



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: 721A 24th St DATE: 9-26-14

OWNER'S NAME: Ridge Point Real Estate TEL NO.: 804-201-3624
AND ADDRESS: PO Box 5667 EMAIL: Chris@RidgePointRe.com
CITY, STATE AND ZIPCODE: Glen Allen VA 23058

ARCHITECT/CONTRACTOR'S NAME: Brad Brice TEL. NO.: 804-640-0791
AND ADDRESS: 3900 Pale Moon Pl EMAIL: Brad@Netcadrafting.com
CITY, STATE AND ZIPCODE: Glen Allen VA 23059

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*.)

Signature of Owner or Authorized Agent: X

Name of Owner or Authorized Agent (please print legibly): Christopher Jefferson

(Space below for staff use only)

Received by Commission Secretary
DATE 10/1 11:00 am

APPLICATION NO. _____
SCHEDULED FOR _____

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



*3900 Pale Moon Pl
Glen Allen, VA 23059*

Ridge Point Real Estate, LLC.

*Office: 804-420-2274
Fax: 804-751-5310*

721 N 24th ST

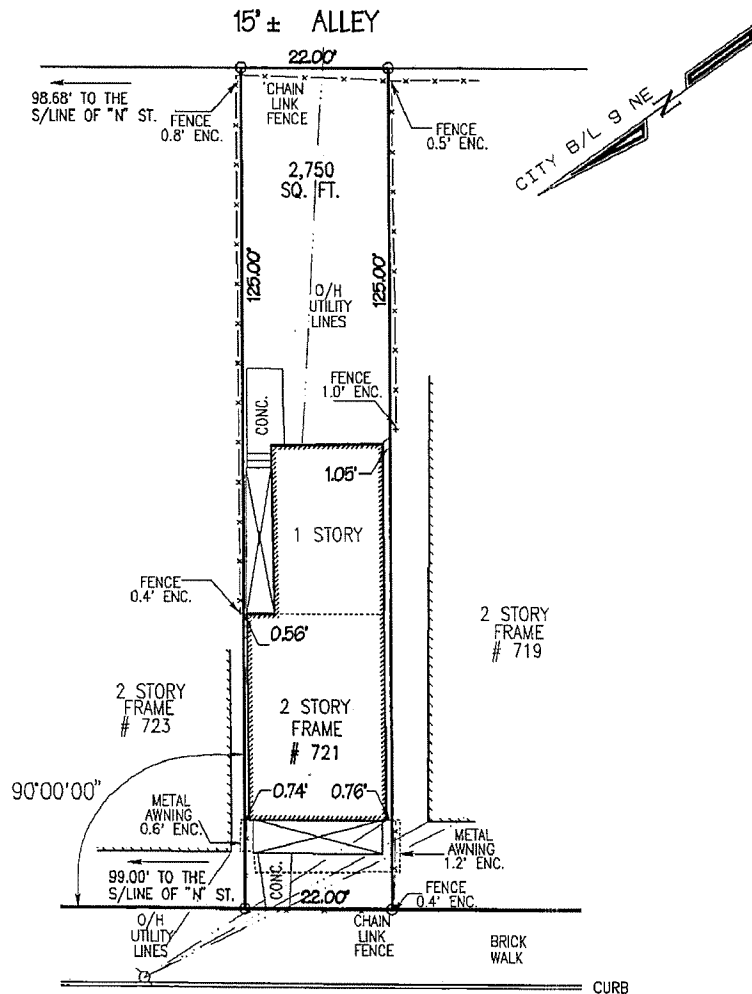
It is proposed that a new addition and exterior renovations take place at 721 N 24th St Richmond VA. The proposed addition and changes will be in line with the historical integrity of the Church Hill neighborhood. The siding on the property is currently vinyl siding. We are proposing to remove the vinyl siding and expose the original hardboard siding underneath. The new rear addition to the property will have smooth cement board siding. If the hardboard siding on the original structure is exceedingly damaged, we propose to replace the siding with cement board siding (Hardiplank). The new windows on the addition will match the configuration of the existing windows and will be PVC clad (Spec provided). We also ask that review and approval of any changes required by the Virginia Department of Historic Resources or National Park Service for rehabilitation tax credit purposes may be deferred to commission staff.

We are also proposing to remove the awning on the front lower porch in order to re-expose the decorative historical mouldings underneath (Pictures included) We are asking for approval to install new fascia boards under the top of the front roof line so that fyphon corbels can be installed that provide the historical appearance of other properties in the neighborhood, which this property most likely had at one time. We will also maintain and repair the front porch roof, columns, and pickets. We are proposing to paint all exterior trim white, with the exterior paint color being approved by staff. We will also be installing an exterior gutter system. The existing wooden front door will be maintained as well as the transom, if for any reason we are unable to use the existing front door we will replace it with a wooden door per staff approval. The intention of the project is to provide repair to a long vacant neighborhood property will bringing back the historical presence and value that it once held. While bringing more modern interior updates and amenities to continue to bring a new generation of families to the Church Hill area.

