



STEERING HOUSE

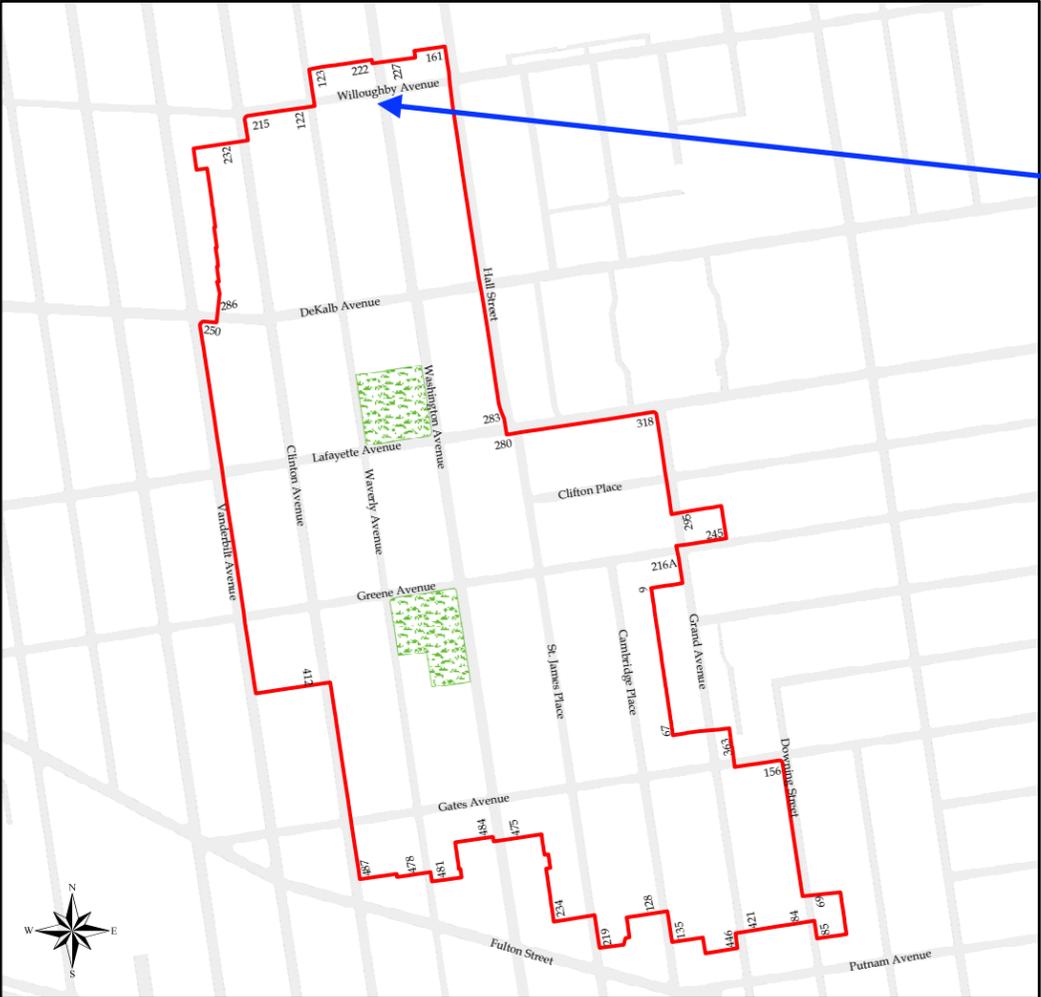
Proposed Historical Restoration of Exterior
230 Washington Ave, Brooklyn, NY 11205

Submitted by:
Steering House Design & Development

March 23, 2016

www.steeringhouse.com

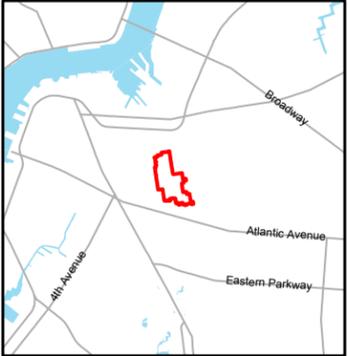
Clinton Hill Historic District



230 Washington Avenue

Clinton Hill Historic District
Brooklyn
Designated November 10, 1981

 Historic District Boundaries





Proposed Work:

- Exterior Historic Restoration
- Add rear deck and fence
- Add roof stair bulkhead and railing
- Address sidewalk violation

