

**Historical Architectural Review Board
COA Final Review Sheet**

HDC-2023-00052

Address: 213 N. 11th Street

District: Old Allentown Historic District

Applicant: Robert Yeager, Contractor

Proposal: Remove slate shingles; install asphalt shingles

Building Description:

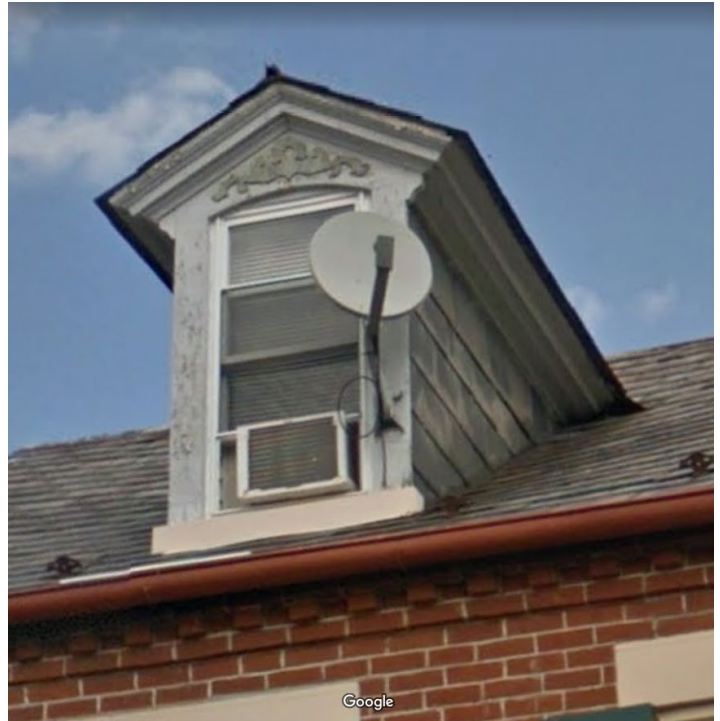
This 2½-story brick row house, c. 1890, is Federal in style. The gable roof has dormer, slate shingles and a single chimney. The windows are 2/2 sash without lintels. The main entry is a single door with projecting moldings, a grocer's alley door and concrete porch with stone and Allentown Porch Roof. There is a chicken wire and wood fence in the rear.

Project Description:

This application proposes to replace the historic roofing at the property at 213 N. 11th Street. The property retains its historic slate at the main roof, dormer roofs, and dormer cheek walls. The applicant proposes to install IKO Dynasty asphalt architectural shingles in emerald green.



**Front façade of 213 N. 11th Street, 2014.
(Google Street View)**



**Back Roof Aerial of 213 N. 11th Street, 2023.
(Applicant)**

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**Front Roof Aerial of 213 N. 11th Street, 2023.
(Applicant)**



**Back Roof Aerial of 213 N. 11th Street, 2023.
(Applicant)**

Applicable Guidelines:

Chapter 3.1 – Roofs

3.1.3 Repair and restore original and historic roofing materials whenever possible. Evaluate the condition and cost of repair of original materials before removing and replacing them. Targeted areas of repair or localized in-kind replacement may be the most effective and low-cost solution.

3.1.6 Replace historic roofing materials in-kind whenever possible if severe deterioration makes a full replacement necessary. Replacement material should match the original in material, dimension, shape, profile, color, pattern, exposure, and overall appearance.

3.1.7 If in-kind replacement is not feasible, replace historic roofing materials with alternate materials that resemble the original as closely as possible. Roof replacement should be sensitive to the original appearance. Replacement materials should match roof slopes or shape.

Observations & Comments:

The proposed shingles do not comply with Guideline 3.1.6. Staff recommends using a shingle that more closely replicates the existing slate in dimension, shape, profile, color, exposure, and overall appearance, such as GAF Slateline or a synthetic slate. The color of the proposed shingles should be similar to the original gray slate roof. The shape of the proposed shingles is tapered which is not consistent with the rectangular shape of the historic slate shingles. Staff finds the proposed shingle to be inappropriate due to its visibility from the right-of-way.

Staff notes that the satellite dish visible in the photo remains mounted to the front dormer window and is in violation of the historic district guidelines and should be removed. Guideline 3.9.1 states: “Locate satellite dishes on non-visible facades and rear roof slopes so they are not visible from the public right-of-way. Satellite dishes may be placed in rear yards.”

Staff Recommendation:

Denial, pursuant to Chapter 3, Section 3.1 Roofs.

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HARB Discussion:

The HARB noted that the contractor had participated in the discussion at the October meeting and stated that he would need to confirm with the property owner whether they would accept the HARB's recommendation to use an asphalt shingle that more appropriately replicated the historic slate in dimension, shape, profile, color, exposure, and overall appearance. The HARB recommended using GAF Slateline or an equivalent shingle. The HARB stated that since the owner has not responded to staff and is not present at the meeting that it would need to act on the application as presented.

Action:

Mr. Encelewski moved to deny the application presented on 11/6/2023 to install IKO Dynasty asphalt architectural shingles in emerald green at 213 N. 11th Street, pursuant to Chapter 3, Section 3.1 Roofs. Mr. Lichtenwalner seconded the motion, which carried by unanimous support.