Chris Jefferson

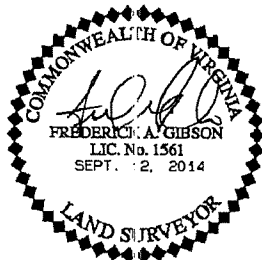
Managing Member
Chris@ridgepointre.com

NOTES: THIS PROPERTY DOES NOT APPEAR TO BE LOCATED IN A F.E.M.A. DEFINED FLOOD HAZARD AREA. FREDERICK A. GIBSON & ASSOCIATES, P.C. ASSUMES NO LIABILITY REGARDING SUB-SURFACE FEATURES SUCH AS TOXIC WASTE, GARBAGE OR WASTE DISPOSAL AREAS, LANDFILLS, UNDERGROUND STORAGE TANKS, CEMETERIES OR BURIAL SITES, SHRINK/SWELL SOILS, UNDERGROUND WATERWAYS OR UTILITIES. CURRENT OWNER(S): N/F DICKERSON D.B.529B PG.54 T.M.E0000333030



N. 24TH STREET
66' R/W

(PHYSICAL SURVEY)
PLAT SHOWING IMPROVEMENTS ON # 721 N. 24TH STREET
IN THE CITY OF RICHMOND, VIRGINIA
SCALE: 1" = 20'

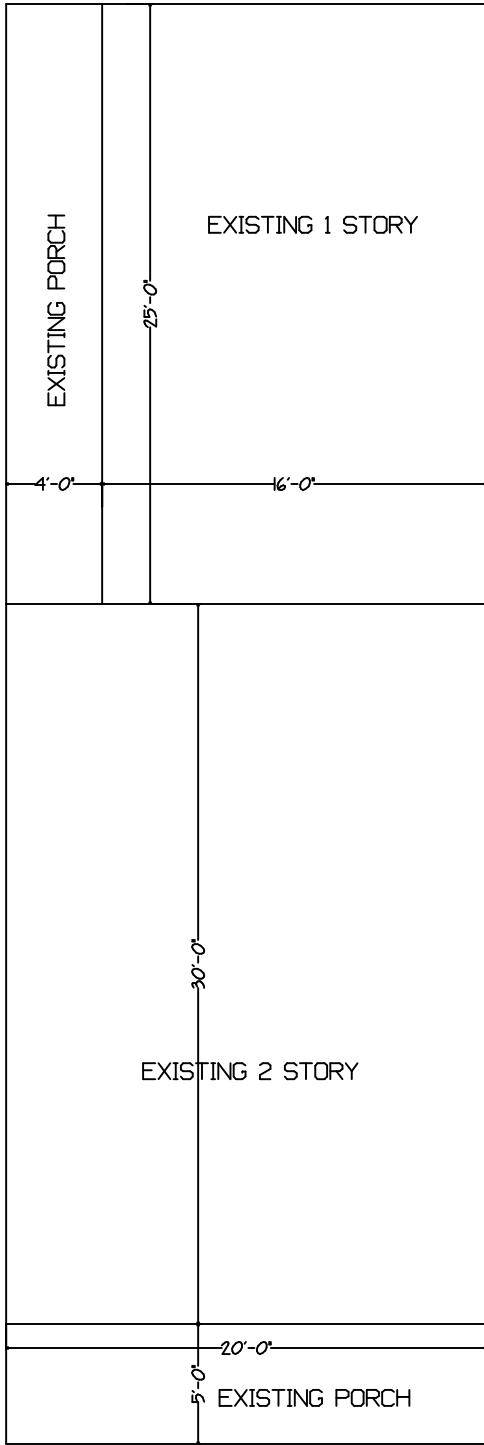


THIS IS TO CERTIFY THAT ON SEPT. 12, 2014, I MADE A FIELD SURVEY OF THE PREMISES SHOWN HEREON; THAT THERE ARE NO VISIBLE ENCROACHMENTS BY IMPROVEMENTS EITHER FROM ADJOINING PREMISES OR FROM SUBJECT PREMISES UPON ADJOINING PREMISES, OTHER THAN AS SHOWN HEREON. THIS PLAT IS BEING FURNISHED WITHOUT BENEFIT OF A TITLE REPORT. PREMISES SHOWN HEREON IS SUBJECT TO EASEMENTS OF RECORD OR OTHERWISE. TO THE BEST OF MY KNOWLEDGE AND BELIEF, THIS PLAT COMPLIES WITH THE MINIMUM PROCEDURES AND STANDARDS ESTABLISHED BY THE VIRGINIA STATE BOARD OF ARCHITECTS, PROFESSIONAL ENGINEERS, LAND SURVEYORS, AND CERTIFIED LANDSCAPE ARCHITECTS.

