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ARCHITECTURAL REVIEW BOARD
Wednesday
September 21, 2022

The Architectural Review Board of the Town of Herndon, Virginia, met in public hearing on Wednesday, September 21, 2022 at 7:30 p.m. in the Herndon Council Chambers Building, 765 Lynn Street, Herndon, Virginia. In attendance were: Chair Leslie Blaker-Glass, Vice Eric Boll, and Board Members Melody Fetske and William Savage.

Others present during the meeting: Lauri Sigler, Deputy Town Attorney; Tamsin Himes, Lead Planner/Design Development; and Aaron Zoellick, Assistant Town Clerk.

Chair Blaker-Glass called the meeting to order at 8:15 p.m., with four members present and with Chair Blaker-Glass presiding.

1. CALL TO ORDER

Chair Blaker-Glass asked the Clerk to proceed with roll call.

2. DETERMINATION OF QUORUM

Chair Blaker-Glass stated that there were four members present, which constituted a quorum.

APPROVAL OF MINUTES

3. Vote on August 3, 2022
Work Session Minutes

On motion by Board Member Savage, seconded by Vice Chair Boll, the minutes from the Wednesday, August 3, 2022 work session meeting were approved by a vote 4-0. The vote was: Board Members Fetske, Savage, Vice Chair Boll, and Chair Blaker-Glass voting "Aye."

4. Vote on August 17, 2022
Public Hearing Minutes

On motion by Board Member Savage, seconded by Vice Chair Boll, the minutes from the Wednesday, August 17, 2022 public hearing meeting were approved by a vote 3-0-1. The

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vote was: Board Member Savage, Vice Chair Boll, and Chair Blaker-Glass voting “Aye.” Board Member Fetske abstained.

5. COMMENTS FROM THE BOARD MEMBERS

There were no comments from the Board Members.

6. COMMENTS FROM THE STAFF

Tamsin Himes informed the Board Members of a special meeting of the Architectural Review Board and Planning Commission on October 3, 2022.

7. COMMENTS FROM THE AUDIENCE

There were no comments from the audience.

PUBLIC HEARING

Chair Blaker-Glass asked staff if the public hearing items on the agenda were properly advertised.

Tamsin Himes, Lead Planner/Design Development, stated that Certificates of Publication were filed from the Editor of the *Fairfax County Times Newspapers*, showing that notices of said public hearings had been duly advertised in the Friday, September 2, 2022 and Friday September 9, 2022 issues.

- 8. APPLICATION FOR SIGNAGE, ARB #22-014**, to consider an application for signage located at 494 Elden Street, Suite #5, Herndon, Virginia, further identified as Fairfax County Tax Map number 0162 24A and located on the north side of Elden Street and east of the intersection with Grant Street. The property is zoned PD-B (Planned Development - Business) and consists of 330,821 square feet of land. Owner: SVAP II Herndon Centre, LLC. Applicants/Agents: Prachi Chande, Fast Signs.

Chair Blaker-Glass opened the public hearing and called on Ms. Himes for updates on the staff report.

Ms. Himes delivered the staff presentation dated September 21, 2022, which is on file in the Department of Community Development. Ms. Himes presented the proposed application for new signage located at 494 Elden Street, Suite #5.

Staff recommended approval of ARB #22-014, as proposed in accordance with the draft resolution.

Chair Blaker-Glass asked if there were questions by the Board Members for Ms. Himes. There were no questions by the Board Members for Ms. Himes.

Chair Blaker-Glass recognized the applicant for comments.

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Mr. Dharal Shah, applicant, was present and provided brief comments.

Chair Blaker-Glass asked if there were questions by the Board Member for Mr. Shah. There were no questions by the Board Members.

Chair Blaker-Glass recognized the audience for comments. There were no comments by the audience.

Following the public hearing, Board Member Savage made a motion to approve ARB #22-014, in accordance with the draft resolution. The motion was seconded by Vice Chair Boll.

The question was called on the motion, which was carried by a vote of 4-0. The vote was: Board Members Fetske, Savage, Vice Chair Boll, and Chair Blaker-Glass voting “Aye.”

[Below is the adopted resolution for ARB #22-014.]

**TOWN OF HERNDON, VIRGINIA
ARCHITECTURAL REVIEW BOARD**

RESOLUTION

September 21, 2022

Resolution- to approve ARB #22-014, for signage on a building at 494 Elden Street, Suite #5, Herndon, Virginia, further identified as Fairfax County Tax Map 0162 24A.

WHEREAS, the applicant has submitted an application to install located at the above referenced address; and

WHEREAS, the proposed signage complies with the applicable zoning ordinance regulations as specified in the Town of Herndon Zoning Ordinance Article XIV; and

WHEREAS, the Town of Herndon Architectural Review Board has found that the proposed signage complies with the applicable Design Criteria as stated in the Town of Herndon Code of Ordinances Section 58-96; and

WHEREAS, the Town of Herndon Architectural Review Board has held a duly advertised public hearing concerning this application on September 21, 2022.

