



## LEXINGTON ARCHITECTURAL REVIEW BOARD

Thursday, December 4, 2025 at 5:00 P.M.  
 Second Floor Conference Room, Interim Lexington City Hall  
 539 E. Nelson Street, Lexington, VA

### AGENDA

1. CALL TO ORDER
2. APPROVAL OF AGENDA
3. APPROVAL OF MINUTES:
  - A. November 20, 2025 Minutes\*
4. NEW BUSINESS:
  - A. COA 2025-32: an application by A. Thagne Schreyer for approval of a Certificate of Appropriateness for a new sign at 2 S. Randolph Street, Tax Map #23-12-7, owned by Rockbridge Historical Society.**
    - 1) Staff Report\*
    - 2) Applicant Statement
    - 3) Public Comment
    - 4) Board Discussion & Decision
  - B. Discussion and review of 2025 ARB Annual Report\*.**
  - C. Discussion: Draft Historic Resources Chapter of the Lexington Comprehensive Plan Continued.**
    - 1) Staff Comments\*
    - 2) Public Comment
    - 3) Board Discussion
5. OTHER BUSINESS
  - A. Scheduling discussion – January 1, 2026 meeting
6. ADJOURN

\*indicates attachment

**Lexington Architectural Review Board  
Thursday, November 20, 2025 – 5:00 p.m.  
Second Floor Conference Room  
Lexington City Hall**

**MINUTES**

**Architectural Review Board:**

Present: Jessie Taylor, Chair  
Ian Small, Vice-Chair  
Arthur Bartenstein  
Michael Perry, Alternate A  
Barbara Crawford, Alternate B

**City Staff:**

Arne Glaeser, Planning Director  
Brinsley Leadbetter, Administrative Specialist

Absent: Julie Goyette  
Caroline Alexander

**CALL TO ORDER:**

J. Taylor called the meeting to order at 5:00 p.m.

**AGENDA:**

The Architectural Review Board decided to move agenda item C to be agenda item A.  
The agenda was unanimously approved as amended. (J. Taylor/ I. Small)

**MINUTES:**

The November 6, 2025 meeting minutes were unanimously approved as presented. (B. Crawford / M. Perry)

**CITIZENS' COMMENTS ON MATTERS NOT ON THE AGENDA:**

None.

**NEW BUSINESS:**

**A. COA 2025-31: an application by Braden Swenson for approval of a Certificate of Appropriateness for a new sign at 10 S. Randolph Street, Tax Map #23-12-76, owned by Jeanne Hepler.**

- 1) Staff Report – This is an application to approve a Certificate of Appropriateness (COA) for a new sign for Mountain Massage Lexington, LLC. at 10 S. Randolph St. The applicant is requesting a projecting sign to be hung from the existing bracket at 4.71 s.f. (36 in. W x 24 in. H). This sign will have a 1-foot clearance from the sidewalk. It will be made of PVC and UV printed. It will be a white sign with the words “Mountain Massage” in purple lettering in the color Comtesse 8001-2G by Valspar. The word “Lexington” as well as the outline will be green in the color Oakmoss HGSW6180 by Sherwin Williams. The sign will also feature a black design of the mountains with open palms and a geometric pattern similar to the flower of life. The sign will not be illuminated.
- 2) Applicant Statement – None.

- 3) Public Comment – None.
  - 4) Board Discussion & Decision –The Board agreed that the sign looked great and noted that they had made an exception for the sign height previously here because it didn't obstruct the sidewalk.
- I. Small moved to approve HD COA 2025-31 as presented. M. Perry seconded, and the motion passed unanimously. (5-0)**

**B. COA 2025-20: an application by the Main Street Lexington Design Committee for approval of a Certificate of Appropriateness for improvements to McCrum's Alley at 10 S. Jefferson Street, Tax Map #23-1-77B, owned by the City of Lexington.**