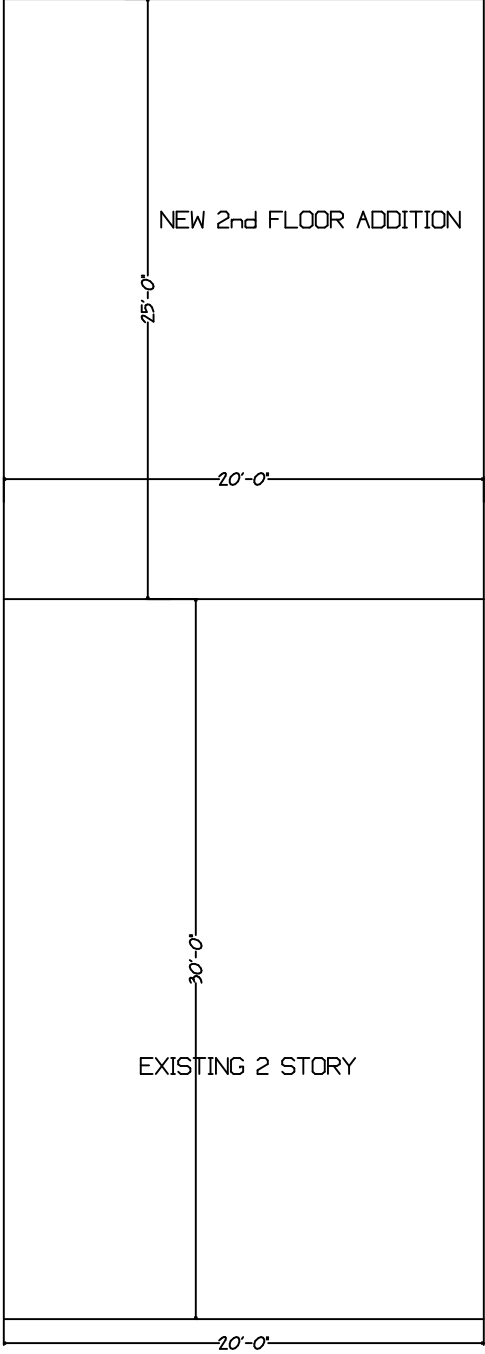
FREDERICK A. GIBSON
& ASSOCIATES, P.C.
LAND SURVEYORS

LEGEND	
○	IRON ROD FOUND
●	IRON ROD SET
UNLESS OTHERWISE NOTED.	

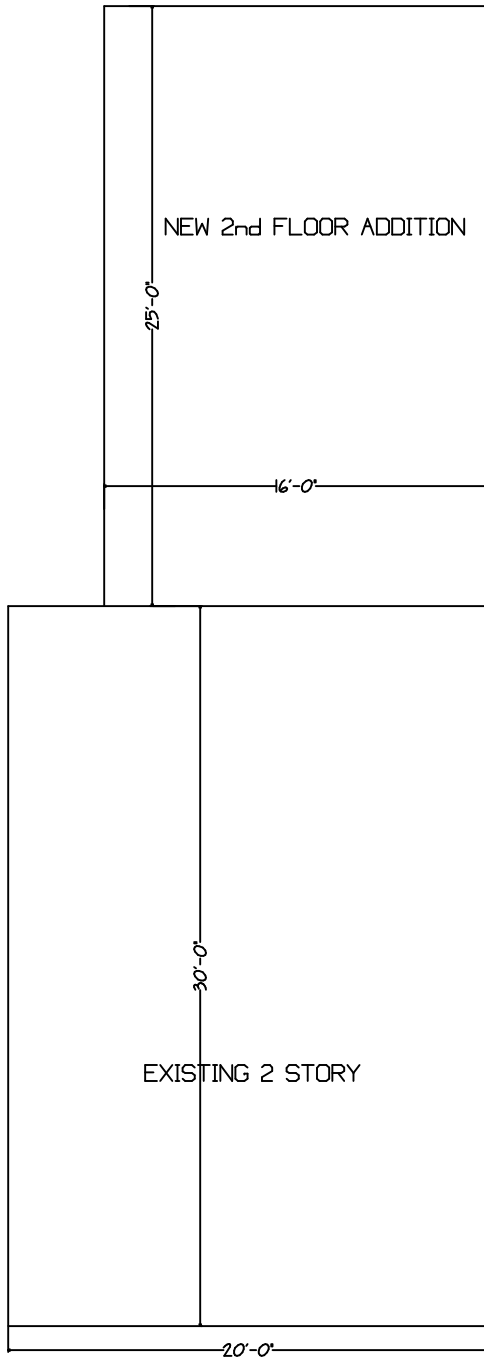
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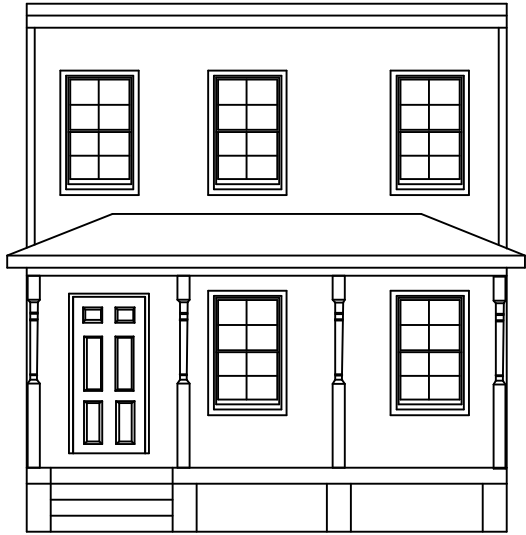
721 N 24th ST
RICHMOND, VA
FIRST FLOOR / EXISTING
DRAWING #1
SCALE 1/8"=1'



