



Commission of Architectural Review SUBMISSION APPLICATION

City of Richmond, Room 510 – City Hall
900 East Broad Street, Richmond, Virginia 23219
PHONE: (804) 646-6335 FAX: (804) 646-5789

12 COPIES OF SUPPORTING DOCUMENTATION ARE REQUIRED FOR PROCESSING YOUR SUBMISSION

LOCATION OF WORK: 2302 East Grace Street DATE: July 30, 2015

OWNER'S NAME: Robert T. Baratta and Julie K. Rautio TEL NO.: 804-771-5309

AND ADDRESS: 2302 East Grace Street EMAIL: robert@capresults.net

CITY, STATE AND ZIPCODE: Richmond, Virginia 23223

ARCHITECT/CONTRACTOR'S NAME: _____ TEL. NO.: _____

AND ADDRESS: _____ EMAIL: _____

CITY, STATE AND ZIPCODE: _____

Would you like to receive your staff report via email? Yes No

REQUEST FOR CONCEPTUAL REVIEW

I hereby request Conceptual Review under the provisions of Chapter 114, Article IX, Division 4, Section 114-930.6(d) of the Richmond City Code for the proposal outlined below in accordance with materials accompanying this application. I understand that conceptual review is advisory only.

APPLICATION FOR CERTIFICATE OF APPROPRIATENESS

I hereby make application for the issuance of a certificate under the provisions of Chapter 114, Article IX, Division 4 (Old and Historic Districts) of the Richmond City Code for the proposal outlined below in accordance with plans and specifications accompanying this application.

DETAILED DESCRIPTION OF PROPOSED WORK (Required):

STATE HOW THE DESIGN REVIEW GUIDELINES INFORM THE DESIGN OF THE WORK PROPOSED. (Include additional sheets of description if necessary, and 12 copies of artwork helpful in describing the project. The 12 copies are not required if the project is being reviewed for an administrative approval. See instruction sheet for requirements.)

Temporary removal of front portico and steps to conduct normal repair and maintenance. There are significant structural issues apparent with the deteriorating front portico supporting piers as well as masonry repairs required on the main house now masked by the portico. Temporary removal of the portico and steps will allow access to conduct the required repairs and maintenance. All work done coincident with this proposal involves only the replacement of existing work with equivalent material, design, color, and workmanship for the purpose of maintaining the existing condition of the main house, portico and stairs. [Continued on next sheet]

Signature of Owner or Authorized Agent: x *RT Baratta*

Name of Owner or Authorized Agent (please print legibly): Robert T. Baratta/Julie K. Rautio

(Space below for staff use only)

Received by Commission Secretary _____

APPLICATION NO. _____

DATE _____

SCHEDULED FOR _____

Note: CAR reviews all applications on a case-by-case basis.

[2302 East Grace Street continued]

I. Current status:

The portico is a modern replacement of the federal restoration portico:

Based on physical examination and attached photographic evidence, the existing portico and railings are certainly modern replacements. Photo 1 (c.1940) shows the front elevation of the house prior to the Mary Wingfield Scott federal period restoration done in the late 1950's. Photo 2 (c. 1969) shows the front elevation with portico, piers and stairs replaced during the federal restoration in the late 1950's. Photo 3 (2015) shows the current front elevation with modern replacement columns, railings and newel posts.

Portions of the structure have deteriorated and need repair and replacement:

The two piers supporting the portico lack concrete footers and have now lost considerable amounts of mortar rendering the piers unstable. [Photos 4 and 5] Stair treads, railings, balusters and newel posts are exposed to the weather at all times. Much of the treads, railings, balusters and newel post have rotted or are missing. [Photos 6 and 7] The portico pediment is made of cheap modern plywood that has deteriorated with weathering. [Photo 8]

II. Plan to conduct normal repair and maintenance:

Stairs:

Replace in kind current stair stringers. Replace handrails, balusters and newel posts with c.1969 material design from the federal period restoration done in the late 1950's. Replace treads and risers with more durable material (Ipe) to withstand the unprotected weather. Rails are to be painted green to match the front elevations doors. Stingers and balusters will be painted white to match the trim on the house. Treads will not be painted.

