

Docket Item #4 & #5
BAR CASE # 2016-0152 &
2016-0155

BAR Meeting
June 1, 2016

ISSUE: Partial Demolition, Additions and Alterations, and Waiver of Rooftop HVAC Screening Requirement

APPLICANT: William and Jennifer Strickland

LOCATION: 305 South St. Asaph Street

ZONE: RM / Residential

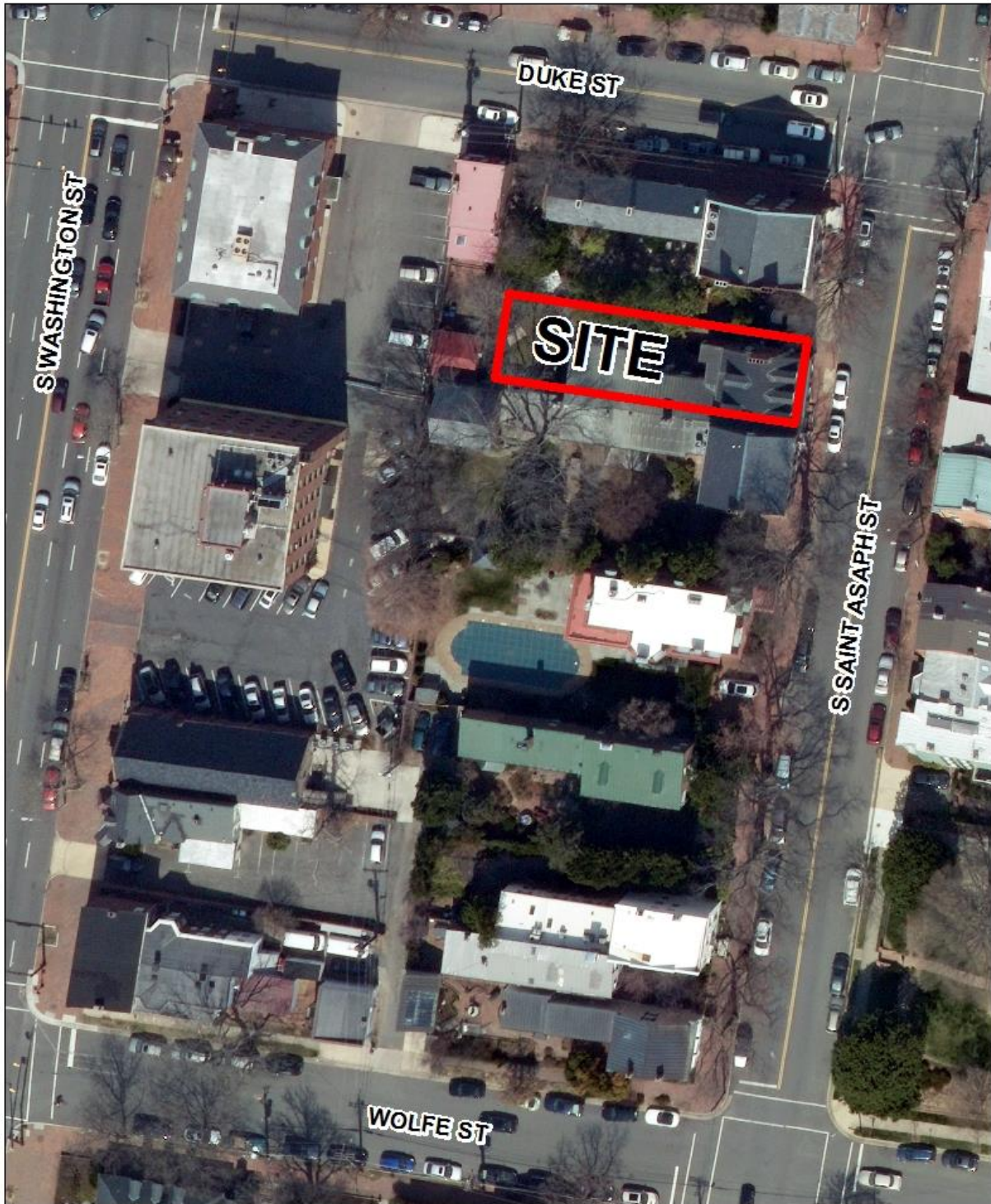
STAFF RECOMMENDATION

Staff recommends approval of the Permit to Demolish, the Certificate of Appropriateness and Waiver of Rooftop HVAC Screening with the conditions that:

1. The statements below shall appear on final site plan sheets involving any ground disturbing activities so that on-site contractors are aware of the requirements:
 - a. The applicant/contractor shall call Alexandria Archaeology immediately (703.746.4399) if any buried structural remains (wall foundations, wells, privies, cisterns, etc.) or concentrations of artifacts are discovered during development. Work must cease in the area of the discovery until a City archaeologist comes to the site and records the finds.
 - b. The applicant/contractor shall not allow any metal detection to be conducted on the property, unless authorized by Alexandria Archaeology.

GENERAL NOTES TO THE APPLICANT

1. **ISSUANCE OF CERTIFICATES OF APPROPRIATENESS AND PERMITS TO DEMOLISH:** Applicants must obtain a stamped copy of the Certificate of Appropriateness or Permit to Demolish PRIOR to applying for a building permit. Contact BAR Staff, Room 2100, City Hall, 703-746-3833, or preservation@alexandriava.gov for further information.
2. **APPEAL OF DECISION:** In accordance with the Zoning Ordinance, if the Board of Architectural Review denies or approves an application in whole or in part, the applicant or opponent may appeal the Board's decision to City Council on or before 14 days after the decision of the Board.
3. **COMPLIANCE WITH BAR POLICIES:** All materials must comply with the BAR's adopted policies unless otherwise specifically approved.
4. **BUILDING PERMITS:** Most projects approved by the Board of Architectural Review require the issuance of one or more construction permits by Building and Fire Code Administration (including signs). The applicant is responsible for obtaining all necessary construction permits after receiving Board of Architectural Review approval. Contact Code Administration, Room 4200, City Hall, 703-838-4360 for further information.
5. **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.
6. **HISTORIC PROPERTY TAX CREDITS:** Applicants performing extensive, certified rehabilitations of historic properties may separately be eligible for state and/or federal tax credits. Consult with the Virginia Department of Historic Resources (VDHR) prior to initiating any work to determine whether the proposed project may qualify for such credits.



BAR2016-00152 & BAR2016-00155



Note: Staff coupled the applications for a Permit to Demolish (BAR #2016-0152) and Certificate for Appropriateness (BAR #2016-0155) for clarity and brevity. The Permit to Demolish requires a roll call vote.

I. ISSUE

The applicant is requesting approval of a Permit to Demolish and a Certificate of Appropriateness for the demolition of a small 20th century addition and porches, as well as the construction of a two small additions and a porch. The request also includes alterations to the existing house, and a Waiver of the Rooftop HVAC Screening Requirement, as described below.

Permit to Demolish

- Demolition of the two-story 9.7' by 7.5' addition at the northwest corner of the main block of the house.
- Demolition of the small second floor open porch and stair on the west elevation of the main block.
- Demolition of the second floor landing and stair on the north elevation of the rear ell.
- Demolition of the two-story screened porch on the rear ell.
- Areas of select demolition on the rear elevation of the main block, as well as the rear ell, for the installation of new windows and the enlargement of some windows to doors.

Certificate of Appropriateness (new construction)

- Construction of a mudroom addition and open porch with a second floor deck on the first floor of the rear ell between the main block and the two-story bump out. The mudroom addition will have faux shutter panels and a multi-light door.
- Construction of an enclosed one-story porch west of the existing ell bump-out with a copper standing seam metal roof. The enclosed porch will have multi-light casement windows above fixed wood panels, and a single multi-light door.
- Construction of a one-story open porch on the rear (west) elevation of the existing ell

Certificate of Appropriateness (alterations)

- Installation of a new wood double door with upper glazing to replace the existing shutters on the front façade.
- Installation of a simple metal railing without pickets at the front stoop.
- Installation of Bevolo French Quarter lanterns flanking all doors (gas on the front façade, electric lights in the rear).
- Construction of a replacement 6' wood gate between the house and the neighbor's brick wall.
- Restoration of the brick cornice on the rear of the main block after the removal of the two-story addition
- Installation of two skylights on the low slope rear ell roof.
- Infill of two existing window openings on the rear ell, as well as the narrow vertical window on the north elevation of the main block.
- Enlargement of four windows on the rear ell to be converted to doors.
- Installation of three new windows on the rear ell.
- All multi-light windows and doors on the house to be manufactured by Jeld-Wen and constructed of wood with double-glazing and 7/8" putty profile muntins.

- The new porches and additions will be constructed of painted wood.

Waiver of the Rooftop HVAC Screening Requirement

- Two rooftop HVAC condensers will be located on the low slope rear ell roof, immediately west of gable roof of the main block. A third mini-split unit will be located on the rear slope of the main block.

II. HISTORY

The property at 305 South St. Asaph Street was likely constructed between **1783-1785**, when the subject property and the adjacent lot at 307 South St. Asaph Street were purchased and developed by Benjamin Shreve (307) and James Lawrason (305), according to Ethelyn Cox in her book, *Alexandria Street by Street* (p. 166). The house remained in the Lawrason family until 1824, when it was purchased by Edward Stabler. According to a *Washington Evening Star* article dated August 12, 1916, the single family house was converted to four apartments, which is when the two, two-story small rear additions were added, one to the rear of the main block (proposed for demolition), and one centered on the rear ell. This is also when the two story porch was added.

Staff could locate no prior BAR approvals for the subject property.

The building is recognized with a Historic Alexandria Foundation plaque.

