

BAR CASE# \_\_\_\_\_  
(OFFICE USE ONLY)

ADDRESS OF PROJECT: \_\_\_\_\_

DISTRICT: ☐ Old & Historic Alexandria ☐ Parker – Gray ☐ 100 Year Old Building

TAX MAP AND PARCEL: \_\_\_\_\_ ZONING: \_\_\_\_\_

APPLICATION FOR: *(Please check all that apply)*

☐ CERTIFICATE OF APPROPRIATENESS

☐ PERMIT TO MOVE, REMOVE, ENCAPSULATE OR DEMOLISH  
(Required if more than 25 square feet of a structure is to be demolished/impacted)

☐ WAIVER OF VISION CLEARANCE REQUIREMENT and/or YARD REQUIREMENTS IN A VISION  
CLEARANCE AREA (Section 7-802, Alexandria 1992 Zoning Ordinance)

☐ WAIVER OF ROOFTOP HVAC SCREENING REQUIREMENT  
(Section 6-403(B)(3), Alexandria 1992 Zoning Ordinance)

Applicant: ☐ Property Owner ☐ Business *(Please provide business name & contact person)*

Name: \_\_\_\_\_

Address: \_\_\_\_\_

City: \_\_\_\_\_ State: \_\_\_\_\_

Phone: \_\_\_\_\_ E-mail: \_\_\_\_\_

Authorized Agent *(if applicable)*: ☐ Attorney ☐ Architect ☐ \_\_\_\_\_

Name: \_\_\_\_\_

Phone: \_\_\_\_\_

E-mail: \_\_\_\_\_

Legal Property Owner:

Name: Same \_\_\_\_\_

Address: \_\_\_\_\_

City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_

Phone: \_\_\_\_\_ E-mail: \_\_\_\_\_

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**NATURE OF PROPOSED WORK:** *Please check all that apply*

☐ NEW CONSTRUCTION

☐ EXTERIOR ALTERATION: *Please check all that apply.*

☐ awning

☐ fence, gate or garden wall

☐ HVAC equipment

☐ shutters

☐ doors

☐ windows

☐ siding

☐ shed

☐ lighting

☐ pergola/trellis

☐ painting unpainted masonry

☐ other \_\_\_\_\_

☐ ADDITION

☐ DEMOLITION/ENCAPSULATION

☐ SIGNAGE

**DESCRIPTION OF PROPOSED WORK:** *Please describe the proposed work in detail (Additional pages may be attached).*

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**SUBMITTAL REQUIREMENTS:**

☐ Check this box if there is a homeowner's association for this property. If so, you must attach a copy of the letter approving the project.

Items listed below comprise the **minimum supporting materials** for BAR applications. Staff may request additional information during application review. Please refer to the relevant section of the *Design Guidelines* for further information on appropriate treatments.

Applicants must use the checklist below to ensure the application is complete. Include all information and material that are necessary to thoroughly describe the project. Incomplete applications will delay the docketing of the application for review. Pre-application meetings are required for all proposed additions. All applicants are encouraged to meet with staff prior to submission of a completed application.

**Demolition/Encapsulation :** *All applicants requesting 25 square feet or more of demolition/encapsulation must complete this section. Check N/A if an item in this section does not apply to your project.*

N/A

- ☐ ☐ Survey plat showing the extent of the proposed demolition/encapsulation.
- ☐ ☐ Existing elevation drawings clearly showing all elements proposed for demolition/encapsulation.
- ☐ ☐ Clear and labeled photographs of all elevations of the building if the entire structure is proposed to be demolished.
- ☐ ☐ Description of the reason for demolition/encapsulation.
- ☐ ☐ Description of the alternatives to demolition/encapsulation and why such alternatives are not considered feasible.



