



City of Danville
427 Patton Street, Suite 208
Danville VA, 24541
Phone: (434) 799-5260

River District Design Commission

JUNE 14, 2018

4:00 P.M.

CITY COUNCIL CONFERENCE ROOM

AGENDA

- I. WELCOME AND CALL TO ORDER
- II. ROLL CALL
- III. NEW BUSINESS

A request has been filed for a Certificate of Appropriateness at the Craghead and Lynn Street Parking Area to install masonry walls and wooden gates. The masonry wall will be painted.

- IV. APPROVAL OF MINUTES FROM MAY 10, 2018
- V. OTHER BUSINESS
- VII. ADJOURNMENT



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River District Design Commission

MEETING OF JUNE 14, 2018

SUBJECT

A request has been filed for a Certificate of Appropriateness at the Craghead and Lynn Street Parking Area to install masonry walls and wooden gates. The masonry wall will be painted.

EXCERPT FROM DESIGN GUIDELINES

5.0 SITE DESIGN GUIDELINES

SECTION 5.2.5

Storage areas. Areas used to store vehicles, equipment, or materials must be screened with a masonry wall, hedge or fence with landscaping of sufficient height and density to block views from street level. Brick, split-face block, stucco and wood (if not on the public right of way) are allowed, but the material should be in harmony with surrounding buildings. PVC fencing, chain link, barbed wire, and razor wire are explicitly prohibited where visible from the street unless by exception. Examples of masonry screen walls shown at right and above right.

STAFF RECOMMENDATION

Staff recommends that the application be approved.



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**CERTIFICATE OF APPROPRIATENESS
APPLICATION**

The guidelines will be administered through the River District Design Commission (RDDC) appointed by City Council. This Commission will review any changes to buildings or sites within the District and issue a Certificate of Appropriateness (COA) if the changes meet the guidelines. Work on buildings and sites within the District cannot commence until a COA has been issued and other required permits and approvals have been obtained (see Section 1.2 for information on the Commission and Section 1.5 for more information on the process).

INFORMATION TO BE PROVIDED BY APPLICANT
Important-Please read before completing application

- a) All questions on this application must be fully answered
- b) The application must be signed by the property owners or representative with written authorization by the owner
- c) A drawing, photo, plan or sketch of proposed project with dimensions

Property Location: **Craghead Street and Lynn Street Parking**

Name of Applicant: **Industrial Development Authority**

Applicant's Address: **427 Patton Street Danville, Virginia**

Applicant's Phone Number: **434.793.1753**

Email Address: kelvin.perry@danvilleva.gov

Work Proposed (please circle one): Alteration/addition/rehabilitation/new construction/sign **Craghead Dumpster Enclosure**
Install masonry walls and gates ~~with metal salts between chain link~~. The masonry wall will be painted.
made of wood (KG)

Type of material(s) to be used: _____

- A. Statement of proposed use and user.
- B. Statement of estimated construction time.
- C. Photographs and maps relating proposed use to the surrounding property and/or the corridor on which it is located. Site plan drawings, prepared to meet the City site development plan submission requirements for a Preliminary Site Plan or
- D. Preliminary Subdivision Plat, and other exhibits showing the location of the existing and proposed building and site improvements, including:
 - 1) Existing property boundaries, building placement and site configuration;
 - 2) Existing topography and proposed grading;
 - 3) Location of parking, pedestrian access, signage, exterior lighting, fencing and other site improvements;
 - 4) Relationship to adjacent land uses;
 - 5) Proposed site improvements, including location of parking, access, signage, exterior lighting, fencing, buildings and structures and other appurtenant elements;
 - 6) Proposed building color and materials;
 - 7) Relationship of building and site elements to existing and planned corridor development;
 - 8) Relationship of parking, pedestrian facilities, and vehicular access ways to existing and planned corridor development; and
 - 9) Other site plans and subdivision plats as may be required by Danville for development approval.
- E. Architectural drawings showing plan view and elevations of new planned construction or renovations, including drawings of original building.
- F. A landscaping and buffer plan.
- G. Designs for exterior signing, lighting and graphics, to include description of materials, colors, placement and means of physical support, lettering style and message to be placed on signs.
- H. Graphic exhibits depicting compliance with other design elements.

Have you read and understand the Design Guidelines for the River District of Danville, Virginia? **Yes**

Are you aware of the federal/state tax credits for potential reimbursement/credit of money used during substantial rehabilitation projects? **N/A**

Would you like more information about these programs? _____

Which one(s)? _____

Signature of Property Owner (if not applicant)

Kelce J. Dyer - Project Manager
Signature of Applicant

INFORMATION TO BE PROVIDED BY PLANNING DIVISION

Application Number: _____ RDDC Date: _____

Date submitted: _____ Received by: _____

Tax Map Number: _____ Zoning District: _____

Additional Zoning Information: _____

All buildings, structures or improvements located in the River District and visible from a public right-of-way shall not be located, constructed, reconstructed, altered, or repaired unless a Certificate of Appropriateness has been issued by the River District Design Commission. The Commission meets once a month on the second Thursday of the month at 4:00P.M. in the fourth floor City Council Conference Room located in the Municipal Building. All questions or applications should be submitted to the Planning Division, located on the second floor of the Municipal Building, 427 Patton Street, Room 207, Danville, VA 24541; (434)-799-5260.

