

**BOARD OF ARCHITECTURAL REVIEW
Town Hall Council Chambers
Regular Meeting**

A regular meeting of the Board of Architectural Review of the Town of Front Royal, Virginia was held on September 20, 2022, in the Town Hall Council Chambers.

Present: Angela Toler, Chairman
Gary Vaughan, Vice Chairman
Holly Rhodenhizer
Katherine Snyder

Absent: Collin Waters

Staff: Lauren Kopishke, Planning Director, Zoning Administrator
John Ware, Deputy Zoning Administrator
Connie L. Potter, Clerk for the Board of Architectural Review

CALL TO ORDER:

Chairman Toler called the Board of Architectural Review meeting to order at 7:00 p.m.

APPROVAL OF MINUTES:

Ms. Rhodenhizer moved, seconded by Mr. Vaughan to approve the meeting minutes as written.

- May 10, 2022

VOTE: Yes – Vaughan, Snyder, Rhodenhizer, Toler
No – N/A
Abstain – N/A
Absent – Waters

VOICE VOTE

NEW BUSINESS:

- **Application # 2200303** – A Certificate of Appropriateness application submitted by Shelly Cook to replace the existing fiberglass single front door to a fiberglass double front door at 201 S. Royal Avenue. Work is complete.

Ms. Kopishke explained that the applicant had installed a double front door in place of an existing single door noting that the double door is a farmhouse style door.

Ms. Cook said there was an existing header above the front door that had been cut down and made for a single door. Because there was decay and rot they removed the paneling and installed a double door back into the framing as the original header was for a double door.

Ms. Kopishke said that Ms. Cook had stated the previous door frame had been undermined due to the termite damage which is why the door was expanded. The termite report was included in the staff report. The installation of the double door is complete and is now before the Board for review.

Staff discussed the previous Certificate of Appropriateness that was approved for this location noting that the only change to the house was for replacing the siding for a like for like product and that if anything else was to change at the property the applicant would come before the Board for review. Ms. Cook stated she did not think she needed a permit to change the door from single to double.

Ms. Kopishke said the historic records do not show a double door however, she does not believe the original door was a single door. Staff can only base their information on the Virginia Department of Historic Resources Survey which in this case showed a single door when the survey was conducted in 1994.

BAR members agreed they did not want a single door to go back into the building.

Ms. Rhodenhizer moved, seconded by Mr. Vaughan to approve the alteration of the front door from single to double due to termite infestation and unreliable wood for 201 S. Royal Avenue.

VOTE: Yes – Vaughan, Snyder, Rhodenhizer, Toler

No – N/A

Abstain – N/A

Absent – Waters

VOICE VOTE

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- **Application # 2200296** – A Certificate of Appropriateness application submitted by Buracker Construction on behalf of Arnold & Nancie Williams to remove existing 8' x 28' rear porch and construct a new 10' x 28' porch using the same foundation footprint and to add a 12' x 16' rear deck located at 118 Luray Avenue.

Ms. Buracker provided a piece of the proposed siding and a color swatch of the paint color to be used on the addition.

Mr. Ware explained the application before them was for removal of the existing 18' x 20' rear enclosed porch and to construct a new 10' x 28' enclosed porch on the same foundation with a portion of it being cantilevered over the foundation and to add a 12' x 16' rear deck. The structure is currently nonconforming per se that it sits too close to the right-side property line. The addition of the new porch and deck will not add to the nonconformance. A material list was provided with the application. To summarize, the applicant will demolish the back porch, retain

the same porch foundation, and rebuild a new porch 2-feet (2') wider and add decking. The applicant provided a list of materials for Anderson Windows, French Doors, and the Smart Siding to match the house with a standing seam metal roof to be added.

After a brief discussion Board members agreed they liked that the new siding would match the existing house color and all the windows will match on the new porch which is not the case on the existing rear porch.

Ms. Rhodenhizer moved, seconded by Mr. Vaughan to approve the proposed renovations including removing the existing 18' x 20' rear enclosed porch and construct a new 10' x 28' enclosed porch and add a 12' x 16' rear deck for 118 Luray Avenue as presented.

VOTE: Yes – Vaughan, Snyder, Rhodenhizer, Toler
 No – N/A
 Abstain – N/A
 Absent – Waters

VOICE VOTE

- **Application # 2200327** – A Certificate of Appropriateness application submitted by Arnold Williams to replace the existing wood decking on the front porch with “Trex” decking at 118 Luray Avenue. Work is complete.

Mr. Ware explained the application for 118 Luray Avenue is to replace the wood decking on the front porch with Trex decking and noted that the work was complete. The applicant did not obtain a Zoning Permit or approval and did not submit a Certificate of Appropriateness application to the Board of Architectural Review (BAR) for approval. The property owners were notified with a violation letter that they did not have zoning approval nor BAR approval for the project.

Mr. Williams said he did not know the house was in the Historic Overlay District. He expressed that his mom had called the Town and was told the property was not in the Historic District but did acknowledge they knew the house next door that he previously owned was the oldest living house in Front Royal. Mr. Williams gave a brief history of the property. He said the porch was in rough shape as well as the columns were rotten. He replaced both the wood columns and decking with Trex.

BAR members agreed they approved of the renovations.

Mr. Vaughan moved, seconded by Ms. Rhodenhizer to approve the application as submitted.

VOTE: Yes – Vaughan, Snyder, Rhodenhizer, Toler
 No – N/A
 Abstain – N/A
 Absent – Waters

VOICE VOTE

OLD BUSINESS:

There were no items for old business.

OTHER:

Staff had a brief discussion about the upcoming permit for the October BAR meeting.

Ms. Kopishke shared that the Town will be starting property maintenance as soon as the Local Board of Building Code of Appeals is in place.

Ms. Kopishke talked briefly about the Comprehensive Plan upcoming deadlines.

ADJOURNMENT:

Ms. Rhodenhizer moved, seconded by Mr. Vaughan to adjourn the meeting.

VOTE: Yes – Vaughan, Snyder, Rhodenhizer, Toler

No – N/A

Abstain – N/A

Absent – Waters

VOICE VOTE

The meeting adjourned at 8:03 p.m.

Approved by Board of Architectural Review

Date: 11/08//2022