III. ANALYSIS

Permit to Demolish

In considering a Permit to Demolish, the Board must consider the following criteria set forth in the Zoning Ordinance, §10-105(B):

Standard	Description of Standard	Standard Met?
(1)	Is the building or structure of such architectural or historical interest that its moving, removing, capsulating or razing would be to the detriment of the public interest?	No
(2)	Is the building or structure of such interest that it could be made into a historic house?	No
(3)	Is the building or structure of such old and unusual or uncommon design, texture and material that it could not be reproduced or be reproduced only with great difficulty?	No
(4)	Would retention of the building or structure help preserve the memorial character of the George Washington	N/A

	Memorial Parkway?	
(5)	Would retention of the building or structure help preserve and protect an historic place or area of historic interest in the city?	No
(6)	Would retention of the building or structure promote the general welfare by maintaining and increasing real estate values, generating business, creating new positions, attracting tourists, students, writers, historians, artists and artisans, attracting new residents, encouraging study and interest in American history, stimulating interest and study in architecture and design, educating citizens in American culture and heritage, and making the city a more attractive and desirable place in which to live?	No

While portions of this structure are architecturally very significant, staff has no objection to the proposed demolition of the small, two-story brick c. 1916 kitchen addition or removal of the two-story screened porch associated with the apartment conversion. Further, the removal of selective areas of the brick for the conversion of windows into doors, or the creation of two new window openings, does not remove significant amounts of historic fabric. While the small addition and the screened porch are roughly 100 years old, they are later utilitarian additions to a largely intact 18th century townhouse, are simply designed, without high quality materials or craftsmanship and have no individual historic merit. Staff also has no objection to the removal of a small portion of the roof for the installation of two skylights. Therefore, Staff recommends approval of the Permit to Demolish.

Certificate of Appropriateness

The *Design Guidelines* note that “The Board’s generally prefer addition designs that are respectful of the existing structure and which seek to be background statements or which echo the design element of the existing structure.” This 18th century structure presently reflects its awkward 20th century conversion to apartments, and the new owner plans to restore both the interior and the exterior of the building, removing inserted rooms and kitchens to return it largely to its 18th century form. Having visited this site on several occasions to view the evolution of the interior and portions of original fabric, staff strongly supports the applicant’s proposals.

Staff has no objection to either of the two small first-floor additions, neither of which will be visible from the right-of way, or to the proposed porches. As the photos below show, visibility is extremely limited to the rear ell of the building and only the second floor is partially visible South Washington and Duke Streets. Staff believes that the modest additions and alterations are consistent with the *Design Guidelines* and the Board’s policies.



Figure 1: Photo from South Washington Street



Figure 2: Photo from Duke Street

Staff also has no objections to the alterations to the main block of the building. Neither the existing shutter doors, nor the narrow vertical window on the north elevation are original. The new doors will have upper glazing, which will allow for views into the vestibule where the original door and interior transom will be visible to the public. The addition of exterior lighting and the simple new railing are both architecturally appropriate.

While not a requirement, Staff recommends that the applicant consider reusing the historic windows which will be removed and installing them in the new window openings in order to retain as much historic fabric on site as possible.

Waiver of HVAC Rooftop Screening

Staff has no objection to the Waiver of Rooftop HVAC Screening Requirement, as the condensers will be located in a visibly inconspicuous location.

STAFF

Stephanie Sample, Historic Preservation Planner, Planning & Zoning
Al Cox, FAIA, Historic Preservation Manager, Planning & Zoning

IV. CITY DEPARTMENT COMMENTS

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

Zoning Comments

- C-1 **Revised FAR calculations comply with zoning.**
- C-2 Applicant must receive waiver of screening for proposed roof top units (3).
Waiver of screening has been requested.
- C-3 Applicant must submit open space plan to confirm compliance with the required 35% open space.
Submitted open space plan complies with zoning. 1,594 square feet of open space (38%) is proposed.
- F-1 Requirement to provide two off-street parking spaces for the proposed conversion to a single family dwelling has been waived per section 8-200(C)(5)(a).
- F-2 The existing noncomplying structure may be physically enlarged because the expansion or expanded unless such enlargement or expansion complies with the RM regulations.

Code Administration

No comments received.

Transportation and Environmental Services

- R1. The building permit must be approved and issued prior to the issuance of any permit for demolition. (T&ES)
- R2. Applicant shall be responsible for repairs to the adjacent city right-of-way if damaged during construction activity. (T&ES)
- R3. No permanent structure may be constructed over any existing private and/or public utility easements. It is the responsibility of the applicant to identify any and all existing easements on the plan. (T&ES)

- F1. After review of the information provided, an approved grading plan is not required at this time. Please note that if any changes are made to the plan it is suggested that T&ES be included in the review. (T&ES)
- F2. If the alley located at the rear of the parcel is to be used at any point of the construction process the following will be required:
For a Public Alley - The applicant shall contact T&ES, Construction Permitting & Inspections at (703) 746-4035 to discuss any permits and accommodation requirements that will be required.
For a Private Alley - The applicant must provide proof, in the form of an affidavit at a minimum, from owner of the alley granting permission of use. (T&ES)
- C1. The applicant shall comply with the City of Alexandria's Solid Waste Control, Title 5, Chapter 1, which sets forth the requirements for the recycling of materials (Sec. 5-1-99). (T&ES)
- C2. The applicant shall comply with the City of Alexandria's Noise Control Code, Title 11, Chapter 5, which sets the maximum permissible noise level as measured at the property line. (T&ES)
- C3. Roof, surface and sub-surface drains be connected to the public storm sewer system, if available, by continuous underground pipe. Where storm sewer is not available applicant must provide a design to mitigate impact of stormwater drainage onto adjacent properties and to the satisfaction of the Director of Transportation & Environmental Services. (Sec.5-6-224) (T&ES)
- C4. All secondary utilities serving this site shall be placed underground. (Sec. 5-3-3) (T&ES)
- C5. Any work within the right-of-way requires a separate permit from T&ES. (Sec. 5-2) (T&ES)
- C6. All improvements to the city right-of-way such as curbing, sidewalk, driveway aprons, etc. must be city standard design. (Sec. 5-2-1) (T&ES)

Alexandria Archaeology

- F-1 The property at 305 South St. Asaph Street served as the home of James Lawrason in the early nineteenth century. Later, William and Deborah Stabler lived in the house until the 1870s. This historic property may contain significant archaeological evidence of early nineteenth-century Alexandria.
- F-2 In the 1990s Alexandria Archaeology investigated an ice well that straddled the property line between 305 and 307 South St. Asaph streets. After excavation, the ice well was sealed in concrete and remains in place in the southwest corner of the lot at 305 South St. Asaph Street. At that same time, Alexandria Archaeology also recorded a second brick shaft feature located in the middle of the back of the lot at 305 South St. Asaph St. The proposed project does not appear as if it will impact the second brick shaft feature.

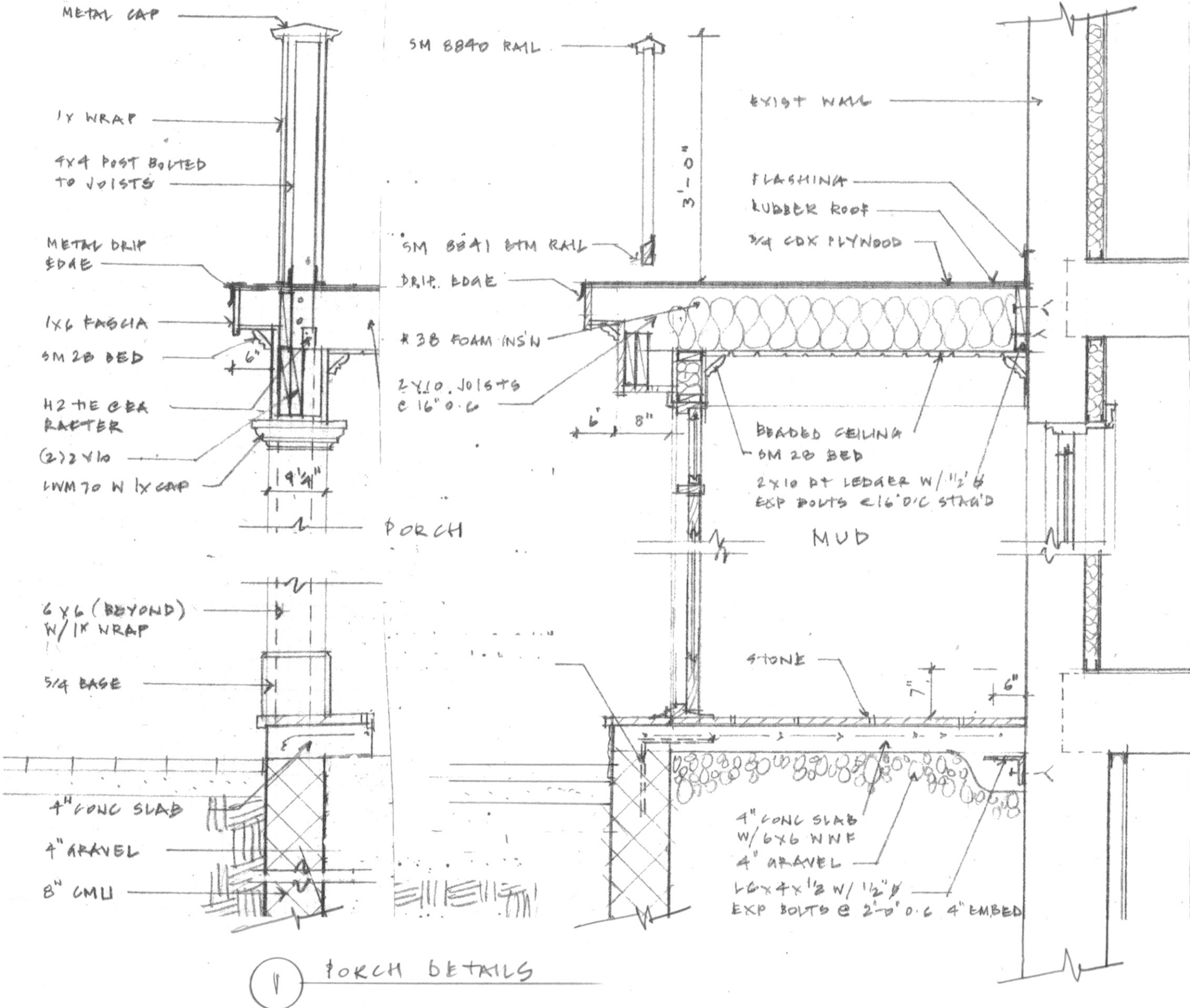
- R-1. The statements below shall appear on all construction drawings involving any ground disturbing activities so that on-site contractors are aware of the requirements:
- a. The applicant/contractor shall call Alexandria Archaeology immediately (703.746.4399) if any buried structural remains (wall foundations, wells, privies, cisterns, etc.) or concentrations of artifacts are discovered during development. Work must cease in the area of the discovery until a City archaeologist comes to the site and records the finds.
 - b. The applicant/contractor shall not allow any metal detection to be conducted on the property, unless authorized by Alexandria Archaeology.

