



Staff Report
City of Richmond, Virginia



Commission of Architectural Review

8. COA-126430-2023	Final Review Meeting Date: 3/28/2023
Applicant/Petitioner	Will Gillette / Baker Development Resources
Project Description	Install a walk-up ATM in a door opening, and replace a set of double doors with a new accessible door.
Project Location	
Address: 1200 E Cary Street	
Historic District: Shockoe Slip	
<p>High-Level Details:</p> <p>The applicant proposes to upfit an existing building, remove two doors, and install an ATM and accessible door.</p> <p>No changes are proposed to the structure of the building, and no changes are proposed to the brick exterior.</p>	
Staff Recommendation	Approval, with Conditions
Staff Contact	Samantha Lewis, 804-646-5207, Samantha.lewis@rva.gov
Previous Reviews	None
Conditions for Approval	<ul style="list-style-type: none"> • The new accessible door installed in the middle opening feature true or simulated divided lights with an exterior grid; final door and sidelight specifications submitted for administrative review and approval. • The paneled door jambs, transom windows, and any decorative trim be retained, and also protected during the installation of the new door and ATM. • Staff recommends when mounting the hardware for the sign that holes be drilled into the mortar of the brick, not the brick itself.

Staff Analysis

Guideline Reference	Reference Text	Analysis
<p>Building and Site Accessibility, p. 79, #4 and 5</p>	<p>4. <i>As a general rule, historic doors should not be replaced, nor should door frames on primary entrances be widened, as this may alter an important feature of the historic design.</i></p> <p>5. <i>When it is not possible to modify an existing entrance, a new entrance may be made, or an existing opening may be altered to create a new entrance.</i></p>	<p>Although removing doors is not advisable, the ADA accessibility requires a wider door. Applicant is proposing to use the same door frame but replace with an ADA accessible entry door that is similar in style to match the existing storefront.</p> <p>Specific design specifications were not provided to staff for the new accessible door. From the conceptual rendering, the new door appears to be a wood and glass door with a sidelight. <u>Staff recommends that the new accessible door installed in the middle opening feature true or simulated divided lights with an exterior grid; final door and sidelight specifications submitted for administrative review and approval.</u></p> <p><u>Furthermore, Staff recommends that the paneled door jambs, transom windows, and any decorative trim be retained, and also protected during the installation of the new door and ATM.</u></p> <p><i>Staff recommends applicant consider using the removed exterior doors somewhere in the interior, or otherwise storing the doors on the property for future use/reinstallation.</i></p>
<p>Building Site and Accessibility, p. 79, #6</p>	<p><i>Regrading is any adjustment made to the slope or land leading up to any exterior entrance to a property.</i></p> <p>6. <i>Regrading is appropriate in cases where the change in elevation between an existing slope and a step or steps is not great and meets ADA requirements. Appropriate regrading efforts should cover, but not remove or eliminate, original masonry steps.</i></p>	<p>Applicant states the entryway that meets the sidewalk will need to be regraded to meet ADA requirements. Applicant is proposing to contour the brick sidewalk in front of the unit to meet the ingress to allow for wheelchair access. DPW has conceptually approved this work.</p>
	<p><i>Projecting Wall Signs may be made of wood or metal and may be hung from brackets or otherwise mounted on buildings in order to hang perpendicular. These signs are intended to be viewed from a moderate distance and close at</i></p>	<p>Applicant has stated the proposed projecting wall sign meets the sign zoning requirements. <u>Staff recommends when mounting the hardware for the sign that holes be drilled into the mortar of the brick, not the brick itself.</u></p>

	<p>hand by pedestrians. Projecting signs should be mounted at least eight (8) feet above the sidewalk, should project from the building façade no more than four (4) feet and should not obscure the storefront display area. (No more than 20% of the total glass area should be taken up by permanent window signs. Temporary signs on display for 30 days or less should not take up more than 15% of the total glass area.)</p>	
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Figures

Figure 1. Façade photo



Figure 2. 1924-1925 Sanborn Map

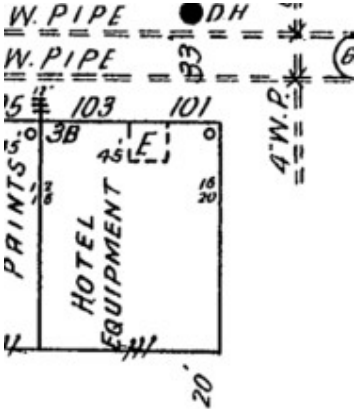


Figure 3. Assessor's Card photo, 1950's

