



# COMMISSION OF ARCHITECTURAL REVIEW

## APPLICATION FOR CERTIFICATE OF APPROPRIATENESS

PROPERTY (location of work)

Address 3408 E Broad St

Historic district Chimborazo Park

Date/time rec'd: 4/26/18 2PM

Rec'd by: \_\_\_\_\_

Application #: COA-034576-2018

Hearing date: 5/22/2018

### APPLICANT INFORMATION

Name Joshua and Alexandra Pardue

Phone 3362131775

Company N/A

Email joshcpardue@outlook.com

Mailing Address 301 Virginia St #1101  
Richmond, VA 23219

Applicant Type:  Owner  Agent

Lessee  Architect  Contractor

Other (please specify): \_\_\_\_\_

### OWNER INFORMATION (if different from above)

Name \_\_\_\_\_

Company \_\_\_\_\_

Mailing Address \_\_\_\_\_

Phone \_\_\_\_\_

\_\_\_\_\_

Email \_\_\_\_\_

### PROJECT INFORMATION

Review Type:  Conceptual Review  Final Review

Project Type:  Alteration  Demolition

New Construction  
(Conceptual Review Required)

Project Description: (attach additional sheets if needed)

We are planning to build a new construction home for ourselves on this vacant lot. The design, style, and scope of the home will be exhibited through this application.

### ACKNOWLEDGEMENT OF RESPONSIBILITY

**Compliance:** If granted, you agree to comply with all conditions of the COA. Revisions to approved work require staff review and may require a new application and CAR approval. Failure to comply with the COA may result in project delays or legal action. The COA is valid for one (1) year and may be extended for an additional year, upon written request.

**Requirements:** A complete application includes all applicable information requested on checklists to provide a complete and accurate description of existing and proposed conditions. Preliminary review meeting or site visit with staff may be necessary to process the application. Owner contact information and signature is required. Late or incomplete applications will not be considered.

**Zoning Requirements:** Prior to CAR review, it is the responsibility of the applicant to determine if zoning approval is required and application materials should be prepared in compliance with zoning.

Signature of Owner Josh Pardue Digitally signed by Josh Pardue  
Date: 2018.04.16 12:51:37 -04'00' Date 4/16/18

4/26/18

1:56

To Whom it May Concern:

We are very excited about the opportunity to build our new home in the Chimborazo Park Historical District. In these documents, you will find our proposed building that represents our dream home to be built on the vacant home site at 3408 E Broad St. We have tried our best to present something to the Commission that represents what we believe pays tribute to the original historic homes built in this district while also injecting elements of today's new construction designs. Our hope is that this home will enhance the district, please our neighbors, and provide us a place with years of great experiences and memories.

