

Docket Item # 3
BAR CASE # 2007-0025

BAR Meeting
February 28, 2007

ISSUE: Alterations
APPLICANT: Dean Shaw
LOCATION: 1221 Cameron Street
ZONE: CRMU-M Commercial

STAFF RECOMMENDATION: Staff recommends approval of the application with the following conditions:

1. That the new metal window frames match the trim color of the existing windows and door, with staff to approve the final color selection; and,
2. That any replacement light fixtures be approved by staff.

****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.

(Insert sketch here)

I. ISSUE:

The applicant is requesting approval of a Certificate of Appropriateness to replace the existing roll up garage door at the east end of the south elevation of 1221 Cameron Street with a new storefront system. The applicant is also proposing to replace the storefront door, sidelight and transom at the current entrance to Shaw & Sullivan with a new door and storefront system to match. The new storefront is proposed to be a clear anodized aluminum storefront with insulated glass.

II. HISTORY:

1221 Cameron Street is a one story brick commercial building constructed in 1955. In 2001, the Board approved two hanging signs at this location: one for Cameron Street Signs and the other for Shaw & Sullivan (BAR Case #2001-085 & 086, 4/25/01). In 2003, the Board approved the installation of three awnings at 1221 Cameron Street (BAR Case #2003-00321, 1/23/03). The approval for the awnings expired before they could be installed and were re-approved by the Board in 2004 (BAR Case #2004-0160, 8/25/04).

In 2005, the Board approved a sign for “The Advisory Board Program” (BAR CASE #2005-0046, 3/23/05).

III. ANALYSIS:

The subject property is zoned CRMU/M, commercial residential mixed use (medium). The proposed alterations to the storefront comply with zoning ordinance requirements.

Staff has no objections to the removal of the garage door for this 20th century building.

The *Design Guidelines* recommend that window trimwork should be painted to match the trim color of a structure (Windows – Page 3). Staff does not support the use of a clear anodized storefront system. Staff believes that the new storefront system trim should be white to match the color of the existing trim. Alternatively, the applicant has expressed an interest in possibly repainting all of the existing trim a different color. Staff recommends that the final color selection be approved by staff.

At this time the applicant does not intend to replace any of the light fixtures. Staff recommends that any future changes to the fixtures be approved by staff.

IV. STAFF RECOMMENDATION:

Staff recommends approval of the application with the following conditions:

1. That the new metal window frames match the trim color of the existing windows and door, with staff to approve the final color selection; and,
2. That any replacement light fixtures be approved by staff.

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 Additions and alterations to the existing structure and/or installation and/or altering of equipment therein requires a building permit (USBC 108.1). Five sets of plans, bearing the signature and seal of a design professional registered in the Commonwealth of Virginia, must accompany the written application (USBC 109.1).

Historic Alexandria:

Request seems appropriate.