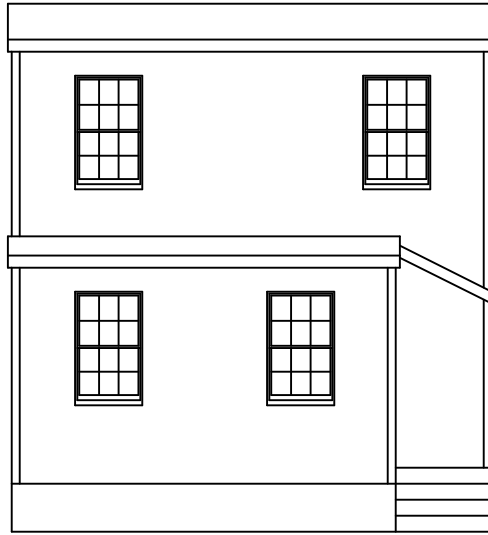
721 N 24th ST
RICHMOND, VA
SECOND FLOOR / PROPOSED OPT1
DRAWING #2
SCALE 1/8"=1'



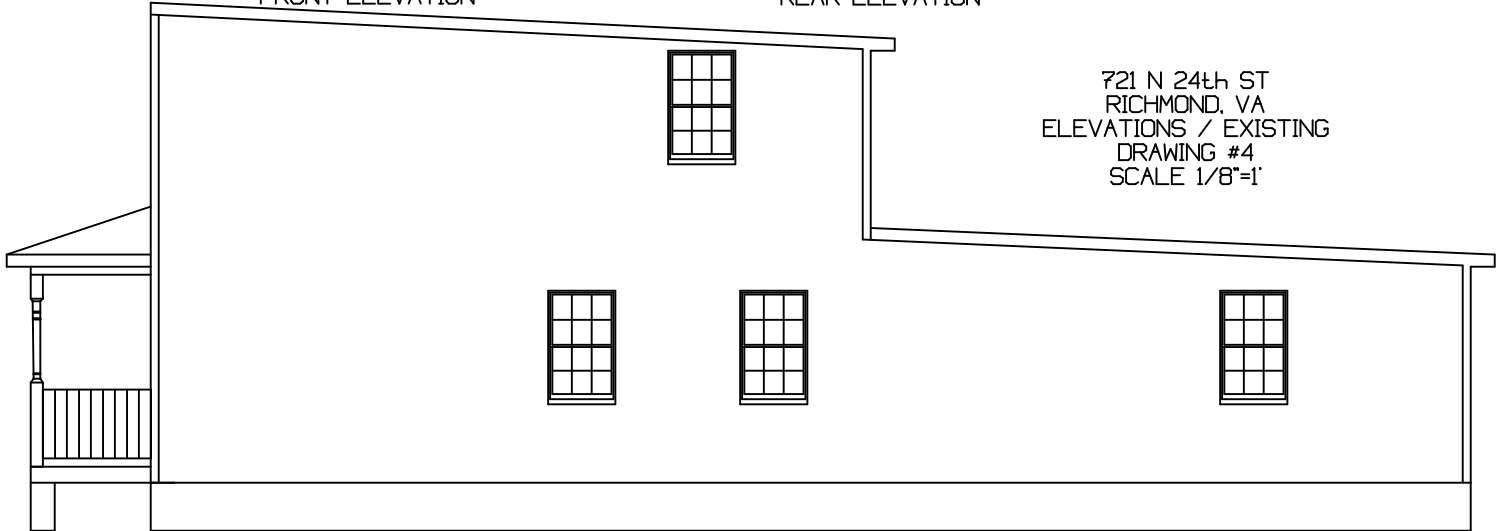
721 N 24th ST
RICHMOND, VA
SECOND FLOOR / PROPOSED OPT2
DRAWING #2
SCALE 1/8"=1'