Sincerely,

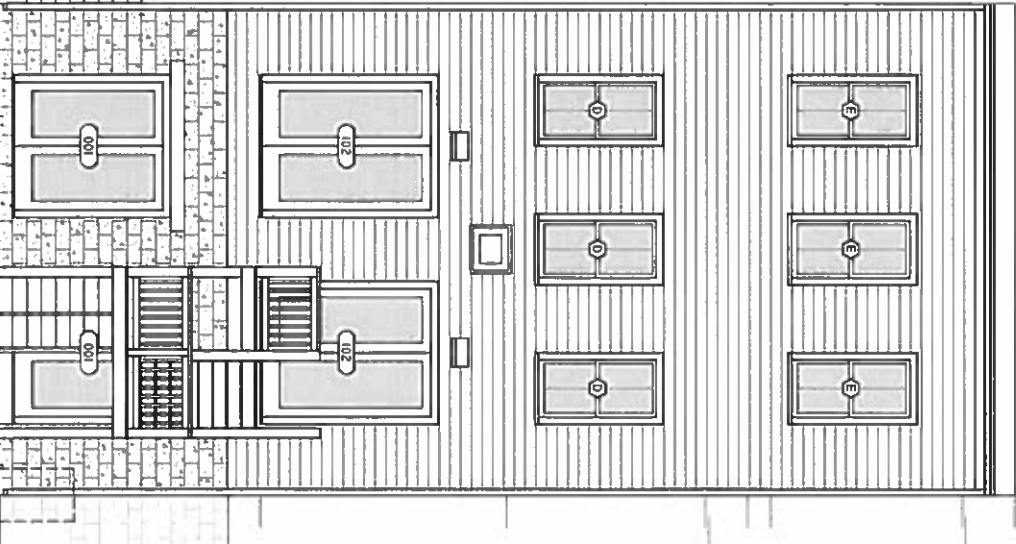
Alexandra and Josh Pardue

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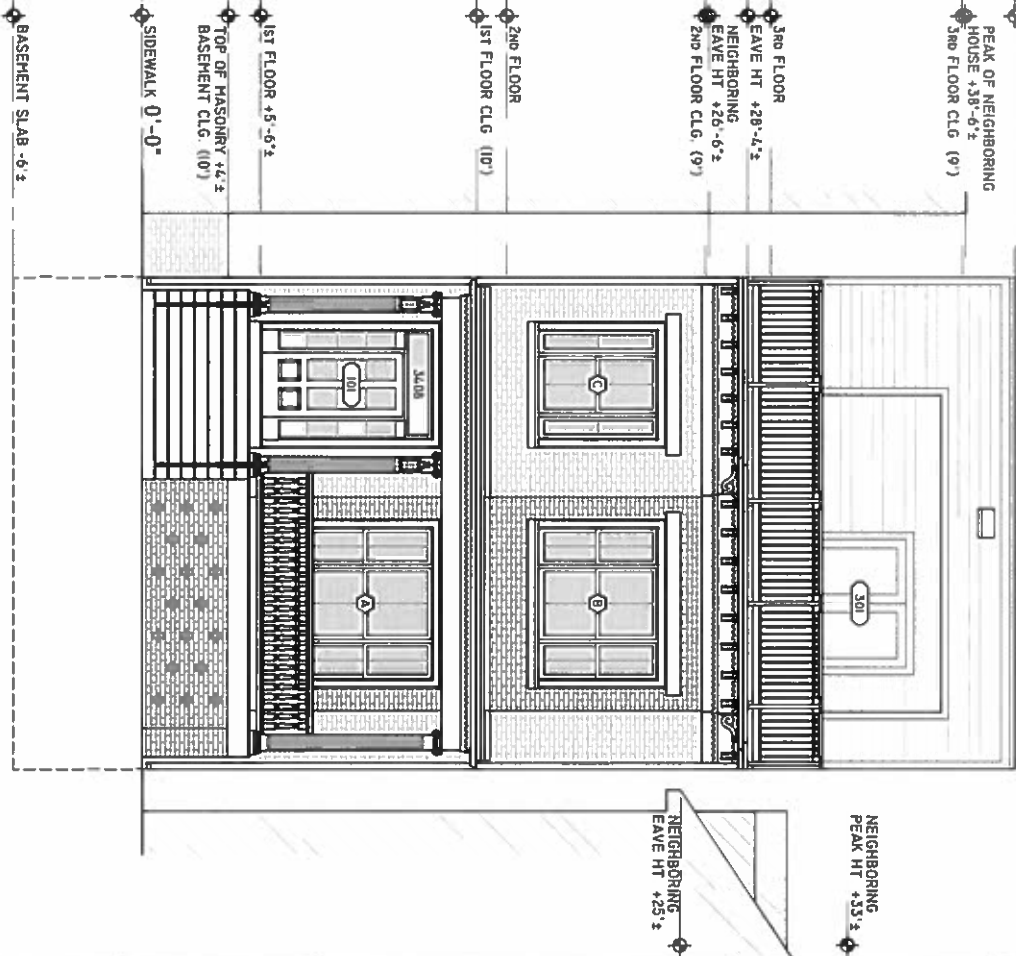
WINDOOR/LIGHT FIXTURES:  
 \* ALL WINDOOR FIXTURES PRO 300 SERIES WOOD COMPOSITE, WHITE

| EXTERIOR FINISH LIST |                    |                       |
|----------------------|--------------------|-----------------------|
| NO.                  | COMPONENT/MATERIAL | COLOR/FINISH          |
| 01                   | BRICK VENEER       | SOUFFLE BLEND (RED)   |
| 02                   | WINDOOR FRAME      | WINDOOR FRAME (WOOD)  |
| 03                   | WINDOOR GLASS      | WINDOOR GLASS (CLEAR) |
| 04                   | SPRINKLER          | FACTORY FINISH        |
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E. EXTERIOR FINISH NOTES:  
 1. EXTERIOR ELEVATION NOTES ARE TYPICAL ACROSS ALL EXTERIOR ELEVATIONS UNLESS NOTED OTHERWISE.  
 2. ALL EXTERIOR FINISHES APPROXIMATE V.I.F.



