

January 6, 2025

Project narrative for the Laird residence  
Parcel # 273-013558-00  
No current address  
Lot is located directly south of 180 S. Riverview

Project Representative: Taylor Sommer, His & Hers Architects  
Ph: 9372607927  
Email: [hisandhersarchitects@gmail.com](mailto:hisandhersarchitects@gmail.com)

Owner: James Laird  
Owner Ph: 614 354 1746  
Email: [jlairdjr@gmail.com](mailto:jlairdjr@gmail.com)

Proposed is the Schematic design for a new home located in Dublin's Historic Residential District, on a currently vacant lot adjacent to the south of 180 S. Riverview, on the East side of S. Riverview St, backing up to the Scioto river.

The style of this home is "No Academic Style" consistent with many homes in Historic Dublin. The massing of this structure is a Gabled Ell type house including 2 intersecting 1 ½ story gables, with a consistent 10:12 roof pitch, and a 1 story front facing front porch. Secondary roofs are shown at 4:12. While S. Riverview St. contains 1 story and 2 story homes, it consists largely of 1 ½ homes. The proposed design is similar to the other homes on this street in this regard as well as in height, and overall building footprint. Per my estimations, the 11 other houses on S. Riverview between Pinney Hill and Short St range from 1650sf in building footprint to 5606 sf, with the average of the 11 homes being 2768 sf. Our design is right in line with a proposed 2820 sf building footprint. There is an uncovered deck proposed off the rear of the home whose foundation remains outside of the 100 year flood plain per a professionally done survey of the site. Because of the nature of the site and its dramatic slope down to the river, there is also a deck off of the Lower level that we feel helps break up the inevitable height of the structure on the rear façade. The size and spacing of the columns on this lower level deck are proportionate with the Iconic order.

The owner of this property intends to age in this home and has therefore requested the bulk of the program to be located on the first floor. The lot is narrow in nature and the 100 year flood plain keeps the buildable area of the site fairly restricted. All of these items were heavily considered and balanced with character of the district when designing the shape and size of the program.

No waivers are requested.

We are excited to propose this structure and believe it would be a respectable addition to the neighborhood.

Taylor Sommer  
Registered Architect  
His & Hers Architects