NOW THEREFORE, BE IT RESOLVED that the Architectural Review Board of the Town of Herndon, Virginia, **HEREBY:**

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Approves ARB #22-014, for signage located at 494 Elden Street, Suite #5, Herndon, VA in substantial conformance with the design shown in the case materials reviewed by the ARB.

9. **APPLICATION FOR SIGNAGE, ARB #22-019**, to consider an application for signage located at 905 Herndon Parkway, Herndon, Virginia, further identified as Fairfax County Tax Map number 0161 02 0016D2 and located on the south side of Herndon Parkway and east of the intersection with Elden Street. The property is zoned CS (Commercial Service) and consists of 71,939 square feet of land. Owner: CH Retail Fund II/DC Metro Herndon Parkway LLC. Applicants/Agents: Justin Yoon, Star Neon Signs.

Chair Blaker-Glass opened the public hearing and called on Ms. Himes for updates on the staff report.

Ms. Himes delivered the staff presentation dated September 21, 2022, which is on file in the Department of Community Development. Ms. Himes presented the proposed application for new signage located at 905 Herndon Parkway.

Staff recommended approval of ARB #22-019, as proposed in accordance with the draft resolution.

Chair Blaker-Glass asked if there were questions by the Board Members for Ms. Himes. Board Members asked if updated plans met zoning requirements. Ms. Himes confirmed that the updated plans meet zoning requirements.

Chair Blaker-Glass recognized the applicant for comments.

Mr. Justin Yoon, applicant, was present and provided brief comments.

Chair Blaker-Glass asked if there were questions by the Board Member for Mr. Yoon. There were no questions by the Board Members.

Chair Blaker-Glass recognized the audience for comments. There were no comments by the audience.

Following the public hearing, Vice Chair Boll made a motion to approve ARB #22-019, in accordance with the draft resolution. The motion was seconded by Board Member Fetske.

The question was called on the motion, which was carried by a vote of 4-0. The vote was: Board Members Fetske, Savage, Vice Chair Boll, and Chair Blaker-Glass voting "Aye."

[Below is the adopted resolution for ARB #22-019.]

TOWN OF HERNDON, VIRGINIA
ARCHITECTURAL REVIEW BOARD

**September 21, 2022
Public Hearing**

RESOLUTION

September 21, 2022

Resolution- to approve ARB #22-019, installation of signage on a commercial building located at 905 Herndon Parkway, Fairfax County Tax Map Number 0161 02 0016D2.

WHEREAS, the applicant has submitted an application to install signage located the above referenced address; and

WHEREAS, the proposed signage complies with the applicable zoning ordinance regulations as specified in the Town of Herndon Zoning Ordinance Article XIV; and

WHEREAS, the Town of Herndon Architectural Review Board has found that the proposed signage complies with the applicable Design Criteria as stated in the Town of Herndon Code of Ordinances Section 58-96; and

WHEREAS, the Town of Herndon Architectural Review Board has held a duly advertised public hearing concerning this application on September 21, 2022.

NOW THEREFORE, BE IT RESOLVED that the Architectural Review Board of the Town of Herndon, Virginia, HEREBY:

Approves ARB #22-019, for signage located at 905 Herndon Parkway, Herndon, VA in substantial conformance with the design shown in the case materials reviewed by the ARB.

10. APPLICATION FOR SIGNAGE, ARB #22-020, to consider an application for signage located at 12825 Worldgate Drive, Herndon, Virginia, further identified as Fairfax County Tax Map number 0164 02 0024A and located on the southwest corner of the Monroe Street and Worldgate Drive intersection. The property is zoned PD-W (Planned Development - Worldgate) and consists of 159,973 square feet of land. Owner: Worldgate Dulles, LLC. Applicants/Agents: Cheryl Kaufman, SUI Creative, Inc.

Chair Blaker-Glass opened the public hearing and called on Ms. Himes for updates on the staff report.

Ms. Himes delivered the staff presentation dated September 21, 2022, which is on file in the Department of Community Development. Ms. Himes presented the proposed application for new signage located at 12825 Worldgate Drive.

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Staff recommended approval of ARB #22-020, in accordance with the draft resolution and with conditions.

Chair Blaker-Glass asked if there were questions by the Board Members for Ms. Himes. There were no questions by the Board Members.

Chair Blaker-Glass recognized the applicant for comments.

Mr. Micah Kaufman, applicant, was present and provided brief comments.

Chair Blaker-Glass asked if there were questions by the Board Member for Mr. Kaufman. There were no questions by the Board Members.

Chair Blaker-Glass recognized the audience for comments. There were no comments by the audience.

Following the public hearing, Vice Chair Boll made a motion to approve ARB #22-020, in accordance with the draft resolution and with conditions. The motion was seconded by Board Member Fetske.

The question was called on the motion, which was carried by a vote of 4-0. The vote was: Board Members Fetske, Savage, Vice Chair Boll, and Chair Blaker-Glass voting "Aye."

[Below is the adopted resolution for ARB #22-020.]