- 1) Staff Report – The request to make improvements to McCrum's alley was included on the August 21, 2025 ARB meeting agenda, and during their discussion, the ARB requested additional information. The ARB asked that the applicant come back with an alternate lantern style, revised floor paint layout, and clarification on lighting color. Additional drawings submitted on 11.6.2025 are included in the application. A. Bartenstein recused himself for this agenda item because he is a member of the Main Street Lexington Design Committee.
- 2) Applicant Statement – Aurora McClain, the project designer was available to respond to questions. She opened the discussion with comments about how the alley is currently very dark and could use additional lighting. Also, the current features are worn and would look better being spruced up a bit. She described how the café lights would create a visual ceiling to distract from the unsightly conduit and downspout and that the stamped asphalt was originally painted a reddish brown color but has not worn well, especially in the middle. She noted that there are various shades of brick between the sidewalk pavers and bricks of the neighboring buildings, so it was very difficult to find a shade that truly matched. Thus, A. McClain looked at the brownish grays from the mortar and stone of the foundations. She noted that this would wear better as the asphalt starts showing through, and would be closer in color to the proposed gray paint colors. The choice to put lighter gray in the middle, would also help make it clear where the path was and the different shades would help it appear more textured.
- 3) Public Comment – None.
- 4) Board Discussion & Decision – The discussion opened with the clarification that the existing lampposts belong to the city and that the lights could be plugged in to the top of one of these. It was also noted that the Main Street Lexington Design Committee would love to put in real brick but do not have the funding. The Board mostly agreed that the multiple colors on the stamped concrete looks busy and not cohesive. The Board would prefer it look like the traditional brick. A. McClain noted how she spent over an hour trying to find shades of browns and reds that she believed would look good here and could not find one that would suffice. M. Perry stated that he understood the logic behind wanting to use gray because it wouldn't look as bad when it wore down but being more consistent with the color instead of the randomized variants of gray would look nicer. A. Glaeser stated that the City of Lexington gets a certain amount of money every year for capital projects such as Courthouse Square, but McCrum's Alley is not currently in their budget. B. Crawford noted that she was not concerned with a darker brick colored pathway because there would be better lighting. She would rather see the brick color to coordinate with the rest of the buildings. A. McClain reiterated the challenge with matching the colors to the bricks because it's such a hodgepodge of various red and

browns. I. Small noted the existing work has done a great job with the border being a separate color that isolates the buildings. He suggested matching the brick from the sidewalks to tie in the adjacent sidewalks better. J. Taylor stated that she appreciated the design but felt that it didn't speak to the historic downtown. Overall, the Board agreed that reddish brick would look more in harmony with the historic downtown and that no matter what color was used, it would still be worn over time. A. McClain pointed out that the adjacent sidewalk has over 6 different colors of brick in just the one small section depicted in the photograph. She suggested that perhaps someone else on the Main Street Lexington Design Committee would want to tackle this project because she had already put her best effort into it. The Board agreed to not approve the color of the bricks and moved on to a discussion about the lighting. A. McClain noted that the zig zag pattern for the lights avoids the fire escape and that the LED lighting would be dark sky compliant and on a timer from 6-10 pm. She also clarified that the lights would be around 3,000° Kelvin which would be a warm color and that the receptacle for plug in would be at the top of the lamp post, not in the way of pedestrians. The stainless-steel cable would be anchored into the wall, but the lights could be easily swapped out. There was concern about the zig zag pattern not being symmetrical; however, A. McClain informed the Board that the lamp posts are not evenly spaced, and the buildings get shorter in the back making this section of the alley not as dark. The Board agreed that the lighting improvements were much needed and looked good. **B. Crawford made a motion to approve the lighting. M. Perry seconded, and the motion passed unanimously. (4-0) B. Crawford made a motion to deny the painted gray brick for the alley because the gray was not in harmony with the historic tone of the surrounding bricks. J. Taylor seconded, and the motion passed unanimously. (4-0)**

**C. COA 2025-29: an application by Drace Clevenger for approval of a Certificate of Appropriateness for a carport at 401 S. Main Street, Tax Map #23-1-153, owned by Dean Roney.**

- 1) Staff Report – The request to add the carport was included on the Nov. 6, 2025 ARB meeting agenda, and during their discussion, the ARB requested additional information. The ARB asked that the applicant come back with three elevation renderings, one from Main, White, and Colonial with a straight on view to scale. The Board also asked the applicant to consider changing the concrete flooring and the pitch of the roof to find out what is the minimum that could be done before approval.
- 2) Applicant Statement – Drace Clevenger, the contractor, and Kristina Roney the applicant were both available to respond to questions. D. Clevenger noted the pitch of the roof was lowered and that a new rendering from White Street was provided. He also pointed out the two large trees and bushes that currently block that corner.
- 3) Public Comment – None.
- 4) Board Discussion & Decision – M. Perry opened the discussion by noting that the pitch of the roof was lowered by about 2 feet. K. Roney stated that the house itself has a lot of roof line, making this a distinctive feature of the house. B. Crawford also pointed out that there is really nowhere else on the property that this carport could go and that this is a very challenging design issue. She appreciated that the carport is just far away enough from the house so that the integrity of the house is not compromised and that the lowered roof on the carport shows

