

**FAUQUIER COUNTY
ARCHITECTURAL REVIEW BOARD**

Meeting Minutes

August 7, 2019

4:00 p.m.

Warren Green Building, 2nd Floor Meeting Room
10 Hotel Street, Warrenton

Attendance:

Jack LaMonica, Vice Chair (Marshall District Representative)
John Toler (Scott District Representative)
Bob Lee (Planning Commission Representative)
Virginia Gerrish (Center District Representative)
Kristie Kendall (Cedar Run District Representative)

Members Absent:

Mary Root, Chair (Citizen-at-Large)
Bryan Jacobs (Lee District Representative)

Staff:

Wendy Wheatcraft, Staff
Maureen Williamson, Staff

1. Vice Chair Jack LaMonica called the meeting to order at 4:00 p.m.
2. The July 3, 2019 meeting minutes were reviewed. Mr. LaMonica made a motion to approve the minutes, as presented. The motion carried 5 – 0.
3. Ongoing Business
 - Development of an Annual County Preservation Award Program
Ms. Wheatcraft, referring to the “About the Award” information sheet, explained that the award program was now divided into three categories under which an award could be nominated. Therefore, three awards could be presented in a given year. She said that this would not comply with the ARB’s suggestion made at the July meeting for one award to be given during the first year of the program. She asked the ARB for thoughts on the use of the categories and the potential for three awards a year. Ms. Kendall said that for the first year it makes sense to have one general award in order to measure the interest of the community. She added, the ARB always has the option to add additional awards the following year. Ms. Gerrish said she was also in favor of one award being given in the initial year of the program. She suggested removing the award categories from the “Nomination Qualification & Rating Sheet” and replacing them with examples of submission types that could qualify for the award (e.g., rehabilitation of a historic structure, a National Register nomination, public program, original research and written work). For the next meeting, Ms. Wheatcraft agreed to provide a list of examples of potential types of projects that could qualify for the award.

On the “Nomination Qualification & Rating Sheet”, under the “Qualification for Award” section, all of the standards listed must be met by the applicant as indicated by all questions answered “yes.” Ms. Gerrish asked for clarification of standard number four – “Does the project engage the public in the awareness of Fauquier County’s history in some

way.” Ms. Wheatcraft replied by explaining that the objective was to get the public involved in historic preservation in some way. She clarified that the applicant would not have to provide public access to a resource (building, site, etc.). Ms. Kendall said perhaps public involvement could simply mean providing an article about the project in local media. Ms. Gerrish said that if this standard is kept, perhaps it needs to be defined further. After some discussion, the ARB agreed to remove this standard from the list.

Mr. LaMonica asked the ARB felt the word “significant” used in the first nomination standard (i.e. significant contribution to preservation) needed to be defined, modified, or removed. He felt that if kept, the ARB must define the word.

Mr. Lee asked if the nominator and the nominee of an award could be one in the same. In other words, can someone nominate him or herself. Ms. Wheatcraft stated that she could see no reason not to permit this. Mr. LaMonica suggested that under contact information on the “Nomination Qualification & Rating Sheet”: Nominee Contact Information could be the first field and Nominator Contact Information (if different) be placed in the second field.

It was confirmed that the ARB will be the reviewing body for all award nominations submitted. In preparation, Ms. Wheatcraft would be the first to see the submissions, checking specifically for all required nomination material and standards to be met. If all standards are met, the submission would be distributed to ARB members. Ms. Wheatcraft said that prior to the ARB meeting during which the ARB would discuss submissions, each ARB member would be individually responsible for rating the submissions per the Rating criteria.

Ms. Gerrish suggested that nominations be accepted through March with final decisions made in May. She asked the ARB how they felt about an awards ceremony and who should attend and whether to include the Board of Supervisors (BOS). Mr. Lee recommended that the award not be presented at a BOS meeting. He believed it best for the ARB to present the award at a separate function. He added that the ARB could certainly invite the elected official whose district in which the nomination falls to the award ceremony. He added that he would leave it up to the elected official as to whether they wanted to have a resolution written. Ms. Gerrish said that in the Town of Warrenton, the Town Council presents their preservation awards. Ms. Wheatcraft proposed that at the holiday party the ARB could celebrate not only the holiday, but also award recipient.

Mr. Toler asked that if a nomination of a qualified project is not awarded in a given year, could the nominator re-nominate the same project the following year. Ms. Wheatcraft said she feels no reason why a qualified project could not reapply the following year, as long as it met the nomination criteria.

