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**ARCHITECTURAL REVIEW BOARD  
Wednesday  
June 15, 2022**

The Architectural Review Board of the Town of Herndon, Virginia, met in public hearing on Wednesday, June 15, 2022 at 8:01 p.m. in the Herndon Council Chambers Building, 765 Lynn Street, Herndon, Virginia. In attendance were: Chair Leslie Blaker-Glass, Vice Eric Boll, Board Members: Melody Fetske, Hiren Shah and William Savage.

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

Chair Blaker-Glass called the meeting to order at 8:01 p.m., with five 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 five members present, which constituted a quorum.

**APPROVAL OF MINUTES**

**3. Vote on May 4, 2022  
Work Session Minutes**

On motion by Board Member Shah, seconded by Vice Chair Boll, the minutes from the Wednesday, May 4, 2022 work session meeting were approved by a vote 5-0, the vote was: Board Members Fetske, Shah, Savage, Vice Chair Boll and Chair Blaker-Glass voting "Aye."

**4. Vote on May 18, 2022  
Public Hearing Minutes**

On motion by Board Member Shah, seconded by Board Member Fetske, the minutes from the Wednesday, May 18, 2022 public hearing meeting were approved by a vote 5-0, the

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

**5. COMMENTS FROM THE BOARD MEMBERS**

Board Member Shah asked for clarification on the web access to the minutes. Erika Orellana, Clerk of Boards and Commissions, provided a response.

**6. COMMENTS FROM THE STAFF**

There were no comments from the staff.

**7. COMMENTS FROM THE AUDIENCE**

There were no comments from the audience.

**PUBLIC HEARING**

**8. APPLICATION FOR NEW SITE FEATURE, ARB #22-008, to consider an application for an equipment screening fence on the site of an existing structure located at 231 Spring Street, Herndon Virginia, further identified as Fairfax County Tax Map 0162 02 0177C and located in the southwest quadrant of the Spring Street and Herndon Parkway intersection. This property is zoned O & LI (Office & Light Industrial) and consists of 432,166 square feet of land. Owner: 460 Herndon Parkway LLC. Owner Agent: Cushman & Wakefield. Applicant: Nelson Gault, FM Studios. (Continued from the May 18, 2022, ARB public hearing.)**

Note: Item was continued from the May 18, 2022 ARB public hearing.

Chair Blaker-Glass opened the public hearing and called on Tamsin Himes, Lead Planner/Design Development, for updates on the staff report.

Ms. Himes presented the staff memos dated May 27, 2022 and June 10, 2022, which are on file in the Department of Community Development. Ms. Himes presented the application for a new fence on the property of a commercial building located at 231 Spring Street, also identified as 460 Herndon Parkway.

Staff recommended approval of ARB #22-008, in accordance with the draft resolution.

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

Chair Blaker-Glass recognized the applicant for comments.

Ms. Katelin, applicant’s representative, was present.

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Chair Blaker-Glass asked if there were any questions by the Board for Ms. Katelin. There were not questions for the applicant's representative from the Board.

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

Following the public hearing, Board Member Shah moved approval of ARB #22-008 This motion was seconded by Board Member Fetske.

The question was called on the motion, which was carried by a vote of 4-1, the vote was: Board Members Fetske, Shah, Vice Chair Boll and Chair Blaker-Glass voting "Aye." Board Member Savage voting "Nay."

**[Below is the adopted resolution for ARB #22-008.]**

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

**DRAFT RESOLUTION**

**June 15, 2022**

**Resolution-** to approve ARB #22-008, installation of fencing on a commercial building located at 231 Spring Street, Fairfax County Tax Map Number 0162 02 0177C.

**WHEREAS,** the applicant has submitted an application to fencing at the above referenced address; and

**WHEREAS,** the proposed fencing 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 fencing 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 June 15, 2022.

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

Approves ARB #22-008, for fencing at 231 Spring Street, Herndon, VA in substantial conformance with the design shown in the case materials reviewed by the ARB.

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(Public Hearing)**

9. **APPLICATION FOR SIGNAGE, ARB #22-009**, to consider an application for a business identification wall sign located at 1100 Herndon Parkway, Herndon, Virginia, and further identified as Fairfax County Tax Map 0161-02-0014 and located on the northwest quadrant of the Herndon Parkway and Elden Street intersection. The property is zoned CS, Commercial Services District, and consists of 158,086 square feet of land. Owner: Sovran Limited Co. Applicant/Agent: Jason Alexander, Vision Sign.

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, May 27, 2022, and June 3, 2022 issues.

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

Ms. Himes presented the staff report dated June 1, 2022, which is on file in the Department of Community Development. Ms. Himes presented the application for a business identification wall sign on the property of a commercial building located at 1100 Herndon Parkway.

Staff recommended approval of ARB #22-009 with the following condition in accordance with the draft resolution:

- 1) The proposed sign design shall be changed to eliminate the logo portion to the left of the sign text which is one of two logo portions. The applicant shall produce updated design documents prior to the issuance of a building permit.

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

Chair Blaker-Glass recognized the applicant for comments.

Applicant/agent, Jason Alexander was present and provided comments and responses to the Board Members regarding the design changes suggested by the Board and staff. Mr. Alexander presented an updated sign design to the Board Members.

Chair Blaker-Glass asked if there were any questions by the Board for Mr. Alexander or Mr. Syed. There were no questions for the applicant's representatives from the Board.

Chair Blaker-Glass recognized the audience for comments.

Mr. Syed owner, provided comments on the significance of the design choices originally proposed.

