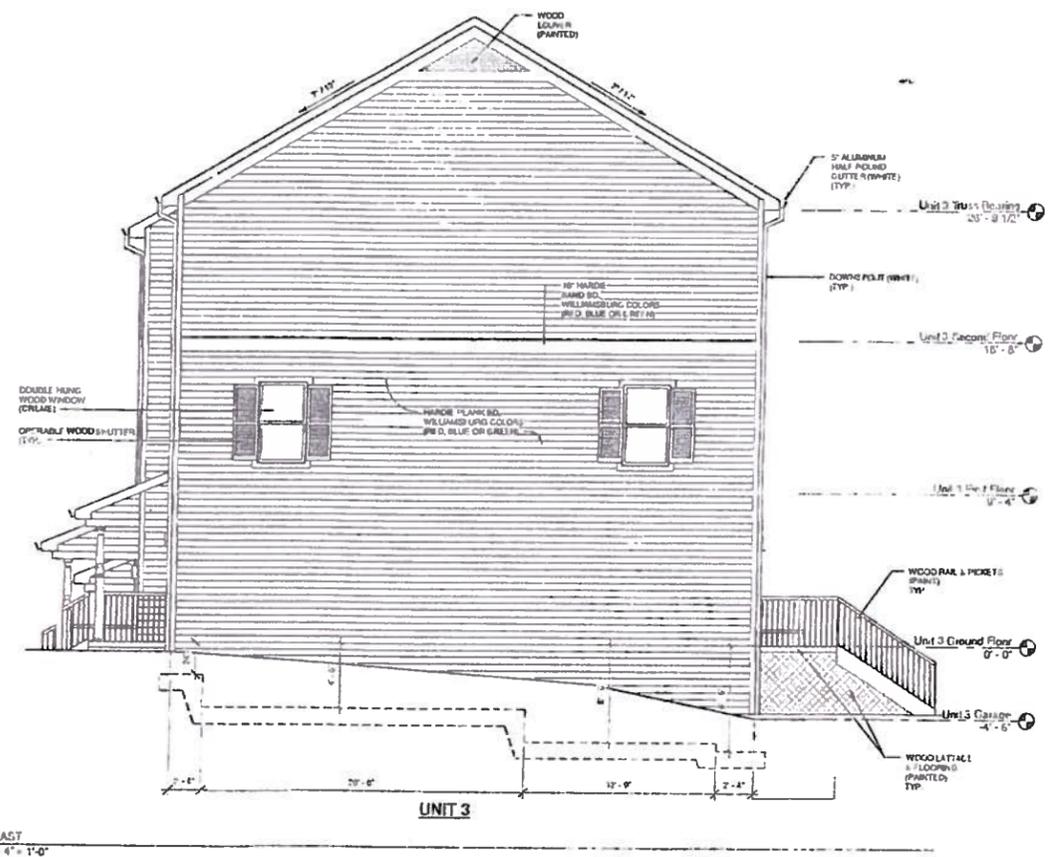
STONERIDGE  
DEVELOPMENT DUPLEX  
Enter address here  
ELEVATIONS 7-8

Date: 10/1/13  
Drawn By: D SMITH  
Checked By: J ELLINGER

Sheet Number:  
A-201



1 SOUTH  
1/4" = 1'-0"



2 EAST  
1/4" = 1'-0"

BAR-13-595  
 Per 5/16/14 email  
 ROOFING FOR  
 THESE 3 UNITS:  
 ARCH SHINGLES FOR  
 MAIN ROOFS  
 METAL ROOFS  
 FOR PORCHES

No.	Date	Description

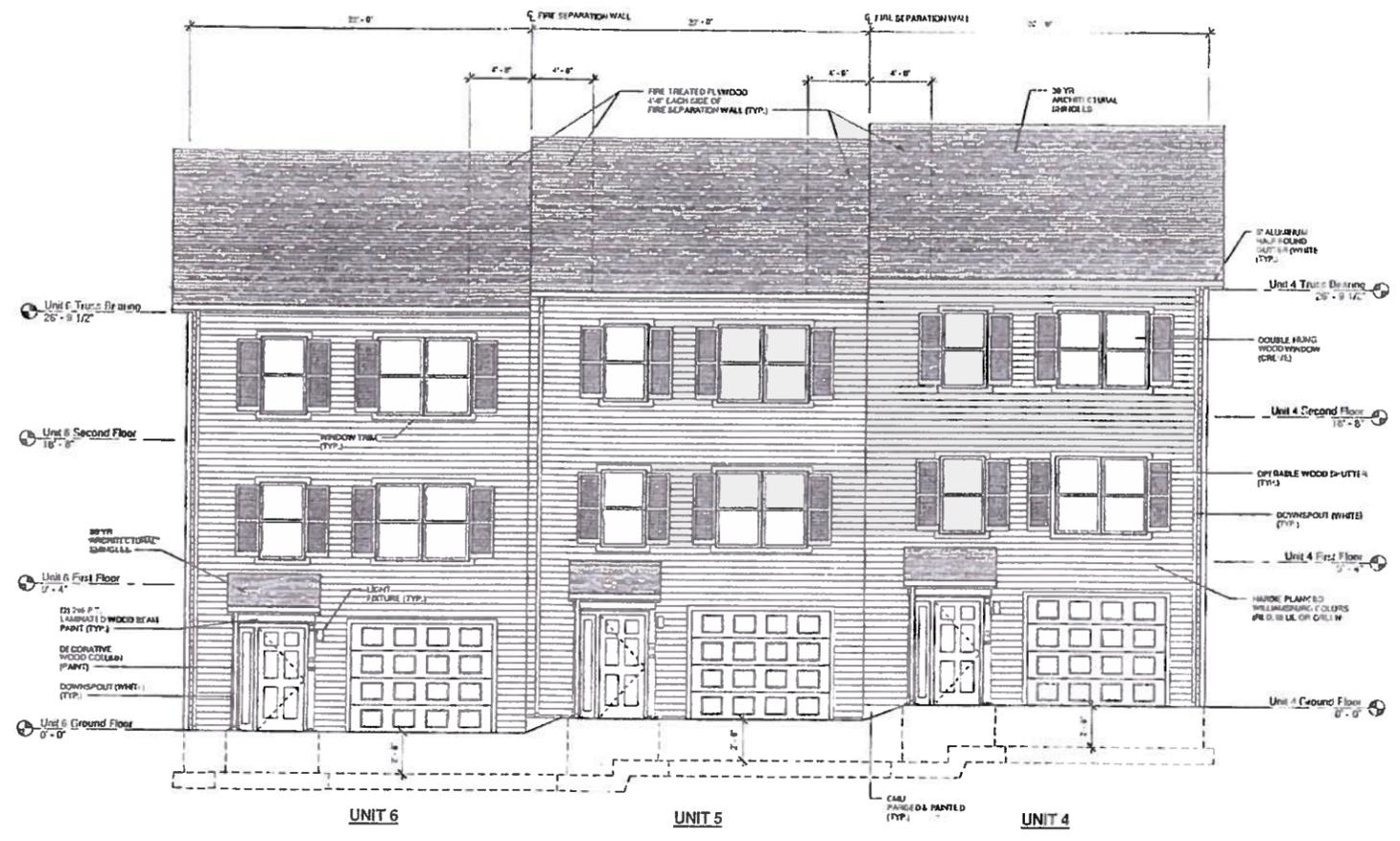
PRELIMINARY PLAN  
 NOT FOR CONSTRUCTION  
 \*\*\* FOR HARMAN CONSTRUCTION USE ONLY \*\*\*

