City of Danville
427 Patton Street, Suite 208
Danville VA, 24541
Phone: (434) 799-5260

River District Design Commission

MARCH 11, 2021
4:00 P.M.
FOURTH FLOOR CONFERENCE ROOM

AGENDA

I. WELCOME AND CALL TO ORDER

II. ROLL CALL

III. NEW BUSINESS

1. Certificate of Appropriateness Request PLRDD 2021-88 to install fiber art at various entrances and along the Riverwalk by the Danville Museum of Fine Arts and History in partnership with the City of Danville.
2. Certificate of Appropriateness Request PLRDD2021-90 at 410-412 Lynn Street for façade improvements and signage by Lavinder Group.
3. Certificate of Appropriateness Request PLRDD2021-92 at 401 Bridge Street for signage by Blue Moon Tattoo.

IV. APPROVAL OF MINUTES FROM JANUARY 14, 2021

V. ADJOURNMENT

City of Danville
427 Patton Street, Suite 208
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Phone: (434) 799-5260

River District Design Commission

STAFF REPORT

DATE: March 4, 2021

TO: River District Design Commission

FROM: Doug Plachcinski, Planning Division Director

RE: CERTIFICATE OF APPROPRIATENESS APPLICATION – THE RIVERWALK

Certificate of Appropriateness Request PLRDD 2021-88 to install fiber art at various entrances and along the Riverwalk by the Danville Museum of Fine Arts and History in partnership with the City of Danville.

This project is for the installation of up to 28 yarn-bombs on various features at Riverwalk entrances and along the routes.

DESIGN GUIDELINES EXCERPT:

Section 8.6 Open Space Recommendations

- The design for the Riverwalk should be different from the "downtown," i.e. more rustic and natural than in the downtown.
- Evaluate the Riverwalk within the River District to see how it can be enhanced over time. Gateways to the Riverwalk, interpretive signage, lighting, special railings, and artwork can all be incorporated into the design over time.
- Evaluate plant species and river and stream ecology to create a more natural edge to the river that still allows views through to the river at strategic locations.
- Parks within the built area of the River District can be individual in design, yet maintain a certain "family" resemblance through use of similar lights, trash cans, etc. If parks are expanded sidewalks, these should be like the sidewalks near them, but if they are separated, unique paving, furniture, and design may be appropriate.
- Consider maintenance, cleanliness, and security (surveillance) in the design of parks.
- Large parks provide the opportunity for the greatest individuality and creativity.

STAFF RECOMMENDATION:

The Planning Division recommends the River District Design Commission approve the Certificate of Appropriateness Request PLRDD2021-88 to install fiber art at various entrances and along the Riverwalk by the Danville Museum of Fine Arts and History in partnership with the City of Danville as presented in their application submitted on February 24, 2021.

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River District Design Commission

CERTIFICATE OF APPROPRIATENESS APPLICATION

The Danville City Council appoints the River District Design Commission (RDDC) to administer the River District Design Guidelines. The RDDC reviews building and site alterations within the District and issues a Certificate of Appropriateness (COA) if the alterations meet Design Guideline standards. Work on buildings and sites within the River District cannot begin until the RDDC issues a COA and the applicant receives all other required permits and approvals. Please reference Design Guidelines Section 1.3 for Commission information and Section 1.7 for COA procedures.

APPLICANT PROVIDED INFORMATION

1. Please completely answer all application questions.
2. The property owner(s) or an authorized representative must sign the application.
3. A complete application along with drawings, photos, plans or sketches of your proposed improvements, including dimensions, is important for the RDDC to quickly and accurately act on your application. Please attach all additional materials.

Property Location (address/ID#): DanvilleRiverwalkentrancesandtheRiverDistrict

Applicant: DanvilleMuseumofFineArtsandHistory

Applicant's Address: 975MainStreet,Danville,Va22302

Applicant's Phone Number: 434.793.5644

Applicant's E-mail: elsabe@danvillemuseum.org

Proposed Improvement: ☑ Alteration ☐ Addition ☐ Rehabilitation ☐ New Construction ☐ Sign

Improvement Description: FiberInstallationorYarnbombingalongattheRiverWalkentrances/ac

FiberInstallationorYarnbombingalongattheRiverWalkentrances/accesspointsandintheRiverDi

Have you read and understand Danville's River District Design Guidelines?: ☑ Yes ☐ No

Are you aware of the federal and state tax credits for potential reimbursement or credit of substantial rehabilitation project expenses? ☐ Yes ☑ No

Would you like more information about these programs? ☑ Yes ☐ No

Elsabé Dixon
Applicant Signature

N/A
Property Owner Signature
(if not applicant)

PLANNING DIVISION PROVIDED INFORMATION

Application #: _____ RDDC Meeting Date: _____

Date Received: _____ Received By: _____

Parcel ID: _____ Zoning District: _____

Additional Information: Please see attached PDF

All buildings, structures, or improvements visible from a public right-of-way and in the River District must not be located, constructed, reconstructed, altered, or repaired without a Certificate of Appropriateness. The RDDC meets on the second Thursday of each month at 4:00 PM in the Municipal Building's fourth floor City Council Conference Room. Submit questions or applications to the Planning Division, Municipal Building, 427 Patton Street, Room 207, Danville, VA 24541, call us at (434)-799-5260 or e-mail us at plachhd@danvilleva.gov.