TOWN OF HERNDON, VIRGINIA
ARCHITECTURAL REVIEW BOARD

RESOLUTION

September 21, 2022

Resolution- to approve ARB #22-020, installation of signage on a commercial building located at 12825 Worldgate Drive, Fairfax County Tax Map Number 0164 02 0024A.

WHEREAS, the applicant has submitted an application to install signage located the above referenced address; and

WHEREAS, the proposed signage complies with the applicable zoning ordinance regulations as specified in the Town of Herndon Zoning Ordinance Article XIV; and

WHEREAS, the Town of Herndon Architectural Review Board has found that the proposed signage complies with the applicable Design Criteria as stated in the Town of Herndon Code of Ordinances Section 58-96; and

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WHEREAS, the Town of Herndon Architectural Review Board has held a duly advertised public hearing concerning this application on September 21, 2022.

NOW THEREFORE, BE IT RESOLVED that the Architectural Review Board of the Town of Herndon, Virginia, **HEREBY:**

Approves ARB #22-020, for signage located at 12825 Worldgate Drive, Herndon, VA in substantial conformance with the design shown in the case materials reviewed by the ARB and with the following conditions:

- 1) The proposed sign location be adjusted to mirror the placement of the existing sign on this façade so that margins between the signs and edges of the building are the same for both signs.

11. **APPLICATION FOR SIGNAGE, ARB #22-021**, to consider an application for signage located at 950 Herndon Parkway, Herndon, Virginia, further identified as Fairfax County Tax Map number 0161 02 0018A and located on the northeast quadrant of the Elden Street and Herndon Parkway intersection. The property is zoned CO (Commercial Office) and consists of 162,550 square feet of land. Owner: CPH 950 LLC. Applicants/Agents: Kathy Baker, Matt Higgins, Concept Unlimited.

Chair Blaker-Glass opened the public hearing and called on Ms. Himes for updates on the staff report.

Ms. Himes delivered the staff presentation dated September 21, 2022, which is on file in the Department of Community Development. Ms. Himes presented the proposed application for new signage located at 950 Herndon Parkway.

Staff recommended approval of ARB #22-021, in accordance with the draft resolution and with conditions.

Chair Blaker-Glass asked if there were questions by the Board Members for Ms. Himes. There were no questions by the Board Members.

Chair Blaker-Glass recognized the applicant for comments.

Mr. Matthew Witty, applicant, was present and provided brief comments.

Chair Blaker-Glass asked if there were questions by the Board Member for Mr. Witty. There were no questions by the Board Members.

Chair Blaker-Glass recognized the audience for comments. There were no comments by the audience.

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Following the public hearing, Board Member Fetske made a motion to approve ARB #22-021, in accordance with the draft resolution and with conditions. The motion was seconded by Board Member Vice Chair Boll.

The question was called on the motion, which was carried by a vote of 4-0. The vote was: Board Members Fetske, Savage, Vice Chair Boll, and Chair Blaker-Glass voting “Aye.”

[Below is the adopted resolution for ARB #22-021.]

TOWN OF HERNDON, VIRGINIA
ARCHITECTURAL REVIEW BOARD

RESOLUTION

September 21, 2022

Resolution- to approve ARB #22-021, for signage and re-covering existing awnings on a building at 950 Herndon Parkway, Herndon, Virginia, further identified as Fairfax County Tax Map 0161 02 0018A.

WHEREAS, the applicant has submitted an application to install signage at the above referenced address; and

WHEREAS, the proposed signage complies with the applicable zoning ordinance regulations as specified in the Town of Herndon Zoning Ordinance Article XIV; and

WHEREAS, the Town of Herndon Architectural Review Board has found that the proposed signage complies with the applicable Design Criteria as stated in the Town of Herndon Code of Ordinances Section 58-96; and

WHEREAS, the Town of Herndon Architectural Review Board has held a duly advertised public hearing concerning this application on September 21, 2022.

NOW THEREFORE, BE IT RESOLVED that the Architectural Review Board of the Town of Herndon, Virginia, **HEREBY:**

Approves ARB #22-021, for signage on a building at 950 Herndon Parkway, Herndon, Virginia, in substantial conformance with the design shown in the case materials reviewed by the ARB and with the following conditions:

- 1) The sign position be adjusted so that the sign is centered vertically between the narrow architectural bands above and below the sign.

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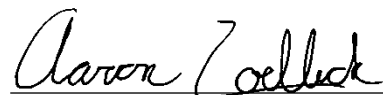
ADJOURNMENT

On motion of Board Member Fetske, seconded by Vice Chair Boll, the September 21, 2022 Architectural Review Board public hearing was adjourned by a vote of 4-0. The vote was: Board Members Fetske, Savage, Vice Chair Boll, and Chair Blaker-Glass voting "Aye."

There being no further business, the meeting adjourned at 8:42 p.m.



Leslie Blaker-Glass, Chair
Architectural Review Board



Aaron Zoellick
Assistant Town Clerk

Minutes approved by the Architectural Review Board: October 19, 2022