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**HISTORIC DISTRICT REVIEW BOARD
Public Hearing
Wednesday, December 16, 2020**

Pursuant to Virginia Code Section 2.2-3708.2, as amended; the Governor's Executive Orders, as amended; and in accordance with Ordinance 20-O-23, Continuity of Governmental Operations during Pandemic Disaster (COVID-19), as amended and readopted by the Herndon Town Council on September 8, 2020, which superseded previously adopted amendments. Chairman Walker has stated that the December 16, 2020 Historic District Review Board public hearing will be by electronic means. The meeting was broadcast and recorded through Cisco WebEx and details for the meeting were made available to the public on Friday, December 10, 2020. In attendance electronically were: Chairman Walker and Board Members: Eric Boll, Lauren Edmondson, Matthew Ossolinski and Hiren Shah. Vice Chair Leslie Blaker-Glass and Board Member Mike McFarlane were absent.

Staff present during the meeting: Lauri Sigler, Deputy Town Attorney; Christopher Garcia, Community Design Planner; and Erika Orellana, Clerk to Boards and Commissions.

STAFF ANNOUNCEMENTS

Erika Orellana, Clerk to Boards and Commissions, stated that the Historic District Review Board formerly the Heritage Preservation Review Board public hearing will be held as a virtual meeting. The Clerk to the Boards and Commissions welcomed those listening and encouraged the public to provide comments for the record at hdrb.arb@herndon-va.gov.

Ms. Orellana stated, for the record, that:

- The Heritage Preservation Review Board public hearing that evening was conducted electronically Pursuant to Virginia Code Section 2.2-3708.2, as amended; the Governor's Executive Orders, as amended; and in accordance with Ordinance 20-O-

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23, Continuity of Governmental Operations during Pandemic Disaster (COVID-19), as amended and readopted by the Herndon Town Council on September 8, 2020, which superseded previously adopted amendments.

- Proper notice of the electronic meeting was provided in accordance with Section 2.2-3708.2 of the Code of Virginia, along with information for viewing the meeting and submitting comments for the record;
- The agenda and meeting materials are available on the town's website;
- Electronic meetings will begin with a roll call and determination of quorum; and
- All votes, including adjournment, was by roll call vote.

1. **CALL TO ORDER**

Roll Call

Chairman Walker called the public hearing by electronic means to order at 7:04 p.m. and asked Ms. Orellana to call the roll for attendance. Five board members were present, electronically, with Chairman Walker presiding.

2. **DETERMINATION OF QUORUM**

Chairman Walker stated, for the record, that there was a quorum present, virtually, that evening. Chairman Walker stated that Deputy Town Attorney, Lauri Sigler and Community Design Planner, Chris Garcia were also present.

ANNOUNCEMENT

Chairman Walker stated that tonight's public hearing is conducted by electronic means pursuant to the appropriate laws.

COMMENTS BY THE DEPUTY TOWN ATTORNEY

Deputy Town Attorney, Lauri Sigler stated that the Town Council took action on two items at the November 17, 2020, Public Hearing that directly affect this Board and the processing of applications for approvals and Certificates of Appropriateness. Ms. Sigler informed that the Town Council approved Ordinance 20-O-61, for a Zoning Ordinance Text Amendment ZOTA #20-01, that changes multiple sections of Chapter 78 (ZONING) of the Herndon Town Code, to establish new, and clarify, revise and/or delete existing, regulations and definitions in order to change the name of the Heritage Preservation Overlay district to the Historic District Overlay, to change the name of this Board from the Heritage Preservation Review Board to the Historic District Review Board, and allow

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for the administrative review of certain types of certificates of appropriateness and related measures. The Town Council approved Resolution 20-G-51, to adopt the Town of Herndon Historic District Overlay Guidelines to replace and supersede the Heritage Preservation Handbook. The adoption of these new guidelines completes a long-term project to develop new and up-to-date design guidance for the Town's historic district. Ms. Sigler stated that the Staff had formally briefed the Board on both of these matters with specific Discussion Items during the HDRB Work Session on December 2, 2020 . There were not additional comments from the Deputy Town Attorney.

APPROVAL OF MINUTES

**3. Vote on November 4, 2020
Work Session Minutes**

On motion of Board Member Shah, seconded by Board Member Boll, the minutes of the Wednesday, November 4 2020 Work Session were approved by a vote of 5-0, the vote was: Board Members Boll, Edmondson, Ossolinski, Shah and Chairman Walker voting "Aye." Board Member McFarlane and Vice Chair Blaker-Glass were absent.

