

Docket Item #3
BAR CASE #2004-0038

BAR Meeting
March 24, 2004

ISSUE: Fence

APPLICANT: Melanie Larrimore

LOCATION: 306 North Patrick Street

ZONE: CL/Commercial

****EXPIRATION OF APPROVALS NOTE:** In accordance with Sections 10-106(B) and 10-206(B) of the Zoning Ordinance, any official Board of Architectural Review approval will expire 12 months from the date of issuance if the work is not commenced and diligently and substantially pursued by the end of that 12-month period.

****BUILDING PERMIT NOTE:** Most projects approved by the Board of Architectural Review require the issuance of one or more construction permits by the Code Enforcement Bureau (including signs). The applicant is responsible for obtaining all necessary construction permits after receiving Board of Architectural Review approval. Contact Code Enforcement, Room 4200, City Hall, 703-838-4360 for further information.

STAFF RECOMMENDATION:

Staff recommends approval of the application with the condition that the fence be erected entirely on the subject property.

DISCUSSION:

Applicant's Description of Undertaking:

"Construction of wood fence approximately 16'6" in length along property line running east to west on north side of property."

Issue:

The applicant is requesting a certificate of appropriateness for a new fence at the back of the property, running along the north property line. The fence will be a 6' high board-on-board fence with a flat cap. It will be finished with a clear stain.

History and Analysis:

The detached, frame, gable roofed house was constructed prior to 1877. It is one in a row of small mid-19th century houses found on the west side of the 300 block of Queen Street. In 1996, the Board approved a waiver of rooftop screening for rooftop HVAC units at 306 and 308 North Patrick Street (BAR Case #96-0187PG, 12/11/1996).

The proposed fence complies with the zoning ordinance requirements.

Staff believes the proposed fence complies with the *Design Guidelines* and is appropriate. Noting that the rear wall of the house at 306 North Patrick Street encroaches on the neighbors property, Staff has discussed with the applicant the need to ensure that the new fence is constructed to follow the property line and not the line of the house. Staff recommends that the Board approve the fence with the condition that it be erected entirely on the subject property.

CITY DEPARTMENT COMMENTS

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

Code Enforcement:

“No comments.”

Historic Alexandria:

“No comment.”