



HISTORIC DISTRICT REVIEW BOARD

Regular Meeting
Cape Charles Civic Center
April 17, 2018
6:00 p.m.

At 6:00 p.m., Chairman Joe Fehrer, having established a quorum, called to order the Regular Meeting of the Historic District Review Board (HDRB). In addition to Joe Fehrer, present were Terry Strub, Sandra Salopek, David Gay, and John Caton. Also in attendance were Town Planner Larry DiRe, Assistant Town Clerk Tracy Outten and the applicants. There was one member of the public in attendance.

Chairman Joe Fehrer started the HDRB Regular meeting with a moment of silence and the recitation of the Pledge of Allegiance.

CONSENT AGENDA:

Joe Fehrer amended the agenda format by moving Other Business before New Business.

Motion made by Terry Strub, seconded by Sandra Salopek, to accept the agenda as amended. The motion was unanimously approved.

The HDRB reviewed the minutes from the March 20, 2018 Regular Meeting.

Motion made by Sandra Salopek, seconded by David Gay, to accept the minutes from the March 20, 2018 Regular Meeting as presented. The motion was unanimously approved.

OTHER BUSINESS:

A. *Recognition of volunteers who produced updated Tree Survey*

Joe Fehrer presented the certificates of appreciation to the Master Naturalists that participated on the 2017 Cape Charles Tree Survey team. Barbara O'Hare and Bob Toner accepted the awards and were very grateful.

- David Gay informed the board a citizen did not know their home was in the Historic District and was unaware any exterior changes needed to be approved by the HDRB.

NEW BUSINESS:

A. *Application for Certificate of Appropriateness for 223 Monroe Avenue – removal of front porch and rebuild, window replacement, and chimney removal.*

Jesse Philpot, contractor, said this would be a whole house remodel with no major changes to the exterior. Joe Fehrer asked if changes to the roofline would be made; no.

Motion made by David Gay, seconded by John Caton, to approve the Application for the Certificate of Appropriateness at 223 Monroe Avenue for removal and rebuild of the front porch, window replacement, and chimney removal on the single-family dwelling as presented. The motion was approved by unanimous vote.

B. *Application for Certificate of Appropriateness for 426\428 Randolph Avenue – exterior changes to porch and windows, replication of architectural design features, rear addition to a duplex residential dwelling.*

Edward Eichman, architect, said after the renovations the house would appear to have been built as a two story structure and all details and materials would be matched or be replicated. David Gay asked

if this residence would remain a two family home; yes. Edward Eichman provided revised drawings due to the location of house on the survey. (Please see attached.)

Motion made by Terry Strub, seconded by Sandra Salopek, to approve of the Application for the Certificate of Appropriateness at 426\428 Randolph for exterior changes to the porch and windows, replication of architectural design features, and a rear addition on the duplex residential dwelling as presented with an option to remove the chimney. The motion was approved by unanimous vote.

C. *Application for modification to Certificate of Appropriateness for 1 Pine Street – exterior changes to a commercial building.*

Bill Parr, applicant, summarized the new designs and said with changes the building would be more unified to the other properties. Joe Fehrer asked if the north side brick was nutmeg and east side was a variety of colors. Bill Parr answered yes and the brick on all sides of the building would be painted all the same color. David Gay asked if an engineer had been contacted; yes. Joe Fehrer asked about the door plans. Bill Parr said the doors would match but, they might need to be resized due to the building structure.

Motion made by John Caton, seconded by David Gay, to approve the modified Application for the Certificate of Appropriateness at 1 Pine Street for exterior changes on a commercial building as presented with the flexibility to use either door plan and Town Planner Larry DiRe must sign off on the masonry paint color. The motion was approved by unanimous vote.

D. *Application for Certificate of Appropriateness for new construction of a single-family dwelling – 608 Washington Avenue\lot 24*

Lindsey Cassada, applicant, briefly described the proposed home and presented samples of the materials to the board. Joe Fehrer asked if the residence would be full time; no, vacation home or rental. Lindsey Cassada would like the option to change the fencing around the porch. David Gay asked if this house would be stick built; no modular.

Motion made by Sandra Salopek, seconded by John Caton, to approve the Application for the Certificate of Appropriateness at 608 Washington Avenue\Lot 24 for new construction of a single-family home as presented with the option to replace the vinyl lattice porch skirting with custom wood skirting. The motion was approved by unanimous vote.

