

ARCHITECTURAL REVIEW BOARD GUIDELINES
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CONTACT ZONING ADMINSTRATOR PRIOR TO USING GUIDELINES
(703) 221-3400

**SUBJECT OF CHANGE OR MODIFICATION
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APPLICATION

Please call the department of Community Development

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ARCHITECTURAL REVIEW BOARD GUIDELINES
Exempt Work

The following minor work has been deemed exempt from architectural review:

Addition or deletion of the following:

- Appurtenances such as gutters, storm doors, portable air conditioners installed in windows, or similar devices, which do not significantly affect the appearance of the structure.
- In locations not visible from a public right-of-way accepted or planned for acceptance in the State Highway System, television or radio antennas attached to a dwelling, skylights or solar energy collectors.
- Landscaping including, but not limited to, minor grading, walks, small fountains and ponds, which will not substantially affect the character of the property and its surroundings.
- Alterations or repairing of the interiors of buildings. Exterior painting, however, which results in a different color or painting of an unpainted surface, shall not be considered minor, exempt work.
- Other minor work may not require review, but will require written verification of exemption by the Zoning Administrator.

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Non-Exempt Work

- An application for a Certificate of Appropriateness is required when the proposed property is located within the Town of Dumfries, H-1, Historic Overlay District.
- Any exterior color change must stay consistent with the Architectural Review Board Historical Color Chart. (See ARB Approved Color Chart attached).
- Any change in roofing material, such as shingles, requires ARB approval.
- Storage sheds shall be submitted including the following: location site, style and color.
- Any request for a commercial sign in the H-1, Historic Overlay District requires a complete description including the following: size, style, design, colors, materials and location or placement on property.
- Proposed assemblies, such as storm and replacement windows or stock items, may be described by the manufacturer's literature.
- Sign requests must include any lettering or graphics displayed on or in windows.

Proposed assemblies, such as storm and replacement windows or stock items, may be described by the manufacturer's literature. Applicant shall provide any necessary information for ARB consideration. Reference as follows:

- A) A photograph, which shows the subject property in relationship to nearby properties where the work is proposed.
- B) Small samples of materials such as masonry, slates, metals and roofing materials must be provided to illustrate appropriateness. Specific product identification must also be provided. Color samples, which indicate the manufacturer, must be included for all exterior painting.
- C) Location, dimensions, floor area and height of existing and/or proposed structures.
- D) Building location plan with property boundaries when the application involves an addition to the building, landscaping or new freestanding elements. Decks, balconies and enclosed roof space also require such plans.

Note: Any appeal to the decision of the ARB should be filed to the Town Council within thirty (30) days.

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Signs

The following are the guidelines for the review of applications for SIGNS in order to obtain a Certificate of Appropriateness from the Architectural Review Board.

- Signs include the posts and visible hanging mechanisms (s).
- Signs include any lettering or graphics displayed on or in windows. This includes neon signs.
- Signs and posts will not show bare wood or metal and must be weather resistant.
- The ARB requires a complete description including size, style, design, colors, and materials used.
- The design of the sign submitted should show exactly how the letters and pictures are arranged for the message.
- An ARB approved color chart is available at Town Hall Department of Public Works for an applicant to view.
- Signs must also comply with Article; Section 15-13. Town of Dumfries Zoning Ordinance.
- Any sign within the Dumfries Town Limits Town of Dumfries, H-1, Historic Overlay District, shall be submitted to the Architectural Board for review and approval.

Following are examples of acceptable styles, but not limited to these:

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Sign Description Form

Materials: _____

Background Color: _____

Lettering Color (s): _____

Symbol Color (s): _____

Lettering Style: Block _____ Script _____ Old English _____

Other (please describe): _____

Location/Placement: _____

Building Mounted Sign: _____ Hanging Signs: _____ Free Standing Sign: _____

Will the sign be lighted? Yes _____ No _____ (Flashing Lights Not Permitted)

If yes, please describe: _____

Note: Overall appearance and installation must be of professional quality.
Please draw a sketch of the proposed sign below, showing dimensions:

(For Town Staff Only)

Complies with Article, Sec. 15-13

Zoning Administrator: _____ Date: _____

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ARCHITECTURAL REVIEW BOARD GUIDELINES
Fences and Gates

Recommended Styles

- Rail Designs
- Picket Designs
- Board on Board
- Gothic Styles
- Criss Cross
- Stockade

It is recommended that one not use chain link or any other wired-material fencing whenever possible.

