

**COMMISSION OF ARCHITECTURAL REVIEW  
STAFF REPORT  
July 25, 2017, Meeting**

3. COA-019814-2017 (T. Innes)

**2201 East Marshall Street  
Church Hill North Old and Historic District**

**Project Description:** Replace front porch roof with gray TPO.

**Staff Contact:** C. Jeffries

The applicant requests approval to replace the front porch roof of this single family Italianate home in the Church Hill North Old and Historic District. The applicant states that the current flat seam tin roof needs to be replaced and is proposing to install a gray TPO membrane.

**Staff recommends approval of the project as submitted.** *The Richmond Old and Historic District Handbook and Design Review Guidelines* note that substitute roof materials may be used if the same kind of material is no longer being made, but substitute materials should match the original style and form as much as possible (p. 64, #3). The applicant states that the flat seam tin roof is no longer available and the roof needs to be replaced because leaking water is causing damage to the porch. There is evidence of damage to the woodwork. As the proposed gray TPO membrane will match the original flat seam roof in appearance, staff recommends approval of the project as submitted.



It is the assessment of staff that the application is consistent with the Standards for Rehabilitation outlined in Section 30-930.7(b) of the City Code, as well as with the *Richmond Old and Historic Districts Handbook and Design Review Guidelines*, specifically the page cited above, adopted by the Commission for review of Certificates of Appropriateness under the same section of the code.