ZONING ORDINANCE RDDC APPLICATION STANDARDS

Article 3.R Section C.6: In consideration of a complete application, the Planning Director and the Review Commission may require any or all of the following information and any other materials as may be deemed necessary for its review:

A. Statement of proposed use and user.

B. Statement of estimated construction time.

C. Photographs and maps relating proposed use to the surrounding property and/or the corridor on which it is located. Site plan drawings, prepared to meet the City site development plan submission requirements for a Preliminary Site Plan or

D. Preliminary Subdivision Plat, and other exhibits showing the location of the existing and proposed building and site improvements, including:

(1.) Existing property boundaries, building placement and site configuration;

(2.) Existing topography and proposed grading;

(3.) Location of parking, pedestrian access, signage, exterior lighting, fencing and other site improvements; (4) Relationship to adjacent land uses;

(4.) Proposed site improvements, including location of parking, access, signage, exterior lighting, fencing, buildings and structures and other appurtenant elements;

(5.) Proposed building color and materials;

(6.) Relationship of building and site elements to existing and planned corridor development;

(7.) Relationship of parking, pedestrian facilities, and vehicular access ways to existing and planned corridor development; and

(8.) Other site plans and subdivision plats as may be required by Danville for development approval.

E. Architectural drawings showing plan view and elevations of new planned construction or renovations, including drawings of original building.

F. A landscaping and buffer plan.

G. Designs for exterior signing, lighting and graphics, to include description of materials, colors, placement and means of physical support, lettering style and message to be placed on signs.

H. Graphic exhibits depicting compliance with other design elements.

Danville Museum of Fine Arts and History Receives Virginia Tourism Corporation Recovery Marketing Leverage Grant for Tourism Marketing

Danville Museum of Fine Arts and History has received $10 000 from the Virginia Tourism Corporation's (VTC) Recovery Marketing Leverage Program (RMLP), designed to help local and regional tourism entities attract more visitors by leveraging limited local marketing dollars through a local match of the state grants funds.

More than $1.9 million in matching grant funds were awarded to 161 local tourism initiatives through this program. This funding cycle, local partners will provide more than $5.6 million in-kind value to match the VTC grants. The grants will ultimately impact 483 statewide tourism entities.

Danville Museum of Fine Arts And History will use the VTC Recovery Marketing Leverage grant funds to:

1. Place a 1/3 ad in the Virginia Travel Magazine for 2021
2. Take an ad on Leisure Media 360 / 60,000 impressions
3. Take ads out in local papers: Star Tribune and the Register and Bee
4. Promote the event through the Chamber and Parks and Rec as well as the DMFAH platforms

WANDERLOVE: A Stitch in Time is a DMFAH Program constructed as a large Community Knit during the COVID19 winter and Spring months of 2021which will be installed as a Fiber Art into a l Yarn Bombing along the Danville Riverwalk in July, 2020. This outdoor Riverwalk exhibition will offer visitors from far and near an opportunity to see a spectacularly colorful and vibrant exhibition produced during the bleak pandemic months. The DMFAH will also be collecting COVID-19 stories and narratives during this large community knit program

The COVID-19 pandemic has had a devastating impact on the tourism and hospitality industries in Virginia. As the Commonwealth slowly reopens for business, VTC offered these grant funds as a first step to re-entry into the marketplace to spur economic activity and future travel across the Commonwealth of Virginia.

"Tourism is a crucial section of the Virginia economy and when we invest in this industry, we support local job creation and drive regional economic growth, which is desperately needed now due to the pandemic," **said Governor Ralph Northam**. "These funds give localities and businesses access to critical marketing resources that will help bring more travelers to our Commonwealth, increase visitor spending, and grow demand for Virginia products."

Tourism is one of the Commonwealth's largest economic engines, with visitors to Danville and Pittsylvania County, Henry County and Halifax County spending more than $27 billion in 2019, supporting 237,000 jobs work opportunities and contributing $ 6,4 billion in local and state tax revenue. The tourism and hospitality industries have also been among the hardest-hit by the pandemic, experiencing decreased revenue and job loss, along with the temporary closure of many tourism-related businesses. A revived tourism economy can help spur new economic activity and inject critical funds back into Virginia communities.

The Danville Museum of fine Arts and History was incorporated in the Commonwealth of Virginia on August 8, 1971 as a non-profit corporation. DMFAH is the primary fine arts and historical institution in the region and is valued as a major cultural resource for regional curators, educators, artists, university fellows, students, and interdisciplinary researchers. The Museum is located in the former home of Major W.T. Sutherlin. Built in 1859. This Italianate Villa is a site on the National Register of Historic places and the house played a role in both the Civil War and Civil Rights histories, and was sustained through the Industrial histories of the region. DMFAH has been the recipient of many treasured regional artifacts that are currently housed in several History and Art Collections on the main campus. The Museum has two annex buildings. A Research Center that acts as an interdisciplinary hub and mixed use space housing a digital lab, offices for academic fellows, rooms to accommodate the Residency Program and two Non-profit Community partners. Swanson Studio is a teaching studio, which holds a fully equipped ceramic studio, a printing and painting studio as well as a gallery space.