**HARMAN**  
 construction inc.  
 1024 Pleasant Valley Road, Hanover VA 22801  
 Phone: (540) 434-4459  
 Fax: (540) 434-4209

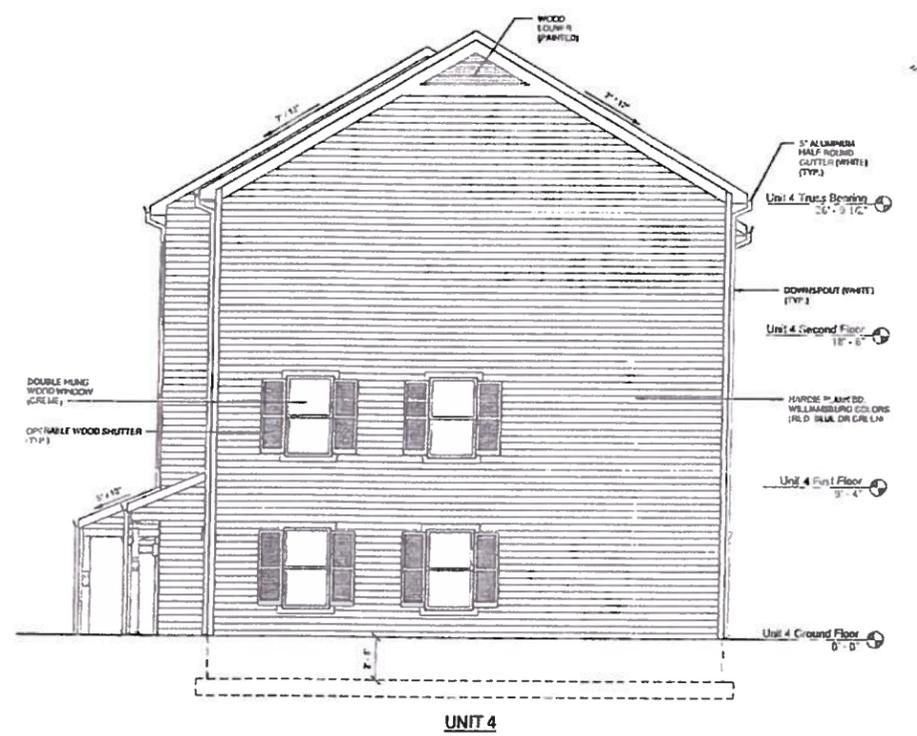
STONERIDGE  
 DEVELOPMENT UNIT 1-3  
 WINCHESTER, VIRGINIA  
 ELEVATIONS

Date: 10/1/13  
 Drawn By: D SMITH  
 Checked By: J ELLINGER

Sheet Number:  
**A-201**



1 SOUTH  
1/4" = 1'-0"



2 EAST  
1/4" = 1'-0"

BAR-13-595  
per 5/16/14 email  
ROOFING FOR  
THESE 3 UNITS:  
- ARCH SHINGLES FOR  
MAIN ROOFS  
- METAL ROOFS FOR  
PORCHES

No.	Date	Description

PRELIMINARY PLAN  
NOT FOR CONSTRUCTION  
\*\*\* FOR HARMAN CONSTRUCTION USE ONLY \*\*\*

**HARMAN**  
construction inc.  
1024 Pleasant Valley Road, Harrisonburg, VA 22801  
Phone: (540) 434-4159  
Fax: (540) 434-4209

STONERIDGE  
DEVELOPMENT UNIT 4-6  
WINCHESTER, VIRGINIA  
ELEVATIONS

Date: 10/1/13  
Drawn By: D SMITH  
Checked By: J ELLINGER

Sheet Number:  
A-201