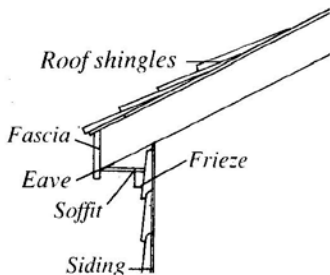




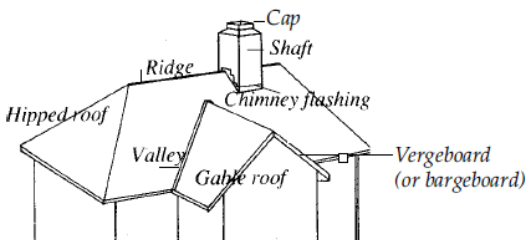
A sound roof protects the building from the weather. Each style of architecture has distinctive roof forms, whether gable, hip, gambrel, mansard, or shed. In Hastings the gable is most common, but there are many variations.

The shape, texture, and color of the roof are key design features of the historic building. New dormers and other additions to the roof must be carefully designed.

In Hastings, wood shingles were used to roof the earliest houses, and asphalt shingles became standard in the early twentieth century. Long-lasting slate, metal, and tile are other historic roofing materials.



Parts of the roof and chimney (top) and details at the roofline (below).



The front roof plane is the primary face of the roof that is visible from the front.

## Design Guidelines

### 1. Roofing Materials

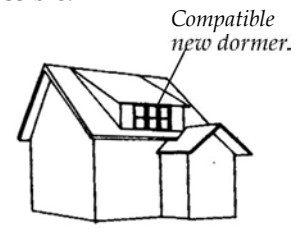
Original roofing materials that contribute to the character of the building or district, such as tile and slate, should be maintained and retained unless badly deteriorated. If partial re-roofing in tile, slate or asphalt is necessary, replacement roofing should match the old in composition, size, shape and texture. New roofing material should be appropriate to the character of the building in composition, size, shape and texture. Rolled roofing may be used only on flat or slightly sloped roofs that are not visible from the public way.

### 2. Decorative Features

Historic cornices and cresting, finials and other decorative detail at the roofline should be repaired and retained wherever possible.

### 3. Alterations to Roof Shape

The original roof type, slope and overhangs should be preserved. The roof shape at the front should not be altered except to restore it to the original documented appearance or to add architecturally compatible dormers. The shape of existing dormers should not be altered unless compatible with the original design. Alterations to the roof shape at the sides or rear should be compatible with the architectural character of the building.



### 5. Skylights

Skylights should not be installed on the front roof plane. They should be flat and close to the roof plane as possible. "Bubble" type skylights should not be installed.

**6. Rebuilding Chimneys** If rebuilding is necessary, original brick details such as decorative panels and corbels should be replicated. In the absence of evidence of the original appearance, repair or rebuilding should be compatible with the building type or style. (See Masonry Guidelines.)

**7. Chimneys and Stovepipes** New chimneys and stovepipes should not be installed on the front roof plane.