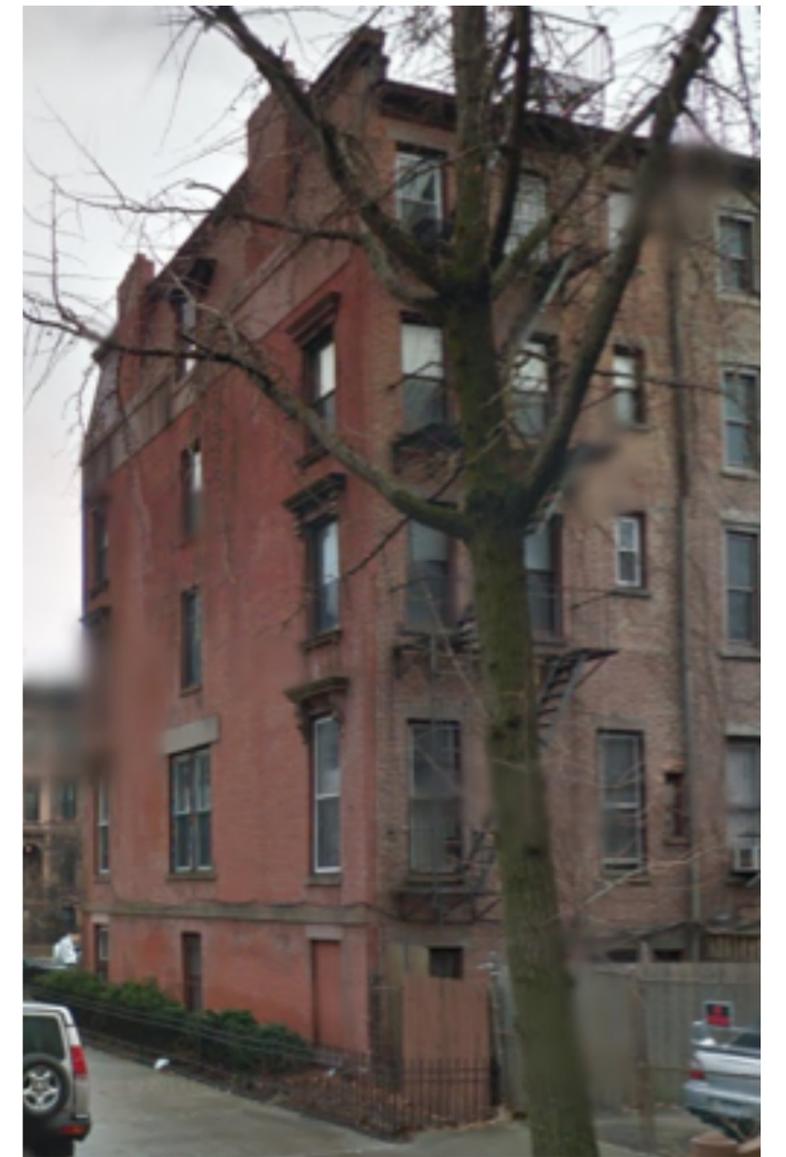




Washington Ave Facade



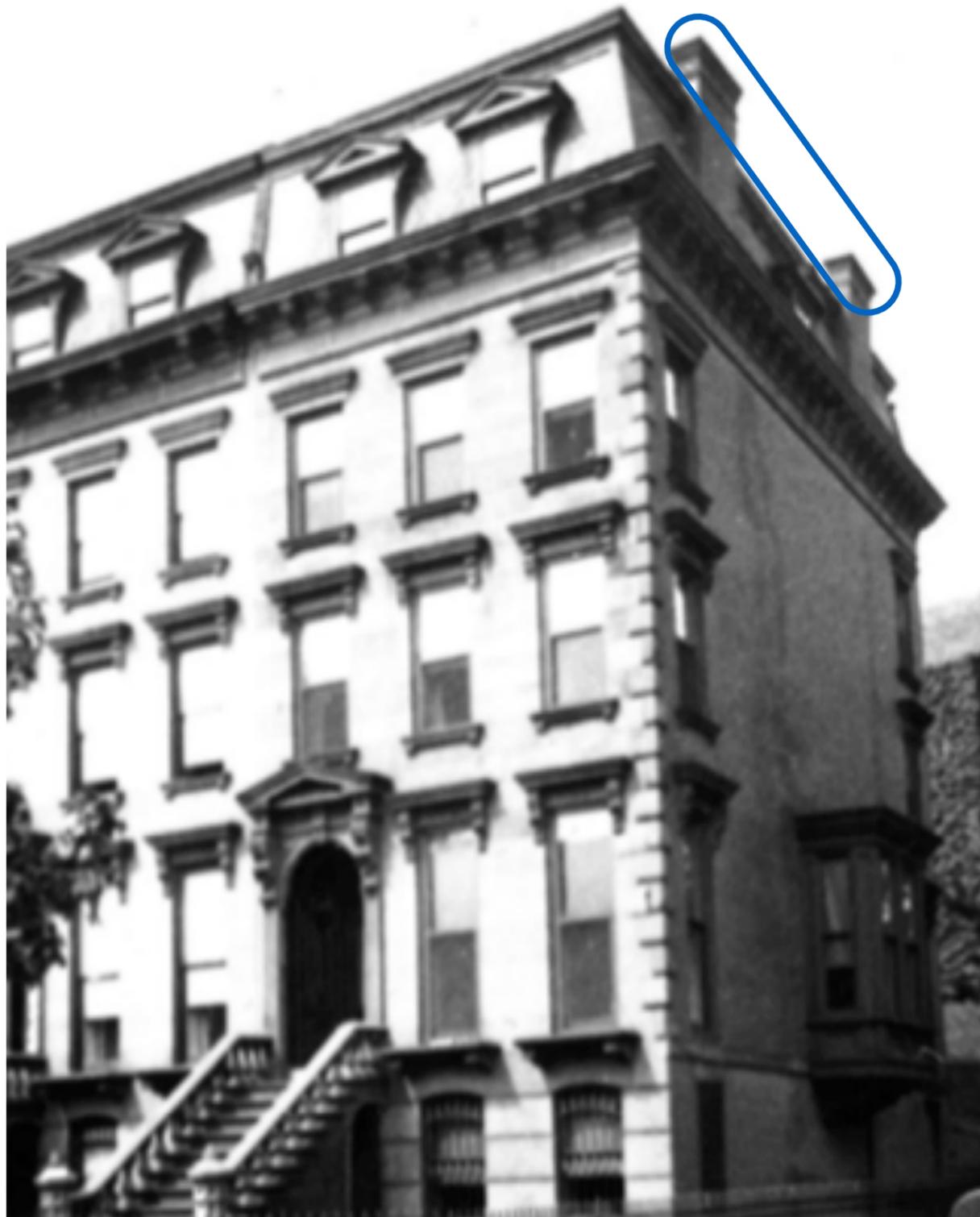
Willoughby Ave Facade



Rear Facade, visible from Willoughby Ave.