Article 3:R.C.6 Application Submission Requirements: In consideration of a complete application, the Planning Director and the Review Commission may require any or all of the following information and any other materials as may be deemed necessary for its review:



BURTON
CONSTRUCTION
COMPANY INC.

May 29, 2018

City of Danville
Office of Economic Development
P.O. Box 3300
Danville, VA 24541

Attention: Kelvin Perry
Reference: Craghead Dumpster Enclosure

Dear Mr. Perry,

J. E. Burton Construction Co., Inc. is please to quote the above project for the sum of \$12,730. Below find items included.

Included:

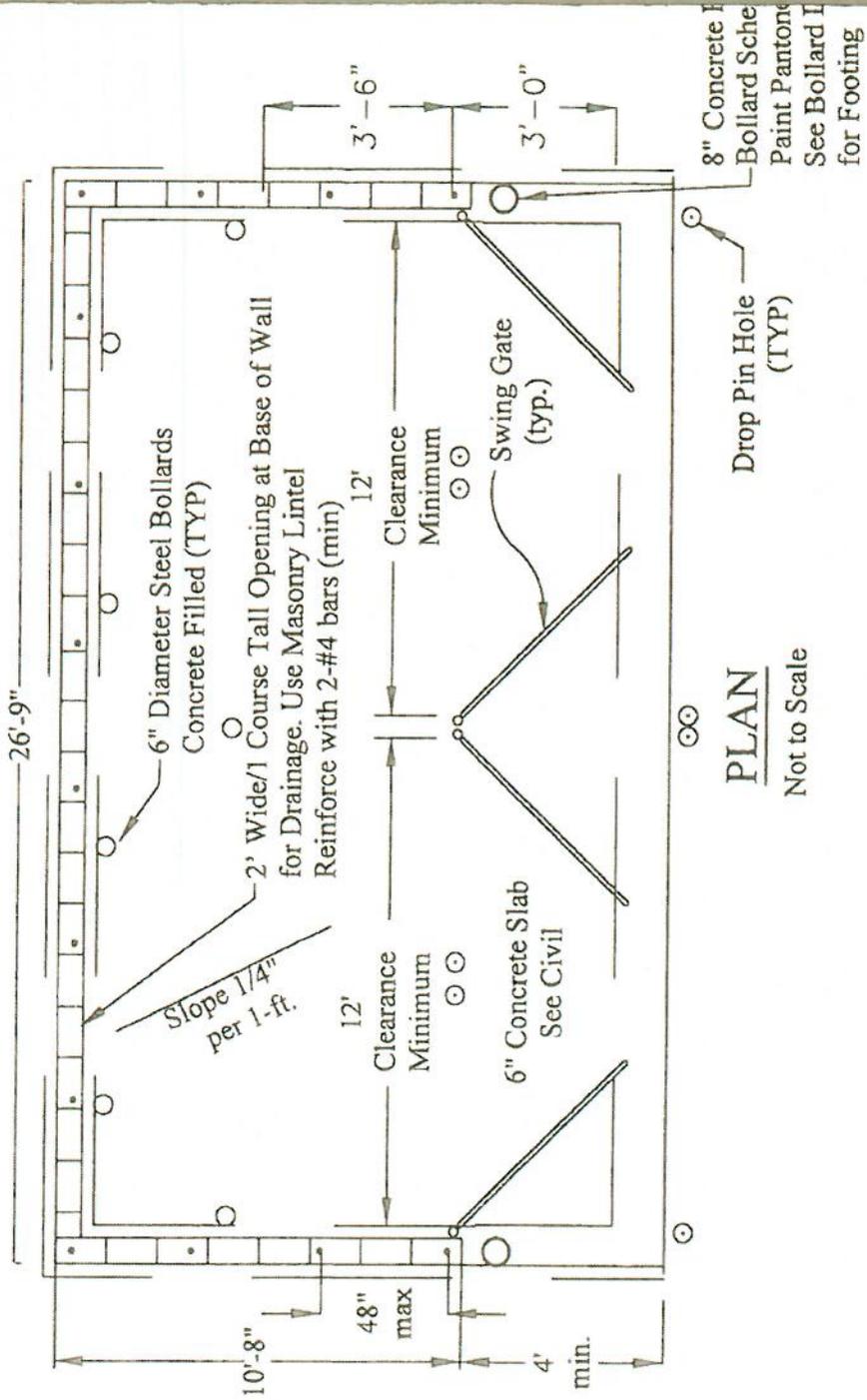
- Install masonry walls as per enclosed plans
- Paint all masonry
- Install gates as per enclosed plans with metal slats between chain link. Slats can be green, white, black or brown
- Furnish all labor, materials, equipment and taxes

Review and if you have any questions please feel free to call.

