

**MINUTES**  
**BOARD OF ARCHITECTURAL REVIEW REGULAR MEETING**  
**MARCH 15, 2016, 7:30PM**  
**TOWN HALL COUNCIL CHAMBERS**

**PRESENT:** Pat Giglio, Chairman  
Dan Piper, Vice Chairman  
Mark Ippoliti, Board member  
Jim Gloeckner, Board member

**STAFF:** Daniel Galindo, Senior Planner  
Tucker Keller, Planning and Zoning Technician

**CALL TO ORDER:**

Chairman Giglio called the Regular Meeting of the Board of Architectural Review to order at 7:30PM.

**PUBLIC COMMENTS:**

None

**ACTION ITEMS – ADDITIONS, ALTERATIONS & DEMOLITIONS:**

- a) CDA16-06 – 121 East Main Street Repainting (and Additional Discussions)

The applicant, Hannah Janney, came forward and provided a description of the project to include painting back to the original green on the shutters, doors and possibly around the entry way. Ms. Janney added the roof is scheduled for April and will remain black and the trim will be a basic white. Ms. Janney stated she would like to widen the stairway area on the east side to include refurbishing the balusters and the railing. Ms. Janney referenced her drawing and the railings that she would like to remove on the front and side.

Chairman Giglio noted he visited the property and reviewed appropriate porch detail with the applicant.

Chairman Giglio made a motion that the BAR approve CDA16-06 121 East Main Street Repainting with the following required conditions:

1. the shutters, front door, storm door and rear door shall be painted chrome green or a color to match;
2. the skirt board and risers on the front stairs shall be painted white;
3. the porch floor and stair treads shall be painted gray;

4. the applicant shall be able to construct cast or wrought iron metal railing with shaped hand rail and vertical balusters on both the front and side entrances.

The motion was seconded by Board member Piper and approved unanimously.

**ACTION ITEMS – AMENDMENTS:**

None

**ACTION ITEMS - NEW CONSTRUCTION:**

**a) CDA16-05 McDonalds**

The applicant, Kevin Lorei of Allan Hamm Architects, came forward and stated this is a rebuild of the existing building and added they came before the BAR a year and a half ago at which time the BAR made a couple of suggestions. Chairman Giglio noted that on the drawings there is a discrepancy between the drawings and the illustrative pertaining to the elevation being stone instead of brick. The applicant confirmed it would be brick within a stone frame. Chairman Giglio confirmed that on the eastern most drive through window shall be a single drive through and the store front window will be removed.

Chairman Giglio made a motion that the BAR approve CDA16-05 McDonalds with the following required conditions for clarification:

1. the area under the windows on the northern non drive through side elevation shall be brick as depicted in the color renderings – not in stone as depicted on drawing sheet 2.0;
2. the eastern most drive through window shall be a single drive through window and the store front window will be removed, and the brick infill will match the size of the other drive through windows on this elevation.

The motion was seconded by Board member Ippoliti and approved unanimously.

**b) CDA16-02 Catoctin Corner Building 1A-1B-2**

Chairman Giglio made a motion that the BAR approve CDA16-02 Catoctin Corner Building 1A-1B-2 as submitted. The motion was seconded by Board member Gloeckner and approved unanimously.

**c) CDA16-07 Catoctin Corner Building 5**

Chairman Giglio made a motion that the BAR approve CDA16-07 Catoctin Corner Building 5 as presented. The motion was seconded by Board member Piper and approved unanimously.

**d) CDA16-08 Catoctin Corner Building 8**

Chairman Giglio made a motion that the BAR approve CDA16-08, Catoctin Corner Building No. 8 with the following required condition:

- 1) that the siding on the enclosed gable on the south front elevation shall be cobblestone to match the rest of the elevations.

The motion was seconded by Board member Ippoliti and passed unanimously.

**e) CDA16-09 Catoctin Corner Dumpster Enclosures**

Chairman Giglio made a motion that the BAR approve CDA16-09 Catoctin Corner Dumpster Enclosures as submitted with the following recommendations:

- 1) that the dumpster enclosure located in the southwest corner near the intersection of 287 and Route 7 be relocated;
- 2) all dumpsters be surrounded by additional landscaping to more adequately screen views of the dumpsters.

Chairman Giglio accepted a friendly amendment made by Board member Piper to eliminate the dumpster enclosure located in the southwest corner near the intersection of 287 and Rt. 7. The motion was seconded by Board member Gloeckner and approved unanimously.

The applicant proposed changing the color of the siding on Buildings 6A and 6B from Autumn Tan to Sail Cloth, and offered to submit a formal application if the Board approves the change. Chairman Giglio approved the request.

The Board and applicant talked about the final building and Chairman Giglio offered to hold a pre-application meeting rather than have the applicant attend a regular meeting.

**ACTION ITEMS – OTHER:**

None

**DISCUSSION ITEMS:**

- a) Draft Bylaws

Chairman Giglio shared his marked up version of staff's proposed bylaws. Chairman Giglio talked about the inclusion of a landscape architect as currently written and suggested having a Civil Engineer since the BAR does not work much with landscaping. The Board members talked about the section referring to members not being able to appointed to more than three terms. Daniel Galindo suggested removing that section, Article 3, and the Board agreed. Daniel Galindo noted he would clean up the document

so that it shows items the Board should be reviewing and present it again at a future meeting.

**INFORMATION ITEMS:**

None

**APPROVAL OF MINUTES:**

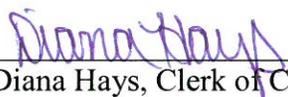
- a) February 16, 2016 Regular Meeting

Chairman Giglio made a motion to approve the minutes from the February 16, 2016 Regular Meeting as submitted. The motion was seconded by Board member Gloeckner and approved unanimously.

**ADJOURNMENT:**

There being no further business, Chairman Giglio made a motion to adjourn the meeting at 9:10PM. The motion was seconded by Board member Gloeckner and approved unanimously.

  
Pat Giglio, Chairman

  
Diana Hays, Clerk of Council