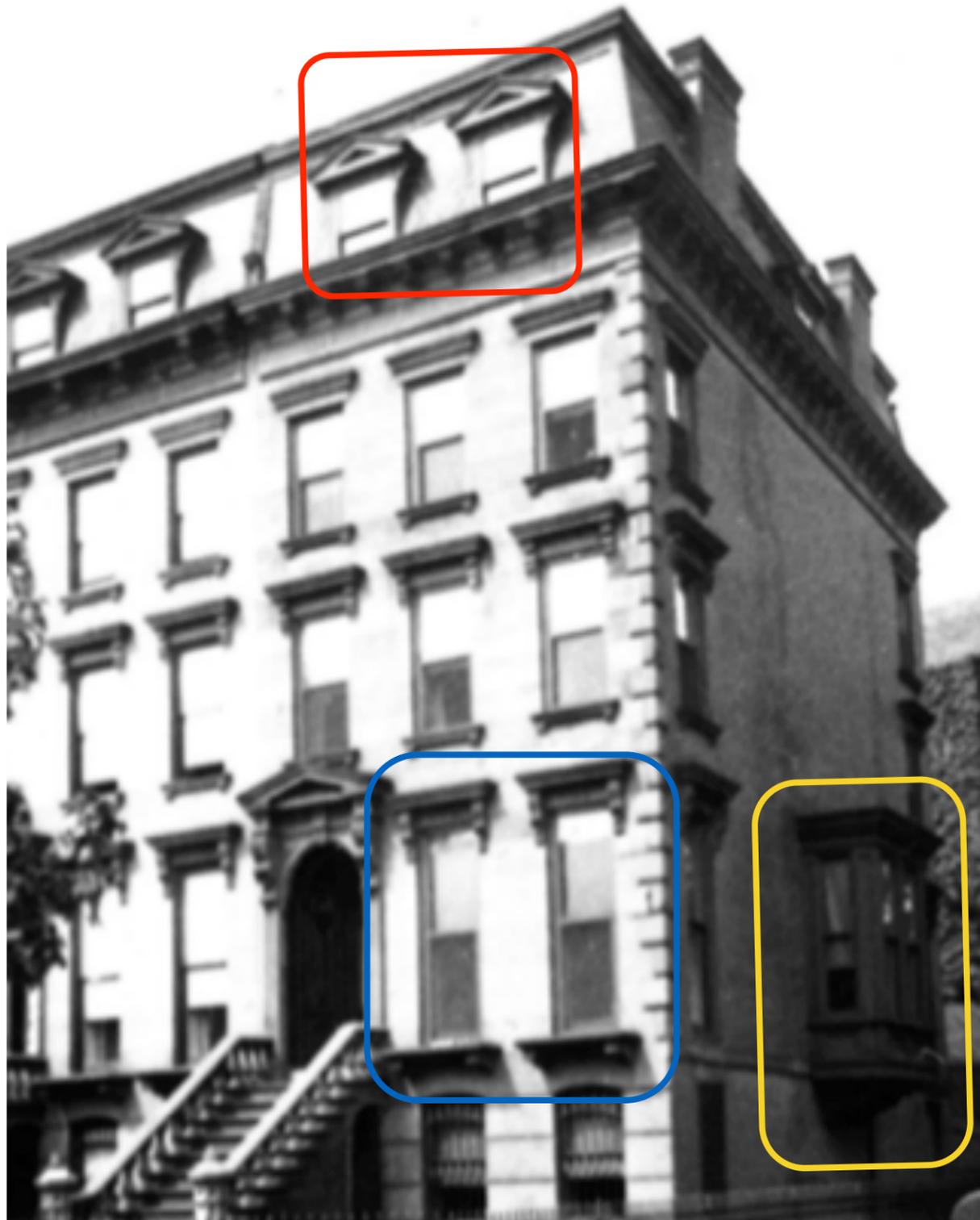


230 Washington Ave

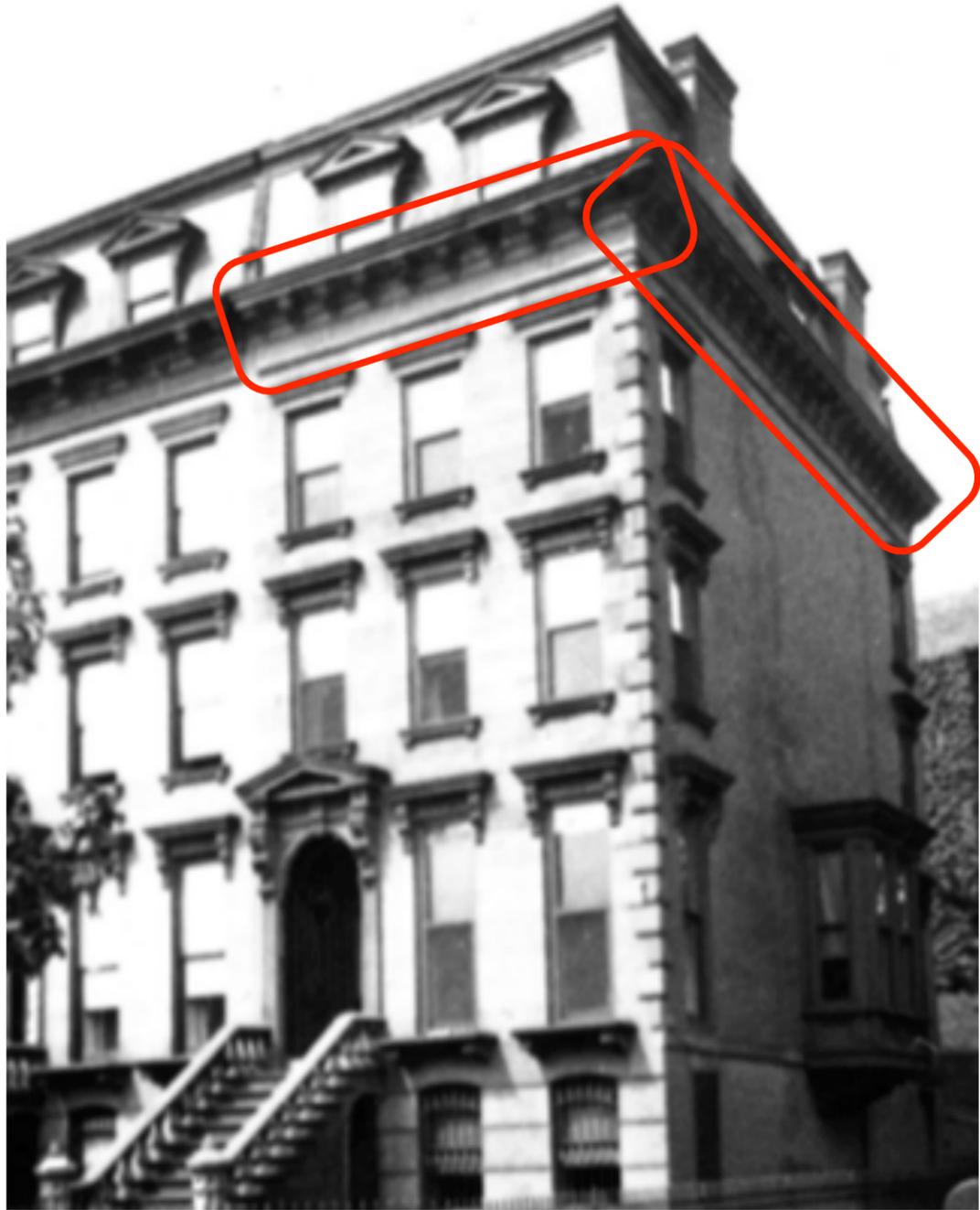


Remaining details to serve as molds

STAFF LEVEL



Neighbor with original window size intact

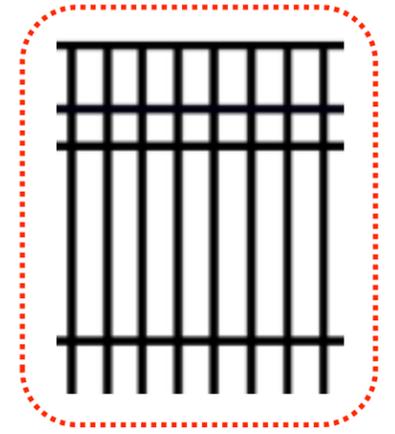
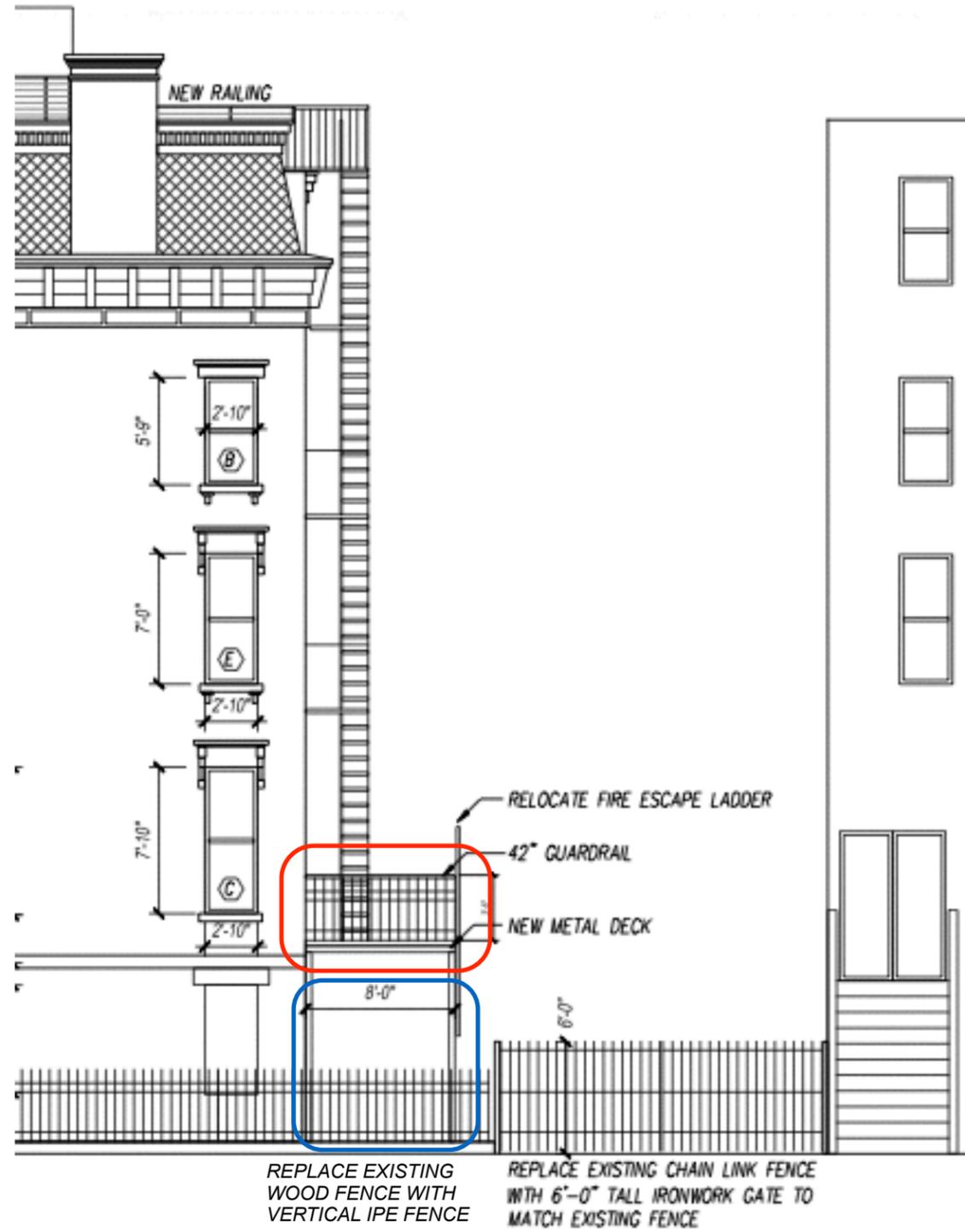


230 Washington Ave

228 Washington Ave
with fiberglass cornice
completed by same