V. ATTACHMENTS

1 – Supplemental Materials

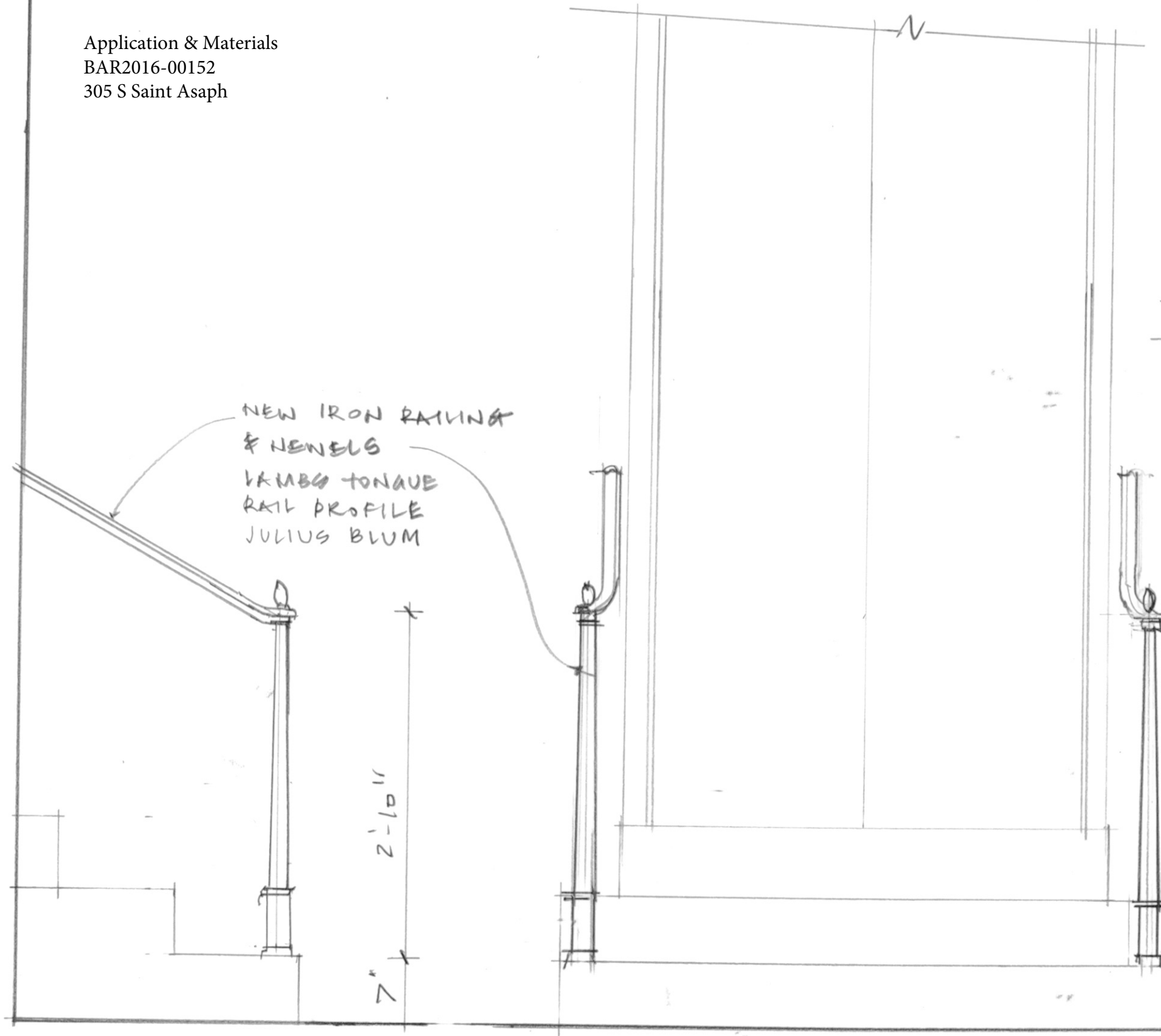
2 – Application for BAR 2016-0152 & 0155: 305 S. St. Asaph Street

Application & Materials
BAR2016-00152
305 S Saint Asaph



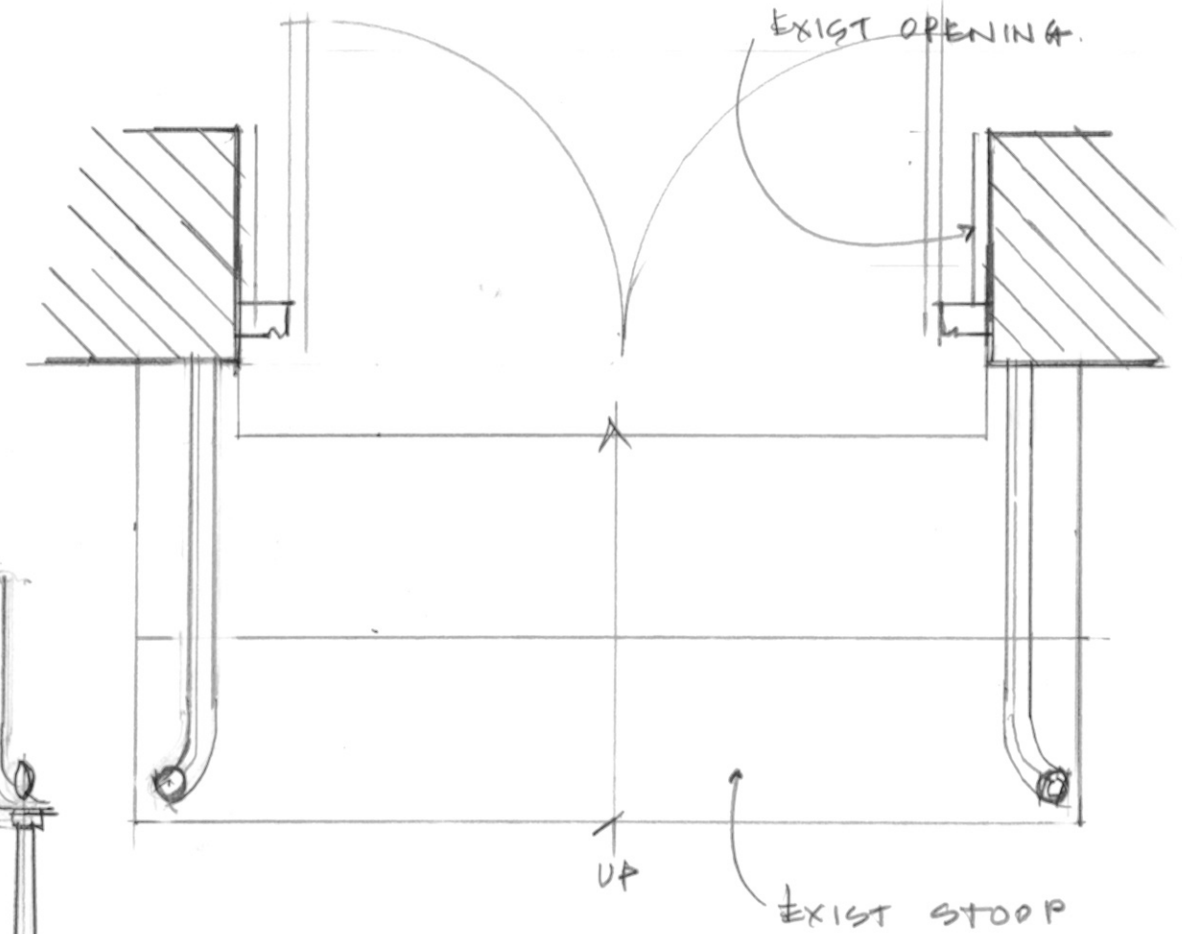
1 PORCH DETAILS

Application & Materials
 BAR2016-00152
 305 S Saint Asaph



SIDE

FRONT



PLAN

1 FRONT STOOP RAILING

C²

STUDIO CAMUS LLC
 225 North Pitt Street Alexandria Virginia 22314
 studiocamus@comcast.net
 Lynnette 703 989 3777 Patrick 703 626 1984

STRICKLAND RESIDENCE
 305 South St Asaph Street Alexandria Virginia

12

DATE
 24 MAY 16
 SCALE
 1"=1'-0"

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 All

Application & Materials

BAR2016-00152

305 S Saint Asaph

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04/30/2016 03:07 7033290411

KATE PATTERSON

PAGE 01/01

April 20, 2016

In accordance with the instructions provided by the City of Alexandria for Application to the Board of Architectural Review, William and Jennifer Strickland have requested permission to make the application. As the owners of 305 S St. Asaph St., Alexandria VA, 22314, we grant our permission to the Stricklands to submit the application.