Portico:

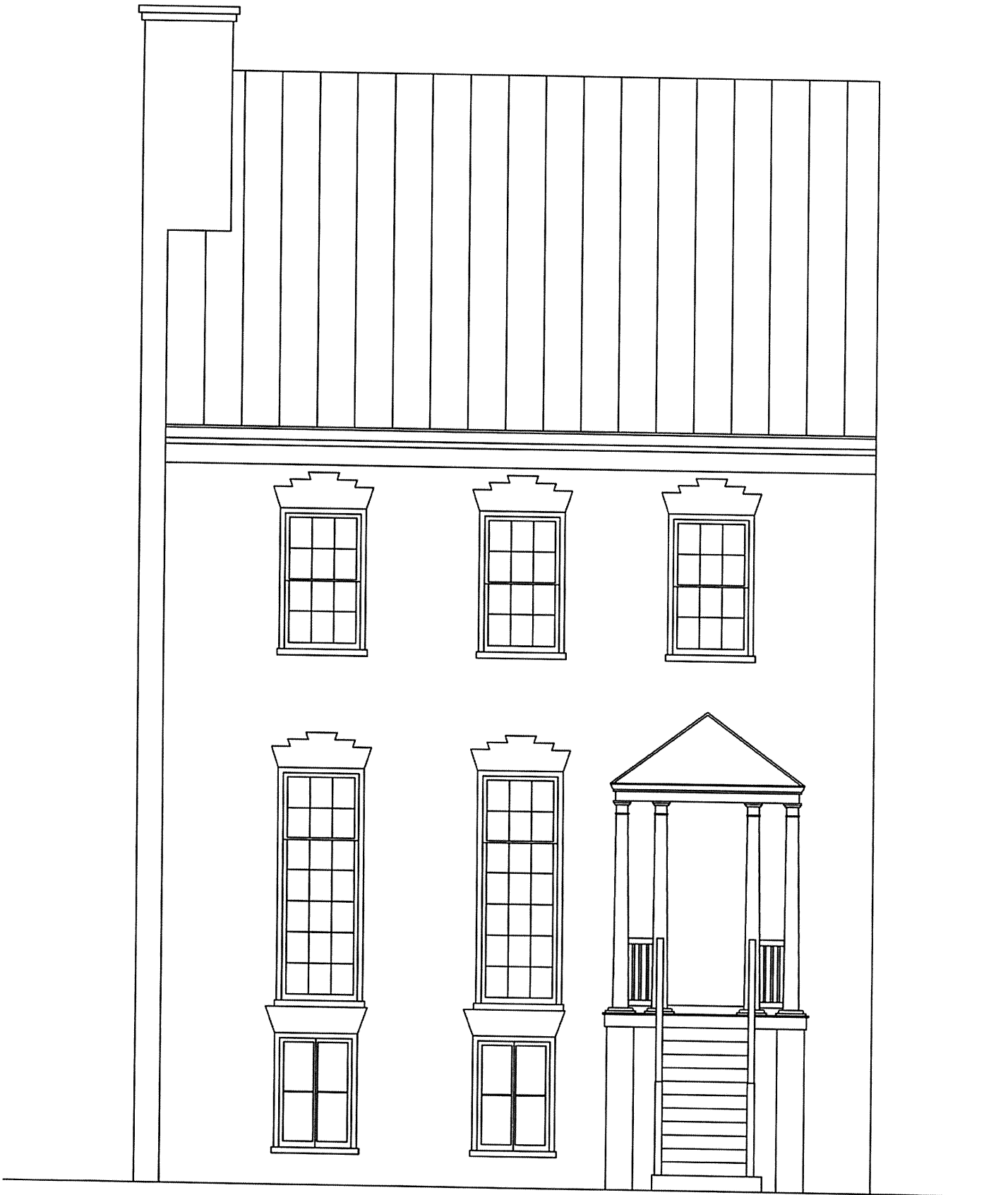
Replace decking with more durable material (tongue and groove Ipe) to withstand the unprotected weather. Replace rails and balusters with c.1969 design from the federal period restoration done in the late 1950's. Columns and pilasters will be retained. Plywood pediment will be replaced with solid hardwood; other portions of the roof will be retained. Tongue and groove roof sheathing will be retained. Metal roof will be repaired. Piers will be reconstructed after concrete footings are laid for support. Masonry repairs will be made to main house in areas now masked by the portico, including to the masonry pediment above the front elevation door.

Rails will be painted green to match the front elevations doors. Columns, pilaster, entablature and balusters will be painted white to match the trim on the house. Decking will not be painted. Roof will be painted red to match the house roof.

