

463 East Maxwell Street
Aylesford Historic District

Zhou Dong, Owner/Applicant

Scope of Work

Retain vinyl porch railing.

Deadline for Board Action

September 18, 2024

Background

The applicant is requesting a Certificate of Appropriateness to retain the vinyl front porch railing system that was installed without a COA. Staff became aware that the vinyl railing system had been installed. Staff contacted the owner to discuss that vinyl railing was not allowed per the Guidelines. The owner stated that Building Inspection required the installation of the guardrail. The owner then submitted a COA application to keep the vinyl railing.

Guidelines

II. Guidelines for New Construction

3. Porches

Design Principle: Porches are often prominent features of a building and help establish scale, proportion, and rhythm along streetscapes. Construction of a porch on an existing building should be compatible in scale and materials with the principal structure and with adjacent and surrounding buildings and the district. Porches should be in keeping with the principal structure’s architectural style and not reflect an earlier period style.

Porches:

- A. should be compatible in scale and materials with the principal structure and surrounding buildings along the block and within the district.
- B. should be compatible with the principal structure’s architectural style, and not be of an earlier architectural period.
- C. that give a building an “imitation historic” appearance are not allowed.
- D. railings and balustrades should be of wood or metal. No vinyl or composite materials are permitted.

Findings

Staff finds that the proposal to retain the vinyl railing system does not meet Guideline II.3.D. which states “railings and balustrades should be of wood or metal. No vinyl or composite materials are permitted.”

Recommendations

Staff recommends denial of the proposal.