

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

HDC-2023-00026

Address: 1611 ½ W. Turner Street

District: West Park Historic District

Applicant: Paul Wright Roofing, contractor

Proposal: Replace shingles on mansard roof with asphalt shingles

Building Description:

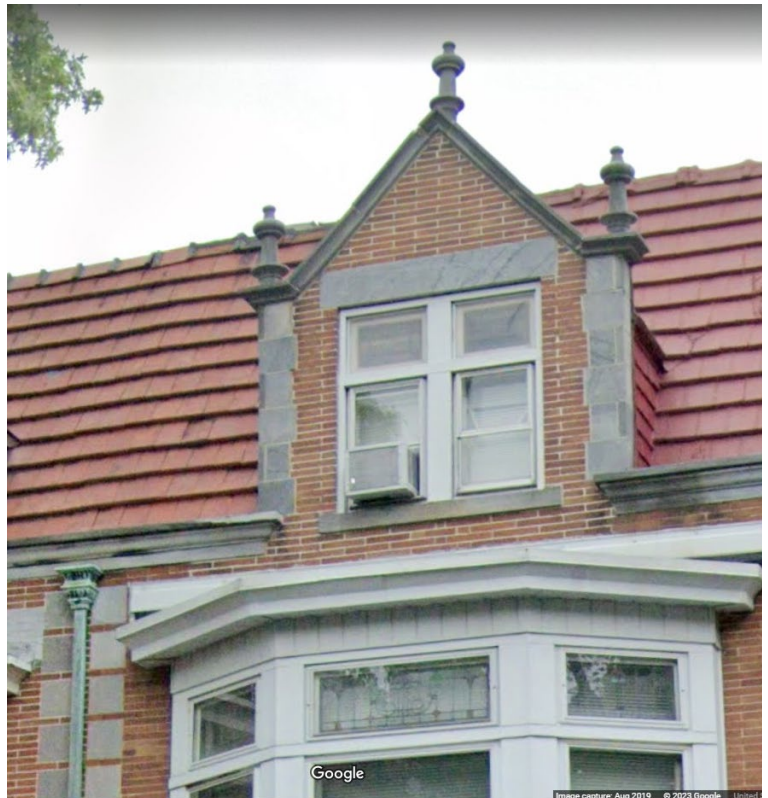
This 3-story brick row house, ca 1910 is porch house. The mansard roof has wood shingles, a double dormer with 1/1 sash windows, transoms, stone lintel, gable roof with finials on the top and corners and a singled chimney. The 2nd floor has a bay with single pane windows, beveled glass transoms and projecting cornice. The 1st floor has a triple window, stained glass transom and flat stone lintel. The main entry is a single glazed door. The stone porch has brick columns, stone knee wall and mosaic floor. The rear has a 1st floor enclosed porch with 1/1 sash, the 2nd floor porch has square columns, wood railing, 1/1 sash window and a door with storm door. There is a garage with overhead at the rear.

Project Description:

This application proposes to replace the non-historic roofing at the property at 1611 ½ W. Turner Street. The property historically featured red slate at the front mansard and dormer roof and cheek walls. The entire roof had been replaced with asphalt shingles in the past. The applicant proposes to install GAF Timberline shingles in Patriot Red.



**Front façade of 1611 ½ W. Turner Street, 2019.
(Google StreetView)**



**Detail of the historic slate shingles at 1617 W. Turner Street, 2019.
(Google StreetView)**



Similar shingles at 1603 W. Turner Street, 2019.
(Google StreetView)



GAF Timberline shingles in Patriot Red.
(www.gaf.com)

Applicable Guidelines:

Chapter 3.1 – Roofs

3.1.5 Preserve architectural features that give the roof its unique and building-specific character—such as dormers, turrets, chimneys, cornices, rolled ridge flashing, cresting, and finials. Repair and restore features; replace in-kind only when necessary.

3.1.8 Replace non-historic roofing materials in-kind or with recommended alternates. If the original material is documented, restoration of the original material is also an appropriate option but is not required. Original roofs may have been replaced long ago, yet asphalt shingles and similar alterations are still considered impacts to the overall appearance. Replacement materials should match the existing in color, pattern, shape, and profile. Greater flexibility is possible with non-historic roofing and using durable high-quality replacements is recommended.

Observations & Comments:

The mansard is currently covered in red 3-tab shingles and contains no historic slate. Owing to difficulties in obtaining red shingles, the applicant is proposing to install GAF Timberline shingles, which feature a tapered shape, because a closer match in a red color is not currently available. The applicant has indicated that neither red 3-tab shingles nor dimensional asphalt shingles are available in a rectangular shape. While the design guidelines advise against the proposed tapered shape, staff contends that matching the red color takes precedence over matching the shape and notes that another property in the row has red asphalt shingles in the proposed shape. Staff finds further support for approving the Timberline shingle through the inventory description from the time of designation, which states that the mansard had wood shingles. Because of ongoing material shortages, staff finds that there are unique circumstances that require the applicant to meet some but not all guidelines in Section 3.1 Roofs.

Historical Architectural Review Board COA Final Review Sheet

Staff Recommendation:

Approval, pursuant to Chapter 3, Section 3.1 Roofs, noting that ongoing shortages of specific roofing colors present a unique circumstance.

HARB Discussion:

The HARB discussed roofing materials available in a red color, noting the current shortage of available shingles. Mr. Long stated that GAF Slateline would be the correct shape, but that the shingle is only manufactured in gray colors. He noted that GAF Timberline is the only available red asphalt shingle currently on the market. The HARB agreed that color takes precedence over shape. The HARB then discussed allowing Timberline as a substitute while there is a shortage of red shingles but to not allow the shape to set a precedent for future approvals.

Action:

Mr. Lichtenwalner moved to approve the application presented on 6/5/2023 for the replacement of asphalt shingles at the mansard roof with GAF Timberline shingles in Patriot Red at 1611 ½ W. Turner Street, pursuant to Chapter 3, Section 3.1 Roofs; the HARB finds that there are unique circumstances, owing to material shortages, such that the design guidelines advise against the tapered shape of the proposed shingle but that matching the red color takes precedence over matching the shape. Mr. Encelewski seconded the motion, which carried with unanimous support.