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**Additions & New Construction:** *Drawings must be to scale and should not exceed 11" x 17" unless approved by staff. Check N/A if an item in this section does not apply to your project.*

- ☐ ☐ <sup>N/A</sup> Scaled survey plat showing dimensions of lot and location of existing building and other structures on the lot, location of proposed structure or addition, dimensions of existing structure(s), proposed addition or new construction, and all exterior, ground and roof mounted equipment.
- ☐ ☐ FAR & Open Space calculation form.
- ☐ ☐ Clear and labeled photographs of the site, surrounding properties and existing structures, if applicable.
- ☐ ☐ Existing elevations must be scaled and include dimensions.
- ☐ ☐ Proposed elevations must be scaled and include dimensions. Include the relationship to adjacent structures in plan and elevations.
- ☐ ☐ Materials and colors to be used must be specified and delineated on the drawings. Actual samples may be provided or required.
- ☐ ☐ Manufacturer's specifications for materials to include, but not limited to: roofing, siding, windows, doors, lighting, fencing, HVAC equipment and walls.
- ☐ ☐ For development site plan projects, a model showing mass relationships to adjacent properties and structures.

**Signs & Awnings:** *One sign per building under one square foot does not require BAR approval unless illuminated. All other signs including window signs require BAR approval. Check N/A if an item in this section does not apply to your project.*

- ☐ ☐ <sup>N/A</sup> Linear feet of building: Front: \_\_\_\_\_ Secondary front (if corner lot): \_\_\_\_\_.
- ☐ ☐ Square feet of existing signs to remain: \_\_\_\_\_.
- ☐ ☐ Photograph of building showing existing conditions.
- ☐ ☐ Dimensioned drawings of proposed sign identifying materials, color, lettering style and text.
- ☐ ☐ Location of sign (show exact location on building including the height above sidewalk).
- ☐ ☐ Means of attachment (drawing or manufacturer's cut sheet of bracket if applicable).
- ☐ ☐ Description of lighting (if applicable). Include manufacturer's cut sheet for any new lighting fixtures and information detailing how it will be attached to the building's facade.

**Alterations:** *Check N/A if an item in this section does not apply to your project.*

- ☐ ☐ <sup>N/A</sup> Clear and labeled photographs of the site, especially the area being impacted by the alterations, all sides of the building and any pertinent details.
- ☐ ☐ Manufacturer's specifications for materials to include, but not limited to: roofing, siding, windows, doors, lighting, fencing, HVAC equipment and walls.
- ☐ ☐ Drawings accurately representing the changes to the proposed structure, including materials and overall dimensions. Drawings must be to scale.
- ☐ ☐ An official survey plat showing the proposed locations of HVAC units, fences, and sheds.
- ☐ ☐ Historic elevations or photographs should accompany any request to return a structure to an earlier appearance.

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**ALL APPLICATIONS:** *Please read and check that you have read and understand the following items:*

- ☐ I understand that after reviewing the proposed alterations, BAR staff will invoice the appropriate filing fee in APEX. The application will not be processed until the fee is paid online.
- ☐ I understand the notice requirements and will return a copy of the three respective notice forms to BAR staff at least five days prior to the hearing. If I am unsure to whom I should send notice I will contact Planning and Zoning staff for assistance in identifying adjacent parcels.
- ☐ I, the applicant, or an authorized representative will be present at the public hearing.
- ☐ I understand that any revisions to this initial application submission (including applications deferred for restudy) must be accompanied by the BAR Supplemental form and revised materials.

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The undersigned hereby attests that all of the information herein provided including the site plan, building elevations, prospective drawings of the project, and written descriptive information are true, correct and accurate. The undersigned further understands that, should such information be found incorrect, any action taken by the Board based on such information may be invalidated. The undersigned also hereby grants the City of Alexandria permission to post placard notice as required by Article XI, Division A, Section 11-301(B) of the 1992 Alexandria City Zoning Ordinance, on the property which is the subject of this application. The undersigned also hereby authorizes the City staff and members of the BAR to inspect this site as necessary in the course of research and evaluating the application. The applicant, if other than the property owner, also attests that he/she has obtained permission from the property owner to make this application.