The materials preferred are wood or vinyl, however selection is not limited to only these.

Finish

- Wood, natural hardwood, and pressure treated lumber may be painted with a non-gloss white, clear weather resistant preservative or a stain color preservative.
- At no time may a fence be allowed to have two or more alternate colors.

Construction

- Fences should follow the natural contour of the land in a step-like manner keeping the fence visibly straight/level at all times and not to exceed (6) feet in vertical height in the permissible yards.
- Fences should be oriented so that the finished side or pickets face the public right-of-way and/or adjacent neighbors; as a result, the rails, the posts and braces should face inside the property.
- It is important to choose a fence design that considers the character of your house and the surrounding streetscape.
- Please remember that any fence exceeding (4) feet in height will also require a building permit.

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ARCHITECTURAL REVIEW BOARD GUIDELINES
Additions and Auxiliary Structures
Guidelines for Compatible Design

The design and placement of additions and auxiliary structures may significantly influence the overall appearance. Metal carports and garages are not permitted.

Design Relationship

- All new construction should be compatible with the existing building or buildings on the property and their surroundings in: 1. Size, 2. Color, 3. Materials, 4. Scale, 5. Location, 6. Style.

Location, Orientation, and Size

- Locate any additions or auxiliary structures as inconspicuously as possible on the side or, preferably, on the rear of a building.
- Site and orient additions and auxiliary structures so that they are clearly subordinate to the existing structure. Additions to the side of a building should be set back from the face of the existing structure's front façade by at least two feet. Additions to buildings on corner lots should orient away from both streets, if possible, or to the less important of the two streets.
- Do not design new outbuildings or structures in a manner that upstages the importance of the principal building.
- Do not locate new additions or structures in a manner that upstages the importance of the principal building.

Materials

- Choose materials that are compatible with the existing structure and are appropriate to the residential character of the historic district. The recommended materials are: wood siding, brick, natural stone, vinyl, or but the selection of materials is not limited to these options.
- Make sure the colors of the materials selected are compatible with those of the main residence and neighboring houses, particularly when choosing brick or stone that has its own color. Follow similar approaches about the choice of paint colors.

Architectural Features

- Install windows and doors in auxiliary structures and additions that are similar to those of the main residence in: 1.Type, 2.Detailing, 3.Scale, 4.Rhythm, 5. Proportion.
- Use roofing forms and materials for new additions and auxiliary structures that are compatible with those of the main building. Generally, outbuildings should have the same or shallower roof pitch than the main residence.

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ARCHITECTURAL REVIEW BOARD GUIDELINES
Additions and Auxiliary Structures-Continued

Decks and Patios

- Locate new decks and patios inconspicuously on the side or rear of a building, and make them compatible in architectural design, materials, and finish with the building.
- Screen new decks and patios with plant materials if they are visible from the street.
- Construct new porches and decks of pressure-treated wood, composite decking board and naturally decay-resistant species such as cedar, cypress, or redwood, and finish them with a coat of paint or stain. Also, the new composite decking board may be used without paint or stain.
- Install porch and deck railings with a railing both above and beneath the balusters.
- Do not construct deck railings so that the pickets are attached directly to the deck flooring or the fascia board. Pickets must be attached to the bottom rail.

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ARCHITECTURAL REVIEW BOARD GUIDELINES
New Construction Guidelines

In the Historic District Overlay, designs for new buildings should be compatible with the neighboring buildings. New buildings need not imitate existing buildings in order to be compatible. The architectural character of the area varies from street to street, depending on whether an area is residential or commercial. However, there is a cohesiveness within each area that is a result of consistent application over time of particular materials, elements, and methods of construction.