supplier, 2014



Existing wood fence



Deck railing:
Style to match existing ironwork



Fencing:
Ipe Sealed to Blend
with Brick Facade



Proposed deck location



Neighboring Decks



A (154ft)
123 Willoughby Ave. at Waverly Ave.



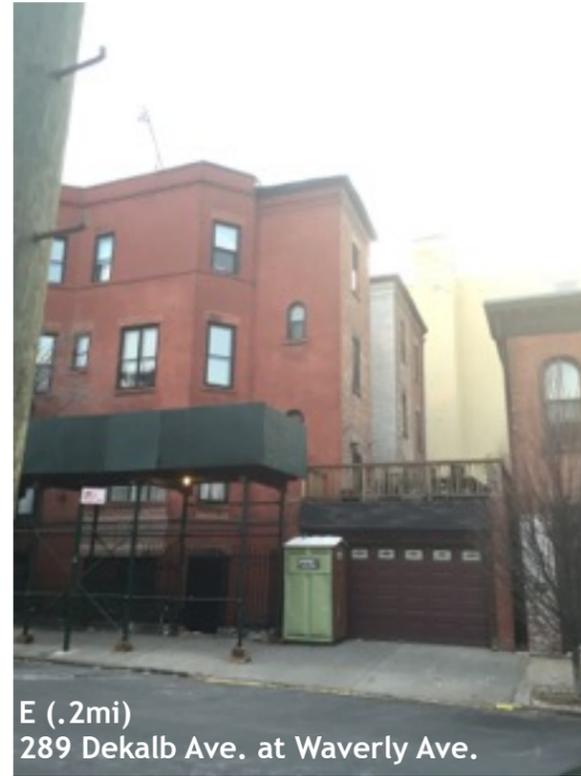
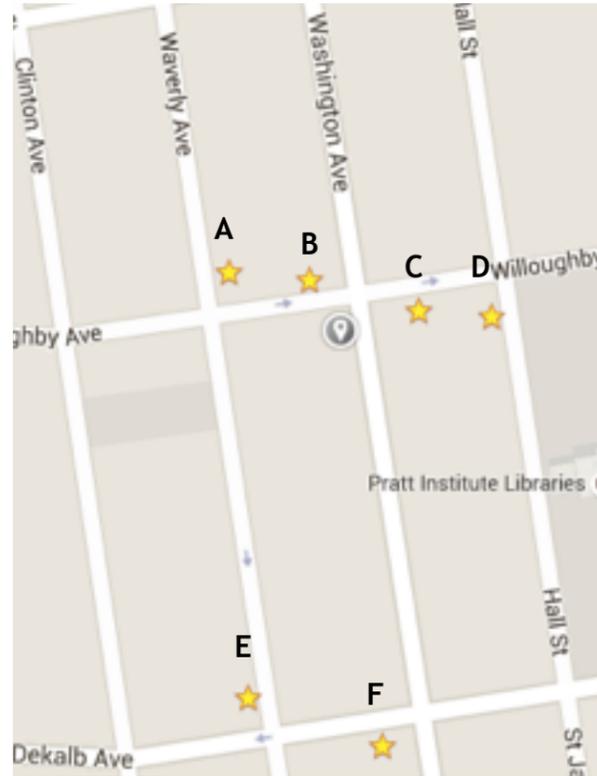
B (90ft)
228 Washington Ave. at Willoughby Ave



