

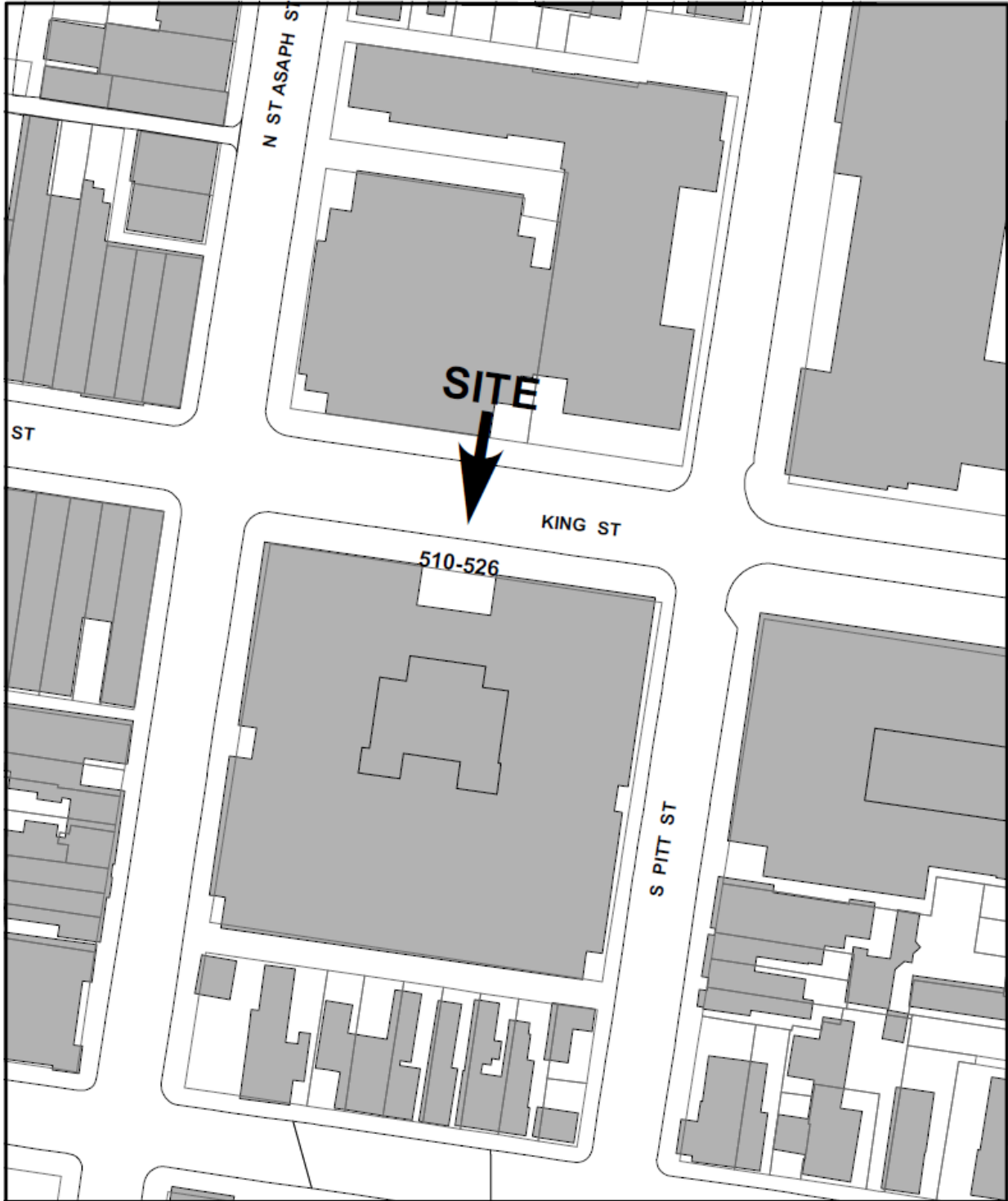
Docket Item # 6  
BAR CASE # 2008-0213

BAR Meeting  
December 3, 2008

**ISSUE:** Alterations  
**APPLICANT:** Linda Jackson by WRIT  
**LOCATION:** 510-526 King Street  
**ZONE:** KR King Street Retail

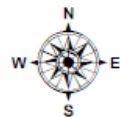
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**STAFF RECOMMENDATION:** Staff recommends approval of the application as submitted.



**BAR CASE #2008-0213**

**12/3/2008**



**I. ISSUE:**

The applicant is requesting approval of a Certificate of Appropriateness to repair and replace deteriorated wooden window trim as necessary at the fifth floor level of the building located at 510-526 King Street. Where the wood is rotten beyond repair the applicant is proposing the use of Azek as the replacement material rather than wood. The proposed Azek will match the existing wood trim in size and profile, and will be painted to match the existing wood.

**II. HISTORY:**

The five story brick, Colonial Revival style office building at 500-532 King Street, known as Court House Square, was constructed in 1981.