The purpose of these guidelines is to describe a range of prescriptive architectural practices that can be employed in numerous ways, but still assure that any new construction or alteration of existing structures will be done in such a way as to complement and contribute to the existing scale and character of the area.

Walls

A. Siding and Trim

- The siding of any dwelling or accessory structure, exclusive of trim materials, shall not be vertically oriented.
- Windows and doors shall be surrounded by trim of at least three and one-half (3 ½) inches wide, except for dwellings with masonry siding, in which case no trim around doors and windows is required.
- All wooden elements of the dwelling shall be painted or be stained.
- The applicant must choose a color from the approved ARB color chart.
- Any wall should be built of not more than two materials, and those materials should change along a horizontal line such as a floor line or gable end- with the heavier material (brick) always being below the lighter material.

B. Materials

- The recommended materials are: wood siding, brick, natural stone, vinyl, or color-coated aluminum, but the selection of materials is not limited to these options.

C. Acceptable Materials for Exterior Walls

- Brick that is consistent with the brick traditionally used in the area. All of these shall have a buff or gray mortars. White mortar is not recommended. Brick that is bright red, orange-red, pink, and light red are unacceptable colors.

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New Construction Guidelines-continued

- D. Unacceptable Materials for Exterior Walls
- Metal siding which is exposed, galvanized, uncoated aluminum or other shiny metal materials.
 - Stucco and Drivit.
 - White mortar.

Openings

- The colors shall comply with approved ARB colors.
- Openings include doors and windows and any associated elements such as shutters, awnings, storm doors, etc.
- Entrance doors should be raised panel or some variation thereof. Windows, sidelights and transoms in entrance doors are permitted, provided they are proportioned and appropriate for the specific style of building. Flush doors with applied trim are not permitted.
- Storm doors should be made of painted wood or aluminum and have a full view window. Storm doors should relate to the architectural character of the entrance.
- Screen doors should be made of wood or vinyl clad with full view, shuttered, or appropriate for the specific style of the building.
- Garage doors, utility doors, and service doors should be painted wood or aluminum and should correspond with the style of the dwelling.
- Windows should be rectangular single, double, or triple hung or operable casement type. Semi-circular, circular, or hexagonal windows are permitted, but with minimal application. Windows on the ground floor should be the same proportion but slight larger than windows on the upper floors. Window openings in upper stories should be centered directly over openings in the first story whenever possible. Openings in gable ends must be centered. Window openings should be at least 2 feet from building corners. Total glazed area on the street frontage should not exceed 30 percent of the total surface.

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New Construction Guidelines-continued

- Small sliding glass windows are acceptable in basements only.
- Windows contribute to the façade of a building and will be evaluated on: (1) the pattern of the openings and their size; (2) proportion of the frame and sash; (3) configuration of window panes; (4) muntin profiles; (5) material; (6) paint color; (7) characteristics of the glass; and (8) details or decorative elements.
- Shutters should be made of wood or vinyl.
- Fabric awnings on buildings should be made of canvas or other similar fabric and should have side panels. Aluminum awnings are not appropriate.

Roofs

- The rise-to-run ratio for the dwelling's main roof shall be 6:12 or steeper.
- The dwelling's main roof form shall have a complex roof form such as a hipped, intersecting, offset, or dormered roof, except where the gable faces the street and the roof covers a full-width porch, in which case the roof may have a simple two-surface configuration.
- Eave and gable overhangs for all dwellings and additions to dwellings shall be at least twelve (12) inches.
- The rise-to-run ratio of roofs covering porches or entrances shall be 4:12 or shallower.
- Above-grade entrances on the front or side of the dwelling shall be covered with a minimum width and depth of thirty-six (36) inches.

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New Construction Guidelines-continued

Porches

- Single-and two-family dwellings may have a covered porch at least one-half the width of the dwelling's façade with a depth of at least six (6) feet. The porch shall face the primary front yard.
- For new and existing dwellings, the front porch shall have an open design and shall not be enclosed with siding.
- Front porch railings shall have a top and bottom rail. Baluster ends shall not be exposed.
- Porch columns shall be uniform in shape and style and shall be at least five and one-half (5 ½) inches wide at their bottom and top.
- The underside of porches between pier supports and the underside of exterior stairways shall be enclosed.