About Virginia Tourism Corporation

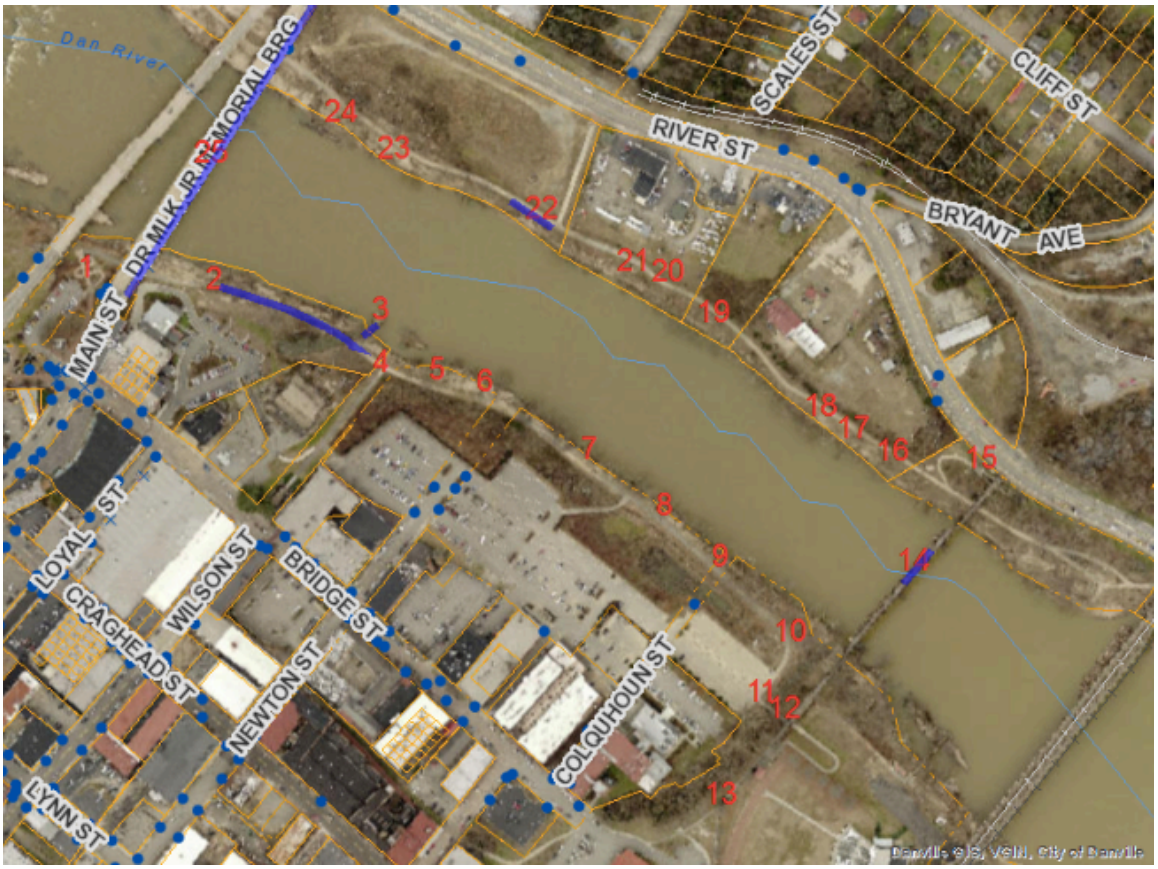
Virginia Tourism Corporation is the state agency charged with marketing the Commonwealth as a premier travel and film destination. In 2019, visitors to Virginia spent $27 billion, which supported 237,000 work opportunities and contributed $1.8 billion in state and local taxes. To learn more, visit virginia.org

WANDERLOVE: A Stitch in Time

A Site Proposal

For More Information on the WANDERLOVE project:
https://www.danvillemuseum.org/community-outreach-2020-2021

(Please see below the River District and River-walk map – not included are the River-walk entrances. Also note the Yarn installation will be up for three months from July-September and that June will be an installation month)



1. The **Riverwalk Entry just below the River District Fountain.** The entryway structure could be yarn bombed as could the rails and trash cans at this particular location
2. The railing leading toward the small fishing/ outlook peer just opposite the Cotton Restaurant building.

3. The **fishing Peer/ Outlook** itself can be yarn bombed
4. Some dead trees between the Outlook and the pedestrian Bridge.
5. Some dead trees/trees with large trunks between the Outlook and the pedestrian Bridge.
6. Some dead trees/ trees with large trunks between the Outlook and the pedestrian Bridge.
7. Some dead trees/ trees with large trunks between the Outlook and the pedestrian Bridge.
8. Some dead trees between/trees with large trunks the Outlook and the pedestrian Bridge.
9. Some dead trees/trees with large trunks between the Outlook and the pedestrian Bridge.
10. The **two boulders** (very large) leading to the pedestrian bridge entry
11. **Two black poles** holding a grid (a sign for trains to slow down and a historical marker) can be highlighted with a yarn bomb installation and possible extra signage.
12. Rail leading up to the Pedestrian Bridge.
13. River-walk entry from the community market (Old Train Waiting Station)
14. There are three sections to the **pedestrian Bridge** and the middle section would be ideal for a yarn bombing. However we would need a small cherry picker/ lift for that particular section. We would also need to enlist the aid of an electrician with a cherry picker or appropriate scaffold to help install.
15. On the opposite side of the river we exited the pedestrian bridge and encountered the first **two public benches** on the opposite side just as you come off the bridge. These two benches would make excellent yarn bombing sites.
16. We identified **three picnic benches** along the River-walk (on the YMCA side but below the Martin Luther King Jr. Bridge). We could designate a cluster of trees at each picnic site to be yarn bombed.
17. We also identified an **iron rail** along this part of the River trail - which can be seen from the Worsham Bridge Entry way on the opposite side of the river.
18. We identified about **four manholes** that could be covered with yarn (not covering the Manhole itself.
19. We identified picnic areas/ tree clusters around picnic areas
20. We identified picnic areas/ tree clusters around picnic areas
21. We identified picnic areas/ tree clusters around picnic areas
22. We identified picnic areas/ tree clusters around picnic areas
23. We identified one more River-Walk entry adjacent to private property owned by Rick Barker.
24. A **cluster of 20 trees right next to the MLK bridge**
25. **Twelve light poles along the MLK Bridge.** This design needs to be uniform and should hold the city colors of Danville's city flag in a cohesive knitted ensemble. We might want to also put WANDERLOVE flags on every second pole. It should say WANDERLOVE: A Stitch in Time and then possibly the Distx app info and community spoke logos.