The Board has approved a number of sign applications for the various tenants of Court House Square. In 2005, the Board approved a sign for Foxy Nails (BAR Case #2005-0263) and in 2003 the Board approved a sign reading "Songbird Hearing Health" both along the St. Asaph side of the building (BAR 2003-0117). In 1993, the Board approved two internally illuminated box signs for Starbuck's (BAR Case #92-215, 2/03/93) and two 24" diameter, internally illuminated, green, black and white plastic logo signs (BAR Case #93-83, 5/19/93). In 1996, the Board approved signage for La Madeleine including three illuminated sign boxes (BAR Case #96-0049, 4/16/96).

**III. ANALYSIS:**

Proposed alterations meet Zoning Ordinance requirements.

According to the Design Guidelines, "Window trimwork or surrounds help to define the historic architectural style of a building." The proposed alterations are a replacement on a non historic building and therefore staff supports the repair and replacement of the rotten wooden trim. Additionally, due to the fact that the proposed trim replacement is located on fifth floor windows and will not be directly accessible at the street level, from the public right-of-way, Staff supports the use of Azek as a replacement material rather than wood. The Board has approved the use of Azek on other non-historic buildings in the historic district, such as Ford's Landing, in that it visually mimics woods. In the prior approvals, the Azek was located in places not accessible from the public right-of-way.

**IV. STAFF RECOMMENDATION:** Staff recommends approval of the application as submitted.

CITY DEPARTMENT COMMENTS

Legend: C - code requirement R - recommendation S - suggestion F- finding

Code Enforcement:

- C-1 Alterations to the existing structure must comply with the current edition of the Uniform Statewide Building Code (USBC).
- C-2 Alterations to the existing structure and/or installation and/or altering of equipment therein requires a building permit. Five sets of plans, bearing the signature and seal of a design professional registered in the Commonwealth of Virginia, must accompany the written application. The plans must include all dimensions, construction alterations details, kitchen equipment, electrical, plumbing, and mechanical layouts and schematics.
- C-3 Construction permits are required for this project. Plans shall accompany the permit application that fully details the construction as well as layouts and schematics of the mechanical, electrical, and plumbing systems.
- C-4 Permission from adjacent property owners is required if access to the adjacent properties is required to complete the proposed construction. Otherwise, a plan shall be submitted to demonstrate the construction techniques utilized to keep construction solely on the referenced property.

Historic Alexandria:

R – Approve.

VI. IMAGES:



Figure 1: Photograph of 510-526 King St.

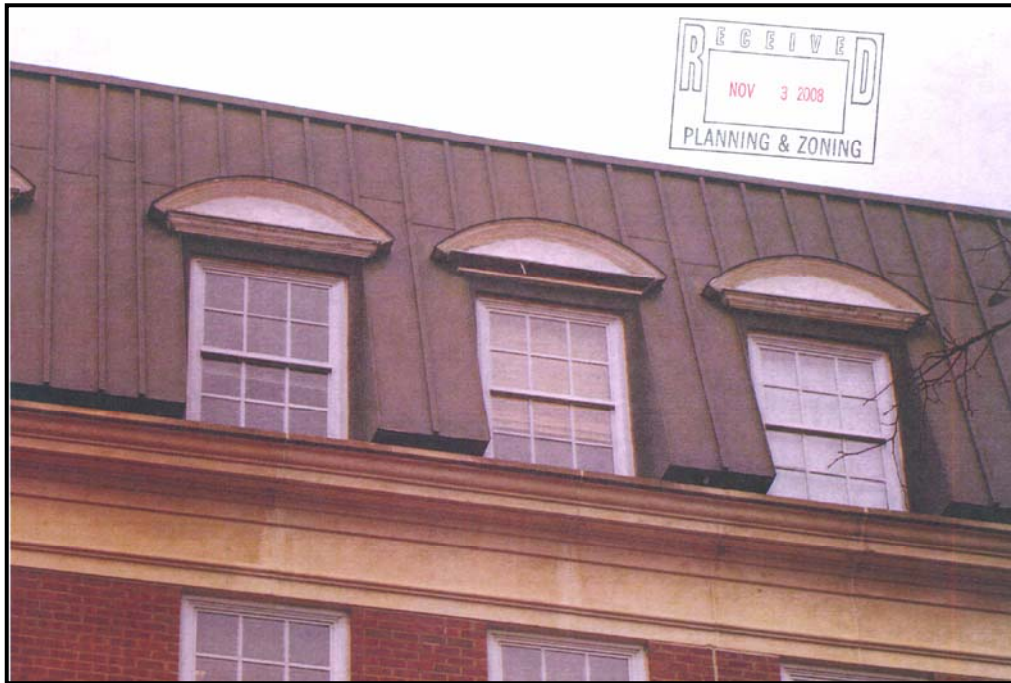


Figure 2: Photograph of Trim to be replaced.