FRONT ELEVATION

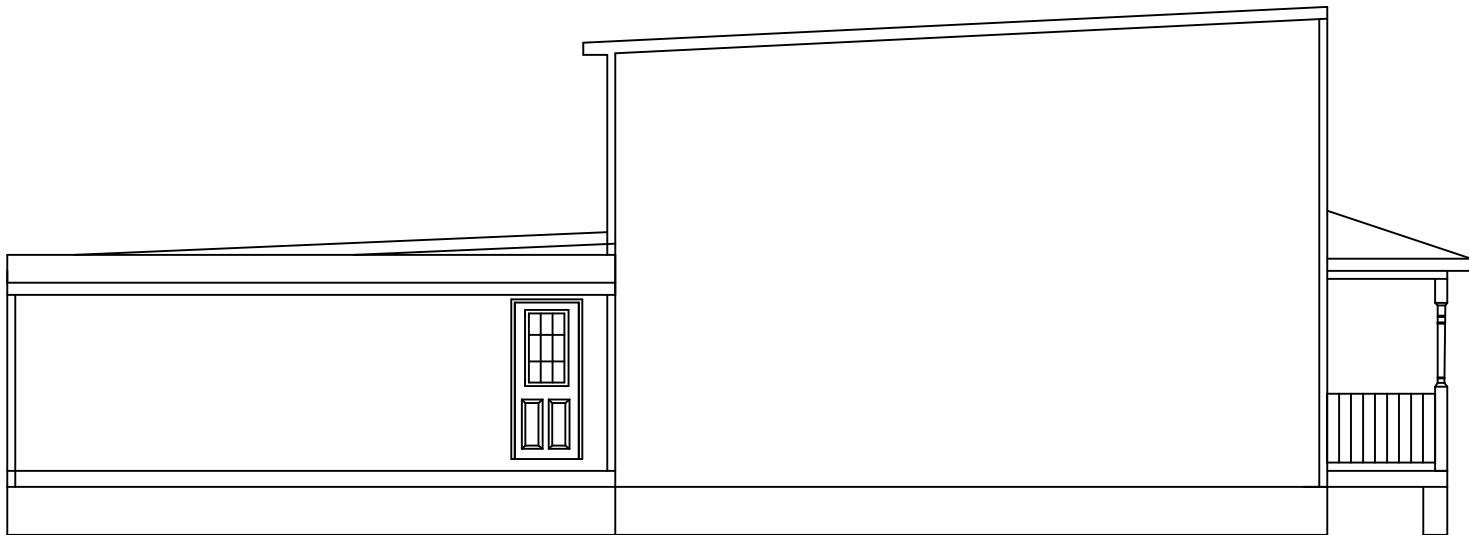


REAR ELEVATION

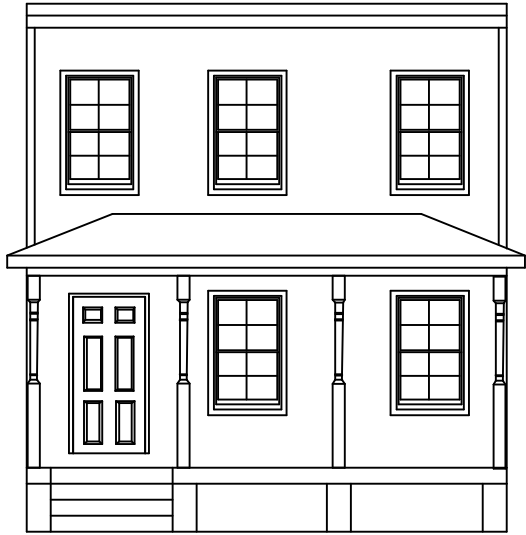


RIGHT ELEVATION

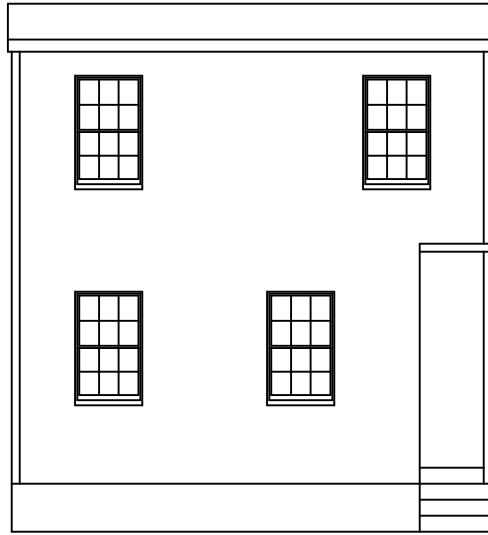
721 N 24th ST
RICHMOND, VA
ELEVATIONS / EXISTING
DRAWING #4
SCALE 1/8"=1'