26. The **Worsham Bridge Entry** (the cement lower bases) in River District
27. The **Flag poles just outside the DRF and Averett building** in River District
28. The **entry to the Parking garage** in River District

***We would like to include all 11 River-walk entries.**

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River District Design Commission

STAFF REPORT

DATE: March 4, 2021

TO: River District Design Commission

FROM: Doug Plachcinski, Planning Division Director

RE: CERTIFICATE OF APPROPRIATENESS APPLICATION – 410-412 LYNN

Certificate of Appropriateness Request PLRDD2021-90 at 410-412 Lynn Street for façade improvements and signage by Lavinder Group.

DESIGN GUIDELINES EXCERPTS:

Section 3.7 Historic Building Restoration/Renovation Guidelines

- Repair/restore historic materials whenever possible rather than replacing them.
- If replacement materials must be used, they should match the original materials and design. (Exception: flat roofs not visible from the street may be synthetic material.)
- Where historic photos or illustrations of the original design of an historic building are not available, consultation with a preservation architect or other historic preservation professional is advised.
- Strive to unify the storefront and upper stories through the use of similar color, details, and materials.

Section 7.2.2.d Building Mounted Flat Signs

- Building signs for commercial/retail buildings are to be mounted flat to the building or painted on the building and limited to 32 square feet per business (i.e. two businesses on a longer storefront would each have a sign). New flat or painted signs on industrial buildings should be evaluated on a case by case basis. Greater square footage and/or signs on more than one face of the buildings may be allowed depending on the buildings size. This can be mounted to the sign frieze, to a flat surface of the building above the first floor and below any second floor windows or cornice, or to a covered transom (although this is discouraged).

Section 7.2.2.d Projecting signs between the first and second floors.

- Projecting signs between the first and second floors: These signs can add great visual interest to the streetscape. Their size is limited to 4 square feet per side, or 8 square feet total for a two-sided sign. This does not include the bracket.

STAFF RECOMMENDATION:

The Planning Division recommends the River District Design Commission approve the Certificate of Appropriateness Request PLRDD2021-90 at 410-412 Lynn Street for façade improvements and signage by Lavinder Group on March 2, 2021, with the condition the proposed signage does not exceed the maximum size allowed under the RDDC guidelines.

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River District Design Commission

CERTIFICATE OF APPROPRIATENESS APPLICATION

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APPLICANT PROVIDED INFORMATION

1. Please completely answer all application questions.
2. The property owner(s) or an authorized representative must sign the application.
3. A complete application along with drawings, photos, plans or sketches of your proposed improvements, including dimensions, is important for the RDDC to quickly and accurately act on your application. Please attach all additional materials.

Property Location (address/ID#): 410-412 Lynn Street, Danville, Va. 24541

Applicant: Mark Lavinder

Applicant's Address: 525 Main Street, Danville, Va. 24541

Applicant's Phone Number: (434) 792-4244

Applicant's E-mail: mlavinder@lavindergroup.com

Proposed Improvement: ☐ Alteration ☐ Addition ☑ Rehabilitation ☐ New Construction ☑ Sign

Improvement Description: Rehabilitation of entire building and new sign

Rehabilitation of entire building and new sign

Have you read and understand Danville's River District Design Guidelines?: ☑ Yes ☐ No

Are you aware of the federal and state tax credits for potential reimbursement or credit of substantial rehabilitation project expenses? ☑ Yes ☐ No

Would you like more information about these programs? ☑ Yes ☐ No

Mark Lavinder
Applicant Signature

Property Owner Signature
(if not applicant)

PLANNING DIVISION PROVIDED INFORMATION

Application #: _____ RDDC Meeting Date: _____

Date Received: _____ Received By: _____

Parcel ID: _____ Zoning District: _____

Additional Information: _____

_____

All buildings, structures, or improvements visible from a public right-of-way and in the River District must not be located, constructed, reconstructed, altered, or repaired without a Certificate of Appropriateness. The RDDC meets on the second Thursday of each month at 4:00 PM in the Municipal Building's fourth floor City Council Conference Room. Submit questions or applications to the Planning Division, Municipal Building, 427 Patton Street, Room 207, Danville, VA 24541, call us at (434)-799-5260 or e-mail us at plachhd@danvilleva.gov.