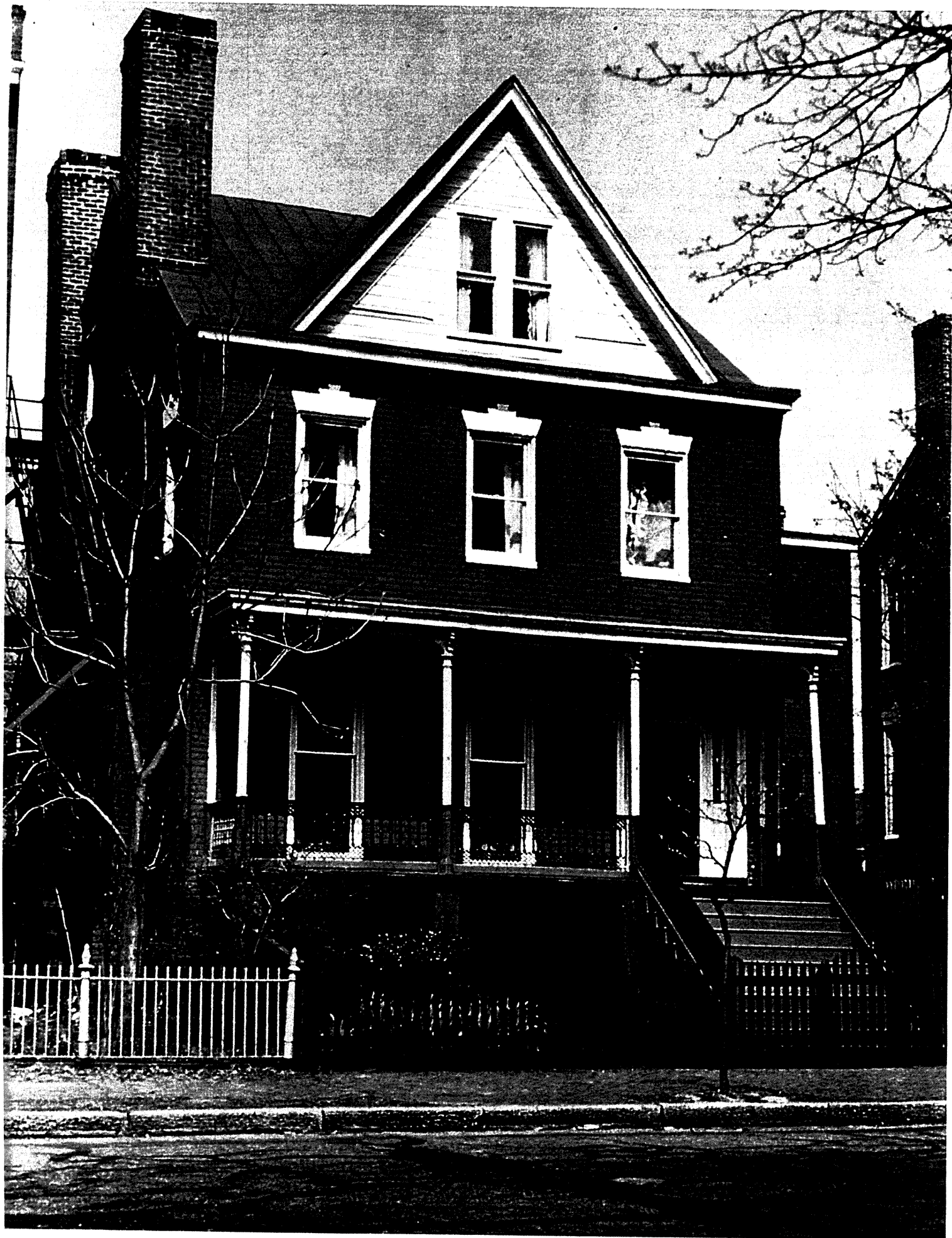
III. Special circumstances

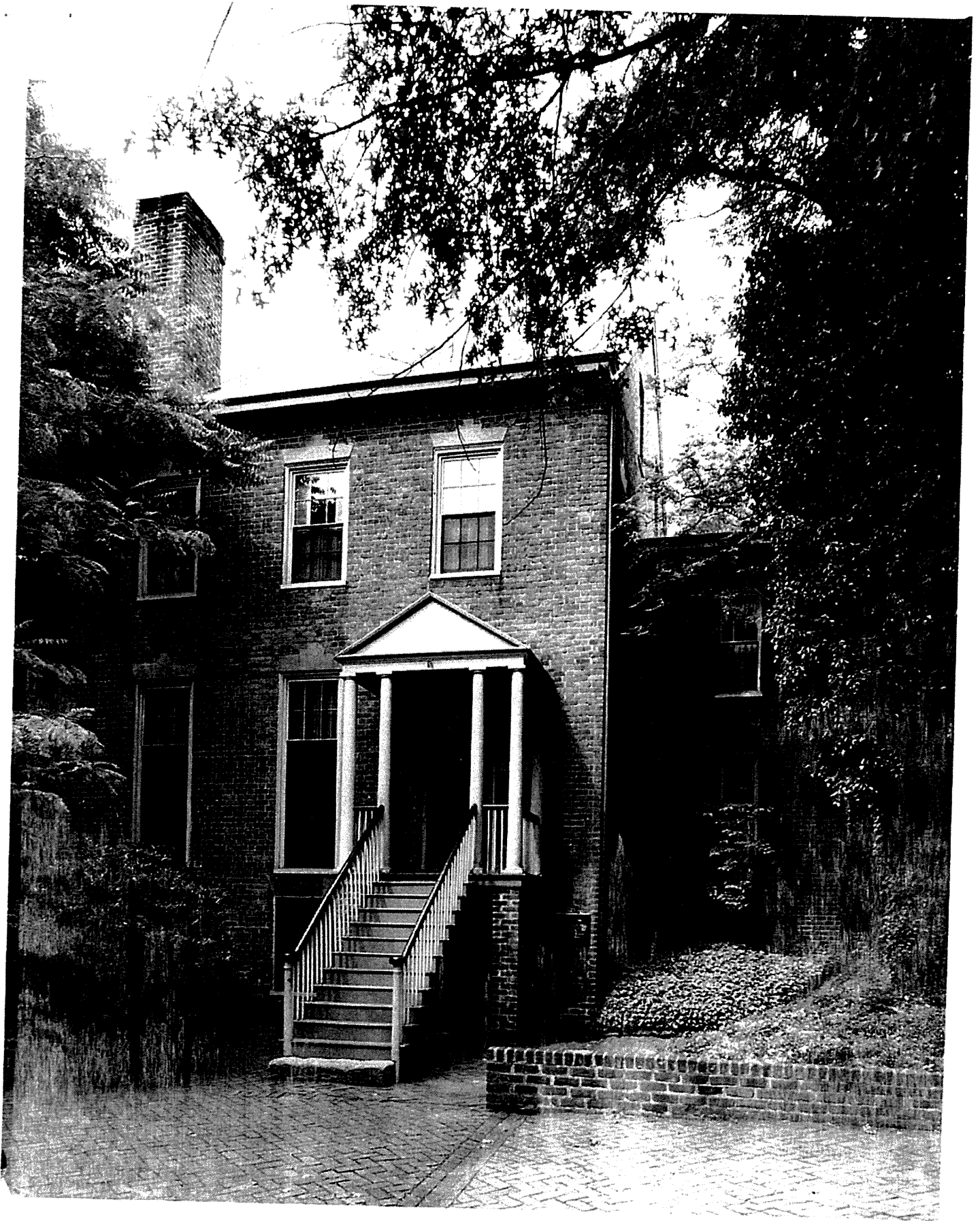
CAR approved the landscaping plan for 2302 East Grace Street at the June meeting that included considerable activity around the front portico area most notably from heavy equipment. The Virginia Department of Historic Resources has subsequently granted its approval for temporary removal of the front portico and stairs coincident with the front landscape construction out of an abundance of caution. [Attached]

It is respectfully requested that (a) CAR approve the plan to repair and maintain the front portico and stairs and (b) approve the temporary removal of the portico and stairs in accordance with the terms of the plan submitted herein so that all of the planned construction on the front elevation can be accomplished in a safe and efficient manner.



