

PROPOSAL:

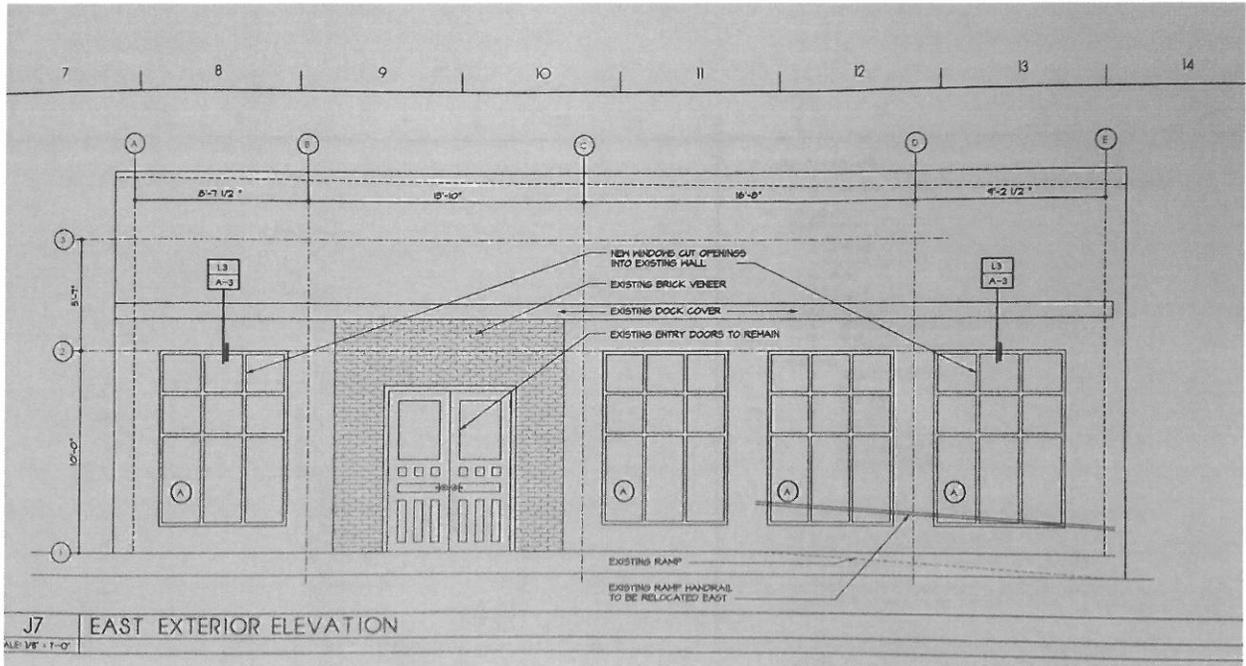
A building permit has been requested for alterations to the “Light-Works Studio” at 321 N. 8th Street in the Haymarket Landmark District, requiring a certificate of appropriateness.

DISCUSSION:

Light-Works Studio has operated for many years in a one-story building at 321 N. 8th Street, a much-altered portion of the original Seaton & Lea Ironworks complex. The building currently has an entrance but no windows towards 8th Street. The façade is stuccoed over, except for exposed brick surrounding the entrance.



The commercial photography studio is relocating to a downtown location on O St. and former studio is proposed for conversion to retail space by the insertion of four large windows—three to the north of the existing double doors and one to the south.



The windows are similar in design to the windows installed to replace garage doors in the north addition to Lincoln Station for Burlington Antique Arcade. They create storefronts while maintaining a more industrial appearance than large single-pane storefront windows.

Given the lack of historic integrity or interest of the current façade, and the appropriate design of the windows, the character of the district is maintained by this proposal and the pedestrian experience is enhanced.

Recommended finding:

The proposed alteration is compatible with the overall character of the Haymarket historic district.

Recommended action:

Approval of a certificate of appropriateness.