Fences and Gates

- Please reference page 6, *Fences and Gates* guidelines.

Decks and Patios

- Please reference page 8, *Decks and Patios* guidelines.

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ARCHITECTURAL REVIEW BOARD GUIDELINES

**Adopted: The Secretary of the Interior's
Standards for Rehabilitation and Guidelines for Rehabilitating Historic Buildings**

1. A property shall be used for its historic purpose or be placed in a new use that requires minimal change to the defining characteristics of the building and its site and environment.
2. The historic character of a property shall be retained and preserved. The removal of historic materials or alteration of features and spaces that characterize a property shall be avoided.
3. Each property shall be recognized as a physical record of its time, place, and use. Changes that create a false sense of historical development, such as adding conjectural features or architectural elements from other buildings, shall not be undertaken.
4. Most properties change over time; those changes that have acquired historic significance in their own right shall be retained and preserved.
5. Distinctive features, finishes, and construction techniques or examples of craftsmanship that characterize a historic property shall be preserved.
6. Deteriorated historic features shall be repaired rather than replaced. Where the severity of deterioration requires replacement of a distinctive feature, the new feature shall match the old in design, color texture, and other visual qualities and, where possible, materials. Replacement of missing features shall be substantiated by documentary, physical, or pictorial evidence.
7. Chemical or physical treatments, such as sandblasting, that cause damage to historic materials shall not be used. The surface cleaning of structures, if appropriate, shall be undertaken using the gentlest means possible.
8. Significant archaeological resources affected by a project shall be protected and preserved. If such resources must be disturbed, mitigation measures shall be undertaken.
9. New additions, exterior alterations, or related new construction shall not destroy historic materials that characterize the property. The new work shall be differentiated from the old and shall be compatible with the massing, size, scale, and architectural features to protect the historic integrity of the property and its environment.
10. New additions and adjacent related new construction shall be undertaken in such a manner that if removed in the future, the essential form and integrity of the historic property and its environment would be unimpaired.

Note: The Architectural Review Board has adopted the above standards to preserve the flavor of the old Town of Dumfries founded on 1749. Please reference page 19, *H-1 district Intent*.

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ARCHITECTURAL REVIEW BOARD GUIDELINES
ARB, Zoning Ordinance

Sec. 15-431. Purpose.

- (a) The architectural review board is designed and endowed with the responsibility to oversee developmental changes and improvements within the town limits, to include changes within the historic district of Dumfries. The purpose of the ARB within the historic district is for the purpose of promoting the general welfare, safety and health of the public through perpetuation of those areas designated as having historical significance.
- (b) The ARB shall be governed by the terms of this chapter, as it may be amended, or revised, and by the administrator.
- (c) The meetings of the ARB shall be governed by Robert's Rules of Order, Revised.
- (d) Improvements or changes within the town jurisdiction shall require a certificate of appropriateness, which may be applied for through the zoning administrator. (Ord. of 6-2-87 (3))

Sec. 15-432. Composition; organization and appointment term.

- (a) The ARB shall be composed of five (5) voting members, at least four (4) of whom are residents of the town. They shall be appointed by the council. Advisors may assist the active members without regard to residency. The advisors do not require appointment by the council. Advisors shall not have voting privileges on the ARB. Advisors may be limited at the discretion of the chairman. One (1) voting member may be from the planning commission. Members of this board shall not hold other public office in the town, except as indicate above.
- (b) Members shall be appointed to serve for terms of three (3) years. Terms shall be staggered. An appointment to fill a vacancy shall be for the unexpired portion of the term. Members may be reappointed.
- (c) The chairperson of the ARB shall be elected by the voting members of the board at the board's first regular meeting in July each year. A candidate receiving a majority vote of the entire membership of the ARB shall be declared elected and take office on August 1st. The chairperson shall be a voting member. The term of office for the chairperson shall be for one (1) year. If elected, the chairperson may serve up to two (2) consecutive one (1) year terms. The chairperson shall decide all points of order and procedure, subject to this article. Vacancies shall be filled immediately at the next regular meeting following notification of the vacancy and shall be for the unexpired portion of the term.