harmony with the porch roofs. I. Small appreciated the openness of the concept and the thoughtful design. K. Roney added that the blue on the ceiling of the carport would match what is on the house. A. Bartenstein noted concerns about the curb going into the carport and suggested putting an asphalt apron or unit paver which could look nicer. There was some discussion about this and the Board decided that the asphalt to concrete that currently exists here would be fine. There was then brief discussion about the columns and how they match the ones currently on the house but are smaller since the carport is smaller. The Board overall agreed that the changes look nice. **B. Crawford moved to approve the design for HD COA 2025-29 as presented. M. Perry seconded, and the motion passed unanimously. (5-0)**

**D. Discussion: Draft Historic Resources Chapter of the Lexington Comprehensive Plan Continued.**

- 1) Staff Comments – A. Glaeser noted that the Board had already gone through and highlighted items they would like to remove. He suggested the conversation now focus on how to move forward with a new strategy that would allow for additional preservation activities. The Board could also focus their discussion on what they want to accomplish in 5 years and have that inform the new strategy.
- 2) Public Comment – None.
- 3) Board Discussion – M. Perry opened the discussion by reminding the Board that based on the Lexington Comprehensive Plan Public Input Survey, a vast majority of people are concerned about maintaining the historic and charming feel of historic Lexington. He expressed his support for broadening the historic district and creating a strategy to be proactive in maintaining the historic aesthetic. A. Glaeser then reminded the Board that Lexington does have a housing shortage, and that because of this, growth will have to occur on the Spotswood property and most likely the VDOT property as well. There was a suggestion to possibly have an informal meeting with City Council to discuss aesthetic concerns and historic preservation concerns. A. Bartenstein noted the importance of being made aware of big projects outside of their purview so that the ARB could weigh in on them as well as Planning Commission. A. Glaeser informed the Board that Planning Commission only reviews designs within the entrance corridor. He noted that anything outside of those corridors does not have to be approved for design. I. Small agreed that the ARB should expand their purview because he worries about seeing overdeveloped condos in the City. There were also concerns about a huge parking lot that would accompany the properties and the additional strain on city infrastructure and traffic congestion. A. Bartenstein noted that there are ways to do a higher density project that are more in character and minimal. B. Crawford pointed out that W&L has done a great job at doing this with the dorms up on the hill. J. Taylor agreed that the ARB would like to expand their purview and that they should figure out how they best want to do this. A. Glaeser reminded the Board that there are two sections of the zoning ordinance, one is for the downtown district and one is for the residential conservation district. The C-2 zoning districts are in the Entrance Corridor and are for Planning Commission review. He expressed that he doesn't want to recommend an applicant go to Planning Commission and ARB. He also again asked what standards the ARB would apply because these properties are not in either of the historic districts. He recommended that the Board present their ideas to Council during their annual review. He also informed the

Board that the reason City Council was so involved with the Spotswood property was because the city owns this property. B. Crawford mentioned that she would like to see City Council raise their design review standards to be more in harmony with the ARB. A. Glaeser suggested the ARB include in their annual report that they are available to review other properties as deemed necessary. Since Lexington is a Certified Local Government, there are also grants available for surveying areas that could become part of the historic district. M. Perry also inquired about a code amendment so that adjacent property owners would be notified about new building projects. The Board decided to propose the precise language for a new strategy at their next meeting on December 4<sup>th</sup>.

**OTHER BUSINESS:** None.

**ADJOURN:**

The meeting was adjourned at 6:17 p.m. (M. Perry / A. Bartenstein)

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J. Taylor, Chair, Architectural Review Board

Lexington, VA Historic Downtown Preservation District COA  
COA 2025-32 2 S. Randolph Street New Signage

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<b>Project Name</b>	New signage for Schreyerhof Studio, LLC.
<b>Property Location</b>	2 S. Randolph Street
<b>Zoning</b>	C-1 (Commercial District (Central Business)) and Historic Downtown Preservation District
<b>Owner/Applicant</b>	Rockbridge Historical Society / A. Thagne Schreyer

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### OVERVIEW OF REQUEST

This is an application to approve a Certificate of Appropriateness (COA) for a new wall sign for Schreyerhof Studio, LLC. at 2 S. Randolph St. The applicant is requesting a wall sign to be installed to the left of the entry door, and the wall sign will be 1 square foot in size. A one inch thick billet of high sheen brass will have “Schreyerhof Studio Architect” cut out in Neutraface typeface and the negative space will be open to the brick wall behind the sign. One-half inch studs will keep the sign proud of the wall. The sign will not be illuminated.

