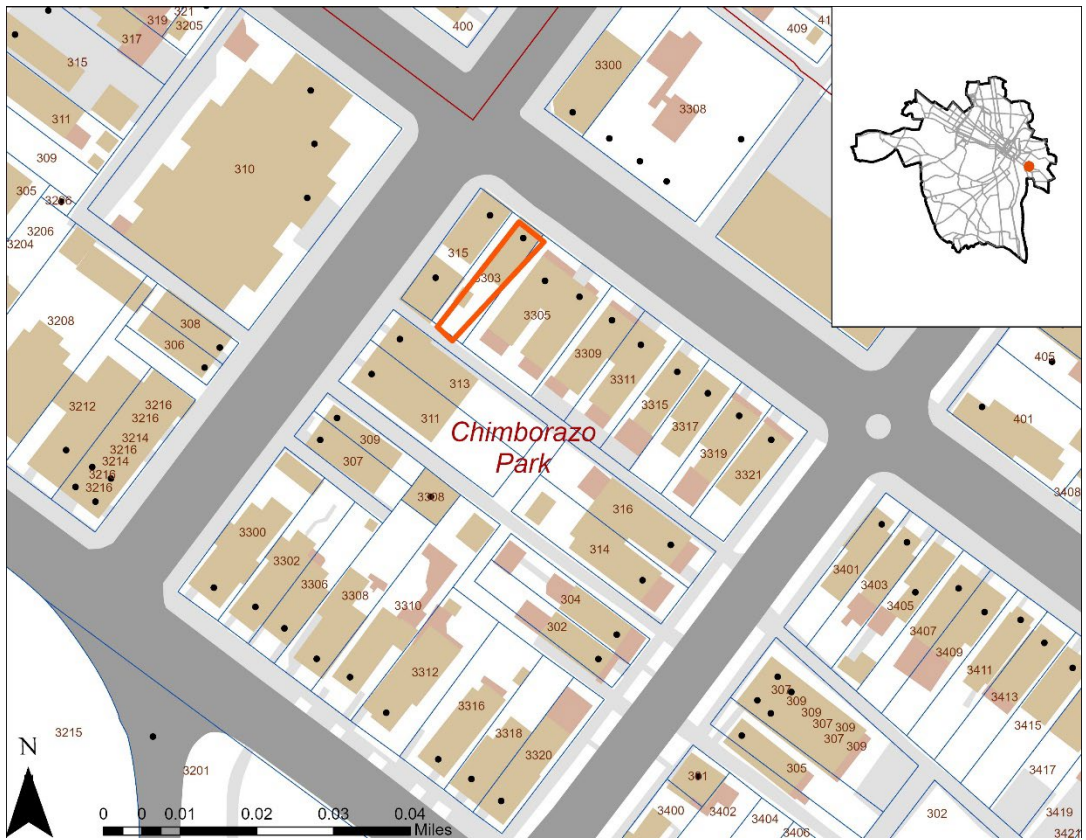




**Staff Report**  
**City of Richmond, Virginia**



**Commission of Architectural Review**

3. COA-113062-2022	Final Review	Meeting Date: 7/23/2024
Applicant/Petitioner	Write applicant name and organization here.	
Project Description	Write ordinance headline text here.	
Project Location		
Address: 3103 E. Broad Street		
Historic District: St. John's Church		
High-Level Details: The applicant proposes to replace existing wood siding on the façade of a pre-1879 frame dwelling with smooth Hardiplank siding with a 8 ¼ inch reveal.		
Staff Recommendation	Denial	
Staff Contact	Alex Dandridge, (804) 646-6569, alex.dandridge@rva.gov	
Previous Reviews	Staff administratively reviewed and approved an application in June 2024 for the replacement of deteriorated wood siding on the sides and rear of the building with Hardiplank siding.	
Conditions for Approval	None.	

## Staff Analysis

### City of Richmond's Old and Historic District's Guidelines

Guideline Reference	Reference Text	Analysis
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<p>Substitute Materials, pg. 61</p>	<p><i>Fiber cement siding is a siding option that has limited application for use on historic properties. Advertised as an alternative to vinyl or wood products, the application of these products in City Old and Historic Districts should be restricted to new freestanding buildings, secondary elevations with limited visibility from the public right-of-way, new additions with limited visibility from the public right-of-way, and new outbuildings.</i></p>	<p>The applicant requests to replace existing wood, lap siding on the façade with Hardiplank siding with an 8 ¼ inch reveal. It will be colored “Mist Gray”, like the existing color of the building.</p> <p>Staff reviewed and approved the replacement of wood siding on the sides and rear of the building with Hardiplank in June 2024. These elevations are minimally visible from the public right-of-way.</p> <p>Based on a site visit, the existing wood siding on the façade appears to be in good to fair condition. Some boards need replacement. The applicant has not submitted images indicating that the façade siding is deteriorated beyond repair.</p> <p>The existing wood siding appears to be in good enough condition to be repaired in-kind rather than replaced.</p>
<p>Substitute Materials, pg. 61</p>	<p><i>Repair damaged elements instead of replacing them. Use materials that match the original in type, or use physically and chemically compatible substitute materials that convey the same appearance as the surviving elements or sections. Use available documentation when reconstructing missing elements. Pictorial, historical or physical documentation can be helpful.</i></p>	<p>Staff recommends that the existing wood siding on the façade be repaired in-kind rather than replaced.</p> <p>Staff does not support the removal of the existing wood siding on the facade as it appears to be in good condition and contributes to the visual character of the building. No images were submitted with this application.</p>

## Figures

Figure 1. Existing Conditions -Façade with wood siding, sides and rear being replaced with Hardiplank.

