



COMMISSION OF ARCHITECTURAL REVIEW

APPLICATION / CERTIFICATE OF APPROPRIATENESS

PROPERTY (Location of Work)

Address 201 S. BOULEVARD, RICHMOND 23220

Historic District _____

PROPOSED ACTION

- Alteration (including paint colors)
- Rehabilitation
- Demolition
- Addition
- New Construction (Conceptual Review required)
- Conceptual Review
- Final Review

OWNER

APPLICANT (if other than owner)

Name DAVID & SHERYL COCHRAN
 Company _____
 Mailing Address 201 S. BOULEVARD
RICHMOND VA 23220
 Phone 703/684-7855
 Email cochranstudios@aol.com
 Signature David Cochran
 Date 6/29/2017

Name _____
 Company _____
 Mailing Address _____
 Phone _____
 Email _____
 Signature _____
 Date _____

ACKNOWLEDGEMENT OF RESPONSIBILITY

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.

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.

(Space below for staff use only)

Application received: 3:30 CoA-019928
 Date/Time _____ ECE VED Complete Yes No
 By _____ JUL 06 2017



CERTIFICATE OF APPROPRIATENESS

ALTERATION AND ADDITION CHECKLIST

Well in advance of the COA application deadline contact staff to discuss your project, and if necessary, to make an appointment to meet with staff for a project consultation.

Complete all applicable sections and submit with the COA application form. Staff can assist you in determining what items are required for your scope of work. An incomplete application may cause delays in processing or may be deferred to the next agenda. Application materials must clearly represent current and proposed conditions. Refer to Standards for Rehabilitation outlined in Section 30.930.7(b) of the City Code, as well as, the *Richmond Old and Historic Districts Handbook and Design Review Guidelines*.

PROPERTY ADDRESS: 201 S. Boulevard, Richmond Va 23220

BUILDING TYPE

- single-family residence
- multi-family residence
- commercial building
- mixed use building
- institutional building
- garage
- accessory structure
- other

ALTERATION TYPE

- addition
 - foundation
 - wall siding or cladding
 - windows or doors
 - porch or balcony
 - roof
 - awning or canopy
 - commercial sign
 - ramp or lift
 - other
- REAR PATIO ———
- FRONT

WRITTEN DESCRIPTION

- property description, current conditions and any prior alterations or additions
- proposed work: plans to change any exterior features, and/or addition description
- current building material conditions and originality of any materials proposed to be repaired or replaced
- proposed new material description: attach specification sheets if necessary

PHOTOGRAPHS place on 8 ½ x 11 page, label photos with description and location (refer to photograph guidelines)

- elevations of all sides
- detail photos of exterior elements subject to proposed work
- historical photos as evidence for restoration work

DRAWINGS (refer to required drawing guidelines)

- current site plan
- proposed site plan
- current floor plans
- proposed floor plans
- legal "plat of survey"
- list of current windows and doors
- list of proposed window and door
- current roof plan
- proposed roof plan
- current elevations (all sides)
- proposed elevations (all sides)
- demolition plan
- perspective and/or line of sight

Rebuild Roof on Front Porch at 201 S. Boulevard, Richmond Va.

We have purchased 201 S. Boulevard which is an Italian Villa Style home, built in 1925. The Roof of the front porch has been taken down due to neglect and rotting roof joists by the previous owner.

We propose to have the roof rebuilt to match the original design, using Spanish tiles that would match as close as possible, the tiles that are currently over the front door. (see photos)

We found a house on Lakeview in Bird Park which is very close to the design and style of this house. We have attached photos of this house. We propose to have the 201 S Blvd porch roof built in this style.

The porch structure is intact and sound and will stay the same, only the roof will be installed.

We have located a roofer (Steve Kay) who is very familiar with installing and repairing this Spanish Roof Tile. He has worked on Fan houses for over 20 years. I have attached his proposal.