02 | REAR ELEVATION



01 | FRONT ELEVATION

NEW 3-STORY DETACHED SINGLE-FAMILY RESIDENCE  
 IN THE CHIMBORAZO NEIGHBORHOOD OF HISTORIC CHURCH HILL

# THE PARDUE HOUSE

3408 EAST BROAD STREET  
 RICHMOND, VIRGINIA 23223

**PROJECT CONTACTS:**

ARCHITECT:  
 CHRIS WOLF ARCHITECTURE, PLLC  
 601.591.7644

DEVELOPER:  
 ALE BOULE  
 601.591.7644

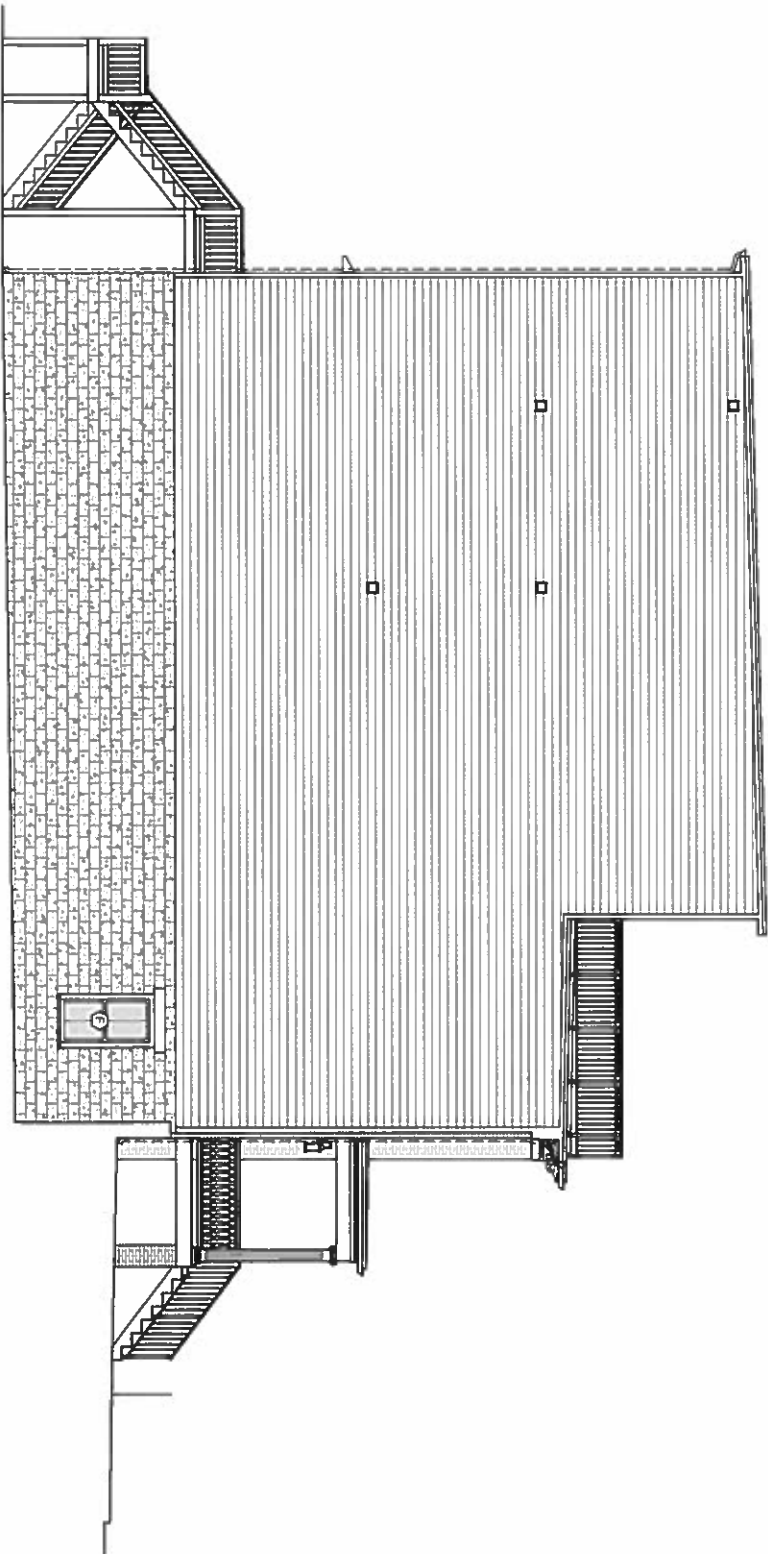
NOT FOR CONSTRUCTION

SET/REVISION  
 CAR PRELIM REVIEW

DATE/PAK:  
 04.26.2018

FRONT & REAR  
 EXTERIOR ELEVATIONS

A2.1



01 LEFT SIDE ELEVATION

A2.2  
LEFT SIDE  
EXTERIOR ELEVATION

SET/REVISION  