**APPLICANT OR AUTHORIZED AGENT:**

Signature: 

Printed Name: \_\_\_\_\_

Date: \_\_\_\_\_

# OWNERSHIP AND DISCLOSURE STATEMENT

Use additional sheets if necessary

**1. Applicant.** State the name, address and percent of ownership of any person or entity owning an interest in the applicant, unless the entity is a corporation or partnership, in which case identify each owner of more than three percent. The term ownership interest shall include any legal or equitable interest held at the time of the application in the real property which is the subject of the application.

Name	Address	Percent of Ownership
1. The Stephen Browning Altizer Revocable Trust		50%
2. The Anne Baker Altizer Revocable Trust		50%
3.		

**2. Property.** State the name, address and percent of ownership of any person or entity owning an interest in the property located at 119 Wolfe St, Alexandria, VA 22314 (address), unless the entity is a corporation or partnership, in which case identify each owner of more than three percent. The term ownership interest shall include any legal or equitable interest held at the time of the application in the real property which is the subject of the application.

Name	Address	Percent of Ownership
1. The Stephen Browning Altizer Revocable Trust		50%
2. The Anne Baker Altizer Revocable Trust		50%
3.		

**3. Business or Financial Relationships.** Each person or entity listed above (1 and 2), with an ownership interest in the applicant or in the subject property is required to disclose any business or financial relationship, as defined by Section 11-350 of the Zoning Ordinance, existing at the time of this application, or within the 12-month period prior to the submission of this application with any member of the Alexandria City Council, Planning Commission, Board of Zoning Appeals or either Boards of Architectural Review.

Name of person or entity	Relationship as defined by Section 11-350 of the Zoning Ordinance	Member of the Approving Body (i.e. City Council, Planning Commission, etc.)
1.		
2.		
3.		

**NOTE: Business or financial relationships of the type described in Sec. 11-350 that arise after the filing of this application and before each public hearing must be disclosed prior to the public hearings.**

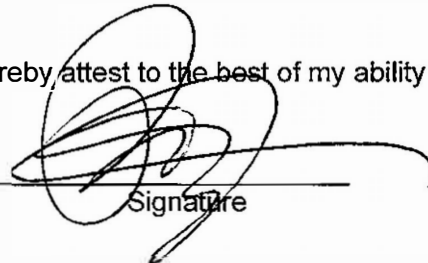
As the applicant or the applicant's authorized agent, I hereby attest to the best of my ability that the information provided above is true and correct.

11-10-2025

Date

Stephen B. Altizer

Printed Name



Signature

# Altizer Residence

119 Wolfe St  
Alexandria, VA 22314

THOMSON & COOKE ARCHITECTS

5155 MACARTHUR BLVD NW  
WASHINGTON DC 20016  
202.686.6583  
WWW.THOMSONCOOKE.COM



Altizer Residence  
119 Wolfe St Alexandria VA 22314

PERMIT SET

© THOMSON&COOKE Architects PBC

#### PROJECT INFO :

REMOVE EXTERIOR DOOR AND REPLACE WITH DOUBLE HUNG WINDOW.  
REMOVE AND REPLACE FRONT DOOR SLAB.

ADDRESS: 119 Wolfe St  
Alexandria, VA 22314  
LOCATION: LOT 45, MAP 075.03

ZONING: RM RESIDENTIAL MEDIUM DENSITY  
HISTORIC DISTRICT: OLD & HISTORIC DISTRICT  
SETBACKS: SIDE: 5'-0" REAR: MIN 16'-0"  
LOT AREA: 3,922 SQ.FT

ALLOWED: 35'  
PROPOSED: NO CHANGE  
LOT COVERAGE: 35% (1,372 SF)  
OR EXIST. 1992 NO CHANGE  
OPEN/USEABLE SPACE FAR: NO CHANGE  
NO CHANGE

BUILDING AREA: EXISTING:

FIRST FLOOR AREA: 2,460 SF  
SECOND FLOOR AREA: 1,662 SF  
BASEMENT AREA: 1,990 SF  
TOTAL FLOOR AREA: 6,112 SF

GARAGE AREA: (INCL) 385 SF  
TOTAL: 6,112 SF

#### PLANS PREPARED BASED ON THE FOLLOWING CODES:

2018 INTERNATIONAL RESIDENTIAL CODE  
2018 VIRGINIA UNIFORM STATEMENT BUILDING CODE (VUSBC)  
2018 VIRGINIA ENERGY CONSERVATION CODE (VECC)  
AND ALL OTHER LOCAL CODES.

