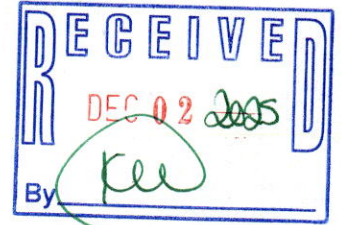




RECORD OF APPEAL



FROM A DECISION OF THE BOARD OF ARCHITECTURAL REVIEW

Date Appeal Filed With City Clerk: DECEMBER 2, 2025

B.A.R. Case #: BAR 2025-00370

Address of Project: 301 KING STREET & 108 N. FAIRFAX STREET

Appellant is: (Check One)



B.A.R. Applicant



Other party. State Relationship \_\_\_\_\_

Address of Appellant: 301 KING STREET  
ALEXANDRIA, VA 22314

Telephone Number: 703-746-4770

State Basis of Appeal: \_\_\_\_\_

The Board of Architectural Review (BAR) for the Old and Historic District approved an application for a Certificate of Appropriateness for alterations at 301 King Street and 108 North Fairfax Street with conditions and specifications beyond the original application proposed scope of work.

The petition for appeal as applicant is provided for City Council consideration regarding the the decision of the Board of Architectural Review. As detailed in the attached memorandum provided to the Board of Architectural Review, the City's application fully satisfies all applicable standards in Chapter 10 of the City Code without the need for modification. The conditions imposed by the BAR exceed the standards required by the Code, are not necessary to ensure compatibility within the historic district, and would impede the City's ability to deliver a compliant and functional renovation of City Hall.

Attach additional sheets, if necessary

A Board of Architectural Review decision may be appealed to City Council either by the B.A.R. applicant or by 25 or more owners of real estate within the affected district who oppose the decision of the Board of Architectural Review. Sample petition on rear.

All appeals must be filed with the City Clerk on or before 14 days after the decision of the B.A.R.

All appeals require a \$200.00 filing fee.

If an appeal is filed, the decision of the Board of Architectural Review is stayed pending the City Council decision on the matter. The decision of City Council is final subject to the provisions of Sections 10-107, 10-207 or 10-309 of the Zoning Ordinance.

J. M. H.  
Signature of the Appellant

Bryan P. MacAvoy

Assistant City Attorney

Approved as to Form

[Signature]  
Signature of the City Manager

# City of Alexandria, Virginia

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## MEMORANDUM

DATE: NOVEMBER 13, 2025

TO: CHAIR AND MEMBERS OF THE BOARD OF ARCHITECTURAL REVIEW

THROUGH: HISTORIC PRESERVATION STAFF

FROM: JEREMY MCPIKE, DIRECTOR, DEPARTMENT OF GENERAL SERVICES

SUBJECT: CONTINUANCE OF BAR#2025-00370 | CERTIFICATE OF  
APPROPRIATENESS FOR ALTERATIONS AT 301 KING ST. and 108 N.  
FAIRFAX ST.

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As a follow-up to the discussion of this application at the November 5 public hearing, we are pleased to submit our request for approval of the Certificate of Appropriateness for alterations, with the following conditions:

1. **MARKET SQUARE STRUCTURES:** Work with staff on the final design and detailing of the canopies, elevator enclosure, and seating steps to be consistent with the submitted renderings.
2. **5<sup>TH</sup> FLOOR:** Work with staff on the final design and detailing at the fifth-floor exterior so that it is similar in appearance to the adjacent slate roofs, and to ensure that glazing cannot be seen from the ground level.
3. **CENTER BAY:** Request to proceed with option 4A at the south façade, without chimneys, and with orthogonal brick-infill above the three vestibule entry doors. Work with the staff on the embellishment details for the ground floor entry doors at the south façade.

The request above reflects the combined efforts of the City, design team, and BAR to ensure that the design solution for City Hall is appropriate in, “overall architectural design, form, style and structure, including, but not limited to, the height, mass and scale of buildings or structures,” (Alexandria Code, Section 10-105 A, 2, a). This is best exemplified by the incorporation of recommended project improvements by members of the board in the current design, as outlined in the November 5 presentation materials. The project team looks forward to continuing good-faith efforts with City staff to further the detailing, materiality, and constructability of the design.

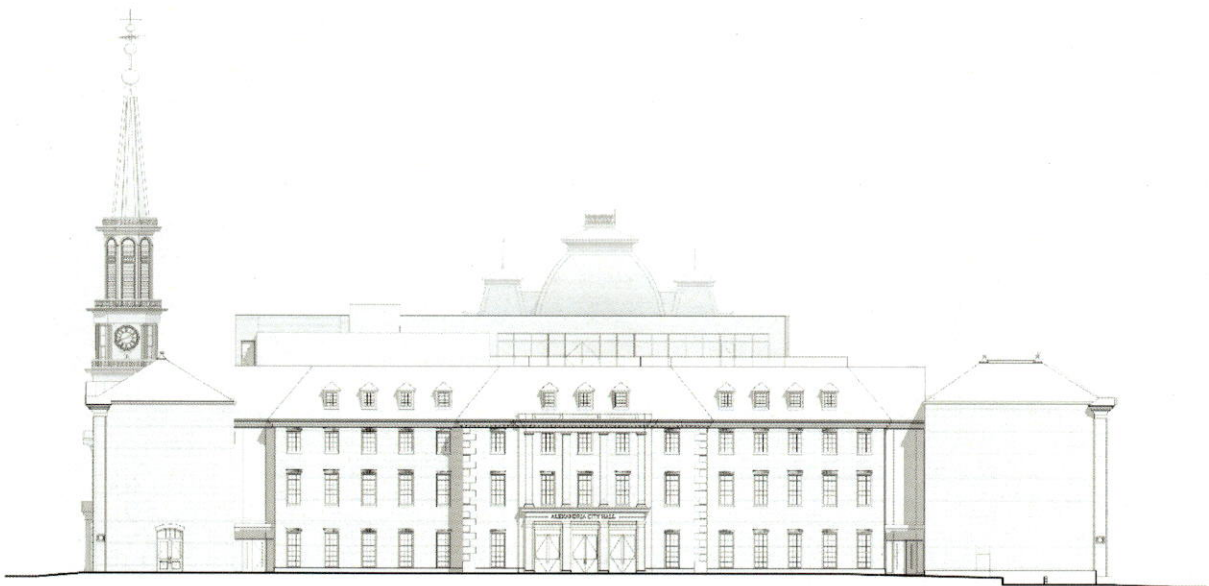
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*The exhibits below depict the proposed south façade presented at the November 5 hearing:*





*Option 4A, South Façade Rendering*



*Option 4A, South Façade Elevation*