

CENTERVILLE BOARD OF ARCHITECTURAL REVIEW
Work Session Meeting Minutes
Tuesday, July 12, 2022

TIME: 5:30 p.m.

PLACE: Kingseed Law Library

ATTENDANCE:

Present: Ed Ross, Joe DeMariano, and Frank Holloway. Also present were City Planner Mark Yandrick, Assistant City Planner Joey O'Brien, Development Director Michael Norton-Smith, Councilmember Duke Lunsford, Planning Intern Josie Stiver, and Assistant Clerk of Council Donna Fiori.

Mr. Ross called the meeting to order at 5:35 p.m.

Mr. Ovington arrived for the meeting at 5:45 p.m.

Unified Development Ordinance (UDO) Text Amendments Review

Mr. Yandrick presented proposed items to be amended for the annual updates to improve and clarify standards of the UDO, grouped into categories, including Code Enforcement, Uptown/Architectural Preservation District (APD), Application Process, and Miscellaneous items. These items included:

UDO amendment to mirror changes to the Municipal Ordinances related to Property Maintenance Code amendments.

Mr. Yandrick noted the following Uptown/APD recommendations were based on feedback from the Uptown Action Plan consultants and steering committee to help achieve the goals of Uptown.

Uptown / Architectural Preservation District

- Update the purpose of the Supplemental Standards for the Architectural Preservation District.
- Amend General Design Requirements for Exterior Building Elevations.
- Amend Table of Minimum of Standards, Number of Stories.
- Signs in the Architectural Preservation District.
- Types of Siding Prohibited in APD.
- Parking Spaces in the APD.

Application Process

- Article 5.13.G Development Review Submittal Requirements Update Development and Plan Application Timeline.
- Increasing thresholds that trigger a Major Site Plan process to streamline development where staff could review smaller improvements.

Staff is also proposing an amendment to permit Flat and Shed roofs on buildings in the APD with BAR approval.

Board members and staff discussed:

1. Density and infill opportunities.
2. Lighting, ambiance, and flexibility.
3. Hardy board as a permitted material.

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DESIGN REVIEW CRITERIA


Mr. Yandrick presented color chart and façade assessments and recommendations for the Design Review Criteria to consider. He noted the recommendations are based on feedback from the Uptown Action Plan consultants and steering committee to help achieve the goals of Uptown. Mr. Yandrick provided examples of buildings with historic character and different elements. He discussed considerations for the color chart including discontinuing or amending.

Board members and staff discussed:

1. Paint colors based on context, appropriateness, architectural style, and material.
2. Flexibility for BAR concerning paint color and material.
3. Use of a color chart as a tool for guidelines but not limiting.
4. Modern building infill considerations.

Mr. Ross adjourned the work session at 6:28 p.m.

Submitted By: Donna Fiori


Approved – Chairperson

9/7/2022
Date