**Architect Attestation:** I, Neal Thomson, am responsible for determining that the architectural designs included in this application (Altizer Residence - 119 Wolfe Street) are in compliance with all laws and regulations of the District of Columbia. I have personally prepared, or directly supervised the development of, the architectural designs included in this application.

Standard Abbreviations										Surface Materials		Section Materials		Drawing Symbols		Project Team		Drawing List	
AC	Air Conditioner (er, ing, etc.)	DBL	Double	DRN	Drain	DRY	Dryer	GWB	Gypsum Wall Board	MC	Not in Contract	SM	Similar	ARCHITECT Thomson+Cooke Architects pllc Neal Thomson, AIA 5155 MacArthur Blvd NW Washington, DC 20016 202-684-6583 <b>CONTRACTOR</b> Thorsen Construction 5700-A General Washington Drive Alexandria, Virginia 22312 (703) 501-1506  <b>STRUCTURAL ENGINEER</b> Sevens24 Consulting, Inc. 119 BALCH SPRINGS CIRCLE SE, LEESBURG, VA 20175 (571) 577-2361  <b>CIVIL ENGINEER</b> RC Fields & Associates 625 N. Washington St - Ste 250 Alexandria, VA 22314 (703) 549-6422		0000 Cover 0001 Existing Survey 0002 Existing Photos A100 Existing & Proposed Plans A200 Elevations			
AB	Anchor Bolt	DEM	Demolition	GYP	Gypsum	NO	Number	HD	Head	NTS	Not to Scale	SK	Skid						
AD	Area Drain	DET	Detail	HB	Hole Bibb	NTS	Not to Scale	HT	Heating, Ventilating & A/C	OC	On Center	SS	Stainless Steel	DRAWING		DRAWING			
ADJ	Adjustable	DIA	Diameter	HDR	Header	OC	On Center	HW	Hot Water Heater	PC	Portland Cement	PL	Plate	DRAWING		DRAWING			
AFF	Above Finish Floor	DIAG	Diagonal	HGR	Hanger	OC	On Center	HW	Hot Water Heater	PC	Portland Cement	PL	Plate	DRAWING		DRAWING			
AGG	Aggregate	DIF	Diffuser	HGR	Hanger	OC	On Center	HW	Hot Water Heater	PC	Portland Cement	PL	Plate	DRAWING		DRAWING			
AHU	Air Handling Unit	DIM	Dimension	HGR	Hanger	OC	On Center	HW	Hot Water Heater	PC	Portland Cement	PL	Plate	DRAWING		DRAWING			
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ALUM	Aluminum	DISP	Dispenser	HGR	Hanger	OC	On Center	HW	Hot Water Heater	PC	Portland Cement	PL							









View Of Existing Entry Porch & Door



View of Door to be Removed



View From Wolfe Street 3



View From Wolfe Street



View From Wolfe Street

THOMSON & COOKE ARCHITECTS

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Altizer Residence  
1119 Wolfe St Alexandria VA 22314

PERMIT SET

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Existing Photos

08-22-2025	Existing Plans
09-24-2025	Preliminary Pricing Set
09-29-2025	Preliminary Pricing Set REV
11-7-2025	BAR REVIEW SET








3 Existing Right Elevation  
1/4" = 1'-0"



2 Existing Front Elevation  
1/4" = 1'-0"



4 Right Elevation  
1/4" = 1'-0"



1 Proposed Front Elevation  
1/4" = 1'-0"

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Elevations

08-22-2025	Existing Plans
09-24-2025	Preliminary Pricing Set
09-29-2025	Preliminary Pricing Set REV
11-7-2025	BAR REVIEW SET

A200

Printed: 11/7/25





View Of Existing Entry Porch & Door



View of Door to be Removed



View From Wolfe Street 3



View From Wolfe Street



View From Wolfe Street

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Existing Photos

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