
**HISTORIC PRESERVATION REVIEW BOARD
STAFF REPORT AND RECOMMENDATION**

Landmark/District: **Capitol Hill Historic District**
Address: **631 G St SE**
ANC: **6B**

Meeting Date: **February 25, 2021**
Case Number: **21-177**

☒ Agenda
☐ Consent
☒ Concept
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Applicant Yvonne Vanderhoof, with plans by Richard Lyew, seeks concept review for construction of a second story addition to a garage on a property located in the Capitol Hill Historic District.

Property Description

There is an existing one-story stucco on wood frame garage. The alley elevation is asymmetrical and mostly comprised of the garage door. The alley along the G Street side are a mix of mostly brick one- and two-story garages. The other side of the alley is the rear of some of the Ellen Wilson dwellings.



Views of the alley along the G Street side; 631 G St SE garage marked with a star

Proposal

The second story would be clad in siding and built with an asymmetrical pitched roof. There would be two small windows of different sizes at different heights grouped under the pitch of the roof. The alley elevation would have three two-over-two windows and be clad in Hardie siding. The side elevations would also be clad in Hardie siding. The new garage height would be 20 feet tall.

Evaluation

The inspiration for this addition in both material and roof form seem to be taken from the Ellen Wilson dwellings (built in 2000) rather than from the historic garages and carriage houses in the alley and historic district. Notably, there is a contributing alley building abutting the subject property to the west. It is atypical in the historic district to have each story of a garage or carriage house be in

different materials. Similarly, it is unusual to have a garage or carriage house in Capitol Hill with a pitched roof.

It would be more traditional and in keeping with the majority of garages and carriage houses in the historic district to have a more regularized alley elevation, with larger and more regular windows, as well as for the alley and exposed side elevations to be clad in stucco. However, the Board has also given somewhat greater design flexibility for garage additions and alleys, depending on the historic character of the particular alley and building. As this is an unusual design proposal for an addition to an alley structure, HPO seeks the Board's guidance on its compatibility.

Recommendation

The HPO seeks the Board's guidance on the compatibility of the proposal with the Capitol Hill Historic District or whether design revisions are needed to achieve that requirement.

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