C (150ft)
235 Washington Ave. at Willoughby Ave



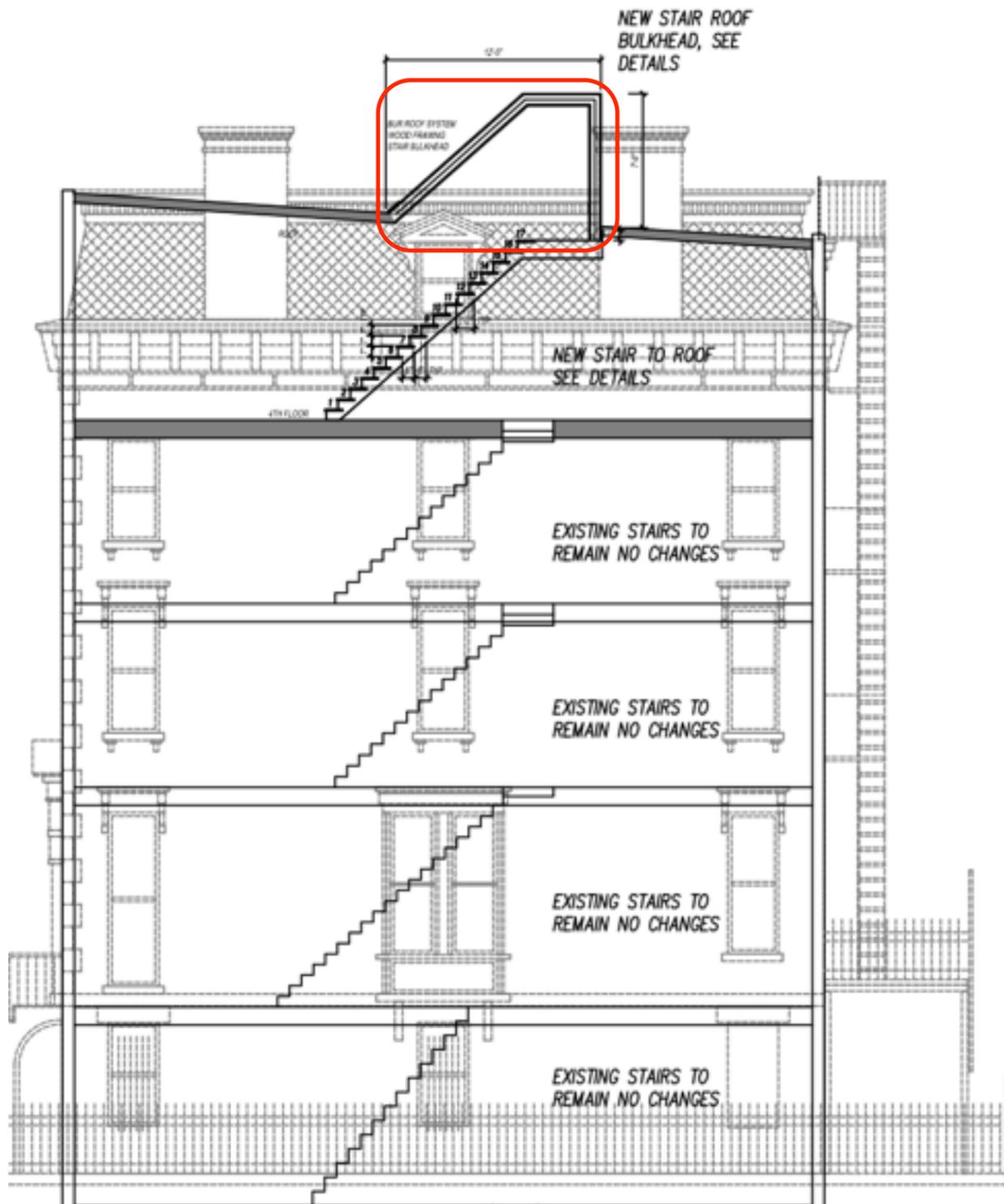
D (375ft)
160 Willoughby Ave. at Hall St.