Thank you for considering our proposal

David and Sheryl Cochran

WE FOUND A MORE CURRENT PHOTO OF 201 AND IT CLEARLY SHOWS THAT THERE WAS A MORE GENTLE SLOPE OF ROOF WITH A MORE EXTREME SLOPE ON THE FRONT OF THE ROOF. THIS SEEMS TO BE CONFIRMED BY THE PHOTOS (ATTACHED) THAT SHOW A CEILING ROW OF JOISTS, AND THEN A SEPERATE ROW OF ROOF JOISTS THAT FOLLOW A GENTLE SLOPE, FOLLOWED BY AN EXTREME SLOPE. MY ROOFER WOULD FOLLOW THIS PATTERN. THE OLD PHOTO SHOWS A METAL ROOF ON THE FRONT. THIS DOES NOT SEEM TO BE ORIGINAL. WE PROPOSE A SPANISH STYLE ROOF TILES TO MATCH THE TILES OVER THE FRONT DOOR. (POSSIBLY 4 ROWS OF TILES) THE GENTLE SLOPE WOULD BE TYPICAL FAN COMPOSITE STYLE ROOFING (BECAUSE OF GENTLE SLOPE) WE CAN MATCH THE PHOTO IF YOU REQUIRE BUT WE THINK THE SPANISH TILES WOULD BE MORE ORIGINAL AND ATTRACTIVE.

STEVE KAY

ROOFING CONTRACTOR

10501 WALBROOK DR.

HENRICO VA. 23238

804-513-0037

June 25, 2017

Dave,

The photos i sent you of the other house almost match the front porch that was on the house at 201 S. Boulevard. I am going to re-build the porch to its original design as you requested.

The Spanish tiles are to match as close to possible to the color and shape as the ones in the photos, and the ones over the front door of 201 S Boulevard.

I hope this gives you the plan for the front porch. I look forward to working on this project as we bring back the original details of this grand old house.

Thank you for your business,

Steve Kay

EST. FOR REBUILDING FRONT PORCH ROOF OF 201 S. BOULEVARD

1. Rebuild roof frame to match original design
2. Install matching Spanish tiles (Match as close as possible to tiles above Front Door)
3. Flash as needed

Total Cost: \$3000.



201 S. BOULEVARD, RICHMOND



TYPICAL ITALIAN VILLA
STYLE IN RICHMOND,
THIS HOUSE IS ON LAKEVIEW
IN BIRD PARK



201 S. BOULEVARD WILL BE REBUILT
IN THIS STYLE OF ROOF, IT SHOWS SPANISH TILES ON THE FRONT ROOF











Request to install new 6ft Double Door Unit onto rear Patio at 201 S Boulevard

There is a covered patio that we would like to put a 6ft door unit from the kitchen, for traffic flow and to let in light.

This back wall (which would have the door on it) is not easily visible from the street so it would not impact the visual character of the building. There is a deck and sun room over this patio and a masonry railing on the side, which further encumbers any view from the street. (see photos)

It would not be visible at all from the back alley as there is a garage.

Thank you,

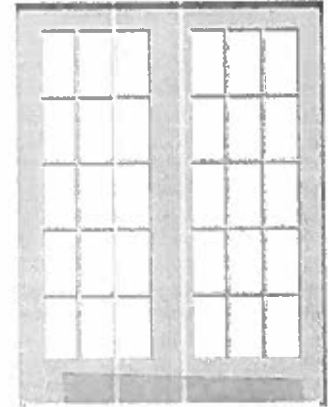
David and Sheryl Cochran

**PROPOSED DOORS (FRENCH WOOD)
FOR 201 S. BLVD**

Back to Quote



LOWE'S HOME CENTERS, LLC #687
4401 POUNCEY TRACT ROAD
GLEN ALLEN, VA 23060-5816
USA
(804) 364-5975



Project #: 512572226 Description: french door
Customer Name: DAVID COCHRAN
Customer Phone: (703) 684-7855
Customer Address: 201 SOUTH BOULEVARD
RICHMOND, VA 23220
USA