#### *2 S. Randolph Street existing conditions*



**Lexington, VA Historic Downtown Preservation District COA  
COA 2025-32 2 S. Randolph Street New Signage**

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**ARB Considerations**

Section 420-8.5.A. (Historic Downtown Preservation District) requires a Certificate of appropriateness. No improvement, structural or otherwise, in the Historic Downtown Preservation District shall be located, constructed, reconstructed, altered, repaired or demolished unless a permit therefor is issued by the Zoning Administrator. No such permit shall be issued unless a certificate of appropriateness is issued for such purpose by the Architectural Board and unless the location, construction, reconstruction, alteration, repair or demolition thereof otherwise complies with the requirements of the Building Code and other ordinances and laws applicable and relating thereto.

Section 420-8.6.B. (Historic Downtown Preservation District) directs the Architectural Review Board to consider the following factors to be evaluated before issuing a Certificate of Appropriateness (COA):

1. The historical or architectural value and significance of the building or structure and its relationship to or congruity with the historic value of the land, place or area in the Historic Downtown Preservation District upon which it is proposed to be located, constructed, reconstructed, altered or repaired.
2. The appropriateness of the exterior architectural features of such building or structure to such land, place or area and its relationship to or congruity with the exterior architectural features of other land, places, areas, buildings or structures in the Historic Downtown Preservation District and environs.
3. The general exterior design, arrangement, textures, materials, planting and color proposed to be used in the location, construction, alteration or repair of the building, structure or improvement and the types of window, exterior doors, lights, landscaping and parking viewed from a public street, public way or other public place and their relationship to or congruity with the other factors to be considered by the Board under this section.
4. Any applicable provisions of the City's Design Guidelines.

(Applicable sections of the Lexington Design Guidelines are:

Section IX.A & B Guidelines for Signs. on page IX-1)

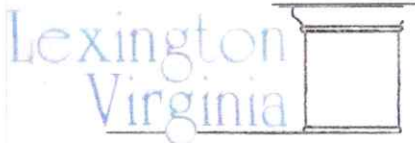
<https://www.lexingtonva.gov/home/showpublisheddocument/1506/637661128242230000>

Section 420-8.10. (Historic Downtown Preservation District) states that the Board shall prescribe the character, type, color and materials used in the erection, posting, display or maintenance of signs permitted in the Historic Downtown Preservation District, and, in so doing, the Board shall give due consideration to the purposes of such signs and require that they be in harmony with the exterior general design, arrangement, textures, materials, color and use of the building or structure on or at which they are erected, posted, displayed or maintained and congruous with the purposes and objectives declared in 420-151, without defeating the purpose for which such signs are intended.

The Board shall take all of the above factors into consideration when considering the application. The Board shall not necessarily consider detailed designs, interior arrangement or features of a building or structure which are not subject to public view from a public street, public way or other public place and shall not impose any requirements except for the purpose of preventing developments incongruous with the historic aspects of the surroundings and the Historic Downtown Preservation District.

**Staff Comment**

Staff finds the proposed improvements meet the zoning criteria.



www.lexingtonva.gov

Planning & Development Department  
300 East Washington Street  
Lexington, Virginia 24450  
Phone: (540) 462-3704 Fax: (540) 463-5310

### SIGN PERMIT APPLICATION

#### Applicant<sup>1</sup>

Name: A. THAGNE SCHREYER Phone: (540) 460-5895  
Company: SCHREYERHOF STUDIO LLC Fax: NA  
Address: 2 S. RANDOLPH ST, LEX 24450 Email: thagne@schreyerhofstudio.com  
Applicant's Signature:  Date: 11.18.25

#### Property Owner

Name: ROCKBRIDGE HISTORICAL SOCIETY Phone: (540) 464-1058  
Address: P.O. DRAWER 1409, LEX 24450 Email: director@rockbridgehistory.org  
Owner's Signature:  ERIC WILSON Date: 11.18.25

#### Sign Contractor

Name: \_\_\_\_\_ Phone: \_\_\_\_\_  
Company: \_\_\_\_\_ Fax: \_\_\_\_\_  
Address: \_\_\_\_\_ Email: \_\_\_\_\_