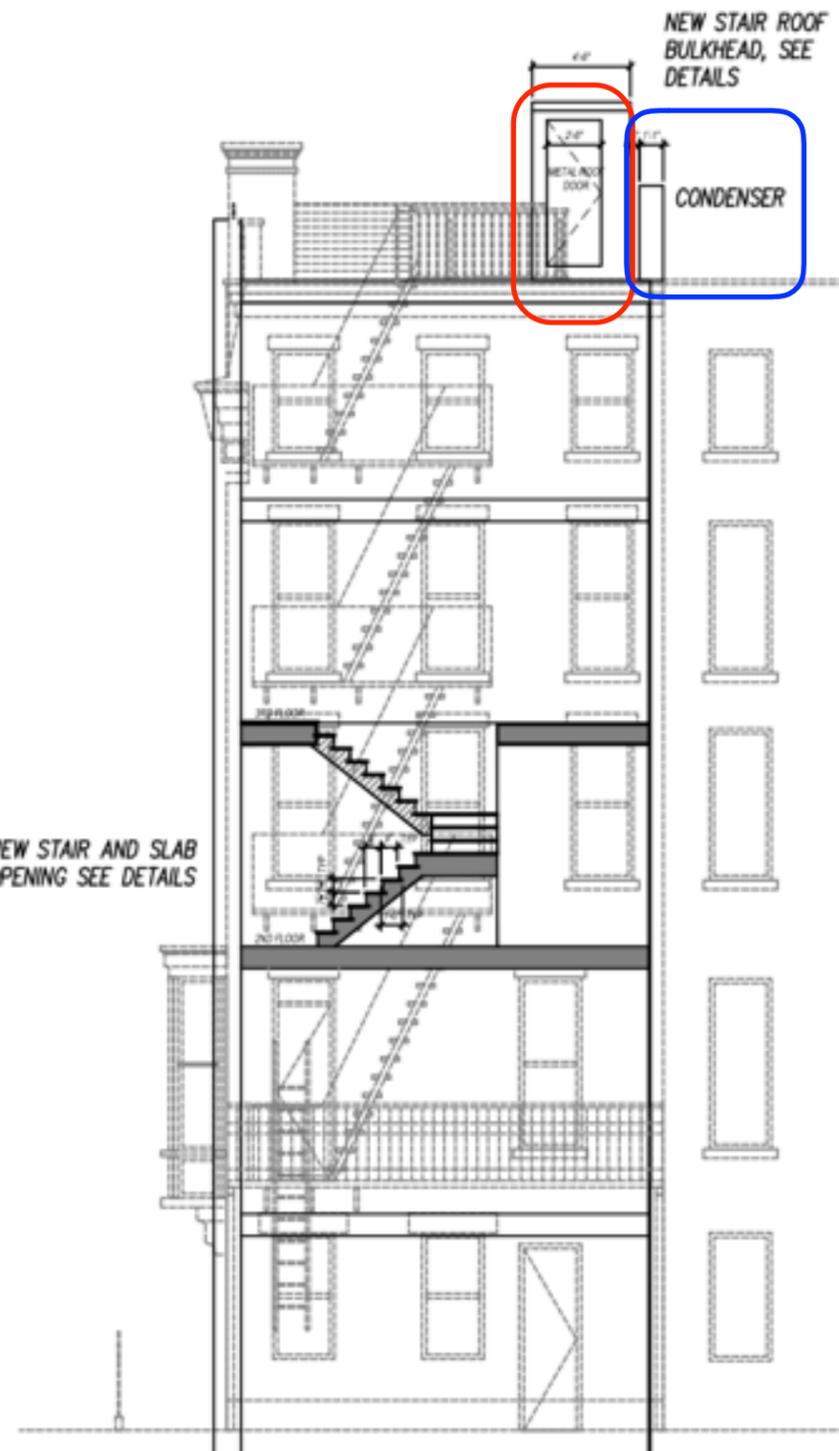
E (.2mi)
289 Dekalb Ave. at Waverly Ave.



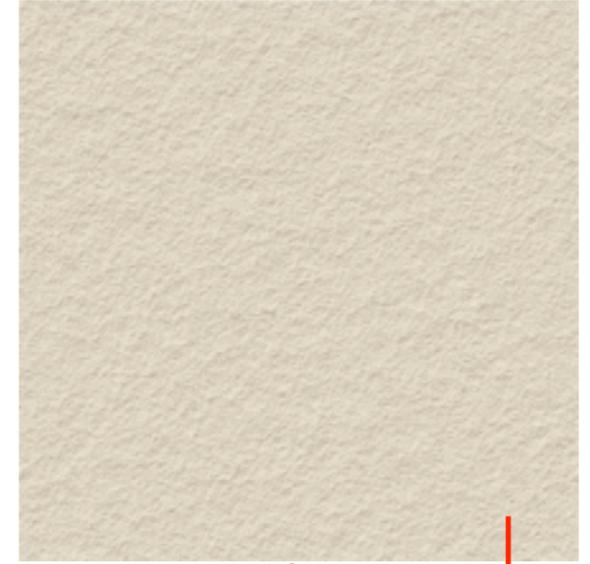
F (270ft)
304 Washington Ave. at Dekalb Ave.