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ARB, Zoning Ordinance-Continued

- (d) The selection of the vice-chairperson shall be similar to subsection (b). He shall serve as acting chairman in the absence of the chairperson. During the period the vice-chairperson shall act as chairman, he shall have the same authority and duties as the chairperson.
- (e) The selection of secretary of the ARB shall be the responsibility of the zoning administrator. The administrator shall provide the ARB with support services and project presentation support. The secretary shall keep minutes of its proceedings, showing the vote on each piece of business requiring a vote brought before it. Such records as the chairperson deems necessary shall be filed in the town hall and shall become a public record.

Sec. 15-433. Elections; duties; removal; disqualification.

- (a) Elections shall be held the same month each year, normally at the first meeting in July.
- (b) Attendance at meetings should be of utmost importance on the calendar of each board member. Should a member fail to attend three (3) consecutive meetings of the board without any adequate excuse for such absences, the chairman, with the concurrence of a majority of the board, shall recommend to the council that a vacancy be declared and that the vacated position be filled. The person selected to fill a declared vacancy shall serve for the unexpired term created by the vacancy. Subsequent service on the board is permitted.
- (c) Members may be removed for cause by the appointing authority upon written charges and after a public hearing.
- (d) Any member of the ARB shall be disqualified to act upon matters brought before it with respect to property in which the member has an interest.
- (e) In reviewing applications for certificate of appropriateness, the ARB shall take into account the historic and architectural significance of the structure and shall maintain maps showing the historic and architectural significance of structures within the area of responsibility. In its review, the board shall also take into account the activity desired (i.e., construction, demolition, or alteration), and apply specific considerations as required by this chapter. Careful consideration shall be given to new construction within the ARB area of responsibility district. See section 15-437 (h) for further guidelines.

Sec. 15-434. Meetings.

- (a) Regular meetings of the ARB shall be held at least once a month when an application has been filed for its consideration. The meeting shall be open at 7:00 p.m. local time and adjourn upon completion of

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ARB, Zoning Ordinance-Continued

the business brought before it. The meetings shall be held in the town hall conference room. The ARB shall meet at least three times per calendar year.

- (b) The meeting place may be moved, provided all concerned have been notified of the alternate meeting place at least three (3) working days prior to the date of the scheduled meeting. A log will be maintained of dates, time of notification and name of the person notified of such alternate meeting place, as deemed appropriate by the board chairman.
- (c) Special meetings may be called at any time by the chairman or a majority of the board, providing a proper notice, normally three (3) working days, is given.
- (d) A regular or special meeting may be canceled when there is no business to be brought before the board. The cancellation may be called by the chairman, with notification to all concerned not less than three (3) working days prior to the scheduled opening of the meeting.
- (e) Meetings of the ARB shall be open to the public. The order of business a regular meetings shall be as follows:
 - (1) Roll call.
 - (2) Reading of minutes of previous meeting.
 - (3) Citizens wishing to address the ARB.
 - (4) New business.
 - (5) Old business.
 - (6) Report of committees.
 - (7) Adjournment.

(Ord. of 6-2-87 (3))

Sec. 15-435. Manner of Voting.

- (a) Each member of the ARB shall have one (1) vote. The chairman may utilize his vote to break a tie. Advisors as mentioned in section 15-432 shall not have voting privileges on the matters brought before the ARB.
- (b) A quorum shall consist of three (3) voting members of the ARB present at a meeting.
- (c) The vote of a majority of those members present shall be sufficient to decide matters brought before the ARB, provided a quorum is present. No ARB member shall participate in the decision of any matter in which he has a personal financial or other interest.

(Ord. of 6-2-87 (3))

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ARB, Zoning Ordinance-Continued

Sec. 15-436. Application procedures.

