



County of Albemarle
COMMUNITY DEVELOPMENT/PLANNING

Architectural Review Board

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434-296-5832 ext. 3276

ARB ACTION MEMO

Date: October 4, 2021

Time: 1:00 PM

Meeting Room: Virtual Meeting

Members:

Frank Stoner: Present (arrived at 1:01)

Frank Hancock: Present

Fred Missel, Vice-Chair: Present

Chris Henningsen: Present

Dade Van Der Werf, Chair: Present

Staff:

Margaret Maliszewski

Khris Taggart

Carolyn Shaffer

CALL TO ORDER

Mr. Van Der Werf called the meeting to order at 1:00 p.m. and established a quorum.

DISCLOSURES: None.

PUBLIC COMMENT: None.

CONSENT AGENDA: None.

Regular Review Items

a. ARB-2021-106: Southside Tier 2 PWSF

Location: 2415 Southside Drive, North Garden

Proposal: To construct a personal wireless services facility consisting of an 87'-tall monopole and associated equipment, including a request for a Special Exception.

Staff Contact: Margaret Maliszewski

Representative: Hadisha Gordon, Todd Marimpietri

Regarding the Certificate of Appropriateness for the ground equipment and base station:

Motion: Mr. Missel moved to require that the following information be submitted for further consideration of the request for a Certificate of Appropriateness because there is insufficient information provided to confirm that visibility of the ground equipment and chain link fence will be eliminated:

1. Provide a tree plan that locates individual trees and trees to be removed, keyed to a list that provides species, caliper and height. Ensure that there are sufficient trees to remain on site to eliminate visibility of the ground equipment and chain link fence from Rt. 29.
2. Confirm that there is no ground equipment proposed beyond the utility H-frame with meter and cabinet as currently illustrated on the plan. If additional equipment is proposed, show it on the plan.

Mr. Henningsen seconded the motion.
The motion was carried by a vote of 5:0.

Regarding visibility of the facility:

Motion: Mr. Hancock moved to forward the following recommendation to the Agent:

The ARB finds that the proposed location will not sufficiently minimize the visibility of the monopole from the Rt. 29 Entrance Corridor. The ARB recommends the following changes/submittals for additional consideration:

1. Revise the proposal to flush mount antennas.
2. Provide photo-simulations of the proposed facility.
3. Provide to-scale drawings showing the pole and antennas and the distances from pole to antennas and mounting equipment.
4. Show the reference tree accurately on all relevant plans. Include the distance from the pole to the tree trunk. Note that to qualify as a Tier II facility, the site must retain a reference tree with a trunk no more than 25' from the monopole.
5. Submit a paint sample for SW2924.

Mr. Stoner seconded the motion.
The motion was carried by a vote of 5:0.

Regarding the Special Exception:

Motion: Mr. Missel moved to forward the following recommendation to the Agent:

The ARB does not recommend approval of the Special Exception due to the intrusive and incompatible appearance of the proposed standoff. The ARB recommends the following changes/submittals for additional consideration:

1. Revise the proposal to flush mount antennas.
2. Provide photo-simulations of the proposed facility.
3. Provide to-scale drawings showing the pole and antennas and the distances from pole to antennas and mounting equipment.
4. Show the reference tree accurately on all relevant plans. Include the distance from the pole to the tree trunk. Note that to qualify as a Tier II facility, the site must retain a reference tree with a trunk no more than 25' from the monopole.
5. Submit a paint sample for SW2924.

Mr. Hancock seconded the motion.

The motion was carried by a vote of 5:0.

WORK SESSIONS:

a. ARB-2021-67: Discount Tire

Location: 1368 Seminole Trail

Proposal: To construct a 7,680 sq. ft. building to accommodate a Discount Tire vehicle service facility with associated site improvements.

Staff Contact: Khris Taggart

Representatives: Ryan Yauger, Quoc Truong, Chi-Lun Lee

The ARB held a work session on ARB-2021-67 Discount Tire. The ARB members discussed the changes made to the north elevation and offered suggestions for additional improvements, focusing on the trellises and corresponding architectural details and planting beds, and the trees along the northern property line.

OTHER BUSINESS

a. Minutes Approval: September 7, 2021

Motion: Mr. Van Der Werf moved for approval of the minutes from the September 7, 2021, ARB meeting.

Mr. Missel seconded the motion.

The motion was carried by a vote of 4:0. (Stoner abstained)

Next ARB Meeting: MONDAY, OCTOBER 18, 2021, 1:00 PM – VIRTUAL MEETING

All ARB members indicated that they planned to attend the October 18 meeting. However, Mr. Missel, Mr. Henningsen and Mr. Van Der Werf noted conflicts with the November 1 meeting date.

ADJOURNMENT

The meeting was adjourned at 2:10 p.m. to the next Virtual ARB meeting on Monday, October 18, 2021 at 1:00 p.m.