David C. Mulford
Jeannie Mulford

David C. Mulford
Jeannie Mulford



STUDIO CAMUS LLC
225 North Pitt Street Alexandria Virginia 22314
studiocamus@comcast.net
Patrick 703 989 3777
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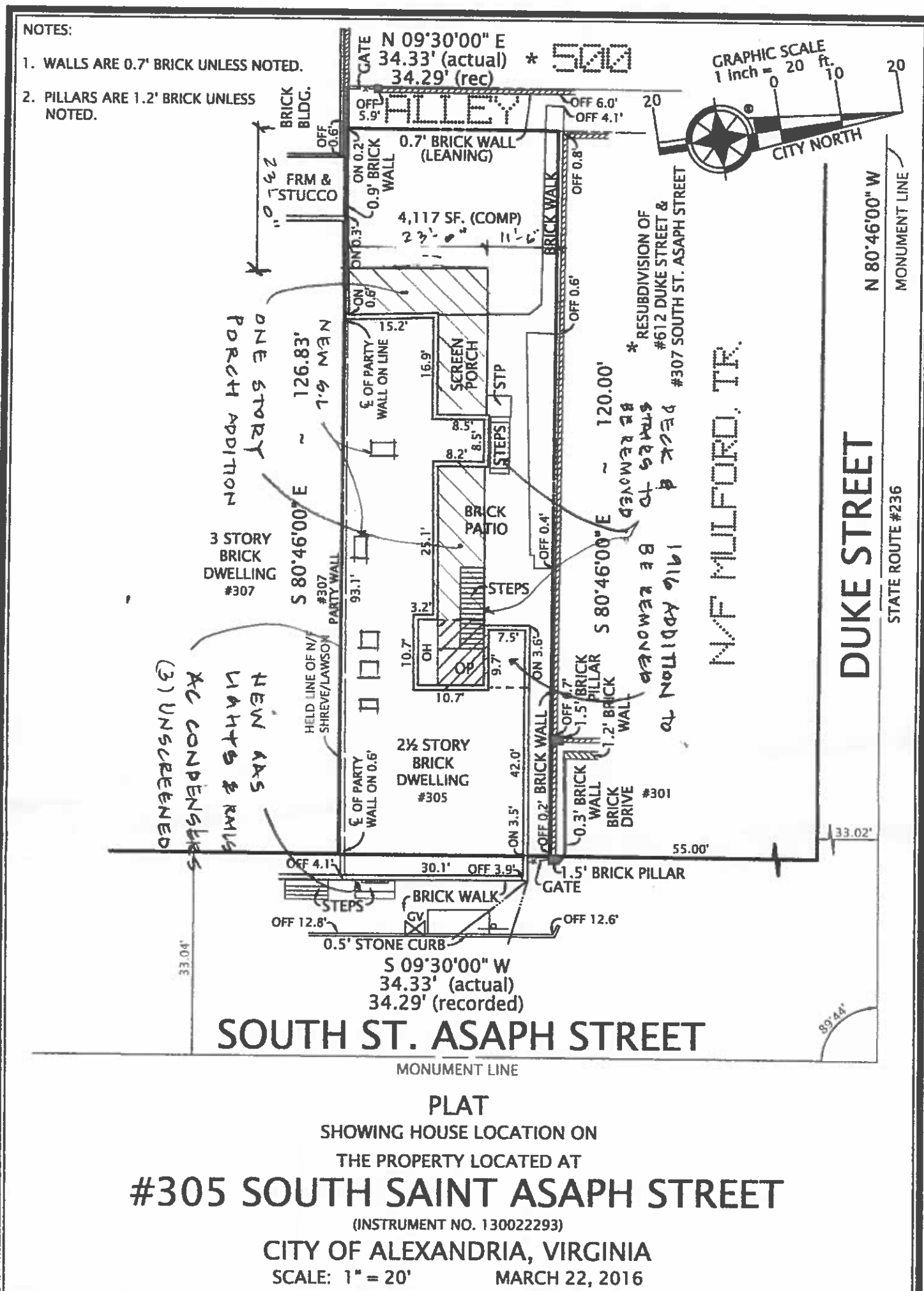
STRICKLAND RESIDENCE
305 South St Asaph Street Alexandria Virginia

DATE: 1 MAY 16
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Application & Materials
BAR2016-00152
305 S Saint Asaph

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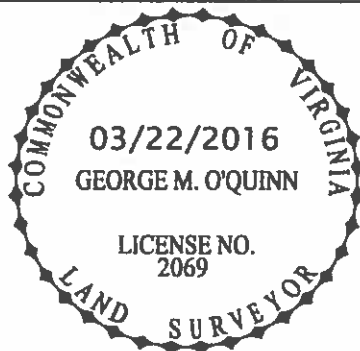


I HEREBY CERTIFY THAT THE POSITIONS OF ALL THE EXISTING IMPROVEMENTS HAVE BEEN CAREFULLY ESTABLISHED BY A CURRENT FIELD SURVEY AND UNLESS SHOWN THERE ARE NO VISIBLE ENCROACHMENTS AS OF THIS DATE:

THIS PLAT IS SUBJECT TO RESTRICTIONS OF RECORD.

A TITLE REPORT WAS NOT FURNISHED.

NO CORNER MARKERS SET.



CASE NAME:

MULFORD, TRUSTEE ~ STRICKLAND
SCOTT B. WEAVER, PLC



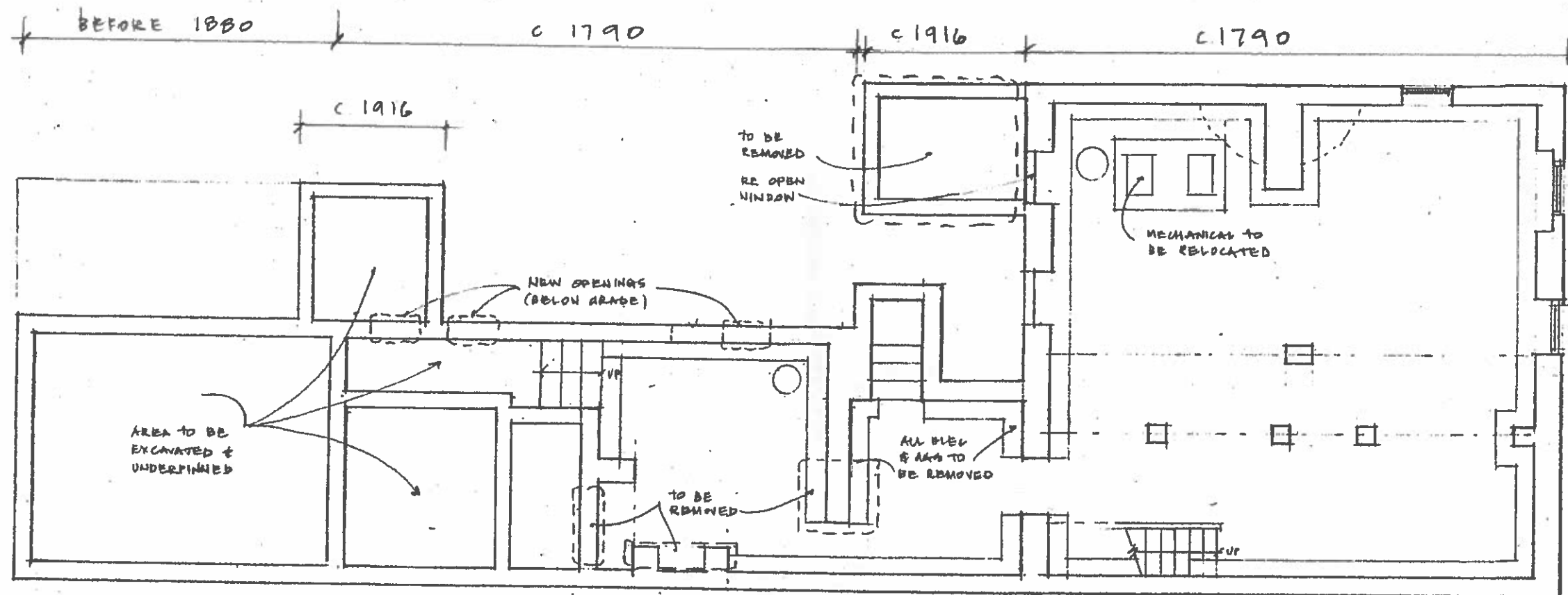
DOMINION

Surveyors
Inc.®

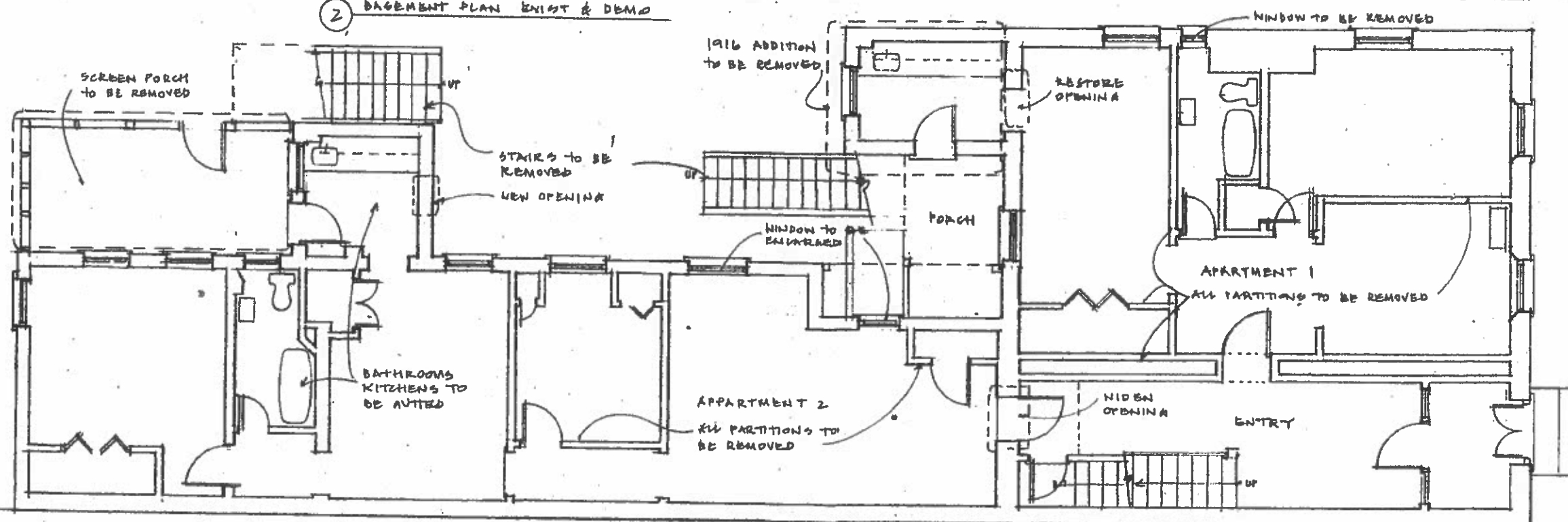
8808-H PEAR TREE VILLAGE COURT
ALEXANDRIA, VIRGINIA 22309
703-619-6555
FAX: 703-799-6412