LEFT ELEVATION

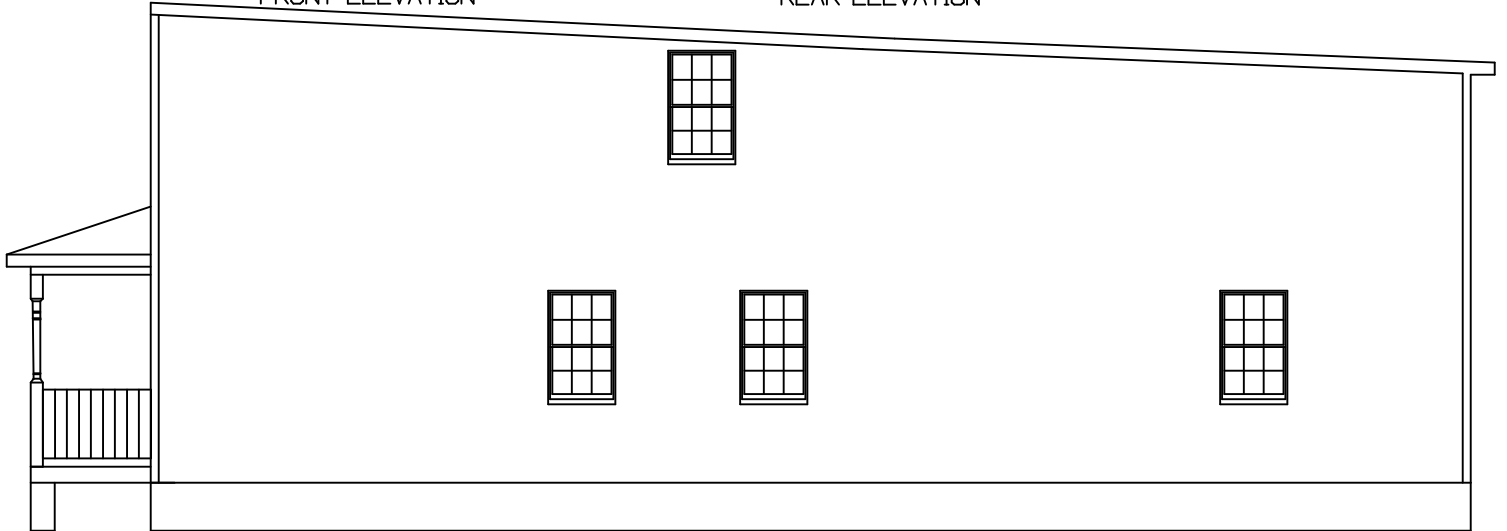


FRONT ELEVATION

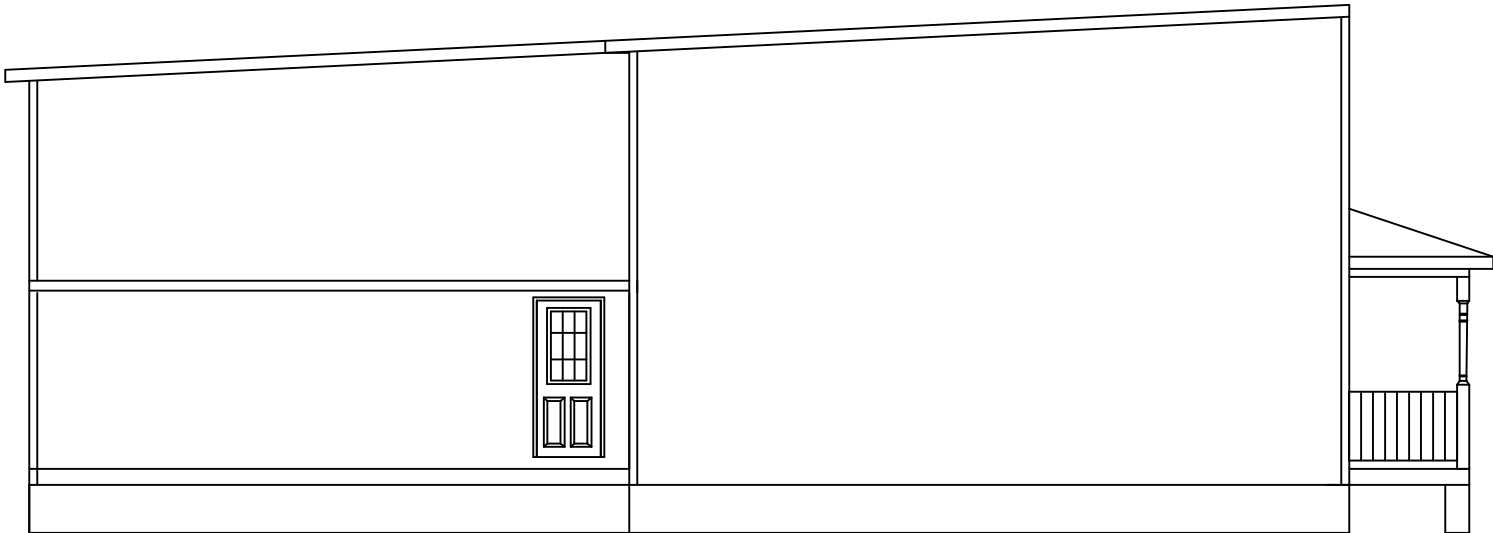


REAR ELEVATION

721 N 24th ST
RICHMOND, VA
ELEVATIONS / PROPOSED
DRAWING #5
SCALE 1/8"=1'



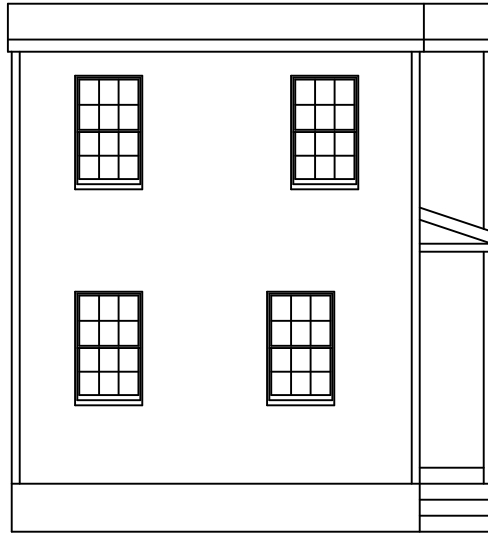
RIGHT ELEVATION



LEFT ELEVATION

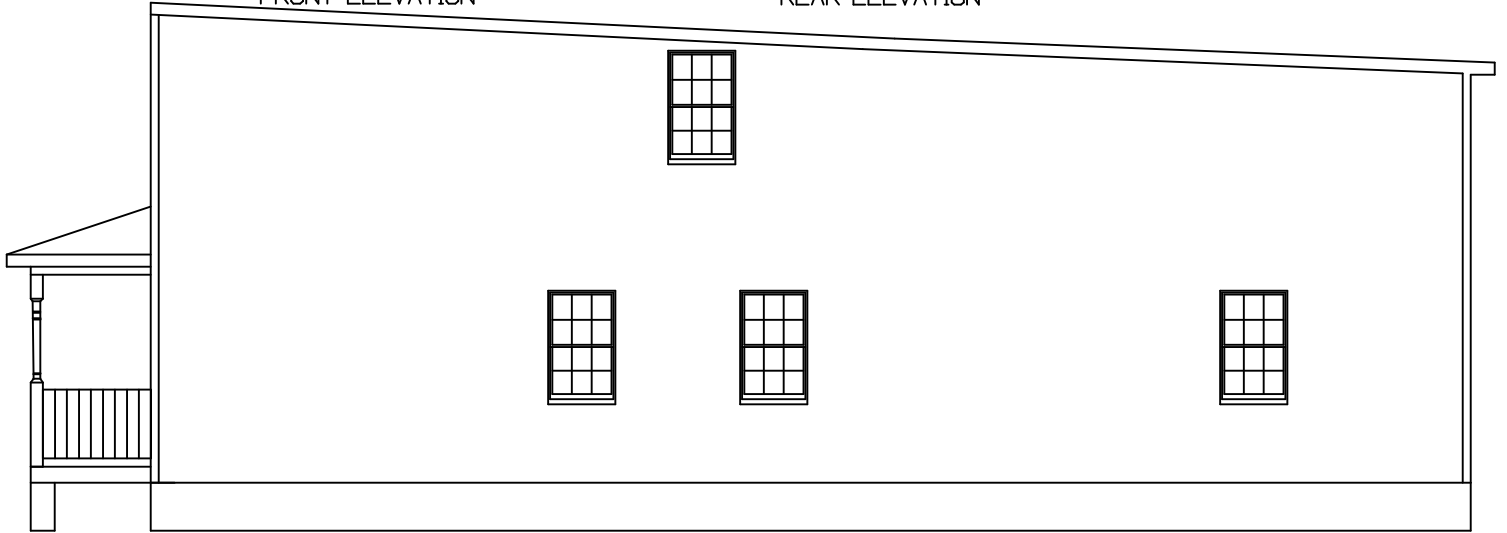