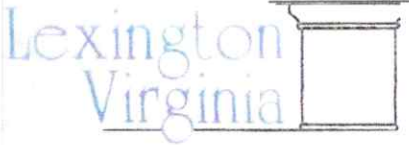
#### Proposal Information<sup>2</sup>

Address (or location description): 2 S. RANDOLPH ST  
Tax Map: 23 12 7# Deed Book and Page #: \_\_\_\_\_  
Acreage: 0.351 Zoning (attach any existing conditions or proffers): C-1  
Property Doing Business As: RHS, Schreyerhof Studio LLC

Overlay District:

- Historic (requires Architectural Review Board review and approval)
- Entrance Corridor (requires Planning Commission review and approval)
- None (requires Planning and Development Department review and approval only)

1. Prior to submitting an application, the applicant is required to meet with staff for a pre-application meeting.  
2. Any application deemed incomplete by staff will not be accepted.



www.lexingtonva.gov

Planning & Development Department  
300 East Washington Street  
Lexington, Virginia 24450  
Phone: (540) 462-3704 Fax: (540) 463-5310

### Sign Information

	<u>Sign Type</u>	<u>Square Feet</u>	<u>Width</u>	<u>Height</u>
Sign 1	<u>None</u>	<u>1</u>	<u>12"</u>	<u>12"</u>
Sign 2	_____	_____	_____	_____
Sign 3	_____	_____	_____	_____

Street Frontage (width) of business space in feet 9'-6"  
 Street Frontage (width) of building in feet 30' (Nom.) } SEE ATTACHED PHOTOS

Are other signs currently displayed on the same building?  Yes  No

If "Yes", please provide the size of each existing building sign that is to remain.

Width \_\_\_\_\_ Height \_\_\_\_\_

Width \_\_\_\_\_ Height \_\_\_\_\_

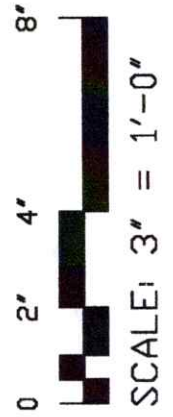
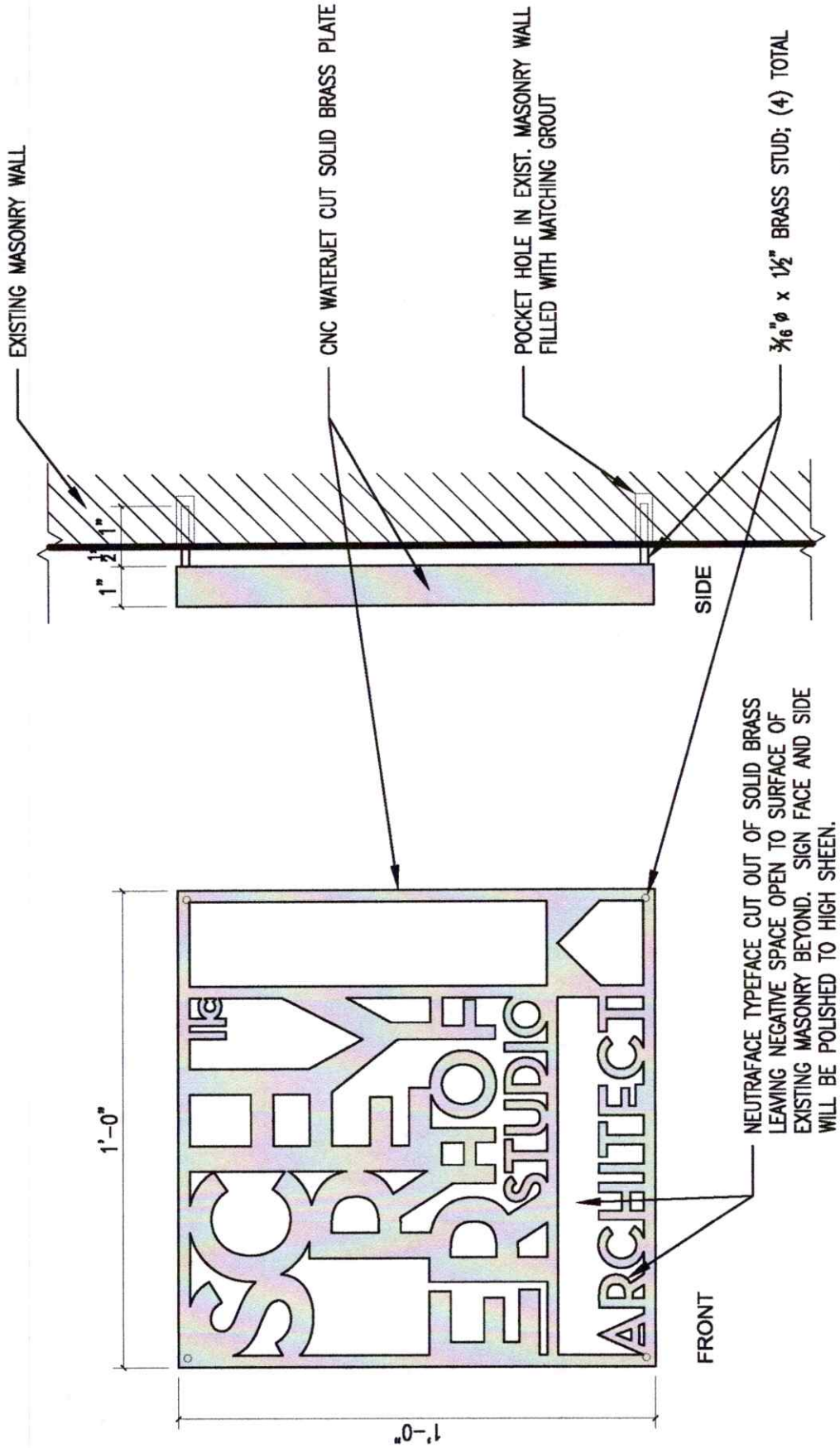
If a projecting sign, clearance from sidewalk: \_\_\_\_\_ feet