ZONING ORDINANCE RDDC APPLICATION STANDARDS

Article 3.R Section C.6: In consideration of a complete application, the Planning Director and the Review Commission may require any or all of the following information and any other materials as may be deemed necessary for its review:

A. Statement of proposed use and user.

B. Statement of estimated construction time.

C. Photographs and maps relating proposed use to the surrounding property and/or the corridor on which it is located. Site plan drawings, prepared to meet the City site development plan submission requirements for a Preliminary Site Plan or

D. Preliminary Subdivision Plat, and other exhibits showing the location of the existing and proposed building and site improvements, including:

(1.) Existing property boundaries, building placement and site configuration;

(2.) Existing topography and proposed grading;

(3.) Location of parking, pedestrian access, signage, exterior lighting, fencing and other site improvements; (4) Relationship to adjacent land uses;

(4.) Proposed site improvements, including location of parking, access, signage, exterior lighting, fencing, buildings and structures and other appurtenant elements;

(5.) Proposed building color and materials;

(6.) Relationship of building and site elements to existing and planned corridor development;

(7.) Relationship of parking, pedestrian facilities, and vehicular access ways to existing and planned corridor development; and

(8.) Other site plans and subdivision plats as may be required by Danville for development approval.

E. Architectural drawings showing plan view and elevations of new planned construction or renovations, including drawings of original building.

F. A landscaping and buffer plan.

G. Designs for exterior signing, lighting and graphics, to include description of materials, colors, placement and means of physical support, lettering style and message to be placed on signs.

H. Graphic exhibits depicting compliance with other design elements.

LGA
INSURANCE AGENCY
www.lavindergroup.com
Lavinder Group & Associates
LGA
INSURANCE AGENCY
WINDOW SIGN

City of Danville
427 Patton Street, Suite 208
Danville VA, 24541
Phone: (434) 799-5260

River District Design Commission

STAFF REPORT

DATE: March 4, 2021

TO: River District Design Commission

FROM: Doug Plachcinski, Planning Division Director

RE: CERTIFICATE OF APPROPRIATENESS APPLICATION – 401 BRIDGE STREET

Certificate of Appropriateness Request PLRDD2021-92 at 401 Bridge Street for signage by Blue Moon Tattoo.

DESIGN GUIDELINES EXCERPTS:

Section 7.2.2.d Building Mounted Flat Signs

- Building signs for commercial/retail buildings are to be mounted flat to the building or painted on the building and limited to 32 square feet per business (i.e. two businesses on a longer storefront would each have a sign). New flat or painted signs on industrial buildings should be evaluated on a case by case basis. Greater square footage and/or signs on more than one face of the buildings may be allowed depending on the buildings size. This can be mounted to the sign frieze, to a flat surface of the building above the first floor and below any second floor windows or cornice, or to a covered transom (although this is discouraged).

STAFF RECOMMENDATION:

The Planning Division recommends the River District Design Commission approve the Certificate of Appropriateness Request PLRDD2021-92 at 401 Bridge Street for signage by Blue Moon Tattoo on March 4, 2021, with the condition the proposed wall sign does not exceed the 32 square foot maximum size allowed under the RDDC guidelines.

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River District Design Commission

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APPLICANT PROVIDED INFORMATION

1. Please completely answer all application questions.
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Property Location (address/ID#): 401 Bridge St Commercial Space

Applicant: Jessica South

Applicant's Address: 427 Avondale Dr

Applicant's Phone Number: 434-688-5849

Applicant's E-mail: bluemoontattoos@yahoo.com

Proposed Improvement: ☐ Alteration ☐ Addition ☐ Rehabilitation ☐ New Construction ☑ Sign

Improvement Description: Sign above front entrance with business name and logo

Sign above front entrance with business name and logo

Have you read and understand Danville's River District Design Guidelines?: ☑ Yes ☐ No

Are you aware of the federal and state tax credits for potential reimbursement or credit of substantial rehabilitation project expenses? ☑ Yes ☐ No

Would you like more information about these programs? ☐ Yes ☑ No

Jessica South Digitally signed by Jessica South Date: 2021.03.01 11:21:34 -05'00'

Applicant Signature

Ross Fickenscher

Property Owner Signature
(if not applicant)

PLANNING DIVISION PROVIDED INFORMATION

Application #: _____ RDDC Meeting Date: _____

Date Received: _____ Received By: _____

Parcel ID: _____ Zoning District: _____

Additional Information: _____

_____

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(4.) Proposed site improvements, including location of parking, access, signage, exterior lighting, fencing, buildings and structures and other appurtenant elements;

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G. Designs for exterior signing, lighting and graphics, to include description of materials, colors, placement and means of physical support, lettering style and message to be placed on signs.

H. Graphic exhibits depicting compliance with other design elements.

Blue Moon
Tattoo & Piercing
@Bridge

Blue Moon
TATTOO
& PIERCING
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www.riverdistrictlofts.com

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Tattoo & Piercing

@Bridge

RIVER DISTRICT DESIGN COMMISSION

MEETING OF

January 14, 2021

Members Present	Members Absent	Staff
George Davis	Courtney Nicholas	Lisa Jones
Andrew Hessler		Doug Plachcinski
Peyton Keesee		Clarke Whitfield
Adam Jones		
John Ranson		
R.J. Lackey		

Mr. Davis called the meeting to order at 4:00 p.m.

ELECTION OF OFFICERS

Mr. Whitfield called for nominations for Chairman.

Mr. Lackey nominated Mr. Davis as Chairman. The nomination was approved by a 6-0 vote.

Mr. Whitfield called for nominations for Vice Chairman.

Mr. Lackey nominated Mr. Keesee as Vice Chairman. The nomination was approved by a 6-0 vote.

Mr. Whitfield called for nominations for Secretary.

Mr. Lackey nominated Ms. Nicholas for Secretary. The nomination was approved by a 6-0 vote.

