

CERTIFICATE OF APPROPRIATENESS

Application Date: August 26, 2021

Applicant: Stacianne Wilson, owner / Rod Frego, agent

Property: 919 W Melwood St, lot 14, block 204, North Norhill Subdivision. The property includes a historic 1,581 square foot, one story wood frame single-family residence and a contributing detached garage situated on a (50' x 104') 5,200 square foot lot.

Significance: Contributing garage constructed circa 1940, located in the Norhill Historic District.

Proposal: Demolition – of the existing detached garage

In addition, the garage:

- is a detached slab on grade structure.
- has severe foundation damage
- holds standing water from intrusion from cracks in foundation.
- has been modified to be a two car garage (thus can no longer be considered contributing)

The applicant previously had an approved COA (HP2021_0060) to have the siding repaired and the garage reframed, but due to the condition of the foundation the applicant has asked to demolish the garage instead.

The applicant has future plans to rebuild garage and/or replace carport at a later date.

See enclosed application materials and detailed project description below.

Public Comment: No public comment received at this time.

Civic Association: No public comment received at this time.

Recommendation: Approval

HAHC Action: -

APPROVAL CRITERIA

**DEMOLITION OF A LANDMARK, PROTECTED LANDMARK,
CONTRIBUTING STRUCTURE, OR WITHIN AN ARCHAEOLOGICAL SITE**

Sec. 33-247(a): The issuance of a certificate of appropriateness for the demolition of a landmark, a protected landmark, or a contributing structure, or for the demolition of a building, structure or object on or in an archaeological site shall be granted only if:

S D NA

S - satisfies D - does not satisfy NA - not applicable

(1) The building, structure, or object has seriously deteriorated to an unusable state and is beyond reasonable repair; and

(2) The HAHC finds, based on the preponderance of credible evidence presented subject to the establishment by the applicant, the existence of an unreasonable economic hardship under subsection (c) of this section or the establishment of an unusual and compelling circumstance pursuant to subsection (d) of this section.



PROPERTY LOCATION
NORHILL HISTORIC DISTRICT

- Building Classification**
- Contributing
 - Non-Contributing
 - Park



INVENTORY PHOTO



CURRENT PHOTO



PHOTOS
EXISTING CONDITIONS











