

Nelson + Stratford Residence - 515 B Street

Project Narrative

Preserving and rehabilitating the front 'historical' portion of the house.

The home at 515 B street underwent a series of remodels around the turn of the century that culminated in the substantial remodel of the structure in 1929 which marks the historic period of the house. This sequence of remodels converted a small single-story house to the 1-1/2 story home that stands today. The front half of the home (both interior and exterior) remains largely consistent with the architectural stylings of the period and will be preserved as part of this project. We plan to finish and complete the historical form by removing a misplaced dormer and extending the main steep gable roof form (including its period mouldings and details) to terminate at the extent of the preserved dining room below. In addition to preserving the historical exterior elements present on the front half of the house - siding (wood, narrow v-groove), windows (wood, double hung with upper half gridded at upstairs, decorative fixed windows with diamond panes) and doors, trim, brackets, etc., we also plan to preserve as much of the interior within the 'historical' zone as possible. items including details finished and spatial extents to be maintained at the entry, parlor, dining room, staircase, etc.

Rear Clean-up and Addition

The rear portion of the house is a series of disjointed roof forms that detract from the period appearance of the home. We plan to clean up the rear of the house by way of a new addition in the same scale and form of the existing historic section. This addition will include a kitchen and living area complete with a powder room and mudroom on the first floor, and a master suite located in the half story above. This new addition will be punctuated with two roof dormers to match the existing ones. An indented light well will separate the original construction from the new addition. This light well will create a visual break, allowing materials and detailing that is complimentary (but not a copy of) to the original construction.

Proposed materials include:

- Maintain the existing paint scheme (light grey siding, dark green trim, dark grey accents)
- Consistent composition shingle roofing (new roofing throughout)
- New aluminum-clad windows in same color, shape, type, detail as their historical counterparts
- Shed-roofed dormers with same size/proportion, placement and roof slope as the north-side staircase dormer
- New main V-groove (Boral TruExterior polyash) and upper-level shingle accent (James Hardie straight-edge shingle panels) siding to complement the original siding scheme
- New trim to match scale, proportion and color

- Shaped brackets at upper-level, gable end overhanging wall surfaces

One-car Garage and Rear Deck

This proposal also includes the replacement of an existing shed and carport with a new garage. The garage will provide for a single covered parking space on the south east corner of the lot, inline with the existing driveway. This garage will be connected to the main residence by an overhead trellis made of shaped beams that will match the brackets on the front of the house. The form of the garage will be consistent with the rest of the house, featuring a steep main gable with a shed bump-out (visually similar to the dormers), V-groove siding with shingle accents and a consistent paint scheme.

An ADA access ramp was added to the rear in the 1990s, this will be replaced with a new deck of roughly the same size. This deck will facilitate access from the driveway to the new living area and back yard.