



PLANNING COMMISSION

AGENDA for July 14th 2020

Note: this meeting will be in-person in City Council chambers. Please observe social distancing and wear a mask if able.

PUBLIC HEARING

None

REGULAR MEETING

Call to Order by Chairman

Roll Call

Public Comment

Review and Adoption of Minutes

Minutes of May 12th 2020 meeting

Report of Secretary

- Connect BV downtown revitalization planning proceeds
 - Consultant working with team on Opportunity Zone marketing project to create and actively market high-potential properties in BV
 - Finalizing consultant who will conduct public visioning sessions, perform economic analysis, and develop recommendations for downtown

Old Business

None

New Business

1. Sign Certificate of Appropriateness for 2511 Beech Avenue

Adjournment

Members and Term Expirations

Dennis Hawes, Chairman, 7/31/2020

Mike Ohleger, Vice-Chairman, 6/30/2022

Sandy Burke, 8/31/2021

Marolyn Cash, 6/30/2020

Lucy Ferrebee, 9/30/2023

Melvin Henson, City Council Representative,
9/30/2023

Preston Manuel, 12/31/2020

Jay Scudder, Ex Officio member

Bradyn Tuttle, 12/31/2020

Staff

Tom Roberts, Director of Community & Economic Development

City Hall, 2039 Sycamore Avenue, Buena Vista VA 24416

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Meetings

Members of the Buena Vista Planning Commission meet in Council Chambers, 2039 Sycamore Avenue, at 7:00 p.m. on the 2nd Tuesday of each month, unless otherwise announced. Meetings may be held and business conducted without a quorum, but no votes may be taken unless a quorum is present. A majority of members constitutes a quorum. A motion passes with a majority vote; a tie constitutes defeat of the motion.



PLANNING COMMISSION

MINUTES of May 12th 2020

Members of the Buena Vista Planning Commission met virtually via ZOOM at 7:00 p.m. on May 12th 2020. Roll was called and a quorum was established.

Members Present:

Sandy Burke
Lucy Ferrebee
Melvin Henson, City Council Representative
Preston Manuel
Michael Ohleger, Vice-Chairman

Members Absent:

Marolyn Cash
Dennis Hawes, Chairman
Jay Scudder, Ex Officio member
Bradyn Tuttle

Staff Present:

Tom Roberts, Director of Community & Economic Development

Meeting is called into order.

REGULAR MEETING

Public Comment

None

Review and Adoption of Minutes

Mr. Henson motioned to approve as presented, Mr. Manuel seconded, and all voted to approve. Mrs. Burke abstained because she had been absent.

Secretary's Report

- Connect BV Opportunity Zone Marketing project is moving forward – City has contracted with Camoin 310 as consultant to identify projects, develop prospectuses, and help marketing OZ investments.
- Looks like 7-Eleven project will move forward based on recent communication. No timeline.
- Coiner Country Store is now open.

Old Business

River Rock Village Phase 2 Site Plan and Certificate of Appropriateness

Mr. Ohleger began by saying that he thought that the applicant had addressed all the items brought up at the last meeting.

Mr. Mike Bowling spoke on behalf of the applicant and noted that since the last meeting, they had continued landscaping and grading and improved the parking area, which has three more spaces than is required. The site plan reflects relocated plantings and relocated trash area.

Mr. Ohleger asked Mr. Henson if he had any comments on the water & sewer. Mr. Henson said he had spoken with Corey Henson with the City and he has no issues with the water & sewer.

There was some discussion of the trash and clarification that the plan is for individual trash cans, not a dumpster.

Mrs. Stoddard noted that today she put the lettering on the sign.

There was some discussion of the entrances on 29th Street and Aspen Avenue and their width. They are one-way access points. During construction, especially of the curb and gutter, residents will need to be careful.

Mrs. Burke motioned to approve the site plan as presented, Mr. Henson seconded, and all approved.

Mr. Roberts briefly summarized the items under review for the certificate of appropriateness (COA). There was no discussion.

Mrs. Burke motioned to approve the certificate of appropriateness as presented, Mr. Henson seconded, and all approved.

New Business

None

Adjournment 7:30 PM

Approved: _____



PLANNING COMMISSION Staff Report

Sign Certificate of Appropriateness

2511 Beech Avenue

9 July 2020

Synopsis

Applicant proposes 3' x 5' hanging sign for hair salon business. Certificate of Appropriateness is required because property is within Seminary Hill Historic District.

Analysis

2511 Beech Avenue is a two-story frame building dating from the late 19th or early 20th century near the corner of 25th Street and Beech Avenue. There is a first-floor commercial space and a second-floor apartment. Until recently Sassy's Attic thrift store occupied the first floor. The applicant plans to establish a hair salon business on the first floor. Hair salons are permitted by right in the Mixed Business (MB) zone.

The only proposed exterior alteration is installation of a sign hanging from the existing awning. Sign information:

- Hanging from awning
- 3' x 5'
- Aluminum
- Black base with white lettering and scissor graphic
- Lettering "Luxe Hair & Co."
- 9' off sidewalk

The proposed sign and mounting conform to Section 706 sign regulations, the Design Guidelines, and to the Seminary Hill Historic District provisions.

Staff Recommendation

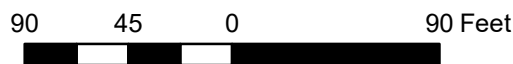
Staff believe that the sign is not detrimental to or inharmonious with the historic district or the character of the building. Staff recommend approval as presented.







Any determination of topography or contours, or any depiction of physical improvements, property lines or boundaries is for general information only and shall not be used for the design, modification, or construction of improvements to real property or for flood plain determination.



2511 Beech Ave

Planning & Zoning | 7/9/2020