FRONT ELEVATION



REAR ELEVATION

721 N 24th ST
RICHMOND, VA
ELEVATIONS / PROPOSED #2
DRAWING #6
SCALE 1/8"=1'



RIGHT ELEVATION



LEFT ELEVATION

Exterior Trim:

Fypon BKT817

Details:

Projection 8 3/16"

Height 16 5/8

Overall width 6 13/16"

Brackets

Decorative Millwork

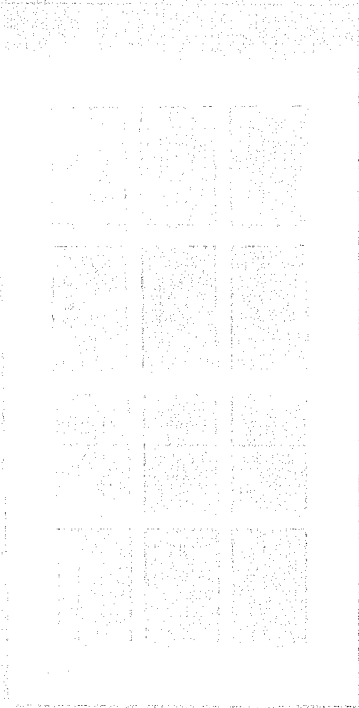


Exterior Paint Color:

