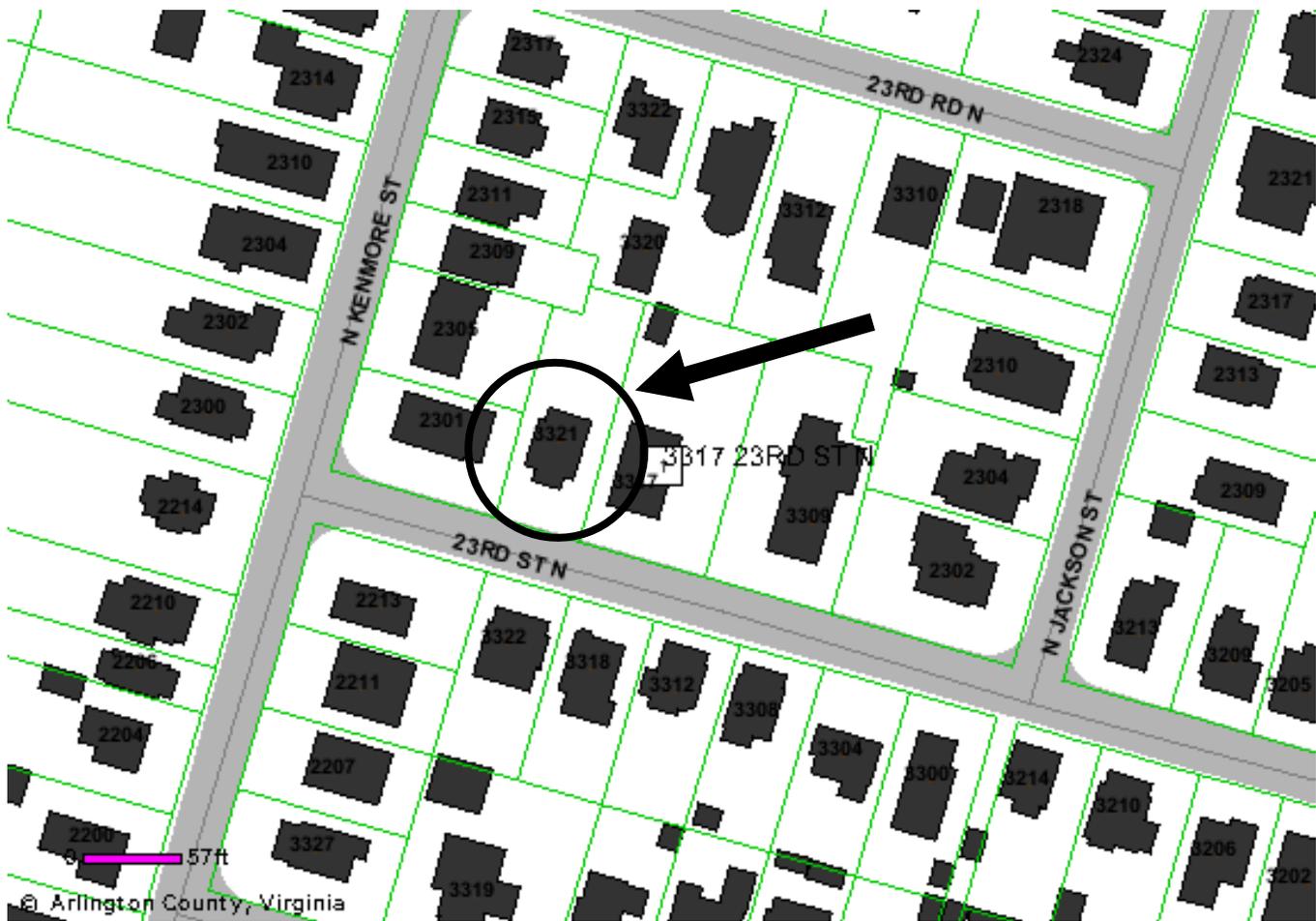


# Historical Affairs and Landmark Review Board

Arlington County, Virginia

HALRB Case 12-29 (HHP1200027)



A request by Cecilia Kennedy, owner of 3321 23<sup>rd</sup> Street North in the Maywood Neighborhood Historic District, to revise CoA 12-13 to include basement egress and alterations to siding on rear elevation.

For DRC (*circle those present*): Robert Dudka, **Charles Craig**, Charles Matta, Darren Hannabass,

For Arlington County (*circle those present*): **Cynthia Liccese-Torres, Rebecca Ballo**

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Case #13 - 12-29 Agenda Item # No 1

Application Complete

Application Incomplete

Applicant(s):

For Applicant(s):

(See attached application for applicant, address, name of property and property description, drawings, photographs, and proposed scope of work.)

Design Recommendations:

1. Bubble out proposed changes.
- 2.
- 3.
- 4.

**Findings:**

Return to next DRC meeting

Send to HALRB (see below for recommended actions)

**If sent to HALRB, recommended action is:**

Place on consent agenda

Place on discussion agenda:

Recommend approval of CoA, with DRC design recommendations and/or additional information provided

Recommend deferral of ruling on CoA (explanation):

Recommend denial of CoA (explanation):

No recommendation.



**CERTIFICATE OF APPROPRIATENESS STAFF REPORT**

**TO:** HALRB  
**FROM:** Rebecca Ballo  
**DATE:** January 7, 2013  
**SUBJECT:** 3321 23<sup>rd</sup> Street North, Case 12-29, Maywood Historic District

This is a request to revise previously approved CoA 12-13 for 3321 23<sup>rd</sup> Street North in the Maywood Historic District. The HALRB previously approved CoA 12-13 for a one-story rear addition in July 2012.

The house is a Craftsman bungalow that was constructed prior to 1925. The *Maywood National Register Nomination* describes the house as “a three-bay-wide, wood-frame dwelling rests on a solid ashlar concrete-block foundation. It is clad in narrow lapped wood siding and has a side-gable roof sheathed in asphalt shingles. It has a one-story, one-bay, wood-frame front portico on square posts and six-over-one wood-sash windows. Other notable features include wide, overhanging eaves with exposed rafter tails, asbestos shingles in the gable end of the portico, egg-and-dart molding at the base of the portico piers, and a molded wood cornice.” It is listed as a contributing building in the *National Register Nomination*.

The revisions are minor in scale and will not adversely affect the character of the existing house, or the proposed addition. For the rear sunroom portion of the addition, the applicant is proposing to remove the horizontal knee-wall siding below the windows, and the large corner trim boards. Instead, the entire rear addition will be clad in horizontal, Hardiplank siding, with a 5” exposure and smooth finish. Further changes include: basement egress windows and doors and an additional window well on the west elevation; larger basement egress windows on the east elevation; and relocation of the bathroom window (Window D) approximately 2’ to the left on the east elevation.

The DRC recommended approval of this application and asked that this case be placed on the consent agenda for the January 16, 2013, HALRB meeting. Staff finds that the request meets the intent of Chapter 6: New Addition/Building and Chapter 7: Site Elements of the *Maywood Design Guidelines* and recommends approval.