SIDE SECTION



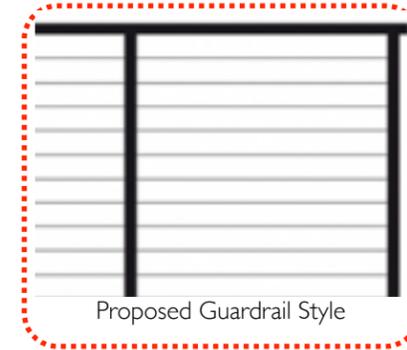
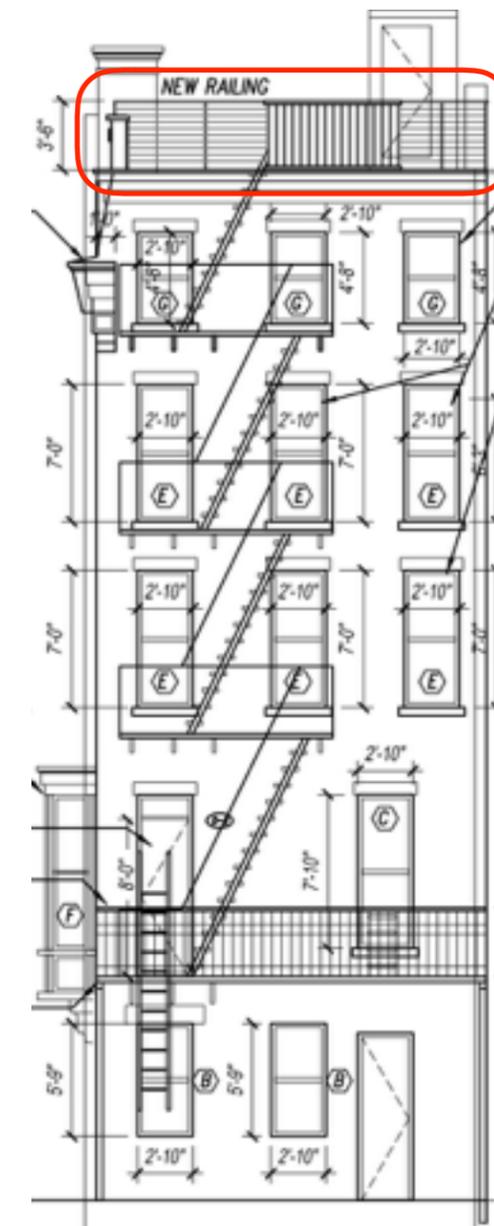
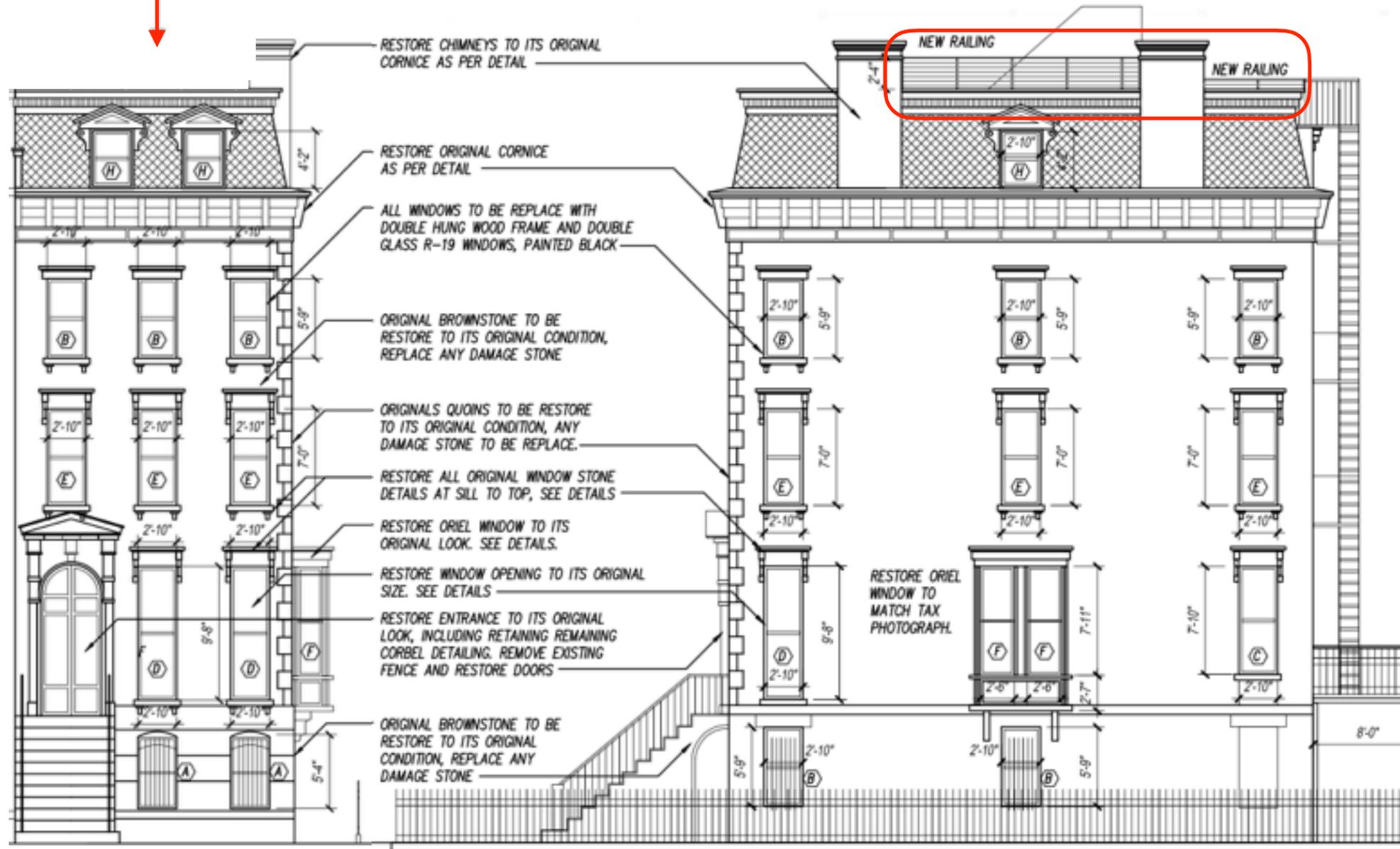
REAR SECTION