What materials will be used? BRASS

Will the sign be illuminated?  Yes  No

Please attach a sketch of sign(s) and samples showing the following:

- Dimensions of sign
- Lettering style and size
- How colors will be used
- Photo showing building and adjoining structures
- Exact wording layout of sign
- Paint samples
- Style of bracket, stand, and/or awning



Schreyerhof Studio Sign Proposal  
 November 18, 2025



# 2025 Architectural Review Board Annual Report

## Message from the Chair

### Jessie Taylor

This report contains a summary of the accomplishments of the Lexington Architectural Review Board in 2025, including a listing of the Board's actions.

Reflecting back on 2025, the Architectural Review Board (ARB) held 17 regular meetings and reviewed 32 Certificates of Appropriateness. Those applications and the Board's decisions are listed in the attached table. Additionally, the Board received an update from EDA Chair Camille Miller, reviewed a zoning ordinance amendment to allow internally illuminated canopy signs which was recommended against, and spent considerable time reviewing and commenting on the draft Historic Resources chapter of the Lexington Comprehensive Plan as part of the five year review of that Plan.

The Board is very proud of the Lexington, Virginia Historic District Design Guidelines and encourages the public to view this important resource at <https://www.lexingtonva.gov/home/showpublisheddocument/2534/638066045050770000>. The Design Guidelines provide the community with a better understanding of what should occur in the historic districts and make our decisions less subjective.

The Architectural Review Board is very appreciative of the considerable effort made by all businesses to meet the Historic District Design Guidelines during the application process. It is these efforts that help preserve the historic fabric of our community while also improving the economic success of Downtown Lexington.

The Board welcomes new alternate member Michael Perry and thanks Charlie Hall for his tenure on the ARB.

The Board would also like to thank City Council and the citizens of Lexington for allocating time and resources to the ARB. The community is always welcome to attend Architectural Review Board meetings, as everyone's participation enables us to represent the collective vision of the City's residents more accurately for our historic district. We would also like to thank the City's Planning Staff for their professional assistance.

## Board Members

Jessie Taylor (*Chair*)  
Term: 2024-2027

Ian Small (*Vice Chair*)  
Term: 2024-2028

Caroline Alexander  
Term: 2023-2027

Julie Goyette  
Term: 2022-2026

Arthur Bartenstein  
Term: 2024-2028

Michael Perry  
(*Alternate A*)  
Term: 2024-2028

Barbara Crawford  
(*Alternate B*)  
Term: 2022-2026

## Planning Staff

Arne Glaeser  
Zoning Administrator

Brinsley Leadbetter  
Administrative Assistant



## Architectural Review Board Responsibilities

As provided in Sec. 28-88 of the City Code, the purposes and objectives of maintaining the historic district are:






- 1) To bring attention to the architectural excellence and historic importance of certain buildings, structures, places and areas in the City;
- 2) To improve the land values, business climate, environmental quality, facilities and services of the City, while keeping the unique and distinctive character of certain sections;
- 3) To foster a more favorable climate in the City, especially in the central business district, for the development of tourism as a basic and vital industry in the community;
- 4) To encourage the development of off-street parking in the central business district for the convenience of shoppers, City and County employees and tourists;
- 5) To assist private organizations within the City in furthering a deeper appreciation of the rich cultural heritage of the community;
- 6) To promote a broad program, within the scope of this article, for preserving, rehabilitation and maintaining architecturally fine structures, monuments, walkways, places and areas within the entire City; and
- 7) To bring attention to the architectural excellence and historic importance.