**4. Vote on November 18, 2020
Public Hearing Minutes**

On motion of Board Member Shah, seconded by Board Member Ossolinski, the minutes of the Wednesday, November 18, 2020 Public Hearing were approved by a vote of 5-0, the vote was: Board Members Boll, Edmondson, Ossolinski, Shah and Chairman Walker voting "Aye." Board Member McFarlane and Vice Chair Blaker-Glass were absent.

5. COMMENTS BY THE BOARD MEMBERS

There were no comments by the Board Members.

6. COMMENTS BY THE STAFF

Chris Garcia informed the Board Members that staff has received three new applications for the January 2021 HDRB meetings.

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PUBLIC HEARING

7. **APPLICATION FOR A CERTIFICATE OF APPROPRIATENESS FOR AN ALTERATION TO AN EXISTING STRUCTURE, HPRB #20-019**, to consider an application for a Certificate of Appropriateness for the reduction of the required front yard building setback from 35' to 20', permissible within the Heritage Preservation Overlay District, on the single family residential property at 764 Grace Street, Herndon, Virginia, located at the south corner of the intersection of Grace Street and the Washington and Old Dominion Trail right-of-way, and further identified as Fairfax County Tax Map 0104-02-0017. The property is zoned R-10, Residential, Single Family; and consists of 16,074 total square feet of land. Owners/Applicants: Bryce A. Perry and Phuong T. Pham.

Certificates of Publication were filed from the Editor of the *Fairfax County Times Newspapers*, showing that notices of said public hearing had been duly advertised in the Friday, November 25, 2020 and December 4, 2020 issues.

Chairman Walker opened the public hearing and called on Lisa Gilleran, Director of the Community Development Department, for the staff report and updates.

Ms. Gilleran presented the staff report dated December 2, 2020 and staff memo dated December 10, 2020, which are on file in the Department of Community Development.

Staff recommended approval of HPRB #20-019, in accordance with the draft HDRB Resolution with findings and conditions, cited as Attachment #2 of the staff updated memo (dated December 10, 2020) .

Chairman Walker called on the Board Members individually for comments or questions to Ms. Gilleran.

Board Member Ossolinski asked Ms. Gilleran for clarification on the condition regarding a minimum of 50% of the front façade of the addition shall consist of windows. to which she provided clarification and the rationale behind the recommendation.

Chairman Walker recognized the applicant for comments.

Mr. Bryce Perry, the applicant, provided his comments about the needs for the project and requested the Board consider removing the resolution condition requiring 50% of the front façade area be windows

Chairman Walker asked the Board Members for questions to the applicant representative, Mr. Perry.

Board Member Edmondson asked Mr. Perry if he agreed with all conditions except the

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condition of a minimum of 50% of the front façade of the addition shall consist of windows. Mr. Perry informed that was correct.

Chairman Walker recognized the public for comments on this item.

There were no comments by the public.

Main Motion

(FAILED)

Following the public hearing, Board Member Boll moved approval of HPRB #20-019 in accordance with the recommendation with conditions presented by staff.

There was no second on this motion. Therefore, the motion by Board Member Boll failed.

New Main Motion

(APPROVED with amended conditions)

Board Member Edmondson moved approval of HPRB #20-019, in accordance with the draft HDRB Resolution with findings and conditions, cited as Attachment #2 of the staff updated memo (dated December 10, 2020) with amendment removing and excluding the following condition:

- A minimum of 50% of the front façade of the addition shall consist of windows.

Motion seconded by Board Member Shah.

There were comments and discussion points provided by Board Member Boll with dissent regarding the proposed conditions of approval. Additional comments in support of the motion with the amendment were provided by Board Member Ossolinski and Board Member Shah on this item.

The question was called on the motion, which carried by a vote of 5-0, the vote was: Board Members Boll, Edmondson, Ossolinski, Shah and Chairman Walker voting “Aye.” Board Member McFarlane and Vice Chair Blaker-Glass were absent.

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ADJOURNMENT

There being no further business, the meeting adjourned at 8:11 p.m.



**Robert B. Walker, Chairman
Heritage Preservation Review Board**



**Erika Orellana
Clerk to Boards and Commissions**

Minutes approved by the Heritage Preservation Review Board: January 20, 2021