There was a discussion amongst staff, Board Members, applicant/agent, and the owner. Ms. Himes informed the Board Members that the updated sign design presented by Mr. Alexander could not be voted on until after being reviewed to verify that it met the zoning ordinance requirements. Lauri Sigler, Deputy Town Attorney, clarified with the Board Members as well, that the new design would need to be reviewed to verify that it does

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meet the zoning ordinance requirements. Ms. Himes informed the Board Members that if they wanted to allow for the design choices advocated by the applicant, the options were to approve the current proposed sign design without a condition, or to continue the application until the July 20, 2022 ARB public hearing. A continuation would allow time for the new design to be reviewed for zoning compliance.

Following the public hearing, Board Member Shah moved approval of ARB #22-009 without condition. This motion was seconded by Vice Chair Boll.

The question was called on the motion, which was carried by a vote of 5-0, the vote was: Board Members Fetske, Savage, Shah, Vice Chair Boll and Chair Blaker-Glass voting “Aye.”

**[Below is the adopted resolution for ARB #22-009.]**

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

**DRAFT RESOLUTION**

**June 15, 2022**

**Resolution-** to approve ARB #22-009, installation of signage on a commercial building located at 1100 Herndon Parkway Fairfax County Tax Map Number 0161 02 0014.

**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 June 15, 2022.

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

Approves ARB #22-009, for signage located at 1100 Herndon Parkway, Herndon, VA without conditions.

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10. **APPLICATION FOR SIGNAGE, ARB #22-010**, to consider an application for three exterior wall signs located at 1062 Elden Street, Herndon, Virginia, and further identified as Fairfax County Tax Map 0161-02-0026A. The site is located within the Dulles Park Shopping Center on the west side of Elden Street and the north side of Alabama Drive near the intersection of Elden Street and Alabama Drive. This property is zoned CS, Commercial Services District, and consists of 351,915 square feet of land. Owner: Dulles Park Shopping Center LLC TR. Applicant/Agent: Betsy Marino, Service Neon Signs.

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, May 27, 2022, and June 3, 2022 issues.

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

Ms. Himes presented the staff report dated June 1, 2022, which is on file in the Department of Community Development. Ms. Himes presented the application for three new business identification wall signs on the commercial building located at 1062 Elden Street.

Staff recommended approval of ARB #22-010, in accordance with the draft resolution.

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

Chair Blaker-Glass recognized the applicant for comments. Betsy Marino, applicant, was present. Ms. Marino did not have comments to provide.

Chair Blaker-Glass asked if there were any questions by the Board for Ms. Marino. There were no questions for the applicant from the Board.

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

Following the public hearing, Vice Chair Boll moved approval of ARB #22-010. This motion was seconded by Board Member Shah.

The question was called on the motion, which was carried by a vote of 5-0, the vote was: Board Members Fetske, Savage, Shah, Vice Chair Boll and Chair Blaker-Glass voting "Aye."

**[Below is the adopted resolution for ARB #22-010.]**

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

**June 15, 2022  
(Public Hearing)**

**DRAFT RESOLUTION**

**June 15, 2022**

**Resolution-** to approve ARB #22-010, installation of signage on a commercial building located at 1062 Elden Street, Fairfax County Tax Map Number 0161 02 0026A.

**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 June 15, 2022.

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

Approves ARB #22-010, for signage located at 1062 Elden Street, Herndon, VA in substantial conformance with the design shown in the case materials reviewed by the ARB.

11. **APPLICATION FOR SIGNAGE, ARB #22-011,** to consider an application for a business identification wall sign located at 950 Herndon Parkway, Herndon, Virginia, and further identified as Fairfax County Tax Map 0161-02-0018A and located on the northeast quadrant of the Herndon Parkway and Elden Street intersection. The property is zoned as CO, Commercial Office, and consists of 162,550 square feet of land. Owner: CPH 950 LLC. Applicant/Agent: Mohamed Omari, Catchy Signs.

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, May 27, 2022, and June 3, 2022 issues.

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

Ms. Himes presented the staff report dated June 1, 2022, which is on file in the Department of Community Development. Ms. Himes presented the application for a new business identification wall sign on the commercial building located at 950 Herndon Parkway.

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Staff recommended approval of ARB #22-011, in accordance with the draft resolution.

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

Chair Blaker-Glass recognized the applicant for comments. The applicant and agent were not present to provide comments.

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

Following the public hearing, Board Member Shah moved approval of ARB #22-011 This motion was seconded by Vice Chair Boll.

The question was called on the motion, which was carried by a vote of 5-0, the vote was: Board Members Fetske, Savage, Shah, Vice Chair Boll and Chair Blaker-Glass voting "Aye."

**[Below is the adopted resolution for ARB #22-011.]**

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

**DRAFT RESOLUTION**

**June 15, 2022**

**Resolution- to approve ARB #22-011, installation of signage on a commercial building located at 950 Herndon Parkway, Fairfax County Tax Map Number 0161 02 0018A.**

**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 June 15, 2022.

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(Public Hearing)**

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

Approves ARB #22-011, for signage located at 950 Herndon Parkway, Herndon, VA in substantial conformance with the design shown in the case materials reviewed by the ARB.

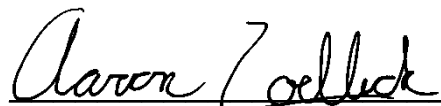
**ADJOURNMENT**

On motion of Board Member Fetske, seconded by Board Member Shah, the June 15, 2022 ARB public hearing was adjourned by a vote of 5-0, the vote was: Board Members Fetske, Savage, Shah, Vice Chair Boll and Chair Blaker-Glass voting "Aye."

There being no further business, the meeting adjourned at 8:54 p.m.



**Leslie Blaker-Glass, Chair  
Architectural Review Board**



**Aaron Zoellick  
Assistant Town Clerk**

**Minutes approved by the Architectural Review Board: July 20, 2022**