DATE/ISSUE  
04.26.2018  
CAR PRELIM REVIEW

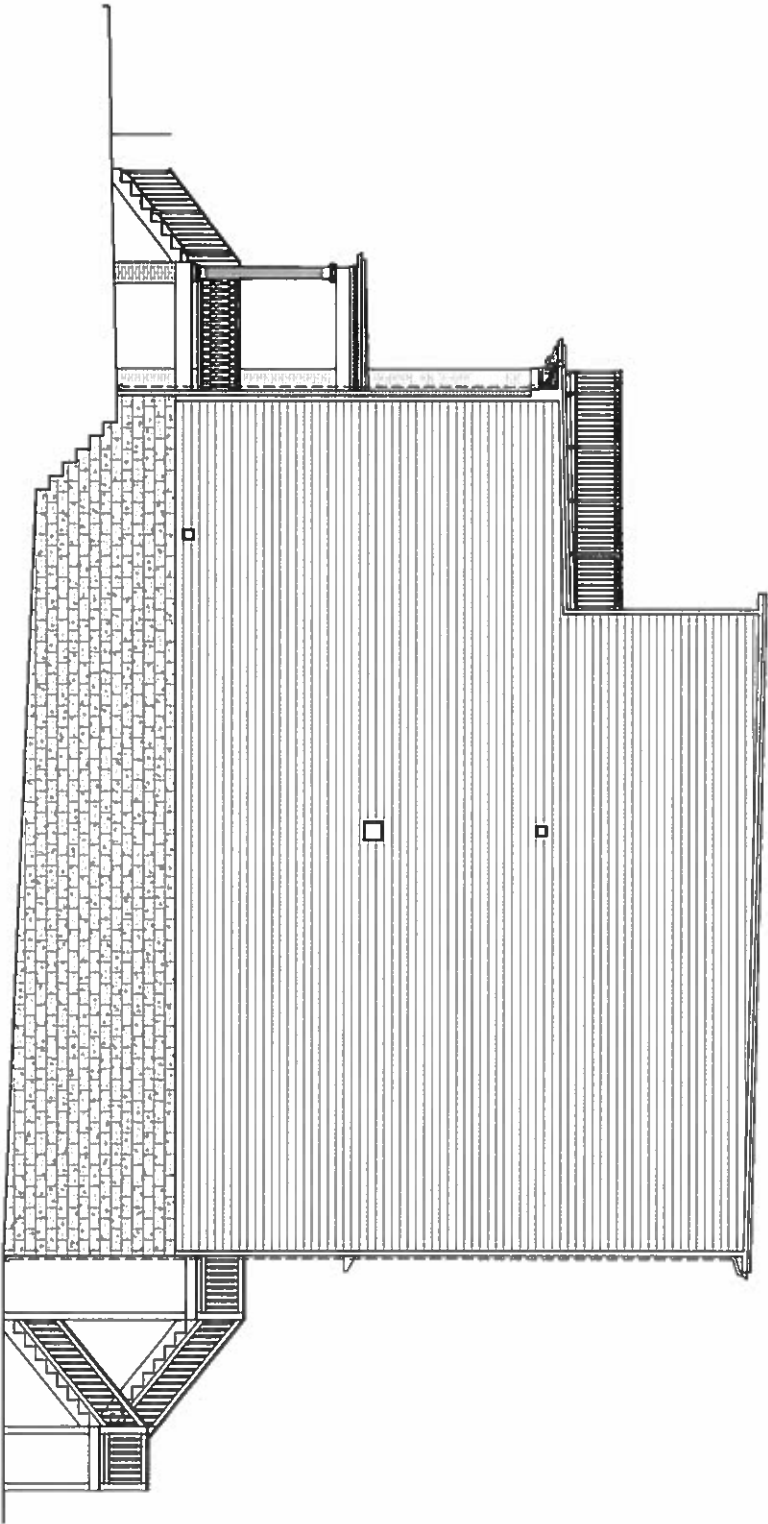


NEW 3-STORY DETACHED SINGLE-FAMILY RESIDENCE  
IN THE CHIMBORAZO NEIGHBORHOOD OF HISTORIC CHURCH HILL

# THE PARDUE HOUSE

3408 EAST BROAD STREET  
RICHMOND, VIRGINIA 23223

PROJECT CONTACTS:  
DEVELOPER  
ALEXANDER POPE  
680.937.2095  
ARCHITECT  
CHRISTOPHER WOLF  
CHRIS WOLF ARCHITECTURE, PLLC  
RD. 514 - 7624



01 | RIGHT SIDE ELEVATION

3/08 - 11

**PROJECT CONTACTS.**

DEVELOPER:  
ALEXANDER SMOKE  
804.537.1005  
ARCHITECT:  
CHRISTOPHER WOLF  
CHRIS WOLF ARCHITECTURE, PLLC  
804.538.7622