E. *Application for Certificate of Appropriateness for 608 Jefferson Avenue – door and window removal and placement, front porch repair and second floor porch addition, rear addition renovation to sun room.*

Paul Dominic, applicant, went through the application in detail with the board. There was some discussion on the proposed exterior changes and suggestions given.

Motion made by Joe Fehrer, seconded by Terry Strub, to table the Application for the Certificate of Appropriateness at 608 Jefferson until a clearer plan was presented to the board. The motion was approved by unanimous vote.

F. *Application for Certificate of Appropriateness for 209 Monroe Avenue – replace siding and windows, front porch; repair and paint foundation.*

Jeb Johnson, contractor, gave a brief background of past approvals from the HDRB. David Gay asked if sidelights already existed; yes. Joe Fehrer asked if the house had cement board. Jeb Johnson answered yes. There was some discussion regarding painted masonry in the Historic District.

Motion made by Terry Strub, seconded by David Gay, to approve the Application for the Certificate of Appropriateness at 209 Monroe Avenue for siding and window replacement, front porch repair, and to repair and paint the foundation on the single-family dwelling as presented with the exception of the brick foundation being painted and the existing porch columns were to be kept. The motion was approved by unanimous vote.

G. Application for modification to Certificate of Appropriateness for 111\113 Peach Street – loss of chimney during demolition.

John and Sherry Pertersik, applicants, explained the chimney was unstable and had to be removed for safety issues during the roof demolition and they apologized. Joe Fehrer expressed his concern and annoyance of the after the fact approval and said their contractor, Sean Ingram, was directly asked if the chimney would be removed. Joe Fehrer went on to state Sean Ingram should be the one answering questions about this matter.

Motion made by John Caton, seconded by David Gay, to approve of the modified Application for the Certificate of Appropriateness at 111\113 Peach Street for the removal of a chimney above the roof line on the duplex dwelling unit. The motion was approved by unanimous vote.

UNFINISHED BUSINESS:

- There was no unfinished business.

ANNOUNCEMENTS:

- There were no announcements.

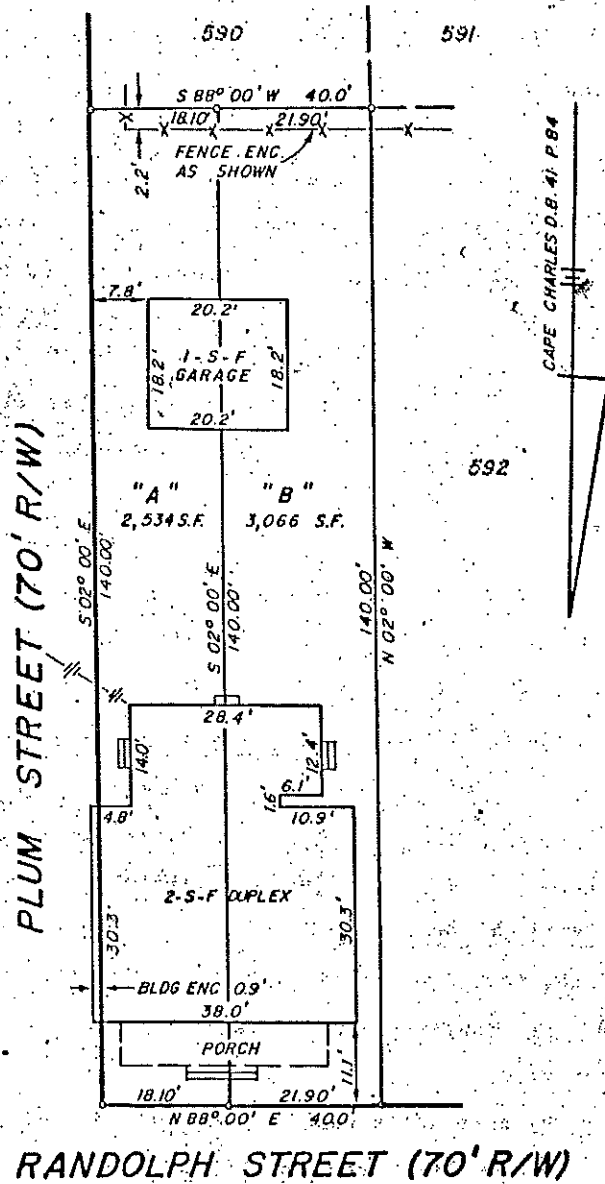
Motion made by Joe Fehrer, seconded by Terry Strub, to adjourn the April 17, 2018 Historic District Review Board Regular Meeting at 9:11 p.m. The motion was unanimously approved.

