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

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Landmark/District:	<b>Capitol Hill Historic District</b>	<input type="checkbox"/> Agenda
Address:	<b>639 E St SE</b>	<input checked="" type="checkbox"/> Consent
ANC:	<b>6B</b>	<input checked="" type="checkbox"/> Concept
		<input checked="" type="checkbox"/> Alteration
Meeting Date:	<b>July 25, 2019</b>	<input checked="" type="checkbox"/> New Construction
Case Number:	<b>19-465</b>	<input type="checkbox"/> Demolition
		<input type="checkbox"/> Subdivision

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Applicant Brent Jackson, with plans prepared by architect Christian Zapatka, seeks concept review for a three-story rear addition and front elevation alterations on a property located in the Capitol Hill Historic District.



*The front elevation of 639 E Street, SE*

### **Property Description**

The subject property was likely built by the late 1880s along with the rest of its nearby neighbors. However, its current Colonial Revival appearance likely dates from the 1960s when the house was refaced. The three-story brick flat-front house features inset grilles between the third and second story windows, six-over-six windows, and a broken pediment door surround with fluted pilasters. The rear of the building has a small one-story addition with a deck.



*The front door surround and windows at 641 E Street, SE*

### **Proposal**

The inset grilles and non-historic small window adjacent to the front door would be infilled and the entire elevation painted. The second floor windows would be shortened, and the first floor windows lengthened. The shutters would be removed along with the front door and surround. The windows and door with surround would be replaced to match the adjacent neighbor at 641, to be closer in style to the believed period of construction. The rear addition would be full-width and almost 28 feet deep. The three-story masonry addition is stepped back on the third floor with a dormer on a portion of the third story and standing-seam metal roof over the second story.



*View of the rear of the property from the alley*

### **Evaluation**

The addition would not be visible from the E Street right-of-way and would be minimally visible from the rear alley because of fences and dense vegetation. The alterations at the front remove modern alterations and work towards returning the building back to a more historically-appropriate appearance.

### **Recommendation**

*The HPO recommends the Board find the project to be compatible with the Capitol Hill historic district, and delegate final approval to staff.*

*Staff contact: Moira Nadal*