Ms. Gerrish liked the idea of presenting certificates of recognition or a letter for those nominated projects not receiving the award, but are deemed qualified. Ms. Wheatcraft asked if those receiving certificates of recognition would be invited to the award ceremony. Ms. Wheatcraft suggested that every nomination, whether it is awarded or not, should receive a thank-you letter for their participation in the process.

Ms. Kendall asked if there should be a time frame standard for completion of a project. The ARB said that a completion time frame could be used in the third standard by adding, “Has the project been completed within the past five years?”

At the July ARB meeting, Ms. Root suggested a trophy in the shape of something that is useable and proposed a crystal water pitcher. In response to the ARB’s request for examples of a possible trophy, Ms. Wheatcraft showed two samples: a large, 68 oz. glass

pitcher made by FineAwards.com and a glass beer pitcher. The ARB agreed on the 68 oz. pitcher. The ARB mentioned wanting the Francis Fauquier crest engraved on the pitcher, the name of the award (the Fauquier County Historic Preservation Award), and the award year. She estimated the cost of the award, without any extra engraving, to be \$70.00. Mr. LaMonica reminded the ARB that there may be an initial set-up fee. He also asked the ARB if they would consider pewter as a material for the pitcher. Mr. Lee recommended honoring Ms. Root's request for the glass pitcher. Ms. Wheatcraft stated that she will call the company for additional information regarding price.

Under number three on the "Award Nomination Form," the ARB suggested adding "Location of Project (if applicable)" to the list of requested information. Also on the "Award Nomination Form" under number four on the form, the ARB discussed adding a requirement for a written description of the project. The length of the written description of the project was discussed. Ms. Gerrish suggested the form read, "Please give us a thorough description of the project." Ms. Wheatcraft and Ms. Gerrish suggested no minimum or maximum as to the length of the project description. Mr. LaMonica suggested the ARB could limit the project description to 500 or 1000 words. Ms. Wheatcraft felt that a nomination should not be judged based on its succinctness, grammar, or how well it is worded or written. She reminded the ARB that if a nominated project is a written work (i.e. a National Register nomination), a digital copy of that work would probably have to be provided, and it could be several pages long. She confirmed that digital images of the resource(s) would be required.

Mr. LaMonica asked the group if a project is awarded one year under historic research, design of rehabilitation, a National Register nomination, etc., can it be nominated subsequently for a different phase of a project (i.e. rehabilitation of a building on the same property). Ms. Wheatcraft said that although the second nomination would involve the same historic property, she saw this scenario as two different projects. Ms. Gerrish agreed and added that if the project presented on the second nomination met the allotted time frame, then it should be considered.

4. New Business

- Ideas for FY2020 (July 2019-June 2020) projects

Ms. Kendall mentioned the possibility of resubmitting for the State Survey & Planning (DHR) grant funding for the survey and research of black schools and churches throughout the county.

Ms. Kendall asked if DHR would consider funding rural historic district National Register nominations that have already been determined eligible, but as of this date, never taken to full nomination. She said that a number of years ago, Kim Abe, who at the time was the County's Preservation Planner, completed a Preliminary Information Form (PIF) for the Elk Run/Germantown Rural Historic District, which was then determined potentially eligible. She asked if DHR would be willing to fund a National Register nomination for this district. Ms. Wheatcraft said that the County would not be willing to provide the 50% match for such a project since it does not financially support the submittal of rural historic district National Register nominations, due mostly to cost. Mr. Lee added that this policy was established long ago. He said that the rationale was that rural historic districts are comprised of enough properties that they should get together to hire their own architectural historian to complete a nomination. He said that most of the rural historic districts have been completed privately at the community's expense.

Ms. Wheatcraft reminded the ARB that the State Survey & Planning grant fund was a relatively small pot of money. Projects conducted with this grant are usually small in scope or done in yearly phases. She noted that the majority of the Blackwelltown community, a

section of the Elk Run Rural Historic District, has been surveyed and suggested that perhaps the County could apply for a grant to submit a PIF for a Blackwelltown Historic District, since it would be a project involving a smaller area. Ms. Kendall remarked that many of the original Blackwelltown property lines are still the same since the community's inception. Mr. Lee said that this is a community that, due to limited resources, would probably not conduct such a project on its own.