ITEMS FOR PUBLIC HEARING

1. *Certificate of Appropriateness Request PLRDD2021-12 at 530 Main Street to relocate the main HVAC chiller exterior appliance from the rooftop to the ground adjacent to the northwest corner of the building. The applicant proposes screening the unit with fencing.*

Mr. Davis opened the Public Hearing.

Present on behalf of this request was Charles Perkins, who stated I am here as the property manager for the owner. I am just here to answer any questions that you may have.

Mr. Jones stated what is the reason for moving it from the roof to the ground?

Mr. Perkins stated the tiller quit last summer and the biggest reason for moving it is cost factor. It is almost double to put a new cooling tower on the roof and a new tiller inside compared to a ground-based unit.

Mr. Ranson stated it seems like looking at the photograph that the unit is eighty-eight inches wide and there is forty-two inches of clearance. Looking at the drawing it looks like the eight-eight inches overlaps the sidewalk.

Mr. Perkins stated no sir; it is actually back far enough that it will not be in the sidewalk. It will all be in that.

Mr. Ranson stated so, there is room enough there for the fence?

Mr. Perkins stated yes sir.

Mr. Ranson stated what is the fence going to be like?

Mr. Perkins stated it is going to be stucco wood tall enough to conceal the entire unit.

Mr. Ranson stated have you considered any other materials?

Mr. Perkins stated no, but we will be willing to and from just looking at everything it was my understanding that wood was usually recommended by ya'll, but we can.

Mr. Ranson stated it seems to me that some kind of metal would be more appropriate but I don't know how the other Commissioner's feel.

Mr. Jones stated are we talking about a six-foot privacy fence set up?

Mr. Perkins stated yes, it would probably have to be eight feet because the actual unit is taller than six feet. It would just be a privacy fence. If we needed to, we could even paint it to match the building. Whatever you want us to do.

Mr. Ranson stated doesn't eight feet exceed the zoning height for fencing?

Mr. Plachcinski stated not on this case it will not.

Mr. Davis closed the Public Hearing.

Mr. Davis stated well John said that he thinks that the metal fencing would be more appropriate and they brought to the commission a request for a wooden fencing. What do you think?

Mr. Jones stated what kind of metal fencing are you requesting?

Mr. Ranson stated I would like to see what it is going to look like. I am hesitate to approve a wooden fence because I do not think it is appropriate. I think it would be a

maintenance issue. It is going to be right beside the sidewalk. I think you can get metal screening fences designed for those units that has enough porosity that you get the correct amount airflow that you need. I cannot come up with a specific kind of design. In fact, it would be nice if they could come back and show us the fence. That is just my opinion and I feel like from a design stand point if I was designing a building today I would put a metal fence around it.

Mr. Davis stated it seems like most of the generators and other items that have been brought before the commission that we have approved wooden fencing to go around those.

Mr. Ranson stated that is often the case but I feel like with the design of the building a more contemporary building that a contemporary kind of fence would be more appropriate.

Mr. Davis stated any other thoughts?

Mr. Hessler stated I was just looking at the arrangement of that position in the parking lot it is about eight to ten parking spots back on the right hand side of the building quite a ways away from the main street viewpoint of the front. I do not know if that would change your feelings on whether or not you would like an extremely visible or towards the back corner.

Mr. Davis stated you probably wouldn't even notice it unless you were going around the drive-thru.

Mr. Hessler stated this is a significant height difference between there and an entire parking lot away from the home sign. There is a lot of distance and trees on the Main Street from the streetscape. It is minor in vision from the main areas of walking. Do we want to oppose a change in material or a range of colors that would be in the ordinance for the building as an option to leave it open somewhat for furthering the project. Therefore, we will not have to halt it to another meeting.

Mr. Davis stated well I understand that John would like to have some drawings of the different types of fencing. Again, what we have approved in the past is the wooden fence.

Mr. Ranson stated that is just the way I think it should be and I have no other comment beyond that. If the group feels like that wood is good then it is fine with me. It is my opinion that the metal fence would be more appropriate.

Mr. Davis stated I hate to make them wait if they are ready to do something or make them wait another month until our next meeting.

Mr. Ranson stated we could approve moving the unit and ask them to bring a picture of the fence next time. I assume that they have not ordered the unit yet because it had not been approved. It will take a while to get it anyhow.

Mr. Perkins stated our contractors stated it would be approximately three months lead-time for the outdoor unit.

Mr. Ranson stated if we wanted to approve it now they can go ahead and order the unit.

Mr. Davis stated is that okay with you?

Mr. Perkins stated yes, that is fine.

Mr. Davis stated not sure without knowing exactly what kind of lightning would be put on it.

Mr. Ranson made a motion that it meets guidelines as presented and to issue a Certificate of Appropriateness for placing the unit on the ground and that they will bring a design for the metal fencing to the next meeting. Jones seconded the motion. The motion was approved by a 5-0-1 vote. (Mr. Keesee abstained)

2. *Certificate of Appropriateness Request PLRDD2021-13 at 554 Craghead Street for adaptive reuse of commercial space, three (3) residential buildings, and courtyard.*

Mr. Davis opened the Public Hearing.

Mr. Kevin Jones, an Architect with Architecture LLC, stated I am working with Rick Barker Properties on this project. I am here to discuss the work. This is a certificate of appropriateness for the overall project. We will be coming back at a future date to sort of focus on questions on paint color and signage and a few of those more regular items. This is about the overall scope of the project right now. I am an architect and I work and live up in Blacksburg. I am also a Professor at Virginia Tech and I promise I will not talk any more than three hours.