Chairman Joe Fehrer

Assistant Town Clerk

THIS IS TO CERTIFY THAT I, ON 26 MARCH 1987 SURVEYED THE PROPERTY SHOWN ON THIS PLAT AND THAT THE TITLE LINES AND THE WALLS OF THE BUILDINGS ARE AS SHOWN ON THIS PLAT. THE BUILDINGS STAND STRICTLY WITHIN THE TITLE LINES AND THERE ARE NO ENCROACHMENTS OF OTHER BUILDINGS ON THE PROPERTY, EXCEPT AS SHOWN.

SIGNED *Bruce B. Gallup* C.L.S.



PHYSICAL SURVEY
OF
LOT 589
BEING PARCELS "A" & "B"
PLAT OF
CAPE CHARLES

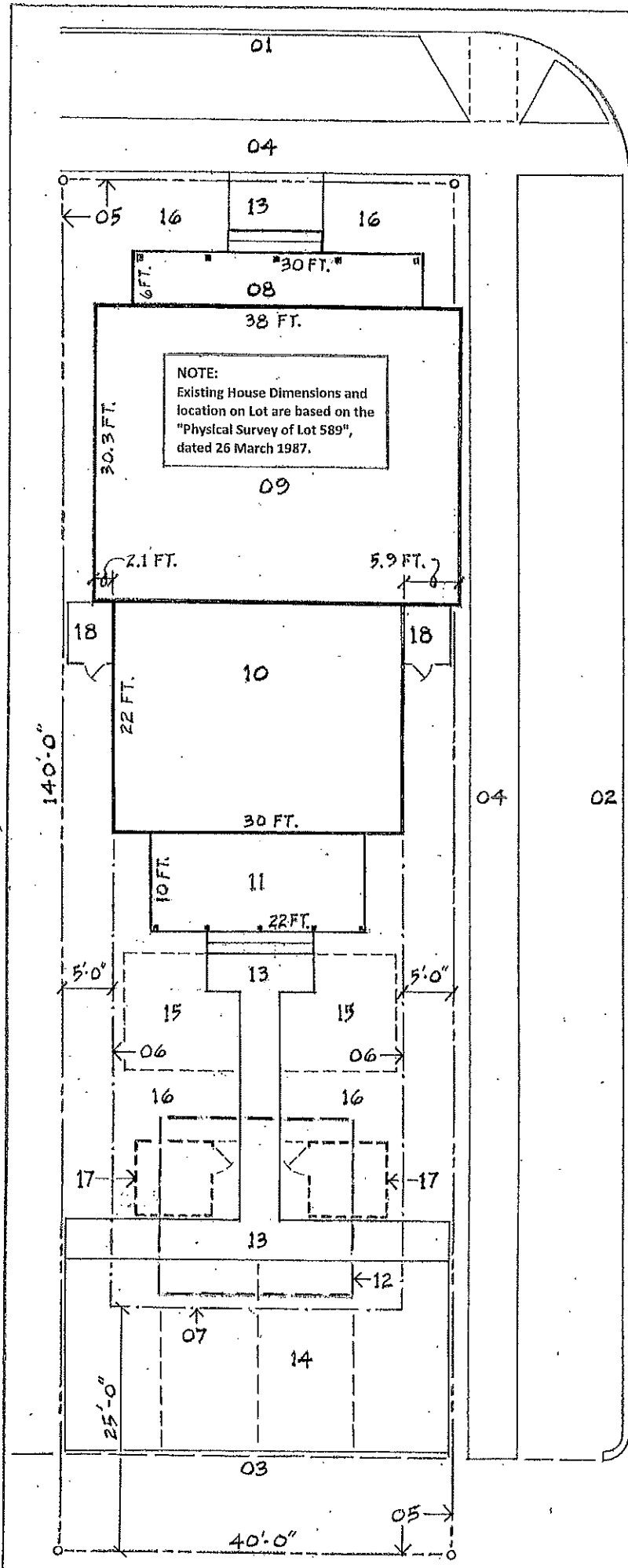
D.B. 41 P. B4
CAPE CHARLES, VA.
CAPEVILLE DISTRICT
NORTHAMPTON COUNTY, VA.
SCALE: 1" = 20'
26 MARCH 1987
MADE FOR
C. B. BELOTE



BRUCE B. GALLUP C.L.S.
Broad Street
EXMORE, VIRGINIA 23350
(804) 442-4418

The Lindsay Studio, L.L.C.