CASE NAME: STRICKLAND

#160318013



2 BASEMENT PLAN EXIST & DEMO



1 FIRST FLOOR PLAN EXISTING & DEMOLITION



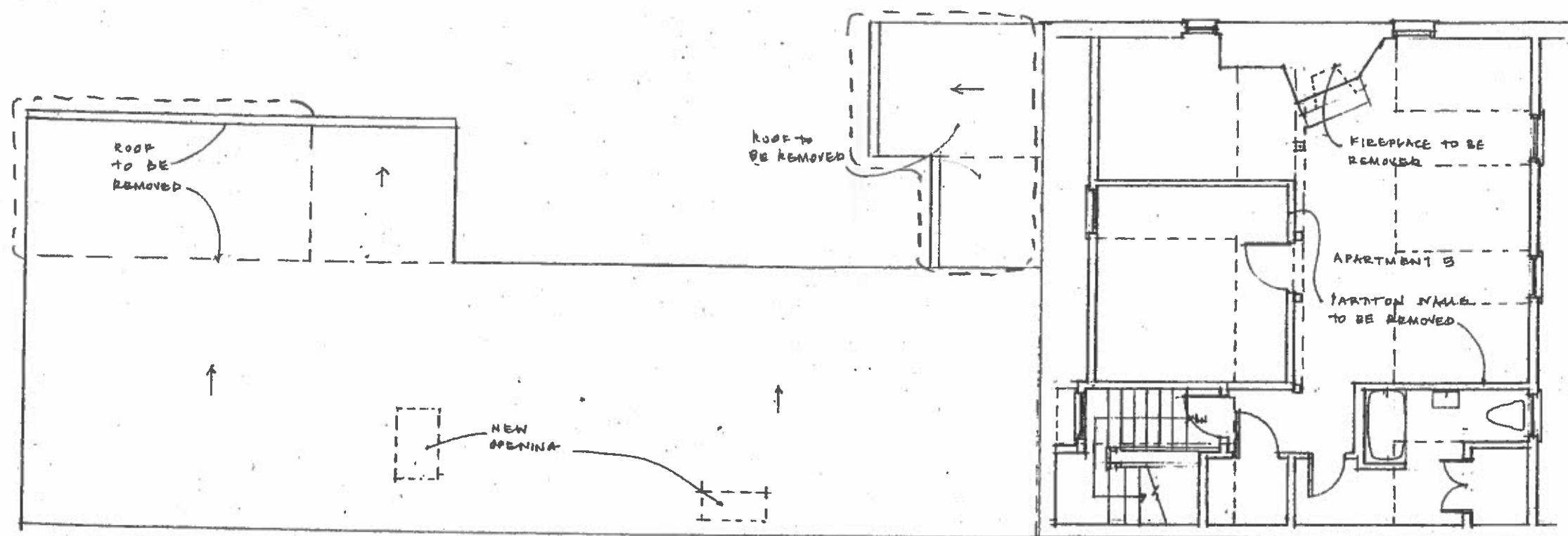
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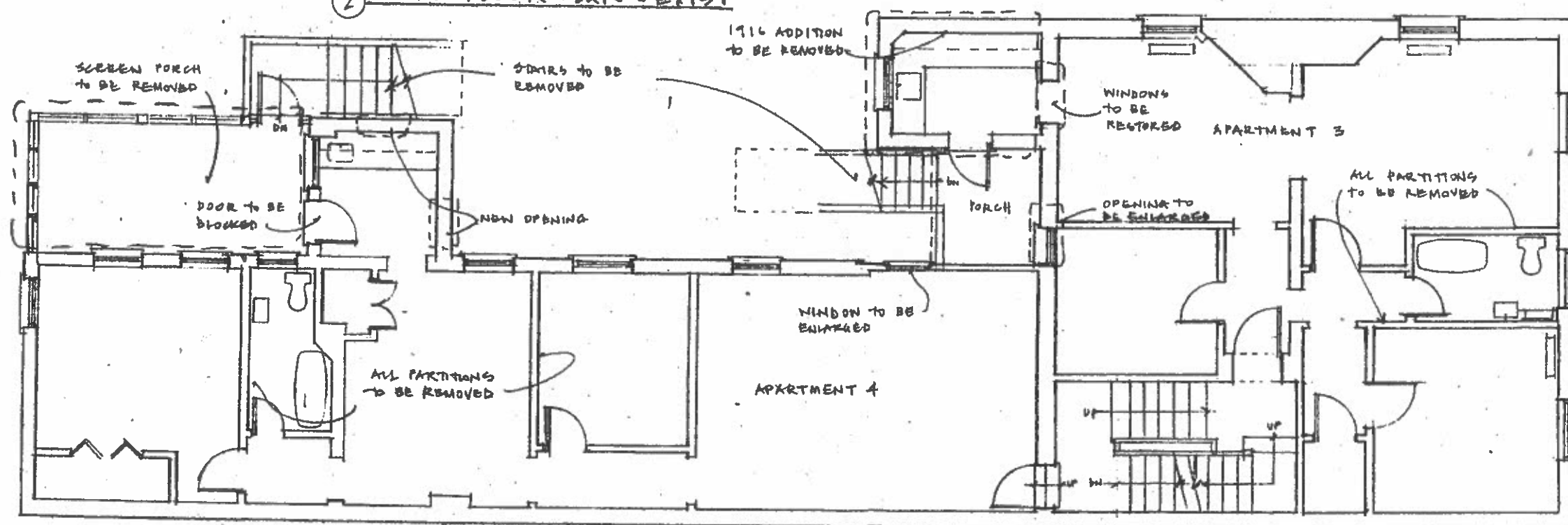
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2 THIRD FLOOR PLAN - EXIST



1 SECOND FLOOR PLAN EXIST

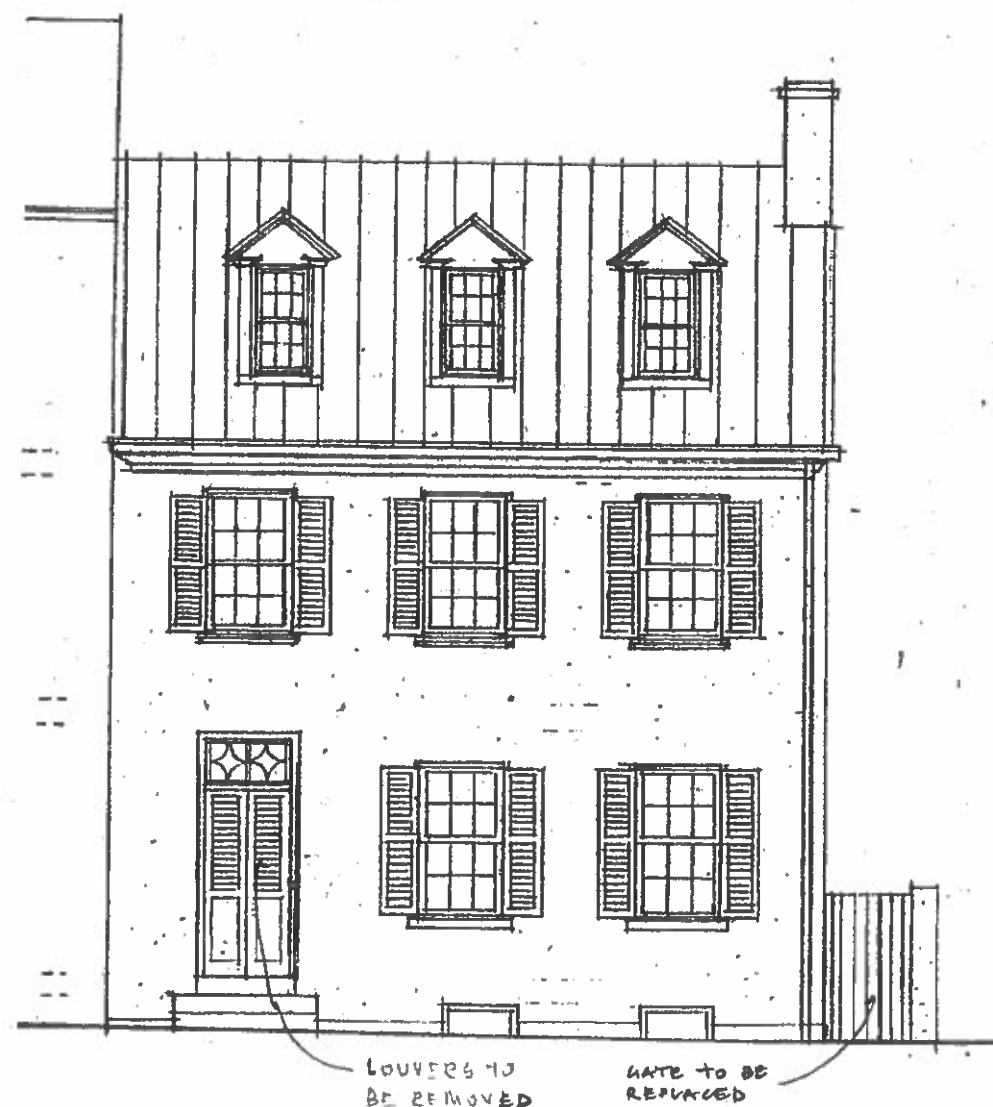


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 studlocamus@comcast.net
 Lynnette 703 989 3777 Patrick 703 626 1984

