



# ARCHITECTURAL REVIEW BOARD MEETING

Wednesday, July 17, 2024 at 7:00 PM

Council Chambers – 15000 Washington St., STE 100 Haymarket, VA 20169

<http://www.townofhaymarket.org/>

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## MINUTES

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### I. CALL TO ORDER

A Regular Meeting of the Architectural Review Board of the Town of Haymarket, VA, was held this evening in the Council Chambers, commencing at 7:00 pm.

Chairman Schneider called the meeting to order.

#### 1. Roll Call

##### PRESENT

Chairman Marchant Schneider

Vice Chairman Ben Barben

Board Member Chuck Mason

##### ABSENT

Board Member Joanna Mason

### II. PLEDGE OF ALLEGIANCE

Chairman Schneider invited everyone to stand for the Pledge of Allegiance.

### III. APPOINTMENT OF CHAIR AND VICE CHAIR

The Town Manager stated during the first meeting of the fiscal year the Chair and Vice Chair need to be selected. Chairman Schneider asked if there was a nomination for Chair. Board Member Barben nominated Marchant Schneider for Chair, with Chuck Mason seconding the nomination. Joanna Mason and Justin Baker were absent for the vote. Chairman Schneider nominated Benjamin Barben for Vice Chair, which was seconded by Board Member Chuck Mason. There were no objections or other nominations.

### IV. CITIZENS TIME

No citizens were present to speak during Citizens Time.

### V. MINUTE APPROVAL

With no questions or changes, **Board Member C. Mason moved to approve the minutes from the meeting on June 12, 2024. Vice Chairman Barben seconded. The motion carried.**

Motion made by Board Member Mason, Seconded by Vice Chairman Barben.

Voting Yea: Chairman Schneider, Vice Chairman Barben, Board Member Mason

1. Architectural Review Board - Regular Meeting -

## VI. AGENDA ITEMS

1. ZP #2024-0607: Exterior Modifications - 6660 Fayette Street

During the meeting, Town Planner, Thomas Britt briefly reviewed the previously approved application conditions for 6660 Fayette Street. The applicant was present to resubmit the application for the porch and the light fixtures. The Town Planner referred to page 12 of the packet, which shows an ideal visual of the 9x6 ft patio. The discussion included the approved color, panda white, and stained oak, as well as the design of the light fixtures shown on pages 14 and 15 of the agenda packet. Discussion followed regarding the columns, roof, and materials.

**Chairman Schneider moved that the Board approve the COA for ZP#2024-0607 for the portico, lighting installation, and roof installation at 6660 Fayette Street based on the following conditions:**

1. **The roof shingles will be an architectural style, black or similar color.**
2. **The portico will be a metal roof, black.**
3. **Posts on the portico will be square posts, stained oak.**
4. **The design of the portico will be as presented on page 12 of the July 17, 2024 architectural review board report. Board Member C. Mason seconded the Motion. All in favor.**

Motion made by Chairman Schneider, Seconded by Board Member Mason.

Voting Yea: Chairman Schneider, Vice Chairman Barben, Board Member Mason

2. ZP#2024-0701 - COA Demolition for 6794 and 6796 Fayette Street

Town Planner, Thomas Britt, directed everyone to packet pages 32 and 33 for a visual of a plat that the Town and the County officially recognize. It was originally a large plat with the historic Pearson home on it, which is the one-story blue house shown on page 32, now subdivided into three lots. The two shed structures are the frame shed and the one-story framed building. Mr. Britt stated that in an effort to resolve any outstanding zoning issues that came from the subdivision, one being the parcel line bisecting one of the building structures, the applicant has come to apply for the demolition of the shed structures. In packet pages 34-44 are reports and pictures of the shed structures for consideration. The goal is to demolish these sheds and, once the outstanding zoning issues are resolved, fix any other ingress/egress issues to sell 6794 and 6792 for redevelopment. He stated the two sheds are not historic resources. The single-family home to the west of the three parcels is covered by landscaping and trees. There are no other historic characteristics of lots nearby. It is our recommendation the shed structures be demolished.

The applicant, Najeem Ebadi, representing the owners of 6796 Fayette Street was there to speak. Mr. Ebadi stated the purpose of the demolition of the shed structure is to resolve the zoning violation currently taking place on the property lines of 6796 and 6794 Fayette Street, and second, it would be to develop on the lot itself by the builder we have a contract with. Discussion followed regarding clarification and conditions of shed structures.

**Chairman Schneider moved to approve COA for ZP#2024-0701, for the demolition of two structures at 6794 and 6796 Fayette Street further described on page 33 of the July 17 packet boundary survey. This would apply to the frame shed on lot 3 and the one-story frame building between lots 2 and 3. Also subject to the one-story frame building being**

**documented through photographs as seen from Fayette Street and the four facades of the building, and to have that documentation of the photographic evidence prior to issuance of the zoning permit. Vice Chairman Barben seconded the motion. All in favor.**

Motion made by Chairman Schneider, Seconded by Vice Chairman Barben.

Voting Yea: Chairman Schneider, Vice Chairman Barben, Board Member Mason

### 3. Architectural Review Board Guidelines Discussion

Town Planner, Thomas Britt, gave a recap on the ongoing updates being made to the Architectural Review Board Guidelines. Discussion of the ARB Guideline followed. Vice Chairman Barben gave suggestions for edits and clarifications. It was suggested by Chairman Schneider they meet to go over any specific grammar edits and changes. Chairman Schneider requested to switch out better picture examples for signage with some that are more current. Vice Chairman Barben requested clarification that any demolition needs to be reviewed not just a contributing structure.

## VII. OLD BUSINESS

Town Planner Thomas Britt gave a brief update on Old Business. He stated Taco Bell is open for indoor dining/takeout only, as their menu board and awning are still being approved by the County. He also stated we are still fine-tuning the site plan for the townhomes that were approved on Bleight Drive.

## VIII. NEW BUSINESS

Town Planner Thomas Britt shared he just approved a preliminary site plan for the hotel site near Crossroads Village. He stated it's currently between hotel chain owners, so once there is a proper applicant for the hotel then we'll get architectural submissions for that.

## IX. PLANNING COMMISSION UPDATES

The Town Planner shared we held a public hearing for Chick-fil-A for a proposed expansion of their drive-thru area. They want to add a bypass lane of sorts which they are still working with the applicant on and will hold another public hearing next month. He stated starting in August, the Planning Commission will now meet on the second Tuesday of the month.

## X. TOWN COUNCIL UPDATES

Chairman Schneider gave the Town Council updates. He shared we have seven candidates registered for the election in November. There will be a finance presentation at 6 pm on the 29<sup>th</sup> on potential finance options available for funding Town projects.

## XI. ADJOURNMENT

With no further business before the Architectural Review Board, **Board Member C. Mason moved to adjourn the meeting. Vice Chairman Barben seconded the motion. The motion carried.**

Motion made by Board Member Mason, Seconded by Vice Chairman Barben.

Voting Yea: Chairman Schneider, Vice Chairman Barben, Board Member Mason

SUBMITTED

APPROVED

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Deputy Clerk, Alexandra Elswick

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Chairman Marchant Schneider

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