

Docket Item # 4
BAR CASE #2008-0190

BAR Meeting
November 5, 2008

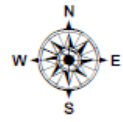
ISSUE: Signage / Awning Installation
APPLICANT: Hector Velasquez (Choi Ki, Owner)
LOCATION: 1016 King Street
ZONE: KR / King Street Urban Retail Zone

STAFF RECOMMENDATION: Staff recommends approval of the Certificate of Appropriateness as submitted.



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11/5/2008



I. ISSUE:

The applicant is requesting approval of a Certificate of Appropriateness to install a new, shed style, awning on the commercial building located at 1016 King Street. The proposed, 4' high x 11' wide x 2' deep, awning will be fabricated of a steel frame, wrapped with Sunbrella fabric. The proposed color scheme for the sign is a black background, with lime green and white graphics and white lettering identifying the store's name "Colour Concept Salon".

The Applicant proposes to mount the awning above the existing, first floor fenestrations, 8' above-grade, as measured from the bottom of the awning to sidewalk.

II. HISTORY:

The store located at 1016 King Street occupies a two-story, masonry building with a restaurant use, the "King Street Café". The c1880 building is detailed with a form-stone veneer (c1940), however, some of the original building's fabric is still visible including the molded, denticulated cornice, and stone sills.

The current form-stone façade is detailed with a polished aluminum corrugated beltcourse, and polished aluminum trimmed plate glass windows. The one over one windows on the second floor are detailed with keystone, jack arches. The cornice is supported by false form-stone brackets.

Previous Approvals:

The adjacent awning at 1018 King Street for "King Street Café" was unanimously approved by the Board on January 18, 2006 (BAR 2005-0291).

III. ANALYSIS:

The subject awning complies with the zoning ordinance requirements outlined in Section 9-201(A)(15).

1016 King Street is proposing to continue its commercial use, with this salon tenant. The proposed awning measures 4' high x 11' wide x 2' deep, and fabricated of a metal frame sheathed with Sunbrella fabric. These specifications do not match but will complement the adjacent "King Street Café" awning in general massing, size, design and materials. Additionally, the proposed awning does not detract from the current Art Deco style of the building and is similar to canopies installed on other establishments within the historic district.

The Applicant is proposing to mount the awning to the building by utilizing bolts installed into the mortar joints in the form-stone veneer. As it is very difficult to detect the location of the original

brick façade's mortar joints underneath the veneer, it is likely the applicant will be boring holes into this original historic façade. This is a concern from a preservation perspective; however, there is not an easy solution to prevent damage to this historic fabric, short of removing the form-stone. As such, this application should be supported by the Board with the knowledge that if a future Applicant requests to remove the form-stone veneer and return the building's facade to its original period of construction, it is likely the rehabilitation specifications will contain language specifying removal and replacement in-kind for damaged bricks.

IV. STAFF RECOMMENDATION:

Staff recommends approval of the Certificate of Appropriateness as submitted.

V. CITY DEPARTMENT COMMENTS:

Legend: C - Code Requirement R - Recommendation S - Suggestion F- Finding

Code Enforcement:

- F-1 The applicant shall obtain a sign permit for the proposed sign and/ or wall lettering.
- C-1 Canopies must comply with USBC 3202.3.1 for support and clearance from the sidewalk, and the applicable sections of USBC's Chapter 11. Structural designs of fabric covered canopies must comply with USBC 3105.3. The horizontal portions of the framework must not be less than 8 feet nor more than 12 feet above the sidewalk and the clearance between the covering or valance and the sidewalk must not be less than 7 feet.
- C-2 Canopies must comply with USBC 3105.1 and the applicable sections of USBC: Chapter 16. Structural designs of fabric covered canapés must comply with USBC 3105.3.
- C-3 A building permit is required for this project. Plans shall accompany the permit application that fully details the construction.

Historic Alexandria:

No comment.

VI. IMAGES:



Existing Conditions



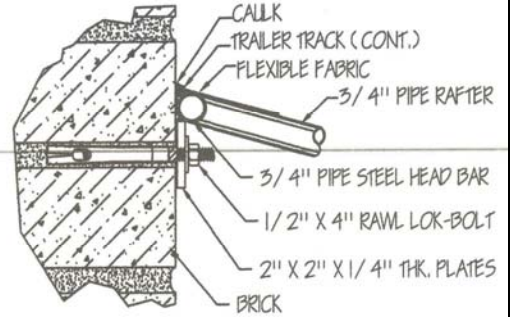
Existing Conditions



Proposed Rendering

NOTES:

1. ALL PIPE TO BE 50/55° WITH GATORSHIELD® BY **Galvalume** TUBE AND CONDUIT.
 2. ALL OTHER STEEL SHALL BE A36.
 3. COVER ALL WELDS WITH CORROSION RESISTANT COATING.
 4. ALL CONNECTIONS SHALL BE FULLY WELDED.
 5. FRAME COLOR TO BE SILVER.
- FABRIC TO BE SUNBRELLA, COLOR TO BE BLACK.



HEAD MOUNTING DETAIL