- (a) The applicant should first file with the zoning administrator to determine a classification of work to be performed (i.e., substantial or minor). Upon determination by the administrator that the work does not classify as minor, he shall forward the application to the ARB.
- (b) An application must be filed in the office of the administrator at least fifteen (15) working days prior to the next meeting of the ARB, accompanied by sketches, drawings, photographs, specifications, descriptions and a view from the street of the proposed project. The definition of a project is the erection, construction, reconstruction, alteration, razing or restoration of any structure, building or sign.
- (c) The ARB may, in its discretion, view the premises and obtain additional facts concerning any application before arriving at a decision. All decisions of the board shall be supported by appropriate findings of fact, and where necessary to effectuate the purposes of this chapter, shall be accompanied by such conditions and/or recommendations it may determine to be reasonable under the circumstances.

(Ord. of 6-2-87 (3))

Sec. 15-437. Consideration of applications.

- (a) Any part may appear in person or by agent, or by attorney at the meeting. The order of business for consideration of applications for certificate of appropriateness shall be as follows:
 - (1) The chairman or his acting representative shall be give a preliminary statement concerning the application.
 - (2) Any statements or arguments submitted by any official, commission, state agency, or local historical preservation or neighborhood association shall be presented.
 - (3) The applicant shall present the arguments in support of his application.
 - (4) Persons opposed to granting the application shall present the arguments against the application.
 - (5) The ARB shall thereafter proceed to deliberate whether to recommend the granting or denial of the application.
 - (6) Procedures may be modified by the concurrence of all parties and the board itself.
- (b) In considering applications, witnesses may be called and factual evidence may be submitted, but the board shall not be limited to consideration of such evidence as would be admissible in a court of law.

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ARB, Zoning Ordinance-Continued

- (c) When the ARB feels it is appropriate, the request for a certificate of appropriateness will be advertised in a local paper of general circulation within the town. The applicant and affected owners shall be given an opportunity to be heard at the meeting at which the application is presented for consideration.
- (d) The ARB shall coordinate its activities of approval of certificates of appropriateness with the planning commission.
- (e) The ARB must take action on a certificate of appropriateness within sixty (60) days after the request is presented to the ARB, except when the time limit has been extended by mutual agreement between the applicant and the ARB. Should the ARB not act within the sixty (60) days and no agreement was made, the application shall be considered approved.
- (f) Prior to denying any certificates of appropriateness the ARB, on the basis of the review of information received, shall, upon request, indicate to the applicant the changes in plans and specifications, if any, which in the opinion of the ARB would protect and/or preserve the historical and/or architectural aspects of the landmark, building, structure, or district. If the applicant agrees and determines in writing that he will make the suggested changes, the ARB shall issue the certificate of appropriateness.
- (g) If an application is denied by the ARB, a copy of the minutes of the meeting and written reasons for denial shall be made available to the applicant. If the application is approved by the ARB, a letter notifying the applicant shall be sent.
- (h) Building permits should not be issued for any work within an historic district unless a certificate of historical appropriateness has been approved in accordance with Article XI. A building permit is a separate permit and should not be confused with a certificate of historic appropriateness.
- (i) A log shall be maintained to account for when an application for review is filed, the end result of the application and the end date, for the ARB. The purpose is that if the sixty-day period is involved, a record of the action shall be on file as a public record.
(Ord. of 6-2-87 (3))

Sec. 15-438. Appeals from architectural review board decision to the Town Council.

- (a) An appeal to the Town Council may be filed when:
 - (1) The ARB, in a final decision, denies an application for a certificate of appropriateness. The applicant shall have the right to appeal and be heard before the Town Council, if a written notice of appeal is filed

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ARB, Zoning Ordinance-Continued

with the zoning administrator within (30) calendar days of the ARB's final decision.