Your truly

J. Brian Burton

President



PLAN
Not to Scale

RIVER DISTRICT DESIGN COMMISSION

MEETING OF

May 10, 2018

Members Present

George Davis
Courtney Nicholas
John Ranson
R.J. Lackey
Peyton Keesee
Sheri Chaney

Members Absent

Jonathan Hackworth

Staff

Lisa Jones
Clark Whitfield
Ryan Dodson

Chairman Davis called the meeting to order at 4:00 p.m.

ITEMS FOR PUBLIC HEARING

1. *A request has been filed for a Certificate of Appropriateness to install up to four (4) HVAC compressor units to the rear of the building at 400 Cabell Street.*

Mr. Davis opened the Public Hearing.

Present on behalf of this request was Guy Dyer here on behalf of the Danville Historic Society and, the property owner, Susan Stilwell. Mr. Dyer. stated, Renee Burton gave this to me and she suggested that I draw on this picture what we are trying to do and it will be four little dots behind this building because of the scale. What I will do is pass this around and we are going to be talking about the middle unit on the 400 block of Cabell Street. If you will notice on the back, the loading dock, so that gives you appropriate scale because what we are trying to do if we purchase the building we are going to need climate control of at least part of the inside for right now. Which will entail installation of compressor units on the outside of the building. I meant to try to get these printed off but unfortunately, I didn't have time to do it. I can pull up some photographs to show you if you can all see this fairly well. This is actually two compressor units that are actually at the back of my house. The units themselves are about thirty inches square. The concrete pad is about three feet square and with the space between each unit takes up about a four by four foot footprint. This is a street view of the back of 400 Cabell Street this is taken from Lynn and this one is taken from Monument.

Mrs. Chaney stated so you are talking about the back of the building the section between the two?

Mr. Dyer stated right. It is actually two separate pieces of property. This is the rear yard if you are familiar with the building .If you have been by there, then you know there are parallel walls that separate the units. The walls stick out about four feet. There are also these loading docks that you can barely see in that photograph. They also stick out four feet. The units themselves, if in fact we use four units,that is the maximum that we will probably use. We may use two or maybe three but then the building will be climate controlled. They will be virtually be invisible from the street. They will be well hidden. I did not proffer to screen them. If something that you

all feel that is important then that is something that we can do. If these building are going to be adaptable for reuse then climate control is something that everyone is going to have to deal with. So I kind of look at it as a necessary evil. If anybody has any questions, I will be glad to answer them.

Mr. Davis closed the Public Hearing.

Mr. Keesee made a motion to approve the item as requested that it meets the guidelines and issue a Certificate of Appropriateness. Mr. Ranson seconded the motion. The motion was approved by a 5-0-1 vote. (Mrs. Nicholas Abstained)

2. *A request has been proposed from the floor to construct a 25' X 15", 8 inch concrete pad with rebar and 8" of stone for trash containers and the removal of an existing wood shed.*

Mr. Davis opened the Public Hearing.

Present on behalf of this request was Kelvin Perry, Project Manger, for the City of Danville. Mr. Perry stated do you know where the parking lot is behind the Craghead Rick Barker building? In that parking lot, there is a shed back there. We are going to remove that wood shed and put a dumpster pad and put some dumpsters for restaurants and for the apartments and lofts. They are going to have to reinforce the concrete there because once the trash trucks come to pick up the trash containers, the bouncing of that will eventually destroy the asphalt. We need some space and we will be coming back a little later on because we need to put up a privacy fence. We have not gotten the design for that yet. We are just beginning to construct the pad for the dumpster and then we will get a price for a privacy fence.

Mrs. Chaney stated this is behind Mucho Taqueria correct?

Mr. Perry stated yes.

Mr. Davis stated are you talking about the shed that is back there where part of Durham Hoisery parking use to be? They just put a roof on the thing and refurbished it are you talking about that shed?

Mr. Perry stated no, right across from the Fire Station that parking lot that is across from there. There is a wood shed that sits back there.

Mr. Keesee stated it is all to pieces.

Mr. Davis closed the Public Hearing.

Mr. Lackey stated is there a reason not to bring this all at once? Is there a time issue?

Mr. Perry stated yes, there is a time issue with that.

Mr. Lackey stated I'm afraid if you vote for the pad and spend the money and then we vote against the screening then you have a concrete pad.

Mrs. Chaney made a motion that it meets the guidelines as presented with the stipulations that they come back before us for the screening and issue a COA. Mr. Ranson seconded the motion. The motion was approved by a 6-0 vote.

APPROVAL OF MINUTES

The April 12, 2018 minutes was approved by a unanimous vote with one change to the 2nd page from Mrs. Chaney to Mrs. Nicholas.

With no further business the meeting adjourned at 4:20 p.m.

Approved By: