



Project Name/Address: 1216-1226 Williamson Street

Application Type: Certificate of Appropriateness for new exterior alteration in a historic district

Legistar File ID # [34928](#)

Prepared By: Amy L. Scanlon, Preservation Planner, Planning Division

Summary

Project Applicant/Contact: Kirk Biodrowski, Shulfer Architects

Requested Action: The applicant is requesting a Certificate of Appropriateness for new exterior alteration in a historic district

Background Information

Relevant Landmarks Ordinance Sections:

33.19(11)(g) Guideline Criteria for Exterior Alteration in the Third Lake Ridge Historic District - Parcels Zoned for Commercial Use.

1. Alterations of the height of any existing structure shall be visually compatible with the buildings and environment within its visually related area.
2. Alterations of the street facade(s) of any existing structure shall retain the original or existing historical rhythm of solids and voids.
3. Alterations of the street facade(s) of any existing structure shall retain the original or existing historical materials.
4. Alterations of the roof of any existing structure shall retain its existing historical appearance.

Analysis and Conclusion

The applicant is proposing to alter the street elevation to install a glass storefront entry system in two locations. A portion of the one story building was built in 1935 with significant additions and renovations in 1961, 1969, 1979 and 1994.

A discussion of the exterior alteration standards 33.19(11)(g) follows:

1. The installation of the entry systems will not affect the height of the existing building.
2. The installation of the entry systems will affect the existing rhythm of solids and voids, but the language says "original or existing historical rhythm of solids and voids". Because this building has been altered numerous times, the original rhythm is unknown and the existing rhythm may not be "historical". The installation of entry systems will provide an appropriate rhythm of solids to voids for the design of the building and its presence on the street. The Landmarks Commission shall determine if the intent of the Ordinance language is to restrict the installation of doors in this situation.
3. The installation of the entry systems on both end sections of the building will remove a portion of the existing brick wall in the areas where the doors will be located. The proposed entry system appearance is similar to the existing entry doors in the middle section of the building. The Landmarks Commission shall determine if the intent of the Ordinance language is to restrict the installation of doors in this situation.

4. The installation of the entry system will not affect the historical appearance of the roof.

Recommendation

Staff believes that the standards for granting a Certificate of Appropriateness are met and recommends approval by the Landmarks Commission.