Owner/Applicant Name/Address	Type of Request	Request	Application #	Approval Yes/No
Natalie Shulkin & Rick Alford 316 S. Main Street	New Main Structure	Modifications to previously approved COA	HD COA 2025-01	Yes
Fred Kirchner 18 W. Washington Street	New Signage	New projecting & window signs for 18 West Gallery	HD COA 2025-02	Yes
David R. Beatty 106 S. Jefferson Street	New Signage	New wall sign for David Beatty, DO	HD COA 2025-03	Yes
Kieran Pogreba 17 Courthouse Square	New Signage	Modifications to previously approved COA for The Velvet Case	HD COA 2025-04	Yes
John Adamson 1 S. Main Street	Exterior Improvements	Review of revised elevations for the Rockbridge and Grand buildings	HD COA 2025-05	Partially approved
Red Dowdell 116 N. Main Street	Demolition of Accessory Structure	New signage and exterior improvements for Seasons Bakery & Rockbridge Barbell	HD COA 2025-06	Yes
Jannie Linn 13 W. Nelson Street	New Signage	New projecting sign for Thistleberrys	HD COA 2025-07	Yes
Daniel Shear 9 E. Washington Street	New Signage	New projecting sign for Wildberry Market	HD COA 2025-08	Yes
Suparat Prapong 24 N. Main Street	New Signage	New signage for Napa Thai restaurant	HD COA 2025-09	Yes
Siobhan Deeds 14 W. Washington Street	New Signage & Exterior Improvements	New awning cover and signage for Pumpkinseeds	HD COA 2025-10	Yes
Ryan Dowdell 116 N. Main Street	Exterior Improvements	Modifications to previously approved COA	HD COA 2025-11	Yes
Karen Landis 9 W. Washington Street	Exterior Improvements	Multiple façade improvements	HD COA 2025-12	Yes
George Bezold 16 W. Washington Street	Exterior Improvements & New Signage	Paint refresh and new signage for Violet Consignment	HD COA 2025-13	Yes
George Bezold 1 N. Main Street	Exterior Improvements	Pain refresh for the Dold building	HD COA 2025-14	Yes
Connie Clark 107 Varner Lane	Exterior Improvements	New front porch, doors, windows, paint, & external stairs,	HD COA 2025-15	Yes
Tammy Wolfe 122 S. Main Street	New Signage	New projecting & wall signs for Wolfe's Simple Life	HD COA 2025-16	Yes

Debbie Darlington 19 W. Nelson	Exterior Improvements & New Signage	New window signs and exterior paint Shenandoah Attic	HD COA 2025- 17	Yes
Scott Crumley 1 N. Main Street	Exterior Improvements	Front balcony repair, new two- story covered porch, & paint for the Dold building	HD COA 2025- 18	Yes
Jeanne Hepler 15 E. Nelson Street	New Signage	New projecting & window signs for Collins & Hepler, PLC	HD COA 2025- 19	Yes
MSL Design Committee 10 S. Jefferson	Exterior Improvements	New lighting and pavement painting in McCrum's alley	HD COA 2025- 20	Partially approved/ denied
Arthur Bartenstein 104 White Street	Site temporary accessory buildings	Install temporary office shed & reposition existing playhouse	HD COA 2025- 21	Yes
Vanessa Pogreba 5 E. Washington Street	New Signage	New wall and window signs for The Velvet Case	HD COA 2025- 22	Yes
Siobhan Deeds 14 W. Washington Street	New Signage	New projecting sign for Pumpkinseeds	HD COA 2025- 23	Yes
Charles Wibel 111 W. Nelson Street	New Signage	New window signs for Woodrow's	HD COA 2025- 24	Yes
Aurora McLain 9 W. Nelson Street	New Signage	New projecting & window sign for FormWright Design	HD COA 2025- 25	Yes
Debbie Darlington 19 W. Nelson	Exterior Improvements & New Signage	New wall signs and exterior paint Shenandoah Attic	HD COA 2025- 26	Yes
James Bunting 5 W. Nelson Street	New Signage	New projecting & window signs for Rogue Arcade	HD COA 2025- 27	Yes
Maura Trimble 18. E. Nelson Street	New Signage	New window sign for Stephen W. Gooch PC	HD COA 2025- 28	Yes
Drace Clevenger 401 S. Main Street	Construction of New Accessory Building	New detached carport	HD COA 2025- 29	Yes
Scott Crumley 1 N. Main Street	Exterior Improvements	Reconfigured rear patio and new steps to W. Washington St.	HD COA 2025- 30	Partially approved
Braden Swenson 10 S. Randolph Street	New Signage	New projecting sign for Mountain Massage Lexington	HD COA 2025- 31	Yes
A. Thagne Schreyer 2 S. Randolph Street	New Signage	New wall sign for Schreyerhof Studio Architects	HD COA 2025- 32	Yes