Ms. Wheatcraft is uncertain if she will resubmit the historic black school and churches survey and MPD (multiple property documentation) proposal in 2020, which would have to be a two-year project due to the scope of work. She said that the 2019 grant submission scored very well; however, it was not awarded due to a number of reasons. She noted that it would probably involve the County conducting (and paying for) survey work prior to the grant submission for an MPD. Mr. LaMonica said if the grant application is resubmitted and the project is awarded, he would like Roseanne Winsome involved, as her doctoral dissertation was on black schools and segregation in Fauquier County. Ms. Wheatcraft agreed.

Ms. Wheatcraft asked the ARB to think about educational programs for Preservation Month in May 2020. She started the discussion by saying that the ARB could revisit presenting a program involving maintenance of building materials and weatherization of historic windows, which could include window maintenance, replacement vs repair, and could tie in to the energy efficiency of historic buildings. Ms. Wheatcraft spoke about a gentleman in the Fredericksburg area who conducts energy audits and speaks about how to make a historic building more energy efficient without destroying historic integrity. Ms. Gerrish suggested that a program such as this could be co-hosted with the Town of Warrenton's ARB. She mentioned that the Town just approved the use of a newer building material called poly-ash as a substitute siding material. It generally consists of recycled materials, and it works better with existing materials than hardy plank, a concrete-based product. She said that this is an example of knowledge that could be shared between the Boards. Mr. Lee added that perhaps The Plain's ARB could be involved in some way, as well. He said that even though the Town's ARB is legislative in nature, the goals of the Boards are similar as both are trying to protect the character of place. Mr. Lee mentioned that it would be nice to hold a joint meeting of the County's ARB, the Town of Warrenton's ARB, and the ARB for the town of The Plains. He said the meeting would serve to let each Board tell about their responsibilities, directions, and projects they are working on. Ms. Gerrish noted that if such a meeting was to occur, it would have to be scheduled in the evening to allow time for Town ARB members to arrive home from work.

Ms. Wheatcraft told the ARB about the Fauquier History Coalition that now meets the last Thursday of each month. She said that the group's membership involves local history museums, preservation non-profits, local and state government preservation staff, and a few concerned citizens. She described it as a roundtable meeting where each entity shares what their organization is doing and requests assistance, if needed. She suggested that the Coalition could serve the same function as conducting a meeting of the county ARBs.

Mr. Lee suggested adding the completion of the revised Fauquier County preservation ordinance to the list of 2019-2020 projects.

5. Announcements

- Upperville Historic District NR update
Ms. Wheatcraft reminded the ARB that the County hired Cheryl Sheppard to check the work of the initial surveyor. She noted that Ms. Sheppard has found discrepancies and mistakes made by the previous surveyor and she and Ms. Wheatcraft are correcting this information, but the work is moving slowly.

- Mr. LaMonica asked about a documentation of Dixon Valley. Ms. Wheatcraft said that she is unaware of a PIF for a district having been completed. She noted that John Gott wrote a book about Dixon Valley. It was speculated that much of his personal research notes would be housed at the John Gott Library in Marshall.
 - Mr. Lee said that at some point the ARB may want to secure funding to find the location of Taxitania. The ARB members agreed. Ms. Wheatcraft reminded the ARB that this would involve subsurface archaeological testing, which is quite expensive. When the archaeological work for the boat launch at the new Rappahannock Reserve Park was done, very little of the park property was surveyed. Ms. Wheatcraft said that it has been speculated that the area in and around the park may include the site of the prehistoric settlement. Mr. Lee mentioned a map produced by Dovetail depicting the areas with high probability for prehistoric sites. He said there is reason to believe that Taxitania, based on Smith's journals, was a settlement somewhere on the upper Rappahannock River. Ms. Wheatcraft said that the fact that the County owns the park property, might make study easier, but it would still be a very expensive endeavor. Mr. Lee said that other possible locations for Taxitania include the area around Fauquier Sulphur Springs. Ms. Wheatcraft mentioned finding a letter written by a Civil War soldier staying at the Springs a year after the hotel was demolished. She said she would forward a copy of the letter to the ARB.
 - Ms. Wheatcraft mentioned the Germanna property north of the park property on the Rappahannock River (the old Hitt farm). She suggested partnering with Germanna to host a public program to present all the information discovered about the house site and cemetery. Ms. Kendall said she sits on the Germanna Board and could forward this idea to them.
6. The next ARB meeting is scheduled for Wednesday, September 4, 2019.
Mr. Lee and Ms. Kendall noted they will not be attending the September meeting.
7. There being no further business, the meeting was adjourned at 5:41 p.m.