- (2) The ARB, in a final decision, approved an application for a certificate of appropriateness, or an application for a permit to demolish a historic structure. An opponents of the ARB's decision shall have the right to appeal and be heard before the Town Council indicating their appeal provided the appeal is filed with the zoning administrator, within thirty (30) calendar days after the ARB's decision. An appeal by a third party under this section shall be accompanied by a written petition, signed by at least twenty-five (25) persons who support the appeal and own real estate within the H-1 District.
- (b) The thirty (30) calendar days shall begin on the next business day after the ARB decision.
- (c) Upon receipt of a notice of appeal, the zoning administrator shall immediately notify the town manager, who shall, after consultation with the Town Council, schedule a public hearing before the Town Council in accordance with 15.2-2204 and public notice as described in 15.2-2205 of the Code of Virginia (1950), as amended.
- (d) Any notice of appeal shall be accompanied by a check or money order in at least the sum of fifty dollars (\$50.00) to cover the costs of the public notice.
- (e) On any appeal, the final decision of the ARB shall be stayed, pending the outcome of the appeal before the Town Council unless, the decision of the ARB denies the right to move, relocate, raze or demolish an historic structure.
- (f) The Town Council shall affirm, reverse, modify or remand back to the ARB for reconsideration the decision of the ARB, in whole or in part.
- (g) The decision of the Town Council shall be final, subject only to an appeal to the circuit court of Prince William County.

Sec. 15-439. Appeal to the court of record.

- (a) Any applicant or body of at least twenty-five (25) persons owning real estate within the H-1 District who previously appealed to the Town Council and are aggrieved by a decision of the Town Council may appeal such decision to the Circuit Court of Prince William County for review.
- (b) Such appeal shall be filed as a petition at law setting forth the alleged illegality of the action of the Town Council.
- (c) Such petition shall be filed within thirty (30) calendar days after the final decision of the Town Council.
- (d) The filing of said petition shall stay the decision of the Town Council pending the outcome of the appeal to the Court unless, the decision of Town Council denies the right to move, relocate, raze or demolish a historic structure.
- (e) The Court may reverse or modify the decision of the Town Council, in whole or in part, if it finds upon review that the decision is contrary to law or that the decision is arbitrary and constitutes an abuse of discretion, or it may affirm the decision.

SUBJECT OF CHANGE OR MODIFICATION
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ARCHITECTURAL REVIEW BOARD GUIDELINES
Historic District Overlay

The following text comes directly from the Zoning Ordinance of the Town of Dumfries.

Sec. 15-282. Intent.

A historic district is created to promote the general welfare, health and safety of the public through the perpetuation of those areas or individual structures and premises which have been or may be officially designated by the council as having historic or architectural significance. Regulations within such areas, structures and premises; to encourage uses which will lead to their continuance, conservation, and improvement in an appropriate manner; and to assure that new structures and uses within such district will be in keeping with the character to be preserved and enhanced. It is further the intent of this article that the council along with the planning commission shall seek and obtain the advice and assistance of the architectural review board, created herein, as well as the town historical committee and other organizations or individuals qualified by interest, training and experience in achieving the objectives as set forth.
(Ord. Of 6-2-87 (2))

Sec. 15-283. Boundaries.

The boundaries of the historic district shall be according to the overlay of the 1790 town map, with the exclusion of everything east of Fraley Boulevard, better known as U.S. Route 1: South boundaries, Quantico Street; east boundaries, U.S. Route 1 (north Fraley Boulevard); west boundaries, Old Back Street; north boundaries, Marion Street, which presently does not exist.
(Ord. of 6-2-87(2))

The following text describes the details of the boundaries as of August 13, 2002:

Begin at the point where the East boundary of the Dumfries Cemetery extended intersects Quantico Creek; follow Quantico Creek to the Fraley Boulevard Bridge (US Route 1 Northbound); then in a Northeasterly direction follow the center line of Fraley Boulevard to a point where the Tripoli Heights boundary extended intersects the center line of Fraley Boulevard; follow the boundary of Tripoli Heights in a Northeasterly direction to its intersection with Back Street; follow Back Street in a Westerly direction to the West boundary of GPIN 8189-82-6152; follow the West boundary to the driveway to GPIN 8189-82-6152 and follow the driveway in a Westerly direction to Washington Street; follow Washington Street in a Northerly direction until it intersects Back street; follow Back Street to the Westcorner of GPIN 8189-72-3121; proceed in a Westerly direction to the Northeast corner of Dumfries Cemetary; follow the boundary of the Dumfries Cemetary to the Point of beginning.

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Color Chart

The Color Chart is available at Town Hall. If required, please ask the Zoning Administrator to view the approved color chart.