# Historic Resources

## ▷ Goal, Objectives, & Strategies

Historic Resources		
Goal: Continue to improve the quality of life for all Lexington residents by protecting its historic character, bolstering cultural and recreational opportunities, and promoting tourism to the region.		
Values	Objectives	Strategies
	<p>Promote historic preservation as a means to enhance the quality of life for all of Lexington's residents.</p>	HR 1.1 Work with and support local organizations and institutions to promote the fullest understanding of the entirety of Lexington's history.
		HR 1.2 Coordinate with other City programs, such as affordable housing initiatives, to encourage preservation and support 'aging in place' by providing rehabilitation resources for owners of historic properties.
		HR 1.3 Create thematic walking trails and use green infrastructure linkages to connect historic resources. <b>REMOVE</b>
	<p>Continue to promote history, historic preservation, and tourism as key elements for a strong, resilient local economy.</p>	HR 2.1 Encourage rehabilitation and adaptive reuse of historic downtown properties as a means of increasing downtown population and economic vibrancy.
		HR 3.1 Ensure that new development within historic districts and conservation areas is sensitive to the historic character and context of those areas and preserves any archeological artifacts found during the construction process.
		HR 3.2 Encourage and support local preservation, rehabilitation, and beautification efforts and the use of green building design as complementary to the values of historic preservation.
	<p>Build on Lexington's history and distinctive identity to create a more vibrant 21st century community.</p>	HR 3.3 Continue to invest in public infrastructure improvements to further enhance the historic character of the City.
		HR 4.1 Educate owners of historic properties on appropriate maintenance procedures and requirements and promote Lexington's historic district guidelines as an asset to property owners planning renovation, rehabilitation, new construction, or other substantive changes to historic properties.
		HR 4.2 Provide property owners with information on historic rehabilitations, financial incentives, and context sensitive design.
	<p>Empower citizens to protect and enhance Lexington's historic resources.</p>	HR 4.3 Continue to work with, support, and promote incentives for private-sector investment and use of historic properties.
		HR 4.4 Welcome citizen-initiated requests to rename streets linked to the confederacy and enslavement of people. <b>REMOVE</b>
	<p>Provide the appropriate planning information, regulation, and coordination for historic preservation and tourism.</p>	HR 5.1 Continue to work with organizations, such as Main Street Lexington, Lexington & the Rockbridge Area Tourism Development, <b>Historic Lexington Foundation</b> , and Rockbridge Historical Society to promote history and tourism in the City.
		HR 5.2 Encourage the maintenance of the City's Certified Local Government status with the Virginia Department of Historic Resources by reviewing and managing the City's historic preservation programs.
		HR 5.3 Ensure the City's historic preservation activities are consistent with Virginia's Comprehensive Historic Preservation Plan. <b>16</b>

add 3.4. Ordinance review as a means to building Lexington's history and distinctive identity

## **Outtakes and notes from Oct. 16, 2025 ARB meeting**

- A. Examine the City's land use policies and ordinances affecting historic district resources to ensure that appropriate policies and ordinances exist that respect historic resources.
- B. Investigate ~~expanding ARB purview~~ strengthening preservation in the Residential Historic Neighborhood Conservation Districts to include renovations impacting exterior building elements and significant new additions.
- C. Identify and protect the historic resources as visual and physical reminders of the themes and periods in the City's development.
- D. Preserve and maintain the integrity of ~~the designated~~ historic resources in existing designated districts and throughout the City of Lexington.
- E. Promote the City's historic resources to a wider audience and develop a deeper appreciation of Lexington's history.
- F. Promote development of a Residential Pattern Book for the City of Lexington as a design aid for new construction and renovation of residential building with the intention to instill pride in homeowners and encourage them to preserve the unique character of their homes and neighborhoods.
- G. Undertake a comprehensive inventory of historical and cultural properties and districts in the City and consider historic districts where applicable. Solicit neighborhood and stakeholder input in the inventory.