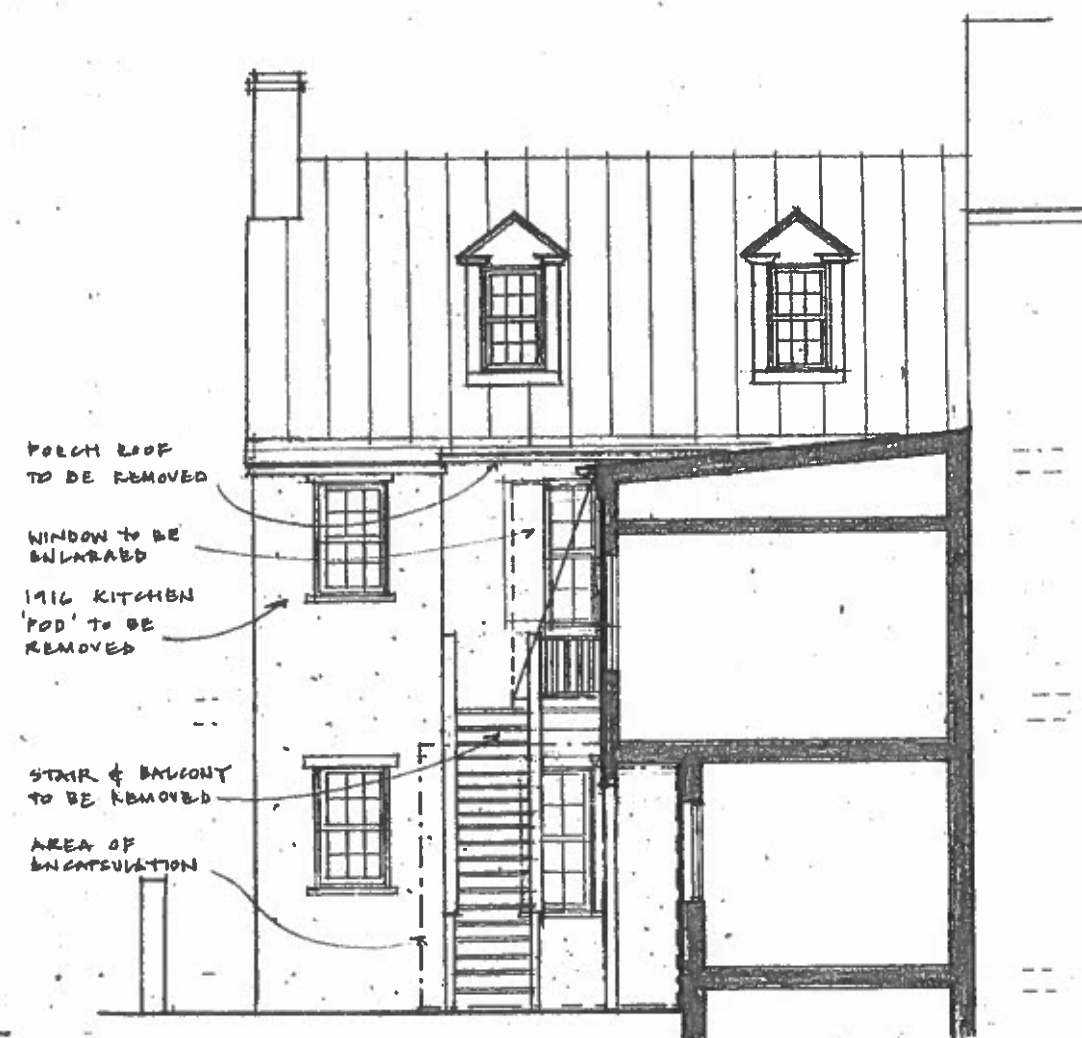
STRICKLAND RESIDENCE
 305 South St Asaph Street Alexandria Virginia

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① FRONT ELEVATION - EXISTING