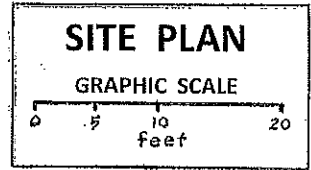
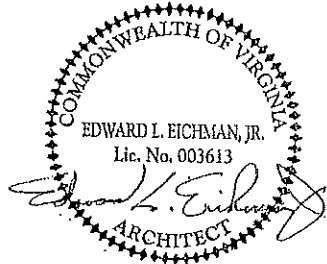
110 CHURCHILL DOWNS
 CAPE CHARLES, VA. 23310
 PHONE: 757 695 9823.
 LINDSAYSTUDIO@BAYCRK.NET



NOTE:
 Existing House Dimensions and location on Lot are based on the "Physical Survey of Lot 589", dated 26 March 1987.

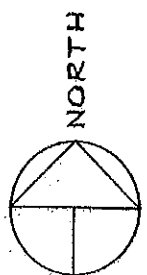
NOTE:
 Each Two-Digit Number that randomly appears on the Plan relates to the same Numbered Item in the Legend.

- SITE PLAN LEGEND**
- 01 Randolph Avenue
 - 02 Plum Street
 - 03 Driveway
 - 04 Existing Sidewalk
 - 05 Lot Boundary
 - 06 Side Yard Setback Line
 - 07 Rear Yard Setback Line
 - 08 Existing One-Story Porch and Steps
 - 09 Existing Two-Story Two-Family Residence
 - 10 New Two-Story Two-Family Addition
 - 11 New One-Story Porch and Steps
 - 12 Existing Accessory Building Removed
 - 13 New Sidewalk
 - 14 New Off-Street Parking (4 Spaces)
 - 15 Optional New Terrace
 - 16 New Landscaped Area
 - 17 Optional New One-Story Storage Building
 - 18 New Fenced Enclosure for Mechanical Equipment