White



WINDOWS & DOORS®



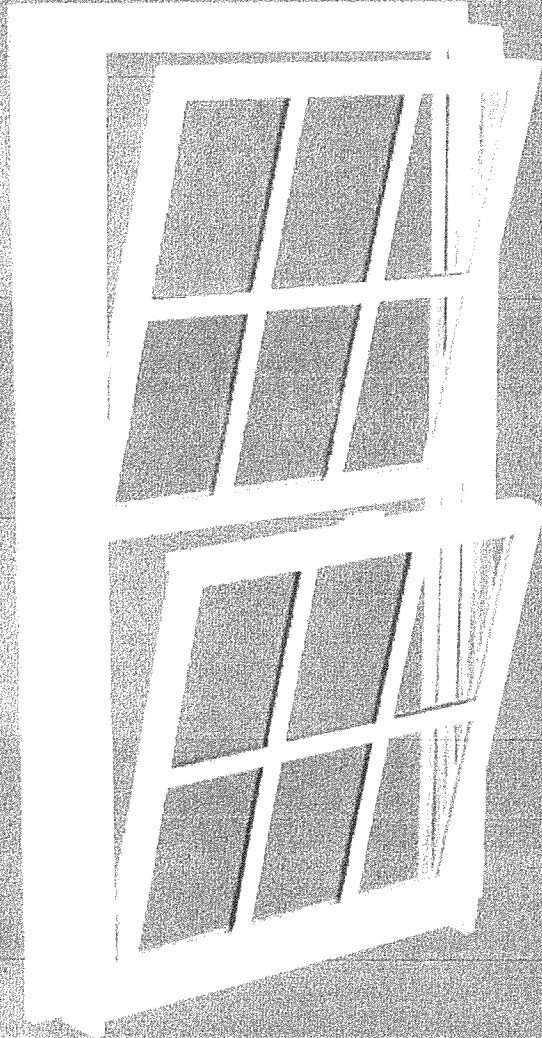
MW JEFFERSON® 300 DOUBLE HUNG

CARRYING ON THE TRADITION

Historically accurate, the Jefferson 300 Double Hung Window provides a look that harkens back to 1800, yet... But make no mistake, this window has features planned for the 21st century. Like a low-maintenance, cellular PVC exterior, fully sealed all-weather ash door sill-seal, energy-efficient glass and multiple exterior color options. At MW, we're also carrying on our long tradition of service to the builder, with on-time delivery, on-site field support and a commitment to make sure your window keeps you on schedule.



MW JEFFERSON
300 DOUBLE HUNG



STANDARD FEATURES

- ◆ Built-in frame made of Miller PVC, so there's no need to worry about rot or staining
- ◆ 4-9/16" jamb clearance on top for drywall, roof, exterior finish and sheetrock (5-9/16")
- ◆ Classic double-hung design with traditional brick mould available in a variety of finishes and colors
- ◆ Paintable, built-in vinyl sills in 14 color finishes
- ◆ Energy-efficient Minimax® handles & cranks
- ◆ Built-in frame made of Miller PVC, so there's no need to worry about rot or staining
- ◆ Built-in, self-adjusting sash for up and down movement and more
- ◆ Bottom weatherstripping allows for quiet, adjustment-free opening and closing
- ◆ Built-in rubber weatherstripping, bottom and side seals for efficient performance and smooth, easy opening and closing

OPTIONS

Color Options: White, Ivory, Eggshell, Tan, Dark Brown, Natural, Teak, and Obsidian

Exterior Grains: Solid Wood, Marble (Granite), Slate, Woodgrain, 3" or 2" Glass, 5" or 2" Fiberglass, 2" or 2" Wood Back Panel, Built Sill/No Sill

Balance Options: Compression Standard, Easy - All optional

Grille Options: Grille - between the glass (CBC) in 5/8", 7/8" styles and 1 1/8" and 1 1/2" between the glass (SDB) but depth remains under 1 1/8" equivalent depth of the (SDB)

Product Configuration: Jamb, Sill, Liner, Swanton

Combinations: Bay & Beam, Grand, Hill, Oak, Obsidian, Cedar, Elm, Mahogany, Teak, Walnut, White, and other wood grains or other finishes (check with MW)

For a complete list of options, visit us at www.mw.com or call 1-800-368-3636. For more information, visit us at www.mw.com or call 1-800-368-3636.

MWNC Dimensions of Measurements:

	UL Sillers	R Sillers	MHC's	MH
10" Jamb	(1) 4.7"	(1) 4.8"	(1) 4.0"	(1) 4.0"
12" Jamb	(1) 5.2"	(1) 5.3"	(1) 4.5"	(1) 4.5"
14" Jamb	(1) 5.9"	(1) 6.0"	(1) 5.0"	(1) 5.0"

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Model #: JF3DH013006



MW
WINDOWS & DOORS®