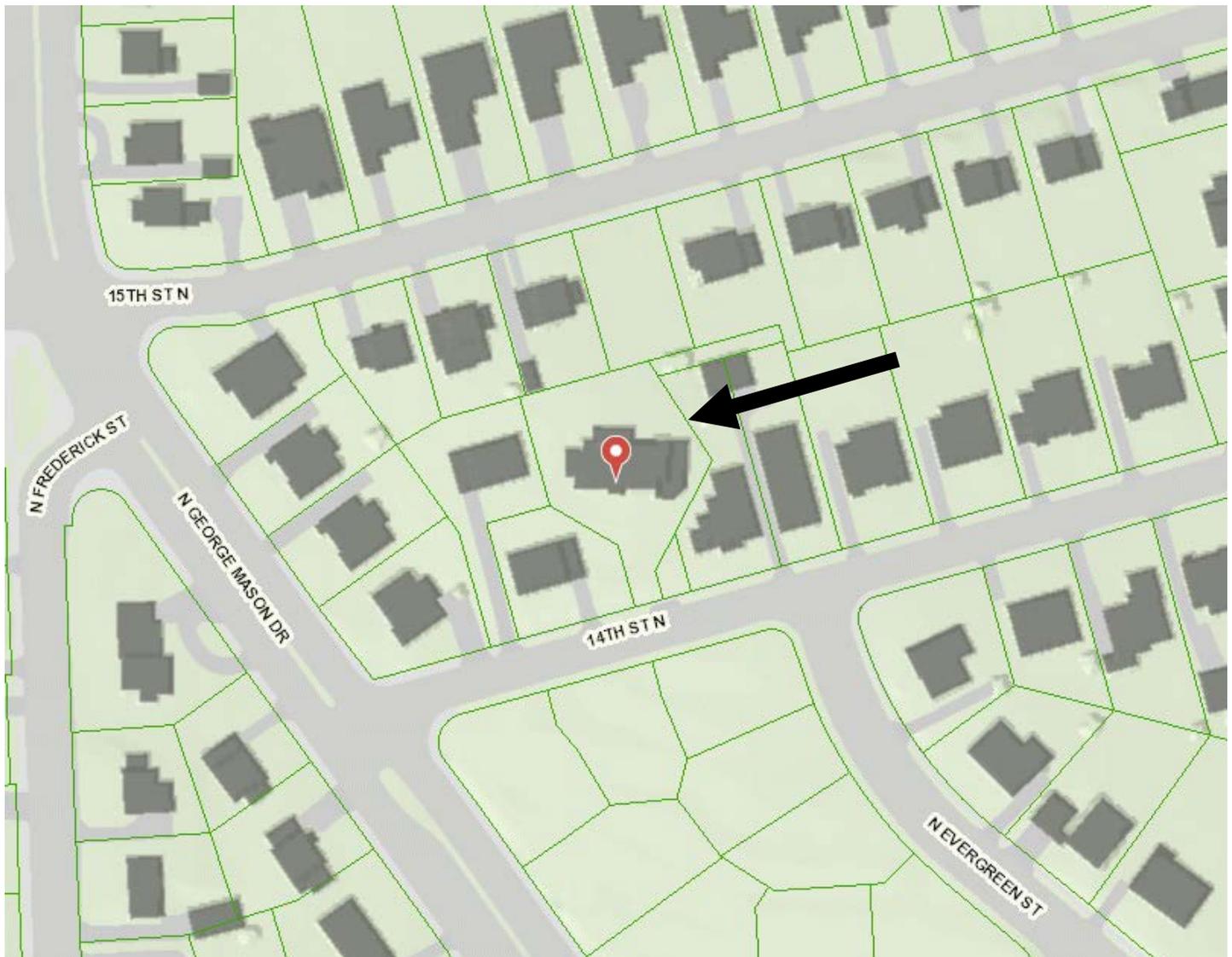


Historical Affairs and Landmark Review Board

Arlington County, Virginia

HALRB Case 16-16G (HP1800034)



A request by Ginger Brown, owner of 5151 14th Street North in the Broadview Historic District, to amendments CoA 16-16F to alter the design of the greenhouse/garden.

To: HALRB
From: John Liebertz, Historic Preservation Planner
Date: September 11, 2018
Subject: 5151 14th Street North, CoA 16-16G, Broadview Historic District

Background Information

Robert Stinson Lacey constructed the dwelling with Queen Anne and other Victorian-era elements in 1881. Named Broadview, the two-story building rests on a stone foundation. The wood-frame structural system is clad with wood siding and capped by a cross-gable and shed roofs. A three-story tower with a mansard roof and decorative bracketed cornice is located at the northeast corner of the dwelling. The house's current form is the accumulation of numerous construction campaigns that resulted in the evolution of a small simple farm house into one of the most elaborate Victorian-era single-family dwellings in Arlington County.

Arlington County designated Broadview as a Local Historic District in 2014. The HALRB previously approved the following Certificates of Appropriateness (CoAs):

- CoA 16-16 for select demolition and construction of a two-story addition;
- CoA 16-16A for the landscape plan (garden shed/greenhouse, driveway, and pathways);
- CoA 16-16B for minor amendments and clarifications (vents, roof materials, and trim materials);
- CoA 16-16C for several vents;
- CoA 16-16D for revisions to the landscape plan, stormwater mitigation, and in-kind replacement of the roof;
- CoA 16-16E for minor revisions to the windows, trim, garden shed/greenhouse, and other site improvements; and
- CoA 16-16F for installation of vents on the west elevation (side) and alteration to the dimension of the siding on the garden shed/greenhouse.

Proposal

The subject proposal calls for an alternative design to the HALRB-approved garden shed/greenhouse. The overall dimensions remain intact, but the location of the garden shed and greenhouse have been flipped. The new proposal includes six additional skylights on the greenhouse section and recessed lighting above the single-leaf door.

DRC Review

The DRC heard this case at its September 2018 meeting. The committee recommended approval and requested that the application be placed on the consent agenda for the September 19, 2018, HALRB hearing.

Recommendation

The proposed changes are minor amendments to the prior CoAs relating to the garden shed/greenhouse and do not negatively affect the historic character of the dwelling or landscape. Staff finds that this application meets the intent of the *Broadview Design Guidelines* and recommends approval.



DEPARTMENT OF COMMUNITY PLANNING, HOUSING AND DEVELOPMENT

Neighborhood Services Division

Courthouse Plaza One 2100 Clarendon Boulevard, Suite 700 Arlington, VA 22201
TEL 703.228.3830 www.arlingtonva.us

September 6, 2018

Ginger Brown
5151 14th Street North
Arlington, VA 22205

**RE: Design Review Committee Report
Broadview Historic District
5151 14th Street North
Certificate of Appropriateness 16-16G**

Ms. Brown:

The Design Review Committee (DRC) of the Historical Affairs and Landmark Review Board (HALRB) reviewed your request to reverse the locations of your shed and greenhouse at its September 5, 2018, meeting.

The DRC recommended that your item be placed on the consent agenda for the HALRB meeting on September 19, 2018. You do not need to be present for the meeting.

The agenda and materials for the HALRB meeting will be posted online at:
<https://commissions.arlingtonva.us/historical-affairs-landmark-review-board/>

If you have any questions or need additional assistance, please do not hesitate to call the Historic Preservation Program Office at 703-228-3549.

Sincerely,

A handwritten signature in black ink, appearing to read "John Liebertz".

John Liebertz
Historic Preservation Staff
cc: Serena Bolliger