Line Item	Product Code	Unit Price	Quantity	Total Price
Frame Size	Description			
0001 Actual Frame Size = 71 1/2-in W x 80-in H	Manufacturer: JELD-WEN - Wood Windows & Patio Doors Division: Millwork Product: Doors Type: Patio Product Type: W-2500 Wood Hinged Door Product_Z: W-2500 Wood 2-Panel Type_Z: 1 Wide Testing or Performance Standards: Non-Certified Order By: Frame Frame Width: 71 1/2-in Frame Height: 80-in Exterior Finish: Primed Color Of Panel: Same as Exterior Finish Interior Finish.: Natural Operation: Hinged Left Jamb: 4 9/16-in Exterior Trim.: Brickmould Door Sill: Grey Anodized Aluminum Sill Hardware Style: Antique Brass Lido Screen: Fiberglass Mesh - White Frame Energy Efficiency: Standard Glazing: Low-E Temp Preserve: No Preserve Neat Glass: No Glass Options: Argon Grille Type: 7/8-in Bead SDL W/Perm Wood	\$2,598.83	1	\$2,598.83

Grille Color: Silver Shadow Bar SDL Finish: Primed Wood Lite Break Up: Colonial Lites-Wide: 3 Lites-High: 5 Certification: None Lead Time: 21 Days Item Number: 89057 *** 15% Off SOS Doors & Windows 6/28/2017 - 7/18/2017 ***
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Project Total: \$2,598.83**Salesperson:** SHAMONE THOMPSON (S0687ST1)**Accepted by:** _____

Date: 07/06/2017

[Print Detailed Quote](#)

This Millwork Quote is valid until 8/4/2017. This is an estimate only. This estimate does not include tax or delivery charges. Delivery of all materials contained in this estimate are subject to availability from the manufacturer or supplier. All the above quantities, dimensions, specifications and accessories have been verified and accepted.

allow for natural light

- Stile and rail construction for increased durability
- Glass wrap provided to allow for easier finishing
- Ready to paint or stain
- Ready to install door with frame



Specifications

Material	Wood	Glass Style	N/A
Wood Species	Pine	Tint	None
Soft Close	X	Hinge Finish	Satin nickel
Panel Frame Finish	N/A	Casing Included	X
Skin Type	N/A	Casing Profile	N/A
Lockset Bore	X	Lowe's Exclusive	X
Door Handing	Reversible	Manufacturer Color/Finish	N/A (unfinished)
Common Size (W x H)	60-in x 80-in	Color/Finish Family	Brown
Actual Height (Inches)	81.5	Warranty	5-year limited
Actual Width (Inches)	61.75	Door Swing	N/A
Door Thickness (Inches)	1.375	Series Name	N/A
Finish or Rough Opening Height (Inches)	82.0	Door Style	15-lite
Finish or Rough Opening Width (Inches)	62.75	Type	French
		Door Finish	Unfinished

Jamb Width (Inches)	4.563
Jamb Type	Flat

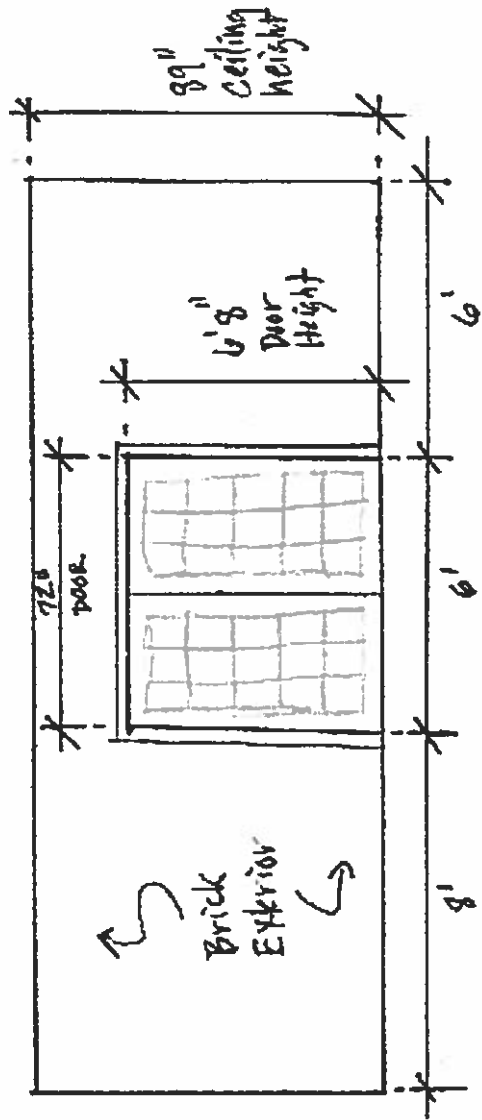
Need Help?