② REAR ELEVATION - EXISTING

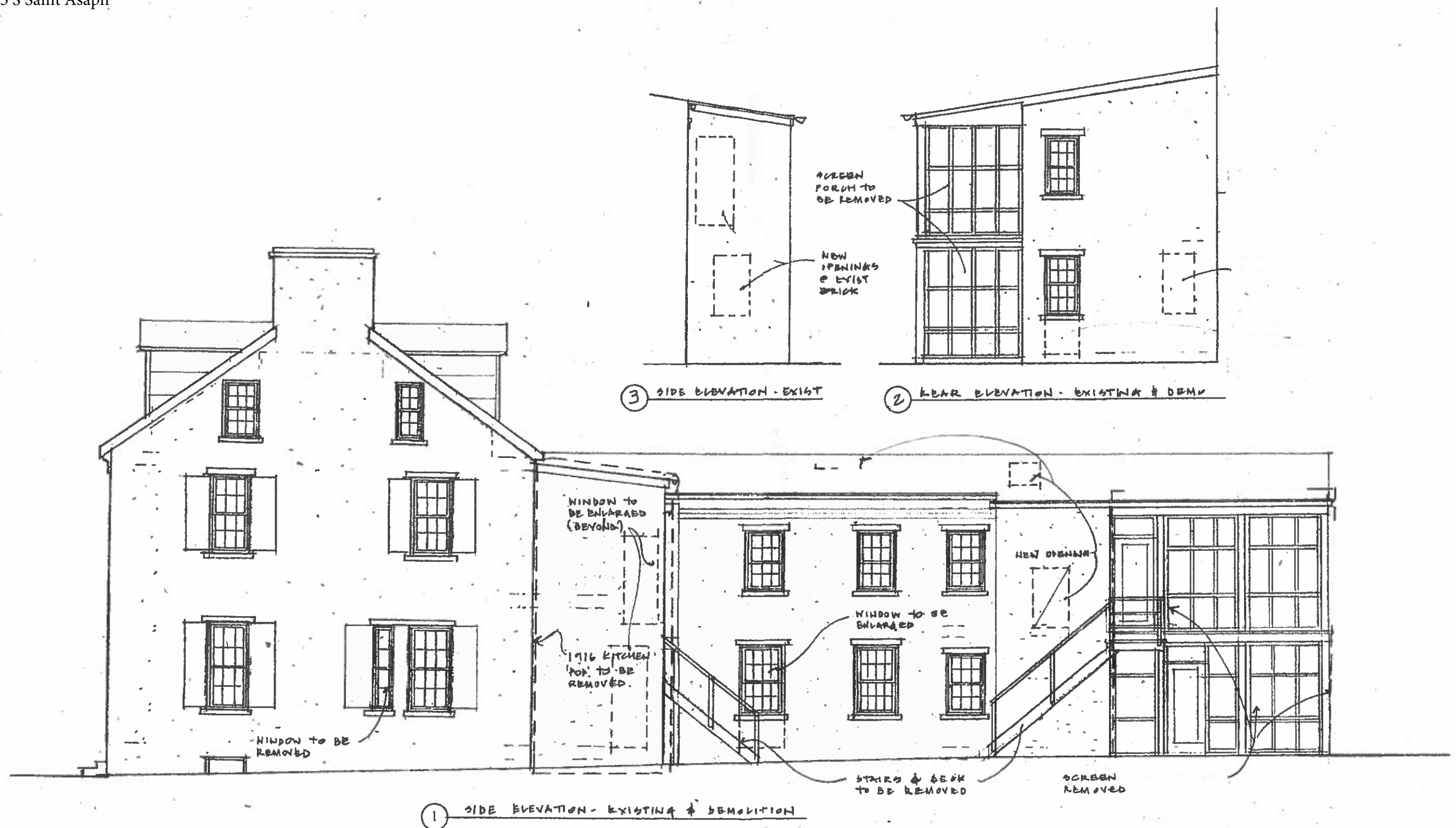


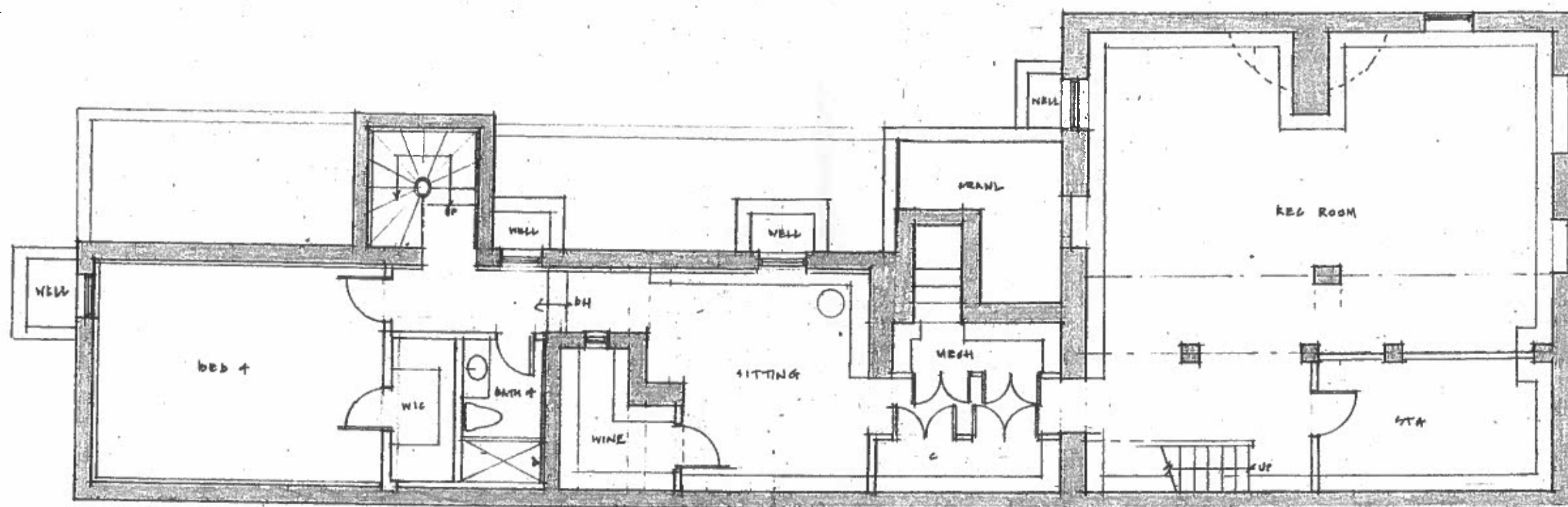
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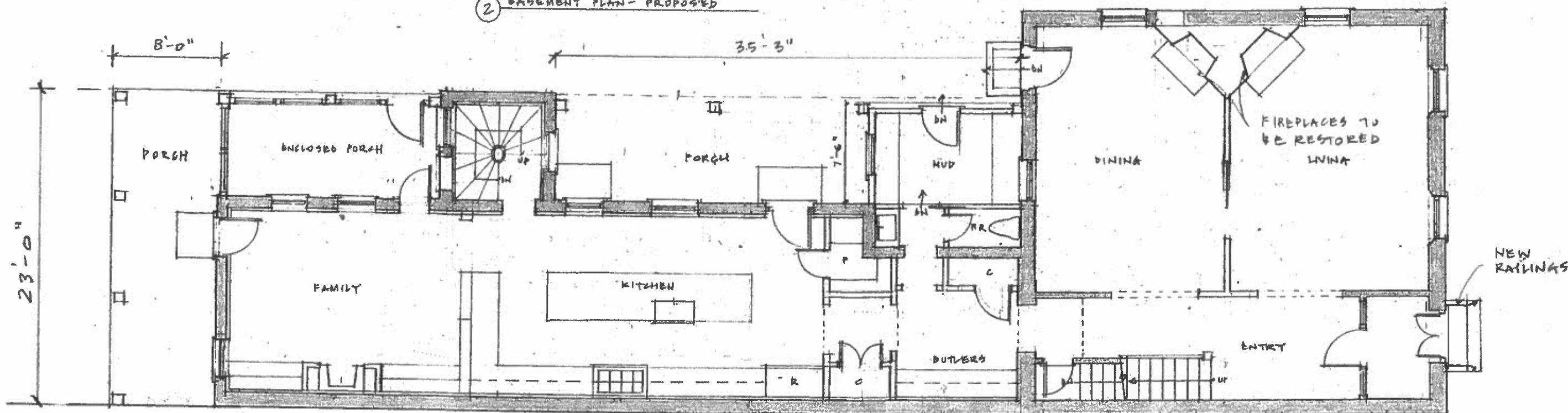
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② BASEMENT PLAN - PROPOSED



① FIRST FLOOR PLAN - PROPOSED

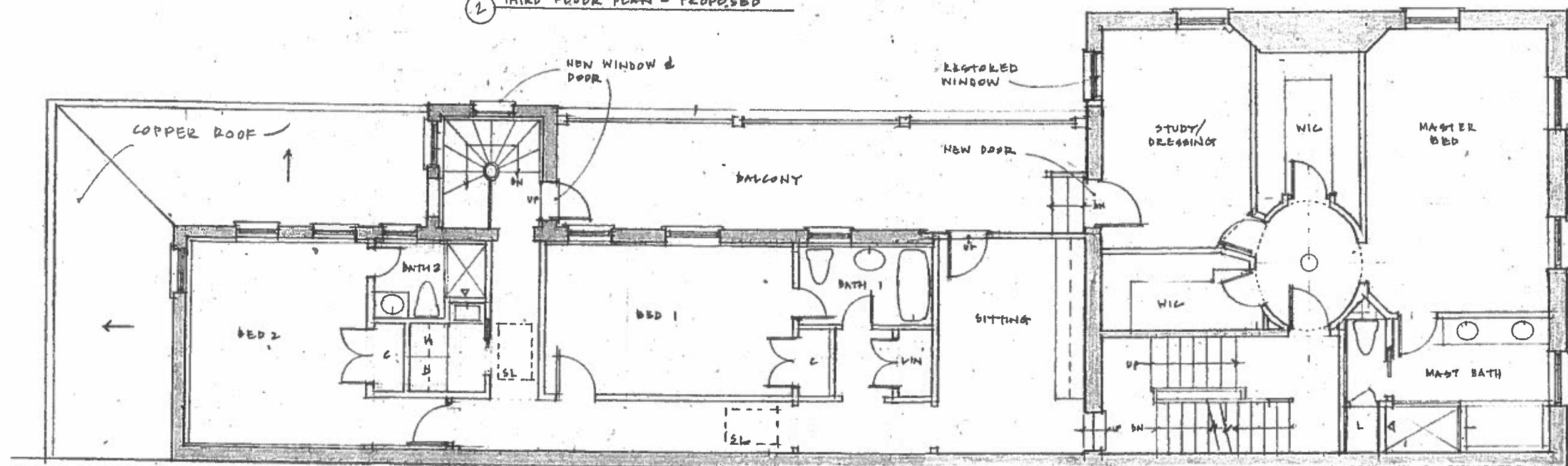
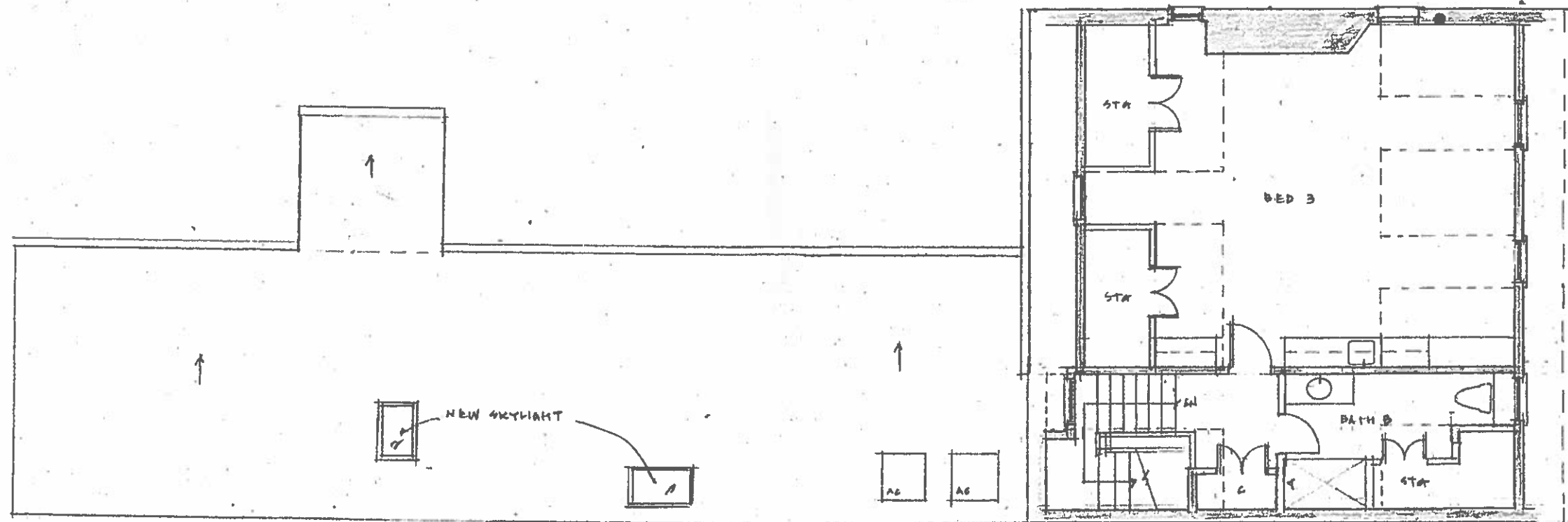


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STRICKLAND RESIDENCE
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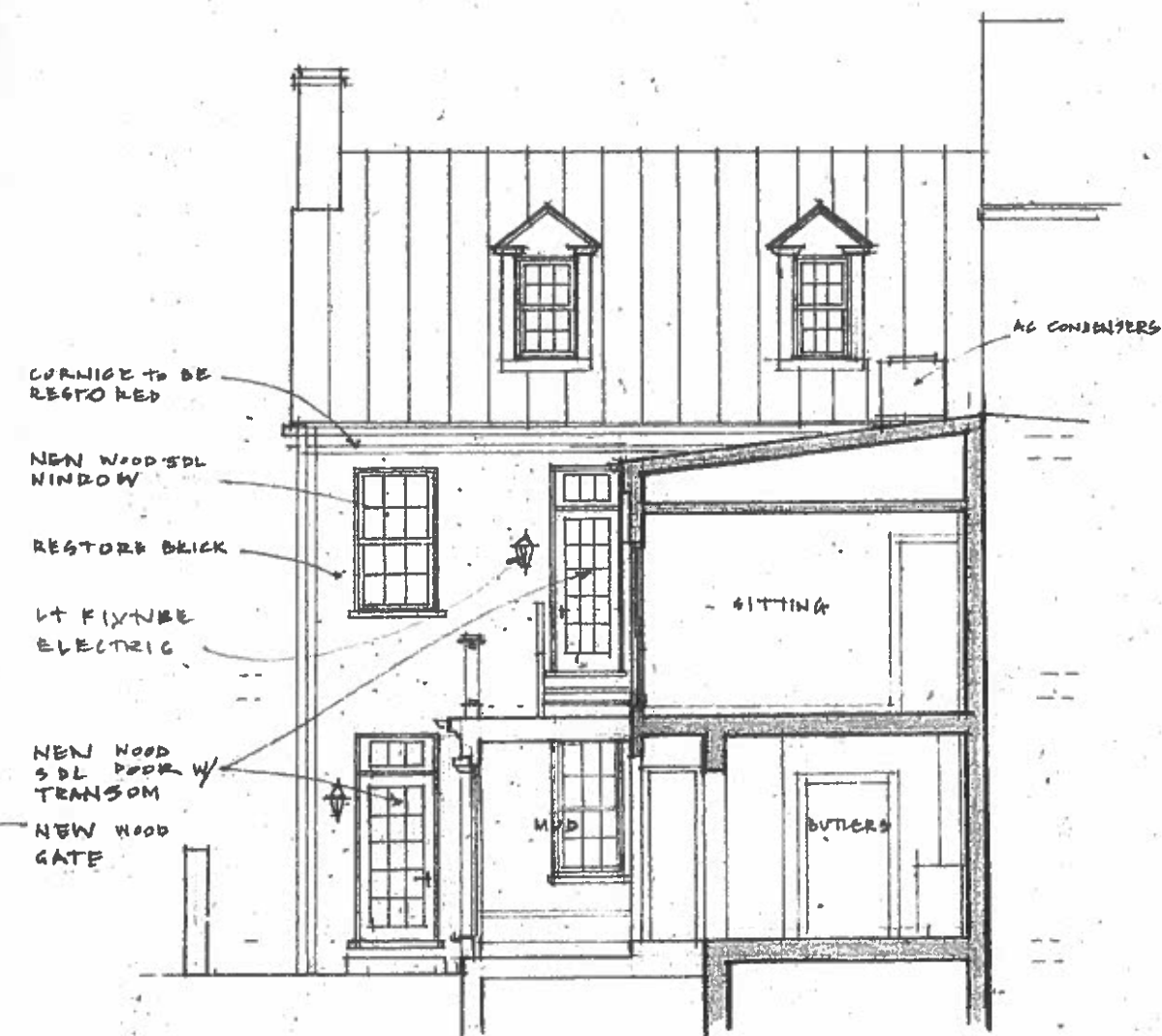
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Application & Materials
 BAR2016-00152
 305 S Saint Asaph