NEW 3-STORY DETACHED SINGLE-FAMILY RESIDENCE  
IN THE CHIMBORAZO NEIGHBORHOOD OF HISTORIC CHURCH HILL

**THE PARDUE HOUSE**

3408 EAST BROAD STREET  
RICHMOND, VIRGINIA 23223

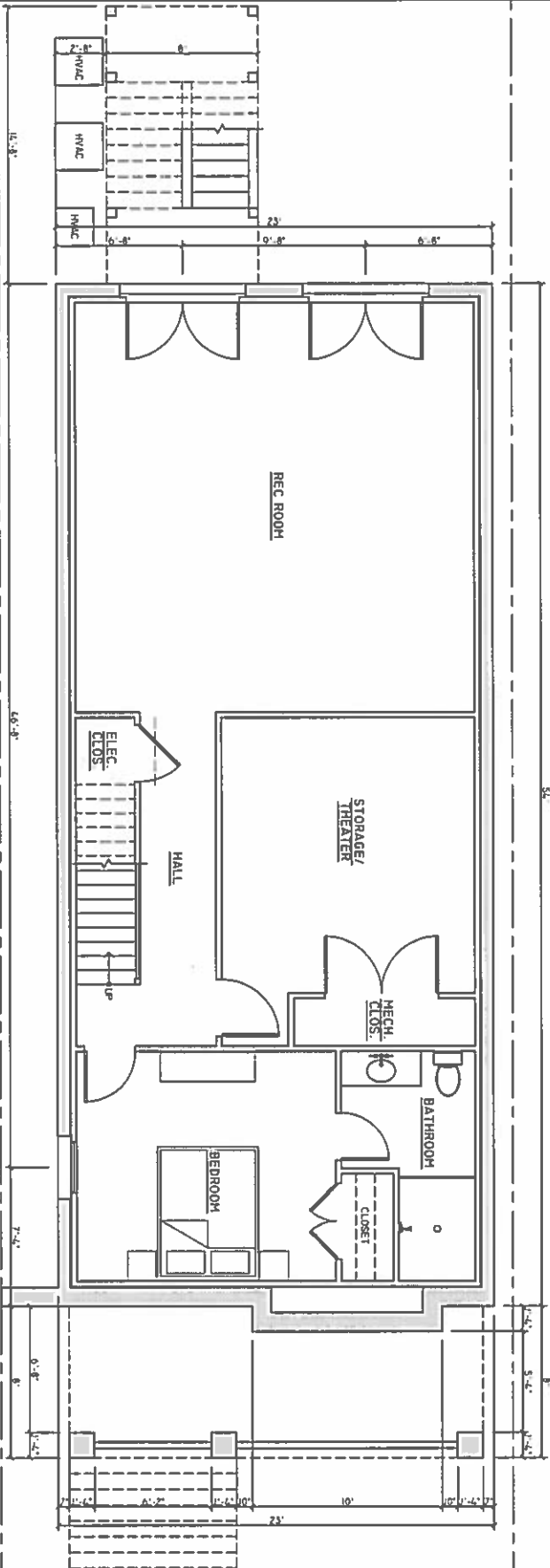
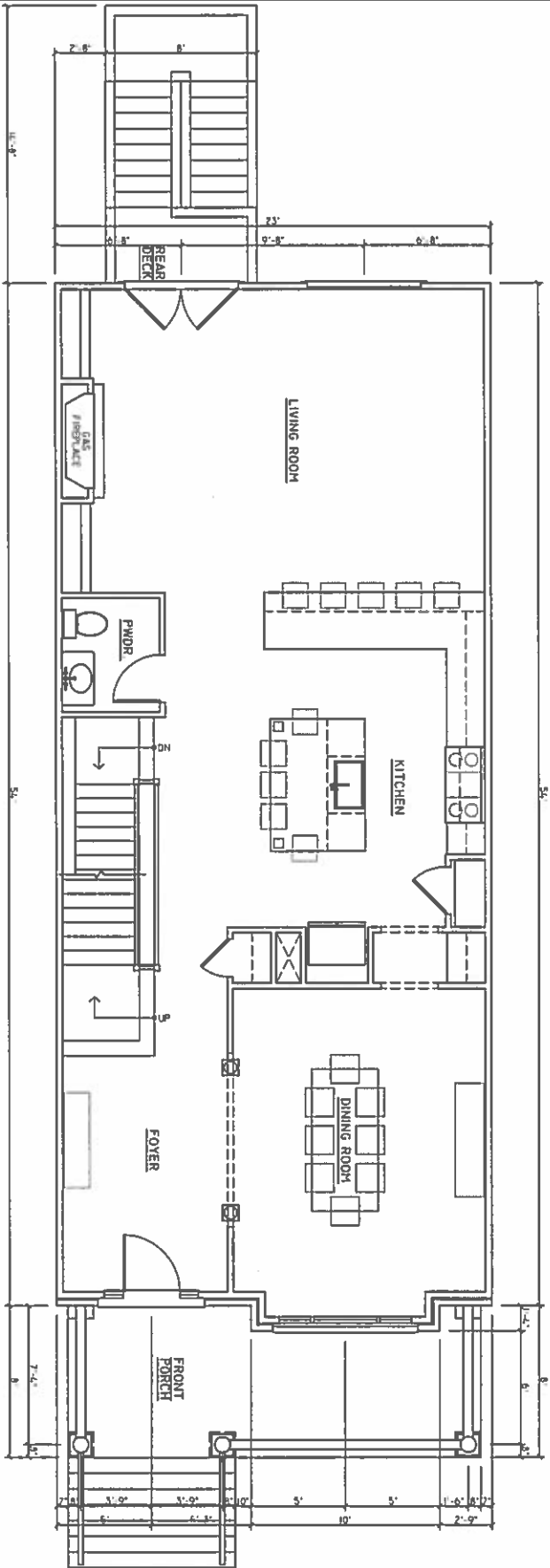
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CONSTRUCTION**

SEAL/REVISION:  
CAR PRELIM REVIEW

DATE/SCALE:  
04.26.2018

RIGHT SIDE  
EXTERIOR ELEVATION

**A2.3**



NEW 3-STORY DETACHED SINGLE-FAMILY RESIDENCE  
IN THE CHIMBORAZO NEIGHBORHOOD OF HISTORIC CHURCH HILL

# THE PARDUE HOUSE

3408 EAST BROAD STREET  
RICHMOND, VIRGINIA 23223

**PROJECT CONTACTS:**  
DEVELOPER:  
ALEXANDER BROOKS  
680-537-0995  
ARCHITECT:  
CHRISTOPHER WOLF  
CHRIS WOLF ARCHITECTURE, PLLC  
804-591-1644