Call 1-800-445-6937

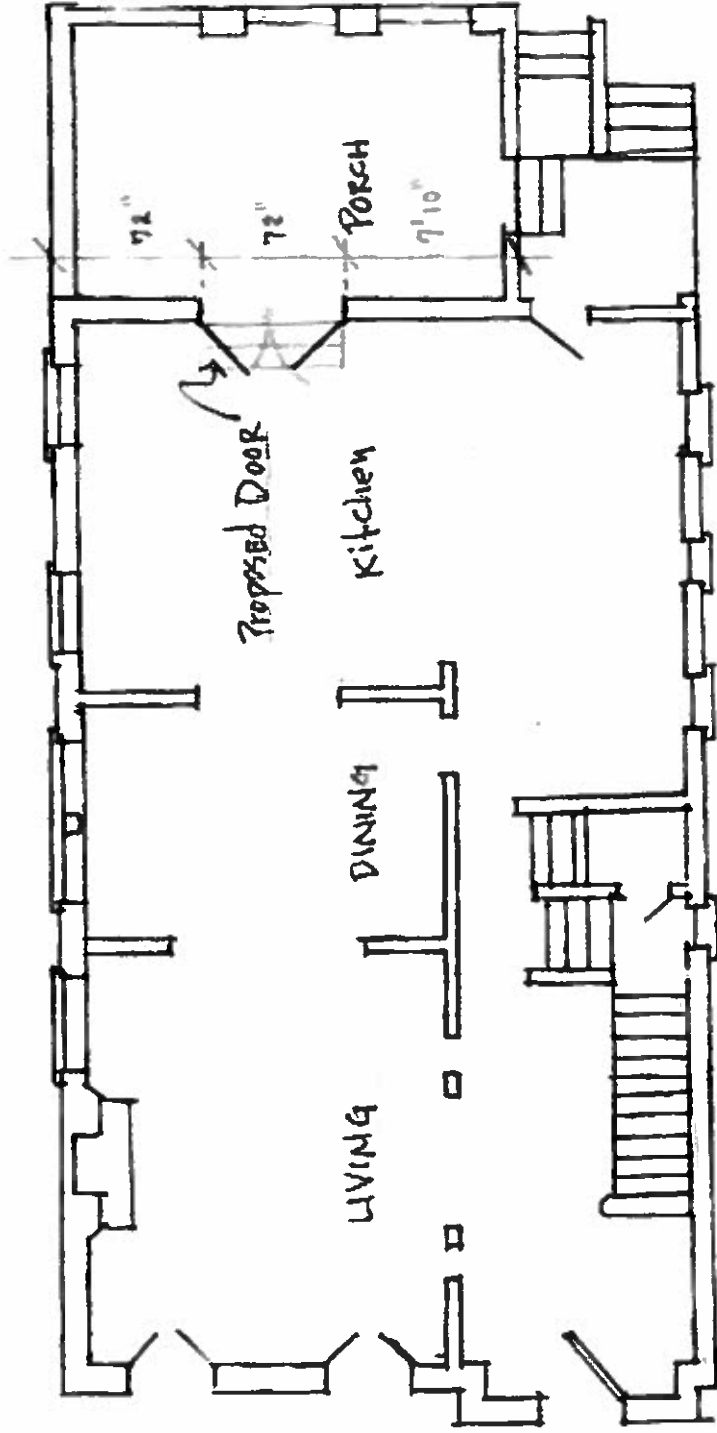
Products & Sales

Call 1-877-
GO-LOWES

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French Door Location
 $\frac{1}{4}'' = 1'-0''$



201 S. Blvd. Porch Door Proposal
 $\frac{1}{8}'' = 1'-0''$



DOOR WOULD BE
INSTALLED ON
THIS WALL

201 S. BOULEVARD



SIDE STREET VIEW



PROPOSED DOOR



SIDE STREET VIEW



PROPOSED DOOR

201 S. BOULEVARD