① FRONT ELEVATION - PROPOSED



② REAR ELEVATION - PROPOSED



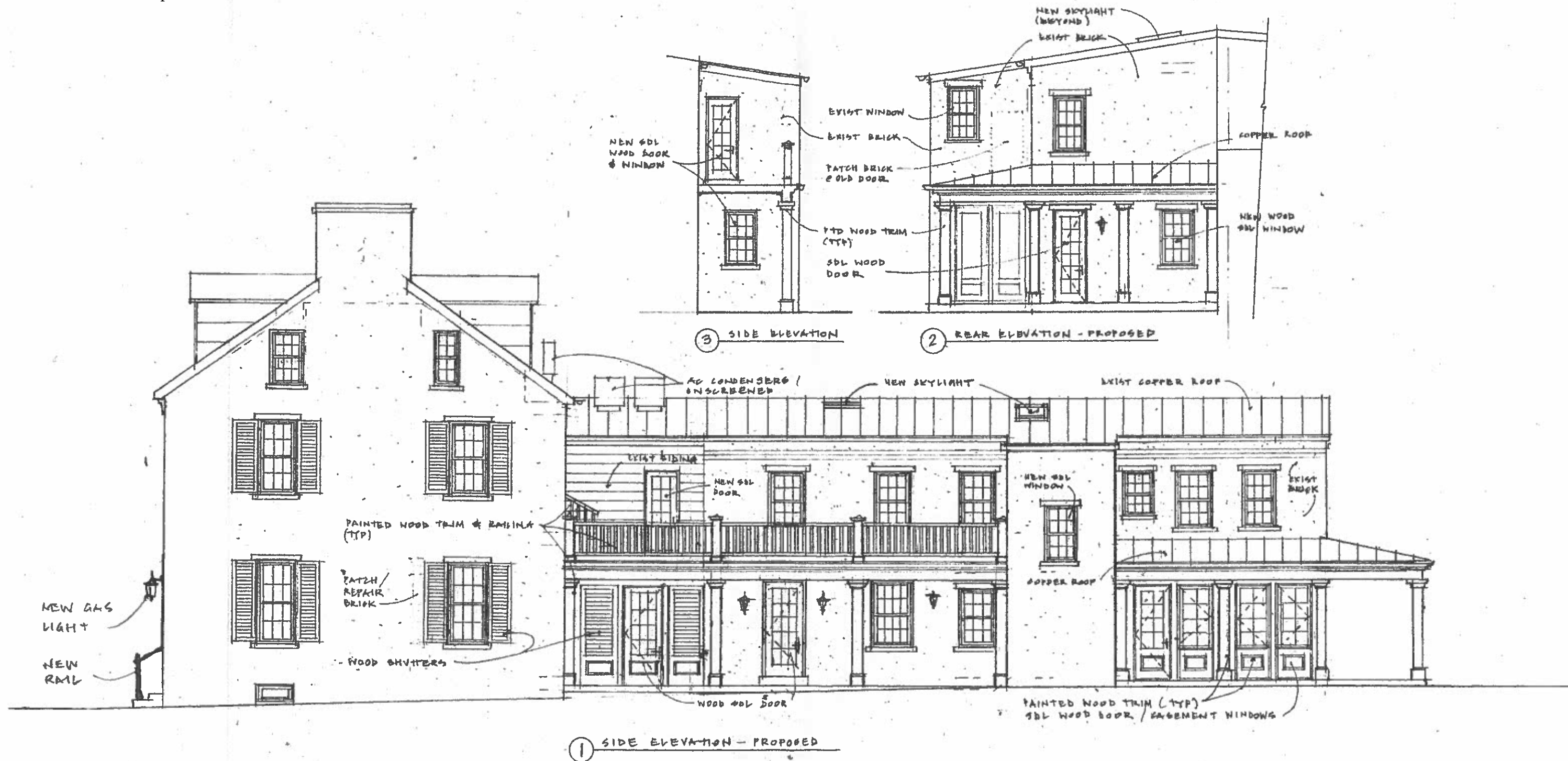
STUDIO CAMUS LLC
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STRICKLAND RESIDENCE
 305 South St Asaph Street Alexandria Virginia

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Application & Materials
 BAR2016-00152
 305 S Saint Asaph



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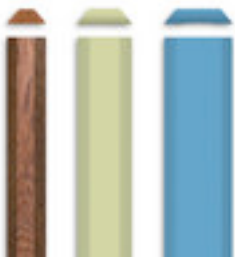
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Front Light fixtures

Bevolo 'French Quarter' Gas
Height 24"
Width 13"
Depth 13"



**JELD WEN
Simulated Divided Lites**

(SDL) grilles that are permanently attached to both the interior and exterior glass (aluminum for clad exteriors, wood for wood exteriors), metal bars placed between the panes of insulating glass to provide design detail.

Grilles 7/8" width in putty profile: These grilles are available in wood for wood exteriors or the color that matches the exterior clad color of the window you choose or a custom color.



Southern Shutter Company
Design Line
1 3/8" Flush Stile & Rail Shutters

Painted



ADDRESS OF PROJECT: 305 SOUTH ST ASAPHTAX MAP AND PARCEL: 7404-03-19 ZONING: RMAPPLICATION 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: WILLIAM E JENNIFER STRICKLANDAddress: 523 DUKE STCity: ALEXANDRIA State: VA Zip: 22314Phone: 703 548 5361 E-mail: _____Authorized Agent *(if applicable)*: ☐ Attorney ☐ Architect ☐ _____Name: PATRICK CAMUS Phone: 703 626 1984E-mail: studiocamus@comcast.net

Legal Property Owner:

Name: DAVID & JEANNIE MULKFORDAddress: 6514 EAST CACTUS WREN ROADCity: PARADISE VALLEY State: AZ Zip: 85253

Phone: _____ E-mail: _____

- | | | |
|------------------------------|--|--|
| ☐ Yes | ☒ No | Is there an historic preservation easement on this property? |
| ☐ Yes | ☒ No | If yes, has the easement holder agreed to the proposed alterations? |
| ☐ Yes | ☒ No | Is there a homeowner's association for this property? |
| ☐ Yes | ☒ No | If yes, has the homeowner's association approved the proposed alterations? |

If you answered yes to any of the above, please attach a copy of the letter approving the project.

BAR Case # 2016-00152

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).*

REQUEST APPROVAL TO REMOVE 1916 ADDITION ON NW CORNER OF THE MAIN HOUSE AND TO REMOVE EXTERIOR STAIRS & ADJOINING PORCHES. REQUEST APPROVAL FOR A NEW ONE STORY SIDE AND REAR PORCH. ADD SKYLIGHTS AT REAR ELL. WAIVE SCREENING FOR NEW AC CONDENSERS ON ROOF AT REAR ELL. NEW GAS LIGHT FIXTURES & RAILING AT FRONT DOOR. ADD BLASS TO FRONT DOOR SHUTTERS

SUBMITTAL REQUIREMENTS:

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.

Electronic copies of submission materials should be submitted whenever possible.

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.

Additions & New Construction: Drawings must be to scale and should not exceed 11" x 17" unless approved by staff. All plans must be folded and collated into 3 complete 8 1/2" x 11" sets. Additional copies may be requested by staff for large-scale development projects or projects fronting Washington Street. Check N/A if an item in this section does not apply to your project.

- ☒ ☐ N/A 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.

- ☒ ☐ N/A 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.

- ☒ ☐ N/A 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 have submitted a filing fee with this application. (Checks should be made payable to the City of Alexandria. Please contact staff for assistance in determining the appropriate fee.)
- ☒ 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 3 sets of revised materials.

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: Jennifer Strickland
Printed Name: Jennifer Strickland
Date: 5-2-16

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 ten 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. William & Jennifer Strickland	523 Duke St. Alexandria, VA 22314	0%
2.		
3.		

2. Property. State the name, address and percent of ownership of any person or entity owning an interest in the property located at 305 S. St. Asaph (address), unless the entity is a corporation or partnership, in which case identify each owner of more than ten 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. David & Jennie Mulford	6514 East Cactus Wren Rd Paradise Valley AZ 85253	100%
2.		
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. NONE		
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.

5-2-16
Date

Jennifer Strickland
Printed Name


Signature