426/428 RANDOLPH AVENUE
 CAPE CHARLES, VIRGINIA

REVISED : 12 APRIL 2018



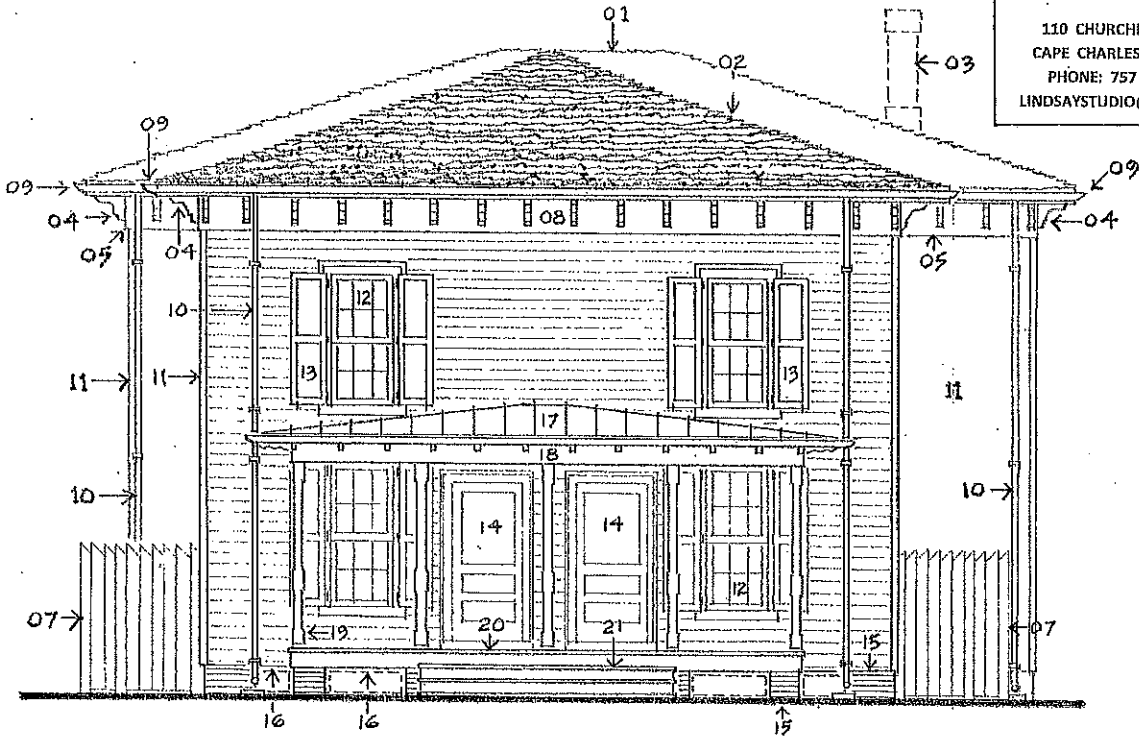
17 APRIL 18

SP - 1

426/428 RANDOLPH AVENUE
CAPE CHARLES, VIRGINIA

The Lindsay Studio, L.L.C.

110 CHURCHILL DOWNS
CAPE CHARLES, VA. 23310
PHONE: 757 695 3823
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BACK (SOUTH) FROM REAR YARD

REVISED
12 APRIL 18

EXTERIOR ELEVATIONS

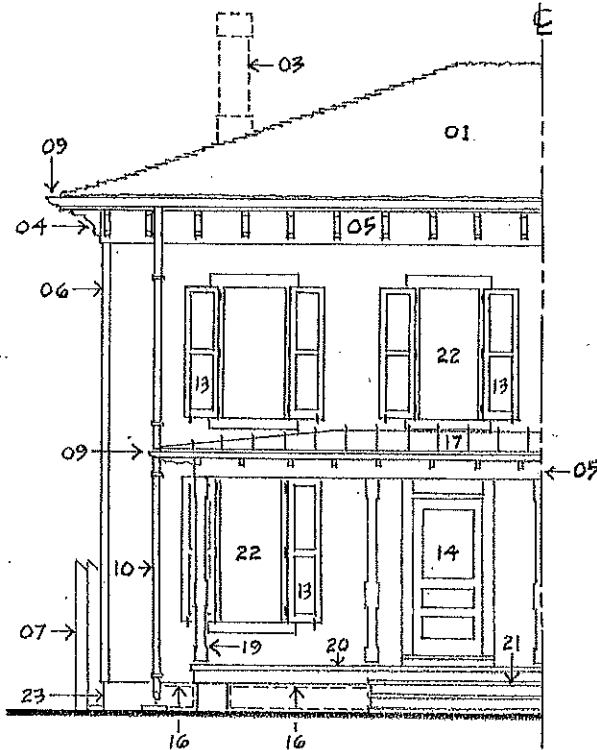


NOTE:

Each Two-Digit Number that randomly appears on the Elevation relates to the same Numbered Item in the Legend.

EXTERIOR ELEVATION LEGEND

- 01 Existing Shingle Roof
- 02 New Shingle Roof to Match Existing
- 03 Existing Chimney Removal Option
- 04 New Replicated Eaves Bracket
- 05 Existing Cornice
- 06 Existing Siding and Trim
- 07 New Fence Enclosure for Equipment
- 08 New Cornice to Match Existing
- 09 New Half-round Gutter and Hardware
- 10 New Round Downspout and Hardware
- 11 New Siding and Trim to Match Existing
- 12 New Window and Trim to Match Existing
- 13 New Shutters and Hardware
- 14 New Replicated Exterior Half-lite Door
- 15 New Brick Pier to Match Existing
- 16 Recassed Panel Option
- 17 New Metal Porch Roof
- 18 New Replicated Porch Cornice and Brackets
- 19 New Replicated Porch Post
- 20 New Porch Floor and Fascia
- 21 New Porch Steps
- 22 Existing Window and Trim
- 23 Existing Brick Pier



ONE-HALF FRONT (NORTH) FROM RANDOLPH AVENUE

17 APRIL 18

EE - 1