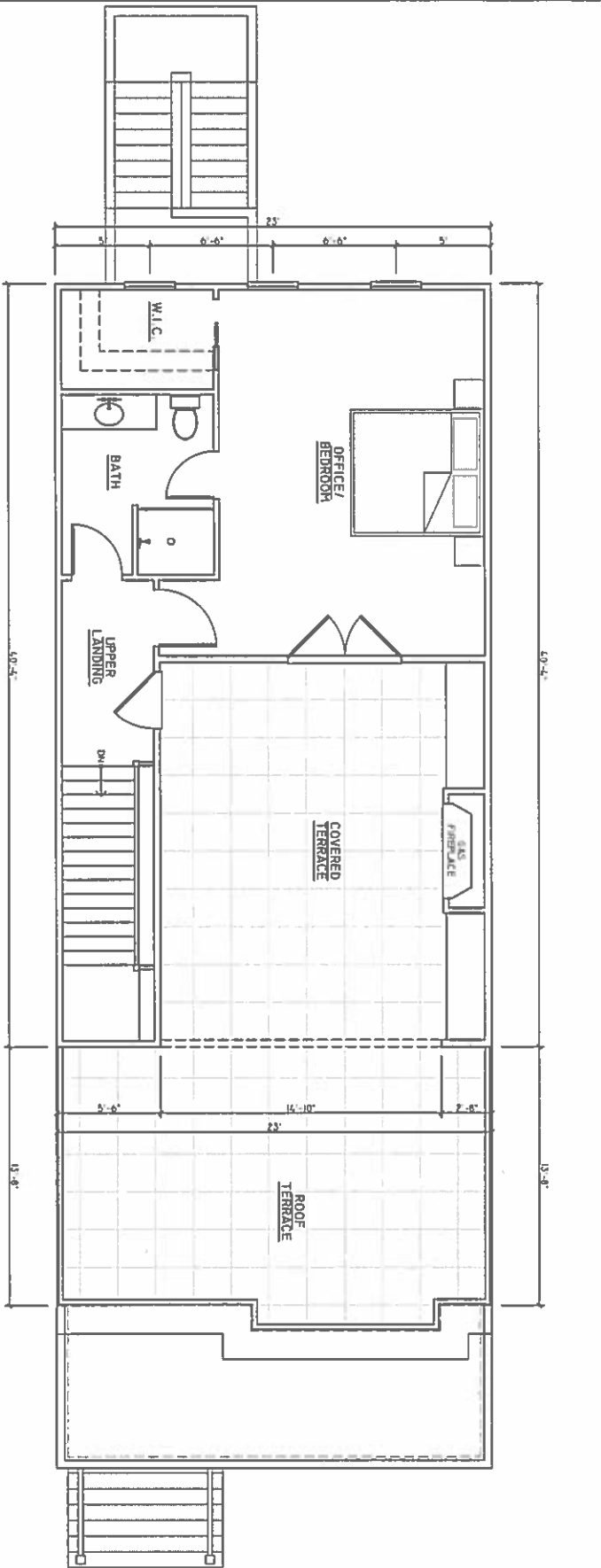
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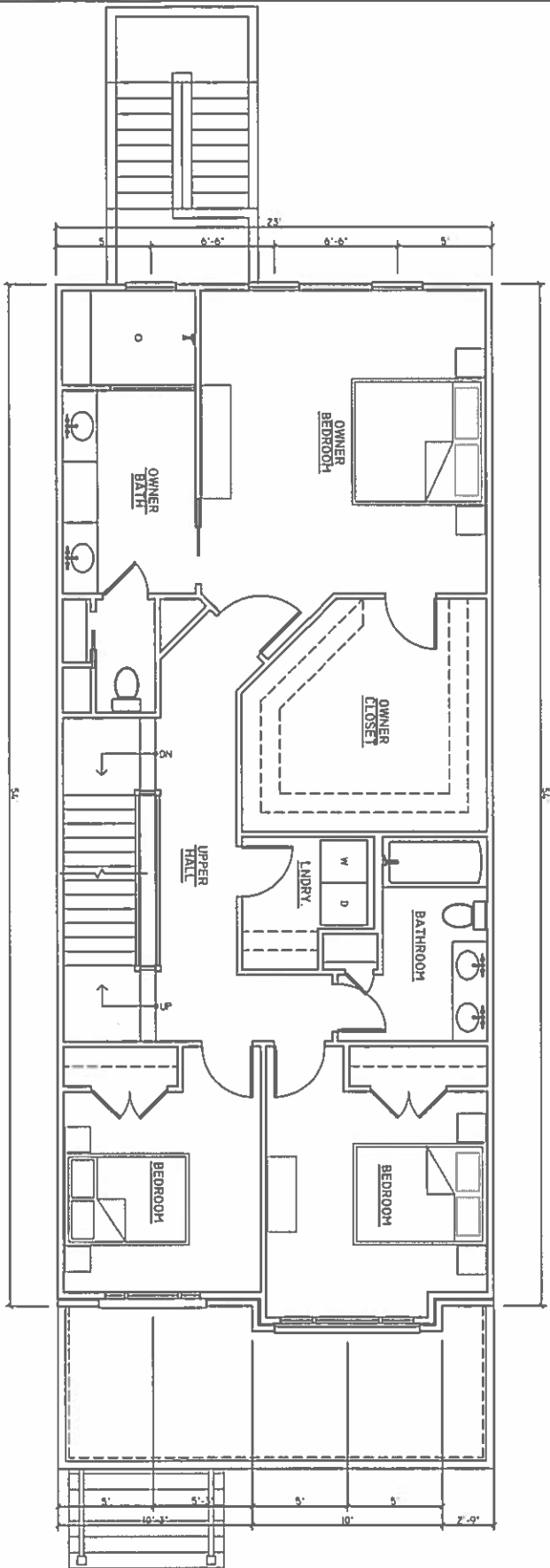
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BASEMENT &  
FIRST FLOOR PLANS