2302 EAST GRACE STREET
EXISTING PORCH - (NTS)





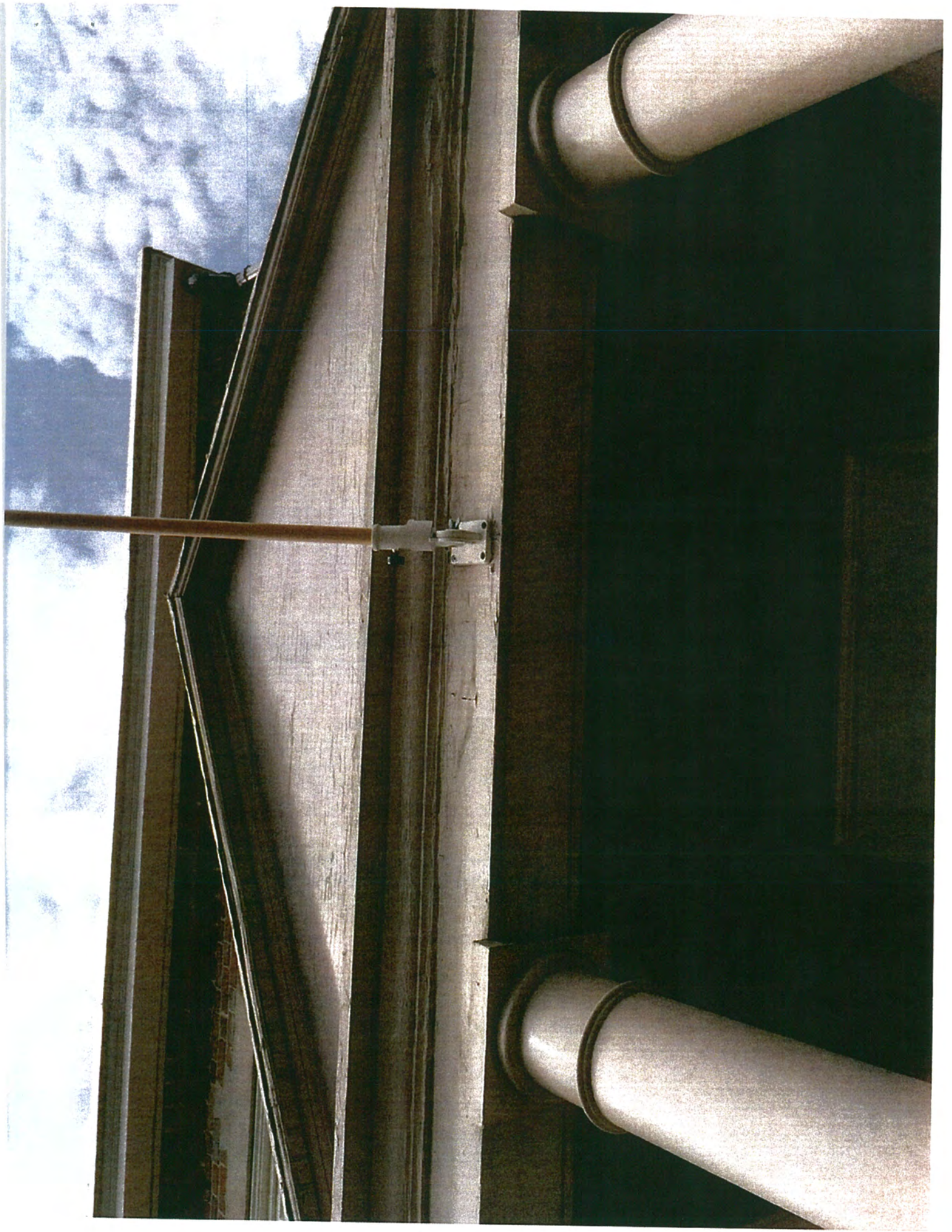














COMMONWEALTH of VIRGINIA

Department of Historic Resources

2801 Kensington Avenue, Richmond, Virginia 23221

Nancy Rosen Ward
Secretary of Natural Resources

June W. Langer
Director

Tel: (804) 367-2323
Fax: (804) 367-2321
www.dhmr.gov

July 22, 2015

Robert Thomas Baratta
2302 East Grace Street
Richmond, Virginia 23223

RE: 2302 East Grace Street
DHR # 2012-211

Dear Mr. Baratta:

Thank you for submitting the amended Part 2 application for rehabilitation work planned for your house located at 2302 East Grace Street in Church Hill. After reviewing the recent proposal to remove the front porch and steps, we believe the work described could meet the *Secretary of the Interior's Standards for Rehabilitation* provided the following conditions are met:

Although the temporary removal of the existing portico and stair is acceptable, significant fabric should be retained and protected for re-installation. Should significant documentation be discovered, a new design for the front entry must be submitted for approval.

During the demolition phase of work, new information discovered must be identified and documented. Please submit a Part 2 Amendment detailing any information uncovered.

We look forward to hearing from you. In the interim, should your scope of work change in any way, or if we can be of further assistance, please contact me at (804) 482-6095.

Sincerely,

William Mills Crosby
Historical Architect, Tax Act Program

Administrative Services
16 Courthouse Ave.
Petersburg, VA 23803
Tel: (804) 862-6408
Fax: (804) 862-6196

Eastern Region Office
2801 Kensington Avenue
Richmond, VA 23221
Tel: (804) 367-2323
Fax: (804) 367-2391

Western Region Office
962 Kime Lane
Salem, VA 24153
Tel: (540) 387-5443
Fax: (540) 387-5446

Northern Region Office
5357 Main Street
PO Box 519
Stephens City, VA 22655
Tel: (540) 868-7025
Fax: (540) 868-7033