

**BOARD OF ARCHITECTURAL REVIEW  
MINUTES**

The Board of Architectural Review held its regularly scheduled meeting on Thursday, February 2, 2017, at 4:00pm in Council Chambers, Rouss City Hall, 15 North Cameron Street, Winchester, Virginia.

**POINTS OF ORDER:**

**PRESENT:** Chairman Walker, Vice Chairwoman Jackson, Mr. Chasler, Mr. Hopkins, Mr. Packard, Ms. Schroth

**ABSENT:** Ms. Elgin

**STAFF:** Josh Crump, Jacquelyn Mathes, Erick Moore

**VISITORS:** Kathleen Hamlin, Mark McKee

Chairman Walker called for corrections or additions to the minutes of January 5, 2017. Vice Chairwoman Jackson made a motion to approve the minutes from January 5, 2017. Ms. Schroth seconded the motion. A voice vote was taken and the motion passed 5-0-1 (Mr. Hopkins).

**CITIZEN COMMENTS:**

None

**CONSENT AGENDA:**

None

**NEW BUSINESS:**

**BAR 17-45** Request of MK Boscawen, LLC for a Certificate of Appropriateness to build a new deck and fence at 212-214 West Boscawen Street.

Ms. Hamlin proposed building a deck onto the existing garage in the rear of the yard.

The deck will have 6"x6" posts, 2"x4" rails with a 2"x6" cap rail. The pickets will be 2"x2" and will be spaced 4 inches apart. The wood will be pressure treated and she hopes to eventually paint it white.

Ms. Hamlin is also proposing privacy fence on the side of the lot in order to hide the neighboring buildings HVAC units.

The proposed fence is 9 ½ feet tall with lattice and will be painted white.

Erick Moore discussed Zoning concerns with the height of the fence.

Chairman Walker suggested that the motion be made for the design only and leave the height requirements up to the Zoning department.

Mr. Hopkins had a question about the material of the gate at the upper entrance of the deck.

Ms. Hamlin stated that the gate will be the same materials as the deck.

*Ms. Schroth made a motion to grant a Certificate of Appropriateness for **BAR 17-45** to build a new deck and fence, as well as the green space that follows along the guidelines with Zoning Ordinance 19-5-6.3. The applicant needs to speak with Zoning regarding the height of the fence to ensure it is within the requirements of the City. Otherwise, as submitted. Mr. Packard seconded the motion. A voice vote was taken and the motion passed 6-0.*

**BAR 17-54** Request of Mark McKee for a Certificate of Appropriateness to install two HVAC condensers at 141 South Loudoun Street.

Mark McKee explained to the Board that upon further review the location of the two HVAC condensers that he is proposing had to be modified.

The condenser that was originally proposed to be located in the middle of the existing deck is now being proposed to be placed on the far right side. There is a window in the center of the deck that needs to remain clear in order to maintain these units, thus causing the location change.

In order to add this new condenser to the far right side, the existing deck will need to be extended.

Chairman Walker stated that due to visibility only being by Indian Alley and already having units up there he does not see a problem with this.

Mr. McKee is also proposing a dryer vent underneath the awning on the street side of the building.

*Mr. Packard made a motion to grant a Certificate of Appropriateness for **BAR 17-54** as submitted. Vice Chairwoman Jackson seconded the motion. A voice vote was taken and the motion passed 6-0.*

#### **OLD BUSINESS:**

None

**OTHER BUSINESS:**

Staff and Board members discussed historic preservation workshops.

**ADJOURN:**

With no further business before the Board, the meeting was adjourned at 4:25 pm