**A.I.I**



03 | THIRD FLOOR PLAN



02 | SECOND FLOOR PLAN

**PROJECT CONTACTS**  
 DEVELOPER  
 ALEXANDER  
 540.537.2005  
 ARCHITECT  
 CHRIS OPHEER WOLF  
 CHRIS WOLF ARCHITECTURE PLLC  
 804.564.7042

NEW 3-STORY DETACHED SINGLE-FAMILY RESIDENCE  
 IN THE CHIMBORAZO NEIGHBORHOOD OF HISTORIC CHURCH HILL

# THE PARDUE HOUSE

3408 EAST BROAD STREET  
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SECOND & THIRD  
 FLOOR PLANS

**A1.2**



## 3408 E Broad St – CAR Conceptual Review Color Selections – 4.25.18

### Selections:

#### Main Colors:

1. Brick Color – Southside Blend OS – Basic Red Brick – Sample provided to CAR Administrator
2. Front Brick Lattice – Pattern shown on Exterior plan – color same as rest of home – Southside Blend OS – Same Sample provided to CAR Administrator
  - a. No brick or lattice on either side of front porch.
3. Siding Color – Sandstone Beige James Hardie Cement Board Siding – Smooth finish without beading – located on either side of home above basement level, rear of home from basement level – Sample provided to CAR Administrator – Please note this sample is not the smooth finish, we apologize for not being able to acquire a smooth sample quickly enough
4. Front Door and Door Frame – Brown Synthetic or Wood Stained – to match front porch decking
5. Windows – Fiberglass material - White in Color
6. Lintels – will be concrete in material and beige in color, similar to other homes on the street
7. Side and Rear Wall Foundation Material – Gray Splitface Block located only on basement foundation wall.

#### Exterior Trim Details:

1. Cornice – design shown on exterior plan – color is white
2. Exterior Trim – design shown on exterior plan – color is white
3. Downspouts – Design shown on exterior plan – color is white
4. Columns – Design shown on exterior plan – color is white
5. Porch Roof Cornice and trim – design shown on exterior plan – color is white
6. Front Porch Railing – Design shown on exterior plan – color is white



7. Hand Rail from front porch to sidewalk – basic black metal handrail to match the rest of the street

#### Decking Details:

1. Front Porch Decking – Brown Synthetic Tongue and Groove Decking
2. Front Steps – Decking material made from synthetic decking – brown color to match front porch decking – risers will be synthetic and white in color
3. Rear Decking – Synthetic brown tongue and groove decking to match front porch – Railings and trim to be synthetic material and white in color

#### Roof Details:

1. Main Roofing Material – Black Membrane
2. Porch Roofing Material – Black Membrane
3. Rooftop Living Space Decking/Roofing – Floating Roof/Deck System resembling synthetic brown decking
4. Rooftop Railing – Design similar to front exterior plan drawing – black metal in material and color

HVAC Equipment – all located in back of home as shown adjacent to steps from main floor to backyard

Fence – located around entire backyard of property – material to be stained wood – style to be 6ft tall with horizontal boards similar to this picture:

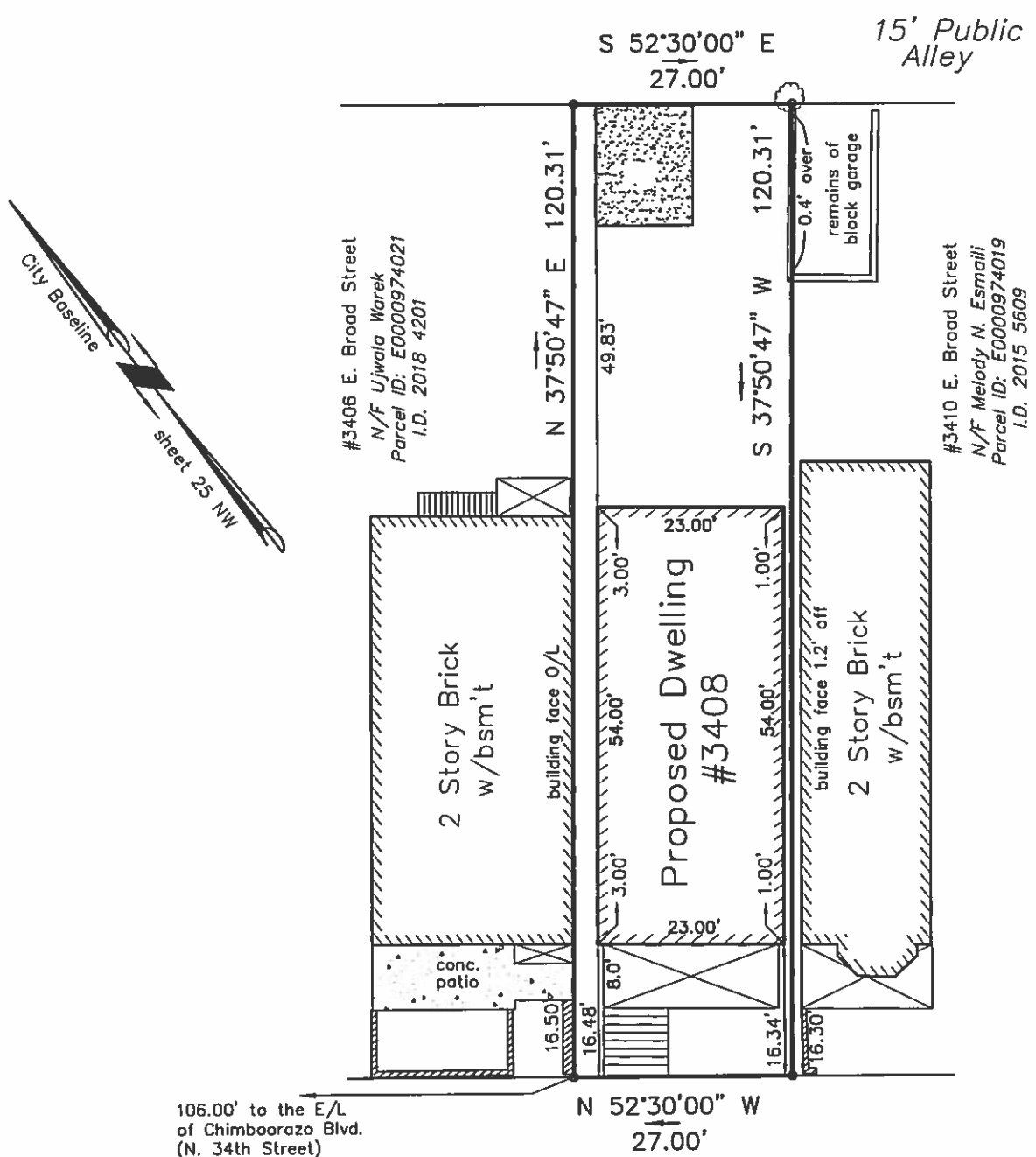
Lighting Fixtures – Exact selection TBD but style to resemble front exterior plan drawing – dark metal in color

Address: #3408 E. Broad Street  
 Current Owners: Ronald E. & Carole Renmark  
 Parcel ID: E0000974020  
 I.D. 2018 641  
 Area: 0.075 acre (3248.31 sq.ft.)

Code Section 30-360.2 "Exception to Required Front Yard" allow for a non-conforming front yard to match front yard of adjacent buildings.

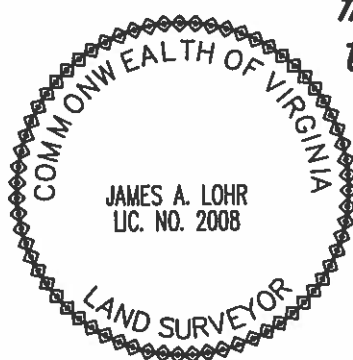
R-8 Zoning Setbacks:  
 Front Yard - 10' min.; 18' max.  
 Rear Yard - 5'  
 Side Yard - 3' or "zero-lot-line"

Note: Bearings protracted from City Baseline sheet 25 NW.



## E. BROAD STREET

Building Permit Plat for  
 The Property Known as  
 #3408 E. Broad Street in  
 the City of Richmond, VA



Edwards, Kretz, Lohr & Associates, PLLC  
 Land Surveyors-Planners  
 Virginia-North Carolina  
 1900 Byrd Avenue, Suite 103  
 Richmond, Virginia, 23230  
 Phone (804) 673-9666  
 Fax (804) 673-9990

FLOOD INSURANCE NOTE: By graphics plotting only, this property is in ZONE X of the Flood Insurance Rate Map, Community Panel No. 5101290043E effective date of 07/16/14. Exact designations can only be determined by an Elevation Certificate. Based on the above information, this property IS NOT in a Special Flood Hazard Area.

Scale: 1"=20'  
 Drawn: TCJ  
 Job: 1157-18  
 Date: 04/23/18  
 Checked: JAL