Finish:
Neutral stucco to match neighboring chimney



Railing set back and not visible from primary facade



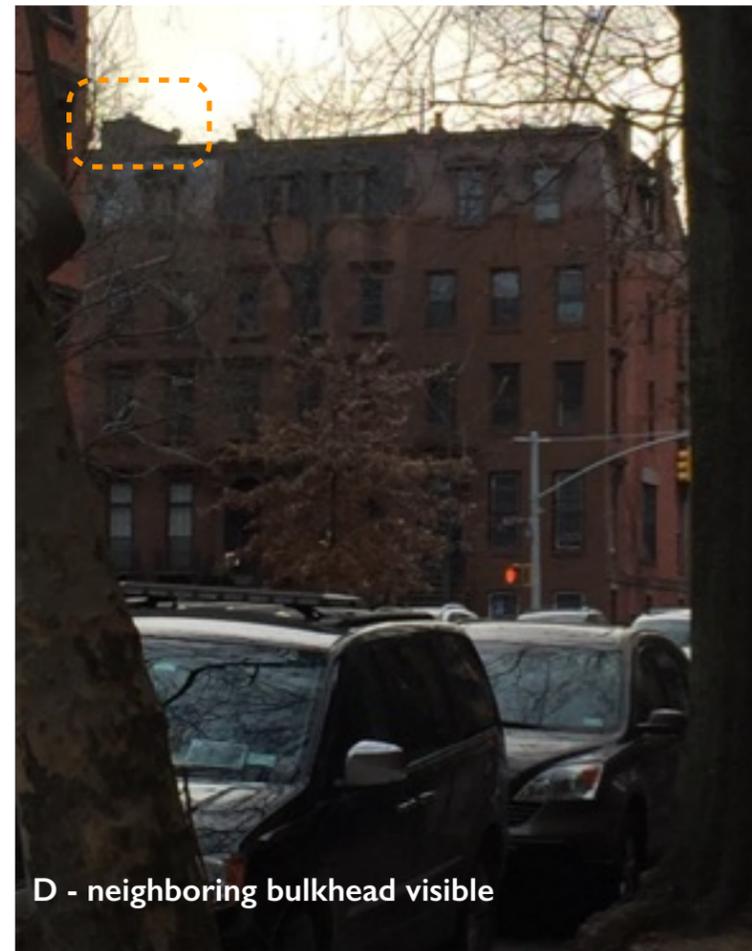




B - guardrail only visible



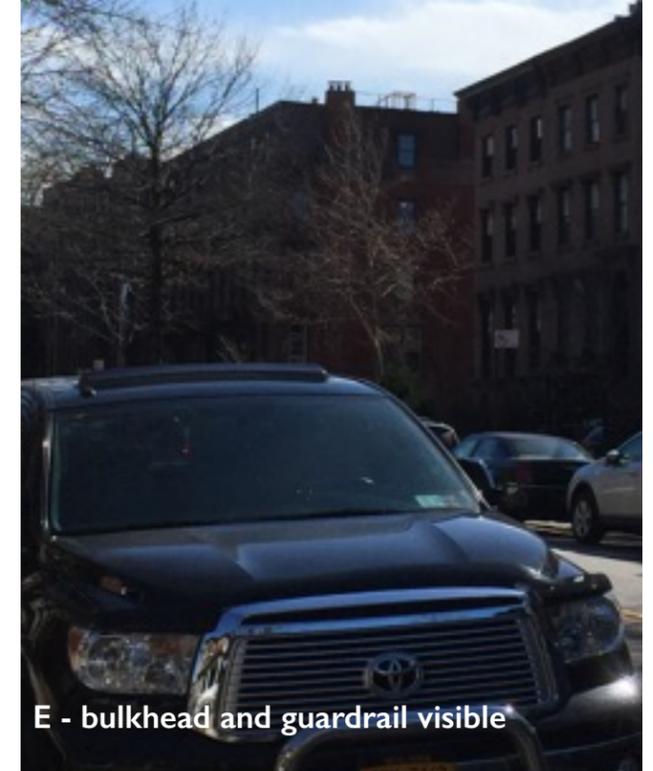
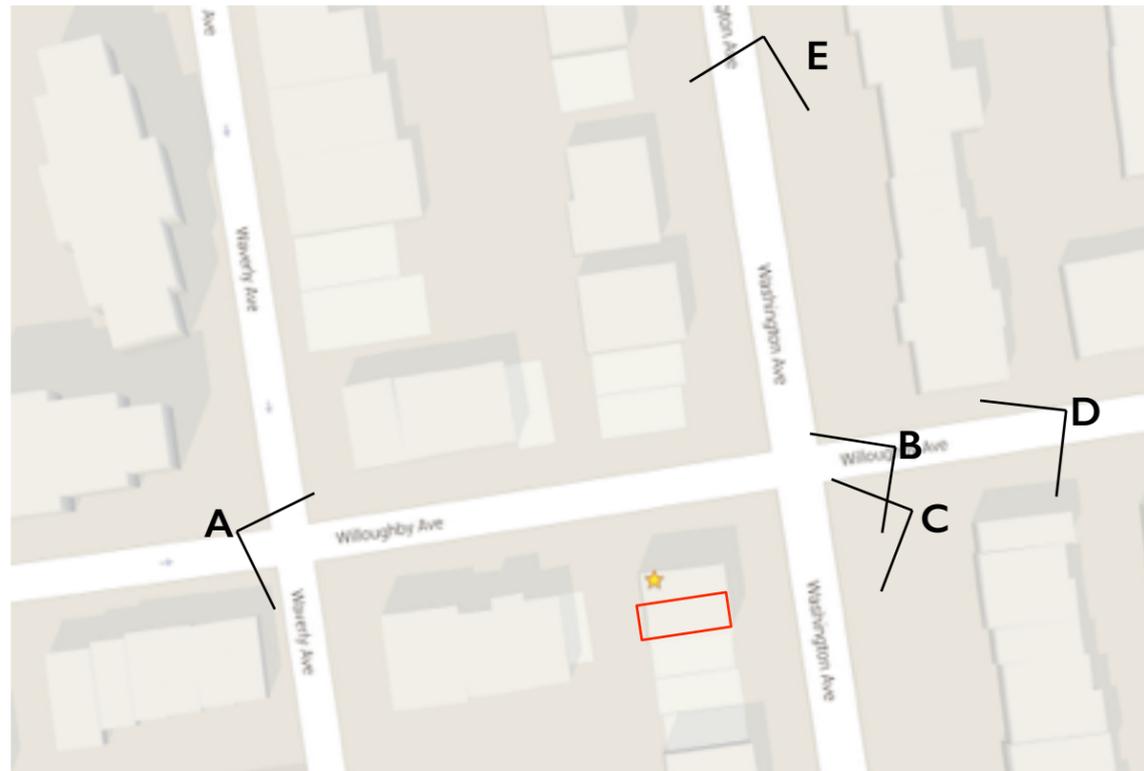
C - not visible



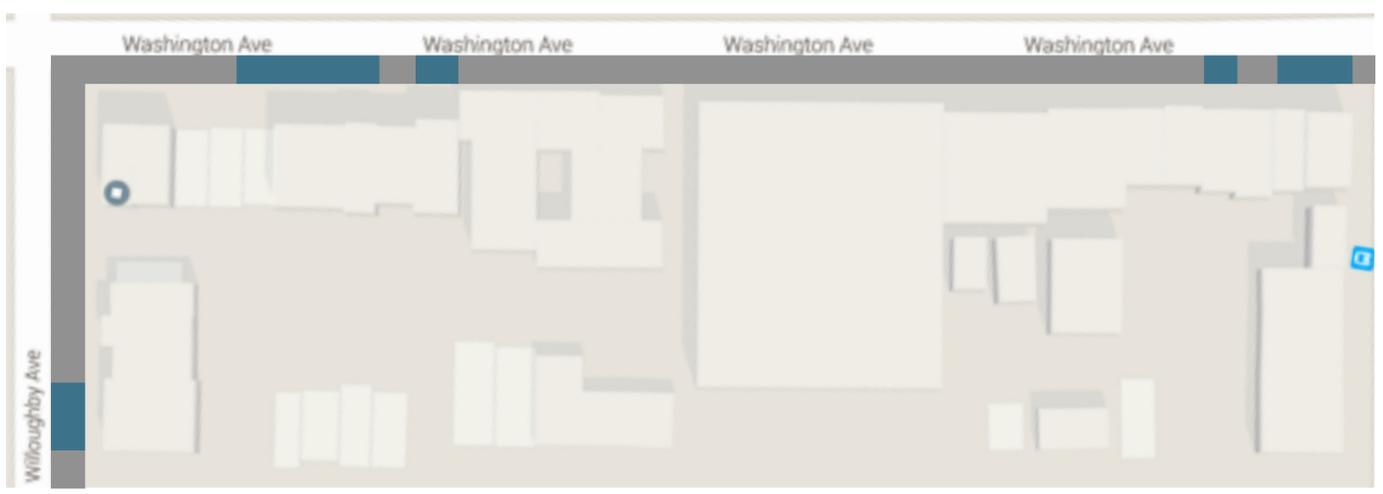
D - neighboring bulkhead visible



A - bulkhead and guardrail visible



E - bulkhead and guardrail visible



- Bluestone = 3,474 sq ft (23%)
- Concrete = 11,646 sq ft (77%)



DESIGNATION PHOTO

30' x 12' = 360 sq.ft.

Tinted Concrete Mixture:
SCOFIELD Chromic Admixture, "Cool Black" No. 4
1 five-sack-mix bag per 5 ninety-four-lb. bags Medium Grey Portland Cement and sand



30' x 12' = 360 sq.ft.

CORNER LOOKING DOWN WILLOUGHBY AVE