

studiozONE, llc

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1356 Labrosse

Project Description:

The intent of the renovation is to restore the house to its original Federalist character and improve the overall habitability of the structure so it can be maintained moving forward.

Proposed Work:

1. Repair the existing brick masonry.
 - a. Tuckpoint all mortar joints that have failed.
 - b. Repair any cracks in the masonry, remove cracked bricks and replace with existing salvaged bricks
 - c. Re-build any areas where the brick masonry has failed using existing brick masonry
 - d. See Sheet A5.00 showing full extent of masonry repair work.
2. Install new historically accurate aluminum windows manufactured by Seal-Craft Windows matching the original dimensions and sightlines of the windows. Unfortunately, there isn't one window in the entire structure that is fully intact to restore.
3. Remove existing asphalt shingle roof and install new composite shingle roof, slate shaped shingles,.
4. Create a new front step and stoop of brick masonry and concrete steps.
5. Create new window openings as shown on Sheet A5.00 and install new wood windows matching the original window profiles as shown on Sheet A5.10.
6. Install two, new skylights in the rear facing side of the roof. See Sheet Sheet A5.10.
7. Install two, Federalist style dormers at the attic/roof at the front, street facing side of the roof. See Sheet Sheet A5.10.
8. Install a new deck with handrails at the rear of the house as shown on Sheet A5.10.