Mr. Davis stated don’t worry, I will cut you off.

Mr. Jones stated it is four properties. One is an empty courtyard or it use to be and it is probably being utilizing in Federal and State Tax Credits. We have already received approval from the State and I am anticipating positive review in the next week or two. There are four buildings Swift, Nabisco, Courtyard and Virginia City Motor. Virginia City Motor for the scope of this project is just a repair and some shell work on the building. The front part of the roof is collapsing it is meant to address the immediate condition that will be shelled out and be developed in the future as another project. The focus of the current work is on the Swift Company building, the Courtyard, between the Nabisco

Building. The projecting one is a mixed use about to be reused using the tax credits as eight AIRBNB apartment units, one and two bedroom between five and 650 square feet each, artist residence one bedroom unit on the lower floor of the Swift Company, and a 3,100 square feet shell space on the lower floor of the Nabisco to be developed in the future. The overall view on the existing condition is on page four, and you can see the continuation of the work Rick and his team have been doing on the 500 block of Craghead for a number of years. The red, gray and white buildings are Swift, Courtyard and Nabisco. The dark gray one to the right is Virginia City Motor. The image on the right is Muchos just to the right. On page four I will walk you through the site plan. In this case is Virginia City Motor's to the top and as you walk down, there is a creek and the train trestle are there as the plan to the South. Virginia Motors again just shell condition repair and replacement of the roof. We are adding two new porches and terraces to the rear of Nabisco and Swift Company Properties in the future; a sort of green space in the back. In the future, we are going to use the empty space where 1 building used to be, this triangle place in between, as a Courtyard entrance to the buildings. This allows us to address ADA accessibility and things for the first floor without impacting the Historic facades in any way, which has made our DHR reviewers very happy to keep some of the Historic position in front of the buildings intact and we are able to use that empty Courtyard space for our main entry. We are also creating a small, not quite ten feet across connector that connects to the two buildings on the second floor set back in that Courtyard.

Mr. Ranson stated where are the train tracks in this. Are they here?

Mr. Jones stated yes, they are not showing but they are above the creek currently.

Mr. Ranson stated are you going to keep them the way that they are?

Mr. Jones stated no, they would be coming out. The plan there is to develop a new public walkway that will allow you to walk from Craghead to the back of the future green space to the Mucho's Courtyard and back to the parking area.

Mr. Ranson stated but the creek will remain and you will have a walkway beside it?

Mr. Jones stated it will be over top and the landscaping sympatric plans for that park and these kind of things are in development for future plans.

Mr. Ranson stated is there still water in that creek?

Mr. Jones stated yes, the creek is regularly running and there has been flood issues on the site and part of our scope work is repairing the interior on the first floor of both of those buildings and making them more resilient for future flood events. Any questions further on the site?

Mr. Davis stated I am interested in the entrance from Craghead Street where the two buildings come together. Now there is going to be an entranceway at the end of those that you can walk through and get to the back Courtyard?

Mr. Jones stated no, you would not be able to walk through there. You are going to walk along the new walkway of the creek if you want to go to the back of the building. It is an old pharmacy building and because of the creek, that Courtyard is triangle shape, and the back of the building is only about as wide as my shoulders between the two buildings to the rear. Then it is twenty plus feet wide at the front and we are levering that and half way back in that Courtyard we are going to create sort of an entry with one door into the Swift building and one door into the Nabisco.

Mr. Davis stated it will have façade on the front of Craghead Street?

Mr. Jones stated yes, if you look at page five, just the line drawing elevation, you can see where the Skel figure is standing that façade element above is the Historic leftover façade and is the only thing that remains from that building. That stays in place and it is just open air Courtyard behind just as it is now.

Mr. Davis stated that is neat.

Mr. Jones stated again, this allows us to pick up around three feet of vertical height to get up to the first floor level. This allows us to address accessibility of things without having to add lifts and do all of that kind of complicated things that we sometimes have to do to the front of the Historic buildings. The elevation on page five you see sort of Swift and Company, the creek, and the tressle are just left of the page. It is Swift Company, the Courtyard, the leftover façade, and then Nabisco. By doing the shell work on Virginia City Motor, which is the three round top windows.

Mr. Ranson stated the openings will pretty much stay the way they are?

Mr. Jones stated yes.

Mr. Ranson stated it looks like on the Virginia City Motor that in line is that the existing facade or is that the roof?

Mr. Jones stated that defines the roof behind it.

Mr. Ranson stated okay, what is shown there is pretty much is the existing façade looks like just the roof looks funny.

Mr. Jones stated that particular drawing just gashes in the profile of the roof that is behind the façade. It is a gable roof just a triangle roof behind. Right now, it is partially boarded up with no Historic construction. There is a little bit of Historic transit left, the most of the upper three round windows are still intact, and we will be doing a little

renovation there. Other than that, we are changing out bay doors for the storefront that is the only change on the façade. All the openings remain the same, and the same Historic materials remain the same. All of these are typical DHR tax credit kind of purchase.

Mr. Ranson stated will you have a bridge?

Mr. Jones stated we do this as a small connector, a new construction standing between the two buildings. It is about half way back to three structural bays back in front of the building. This allows us to address our egress and light safety questions while keeping the Historic stairs in their original locations inside the building without having to add additional stairs. We are connecting second floors of both of those buildings, we will have one stair in one building, and one stair in the other building with this little glass connector. It also stands as a canopy over the entrance to keep the rain off your head when walking in or out. Then the last slide where it walks down to the trestle is currently and I guess it moved during the flood out to the road. You can see the sense that there will be the new walkway that runs along the side of the building that allows the access back to Lynn Street, back to the parking, and back to the potential green space in the future. I can answer in other questions.

