Property Location:

Neighborhood Block Category:

The purpose of the Residential Design Guidelines is to provide residents, builders, and Arlington's review staff a set of best practices to guide new construction and renovations in Arlington's R0, R1, and R2 Zoning Districts.

When a building permit for a residential project requires a special permit or variance, the Zoning Board of Appeals will review the case, using the Design Guidelines in their decision. Town Planning staff will submit recommendations on cases based on the Design Guidelines.

The Zoning Board of Appeals is providing this form to assist the Applicant or Appellant in reviewing the Residential Design Guidelines and explaining their intentions to the Board. Although strict adherence to the Design Guidelines is voluntary, they express the design principles that the Board will use in evaluating residential projects requiring a special permit or variance. For each principle listed below, please describe how your project responds to the Design Guidelines.

*Principle A-1: New developments should be designed based on the relevant Neighborhood Block Category and local streetscape pattern.*

*Principle A-2: New houses and significant additions should be oriented and located in a way that is consistent with their Neighborhood Block Category.*

*Principle A-3: Street-facing design elements should enhance or improve the existing streetscape.*

*Principle A-4: Creative design solutions and exceptions are encouraged to help new houses and renovations with special circumstances and non-conforming lots in a way that is consistent with the Neighborhood Block Category.*

*Principle B-1: Arlington’s residential neighborhoods are made up of a range of architectural styles. Borrow and reference styles strategically.*

*Principle B-2: Creative design solutions are encouraged to ensure new houses are consistent or compatible with the streetscape's rhythm.*

*Principle B-3: New additions are encouraged to match or complement the style of the original structure and match the rhythm of other houses on the street.*

*Principle C-1: Building elements such as entrances, roofs, dormers, and windows should be used in a way to help the house to feel welcoming and active.*