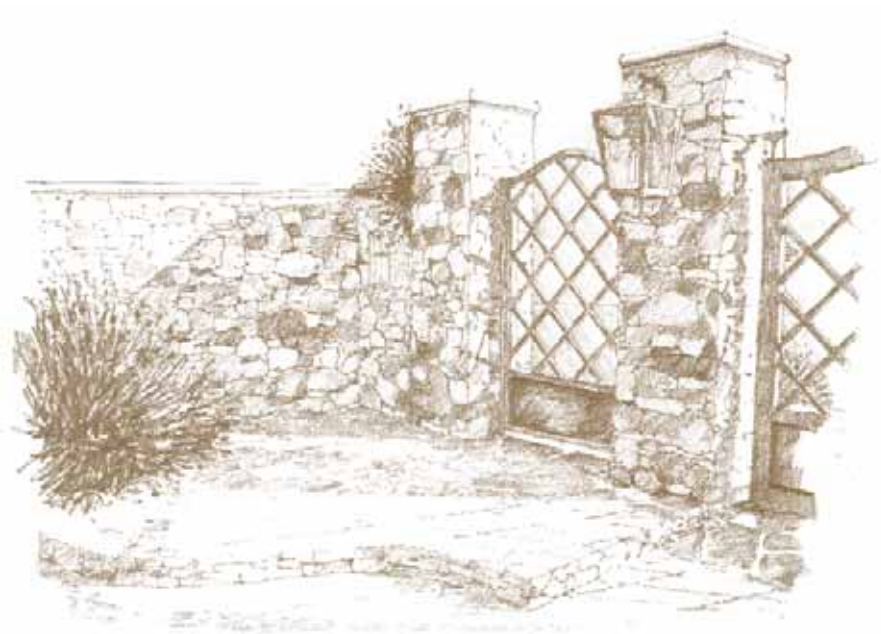
Hillsborough residences display a wide range of architectural styles and characteristics. Homes in the town reflect a variety of development conditions, including builders' values and design sensibilities, prevailing architectural styles of different eras, and individual characteristics of particular sites. This chapter lists four overarching principles that homeowners and their architects should consider no matter what design style is considered, which particular neighborhood the project is in or what site constraints may exist. The selection of an architect may be influenced by the desired style and consideration of these four principles.

A. Consistency of Style

In order to be faithfully rendered, an architectural style needs to be fully understood in terms of the building elements and details that contribute to the authenticity of that style. These include—but are not limited to—building mass, roof form, proportion, façade symmetry and details, window proportion and design, building materials and ornamentation. **The designation of an architectural style requires total commitment to that style in the design of all components of the residence.** Even in the case in which an architect develops a unique style or a composite of established styles, a consistent application of the rules and logic for the building design should be clearly and invariably evident.



B. Historical Accuracy

In addition to a sustained consistency in the design, replication of an historical style requires an accurate understanding and depiction of the style's heritage. **The undertaking of an historical style requires a breadth of knowledge of the appropriate building elements that contribute to the properties of that style.** The building's design and construction should mediate a resolution for the tension between the realities of contemporary building practices and the full manifestation of an historic style.

C. High Quality

Buildings of superior quality are well designed and deploy materials that exhibit the probability of a long lifespan consistent with the materials used over the style's history. **The design and construction of Hillsborough homes should evoke a superior level of craftsmanship and building materials.** By setting and achieving high standards for design and construction, new homes will augment the existing Hillsborough building stock and assure a continued stability in the representation of the town's identity.

"The principle purpose of guidelines is not to indicate dimensions or quantity of things, but rather to convey a sense of the preferred quality."

Design Review

D. Honesty of Materials

Building materials have differing physical characteristics and uses. Glass, stone, wood, steel and tin—to name just a few—each exhibit varying levels of weight, strength, elasticity and resistance to weather. **The use of a building material should be consistent with the physical properties of that material.** The use of natural materials is encouraged. The manner in which a material is applied should also be consistent with its physical idiosyncrasies.