Mr. Davis stated so today you are only asking for our approval to continue on with the project.

Mr. Jones stated yes sir, the windows are going to be Historically appropriate that we are maintaining, so the Historic character of the block are the kinds of things that we are focused on today. Final paint colors and what signage might end up being, those kind of things will be addressed as we develop the project a little bit further.

Mr. Davis closed the Public Hearing.

Mr. Ranson made a motion that the application is within the compliance and it meets guidelines as presented and to issue a Certificate of Appropriateness. Mr. Jones seconded the motion. The motion was approved by a 6-0 vote.

Mr. Lackey left the meeting at 4:30 pm.

Mr. Davis stated Mr. Barker I would like to say on behalf of the Commission Thank You for your vision of the things that you are proposing for downtown and Thank you for being a part of it, and being instrumental in it. We appreciate it very much.

Mr. Rick Barker stated Thank you, it is rewarding work and thank you for doing your earnest best to protect the District and the visual impacts that you can control. What you do across the District in a whole, it protects our investment on Craghead Street. We appreciate that.

Mr. Davis Chairman stated I am going to turn item number 3 over to our Vice-Chairman Mr. Keesee.

3. *Certificate of Appropriateness Request PLRDD2021-14 at 618 Craghead Street to rehabilitate the building interior and exterior including one (1) commercial space and 88 residential dwelling units.*

Mr. Keesee opened the Public Hearing.

Present on behalf of this request was Garrett Shifflett; I am here to answer any questions that you may have.

Mr. Ranson stated it looks like are you going to be replacing windows and stuff?

Mr. Shifflett stated restoring the existing windows.

Mr. Ranson stated so really you're not changing anything?

Mr. Shifflett stated no, we are adding a few store front doors here and there but other than that, the existing windows that are there are in good shape. Every window will have to be retouched and redone with new glazing, paint and all of that. They are going to be retaining the original windows that are in the building.

Mr. Ranson stated is this the tax credit project?

Mr. Shifflett state yes sir, we have approval part one and part two from both State and Federal.

Mr. Keesee closed the Public Hearing.

Mr. Jones made to motion to issue a Certificate of Appropriateness at 618 Craghead Street to rehabilitate the building interior and exterior to that 1 commercial space and 88 residential dwelling units. Mr. Keesee seconded the motion. The motion was approved by a 4-0-1 vote. (Mr. Davis abstained).

Mr. Keesee Vice Chairman turned the meeting back over to Mr. Davis Chairman.

4. *Certificate of Appropriateness Request PLRDD-2021-16 at 510 Spring Street to rehabilitate the building exterior, alter building façade storefront windows, and create a 30'x54' outdoor patio on the adjacent lot (Parcel # 22434).*

Mr. Davis opened the Public Hearing.

Present on behalf of this request was Rob Ford, who stated I am just here to answer any questions that you may have.

Mr. Ranson stated could you tell me exactly why this is different from the last time?

Mr. Ford stated 508 Spring Street is added to that request and 510 Spring Street has already been granted. We are in the process of combining all three addresses as one and we want approval for 508 to be changed as well as the outdoor patio.

Mr. Ranson stated 508 is to the right?

Mr. Ford stated that is correct and there is a lot of structural issues with what is already there inside. Some old wood beams are in the wall that has termite damage. I will have to open the wall to fix it anyway.

Mr. Ranson stated is the patio new?

Mr. Ford stated the patio is new. We have obtained a lot through the city and we want to put the patio in.

Mr. Ranson stated see that is a nice metal fence.

Mr. Ford stated the design for it would be a metal top rail and a metal bottom rail, metal sides and wood shallow box style fence going out there.

Mr. Keesee stated it is a nice fence, John.

Mr. Hessler stated before when you started this project it was presented you were only working on the center building and you haven't had the lot yet and weren't sure exactly what was underneath the front façade as I recall.

Mr. Ford stated correct, we kind of had the idea to put the patio out there the whole time and trying to obtain the final ink from the bank. We finally made that purchase in December and I was able to get in there and did some digging and found out the front wall is in bad shape.

Mr. Hessler stated you have combined internally the two buildings.

Mr. Ford stated yes and we are in the process of it now. Mr. Shanks is supposed to be finishing our survey so we can get it to the city to try to get it all zoned as one property.

Mr. Keesee stated the building right beside the patio; I'm assuming that is going to be a restaurant?

Mr. Ford stated that is our hopes, and we are in the process of upgrading it to get someone in there.

Mr. Hessler stated I was just looking at the new section of the building to the right if anything was salvageable like the openings and the windows are going to be changed. If there are any salvageable material on the outside front façade.

Mr. Ford stated the doors that are there now is about the only thing salvageable left on that front. It is in bad shape.

Mr. Davis closed the Public Hearing.

Mr. Ranson made a motion that the application is within the compliance and it meets guidelines as presented and to issue a Certificate of Appropriateness. Mr. Keesee seconded the motion. The motion was approved by a 5-0 vote.

APPROVAL OF MINUTES

The November 12, 2020 minutes were approved by a unanimous vote.

With no further business, the meeting adjourned at 4:45 p.m.

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Approved By: