

CERTIFICATE OF APPROPRIATENESS

Applicant: Michael J. Angers, owner

Property: 1032 Fugate, Block 123, Lot 8, North Norhill Subdivision. The property includes a historic one-story wood frame 940 square foot single-family residence situated on a 5,000 square foot lot.

Significance: Contributing Hipped Bungalow residence, constructed circa 1924, located in the Norhill historic district.

Proposal: Alteration- Addition, columns, steps

The applicant is proposing to construct a 360 square foot rear addition to the existing structure.

- Cypress Bevel wood siding with 6" reveal to match existing
- 8:12 pitch gabled roof with asphalt shingles to match existing
- All windows to be wood framed, inset and recessed
- 8' tall 6"x6" square wood columns with 6" base trim to replace non-original iron columns
- New wooden steps to replace concrete steps and side steps to front entry to be removed
- Approved COA for new smaller garage pictured on site plan, but separate application and is not included in this report

Public Comment:

Civic Association: None as of yet, but subject to change

Recommendation: Approval with condition of staff inspection of wood underneath metal siding to be pulled

HAHC Action:

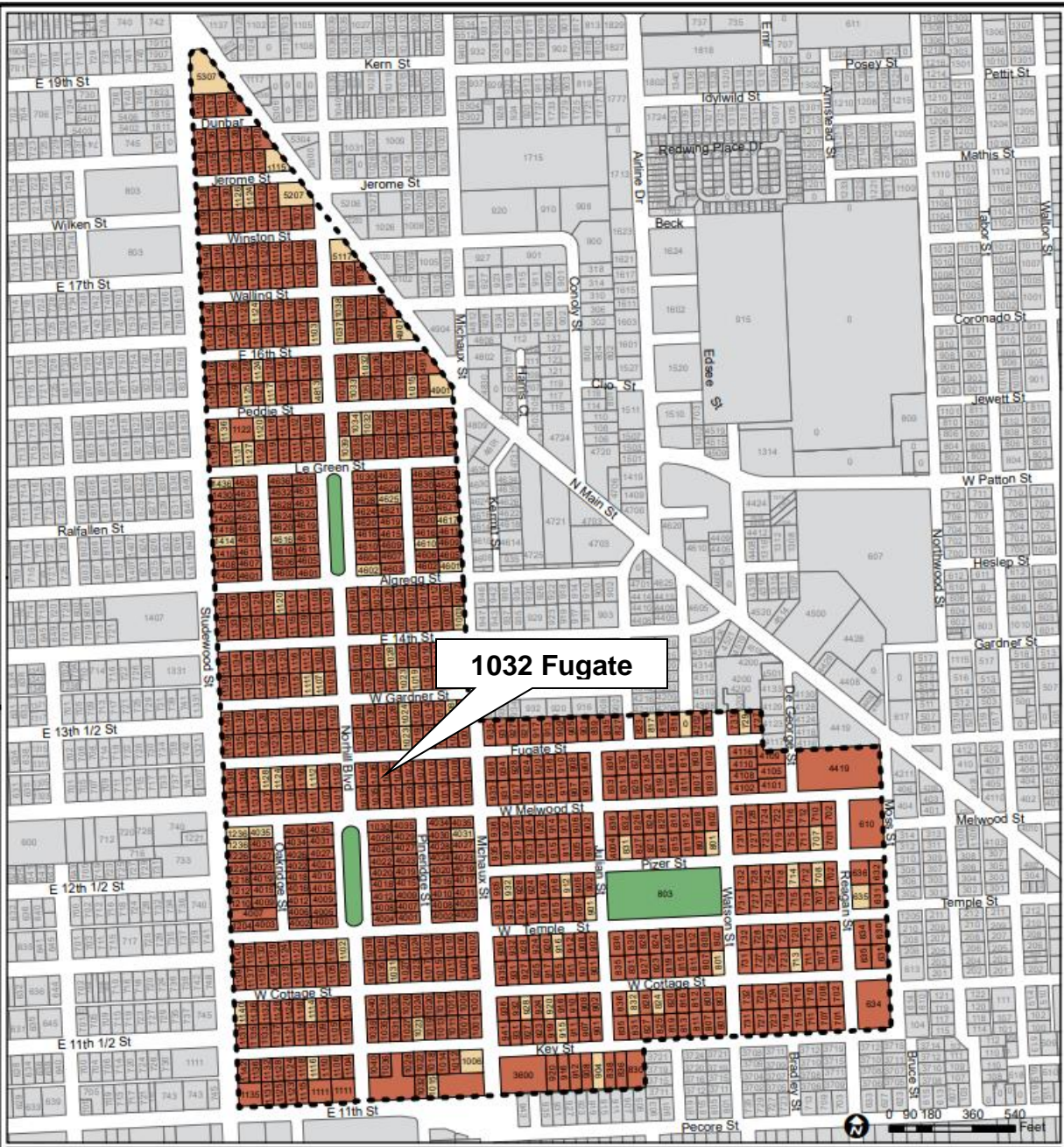
ALTERATIONS, REHABILITATIONS, RESTORATIONS AND ADDITIONS

Sec. 33-241: HAHC shall issue a certificate of appropriateness for the alteration, rehabilitation, restoration or addition of an exterior feature of (i) any landmark, (ii) protected landmark, (iii) any building, structure or object that is part of an archaeological site, or (iv) contributing building in a historic district upon finding that the application satisfies the following criteria, as applicable:

- | S | D | NA | S - satisfies | D - does not satisfy | NA - not applicable |
|-------------------------------------|--------------------------|--------------------------|----------------------|---|----------------------------|
| <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | (1) | The proposed activity must retain and preserve the historical character of the property; | |
| <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | (2) | The proposed activity must contribute to the continued availability of the property for a contemporary use; | |
| <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | (3) | The proposed activity must recognize the building, structure, object or site as a product of its own time and avoid alterations that seek to create an earlier or later appearance; | |
| <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | (4) | The proposed activity must preserve the distinguishing qualities or character of the building, structure, object or site and its environment; | |
| <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | (5) | The proposed activity must maintain or replicate distinctive stylistic exterior features or examples of skilled craftsmanship that characterize the building, structure, object or site; | |
| <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | (6) | New materials to be used for any exterior feature excluding what is visible from public alleys must be visually compatible with, but not necessarily the same as, the materials being replaced in form, design, texture, dimension and scale; | |
| <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | (7) | The proposed replacement of exterior features, if any, should be based on an accurate duplication of features, substantiated by available historical, physical or pictorial evidence, where that evidence is available, rather than on conjectural designs or the availability of different architectural elements from other structures; | |
| <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | (8) | Proposed additions or alterations must be done in a manner that, if removed in the future, would leave unimpaired the essential form and integrity of the building, structure, object or site; | |
| <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | (9) | The proposed design for any exterior alterations or addition must not destroy significant historical, architectural, archaeological or cultural material, including but not limited to siding, windows, doors and porch elements; | |
| <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | (10) | The proposed alteration or addition must be compatible with the massing, size, scale material and character of the property and the context area; and | |
| <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> | (11) | The distance from the property line to the front and side walls, porches, and exterior features of any proposed addition or alteration must be compatible with the distance to the property line of similar elements of existing contributing structures in the context area. | |



PROPERTY LOCATION
NORHILL HISTORIC DISTRICT



Norhill Historic District

Historic District Boundary
 - - - -

Building Classification

- Contributing
- Non-Contributing
- Park

INVENTORY PHOTO



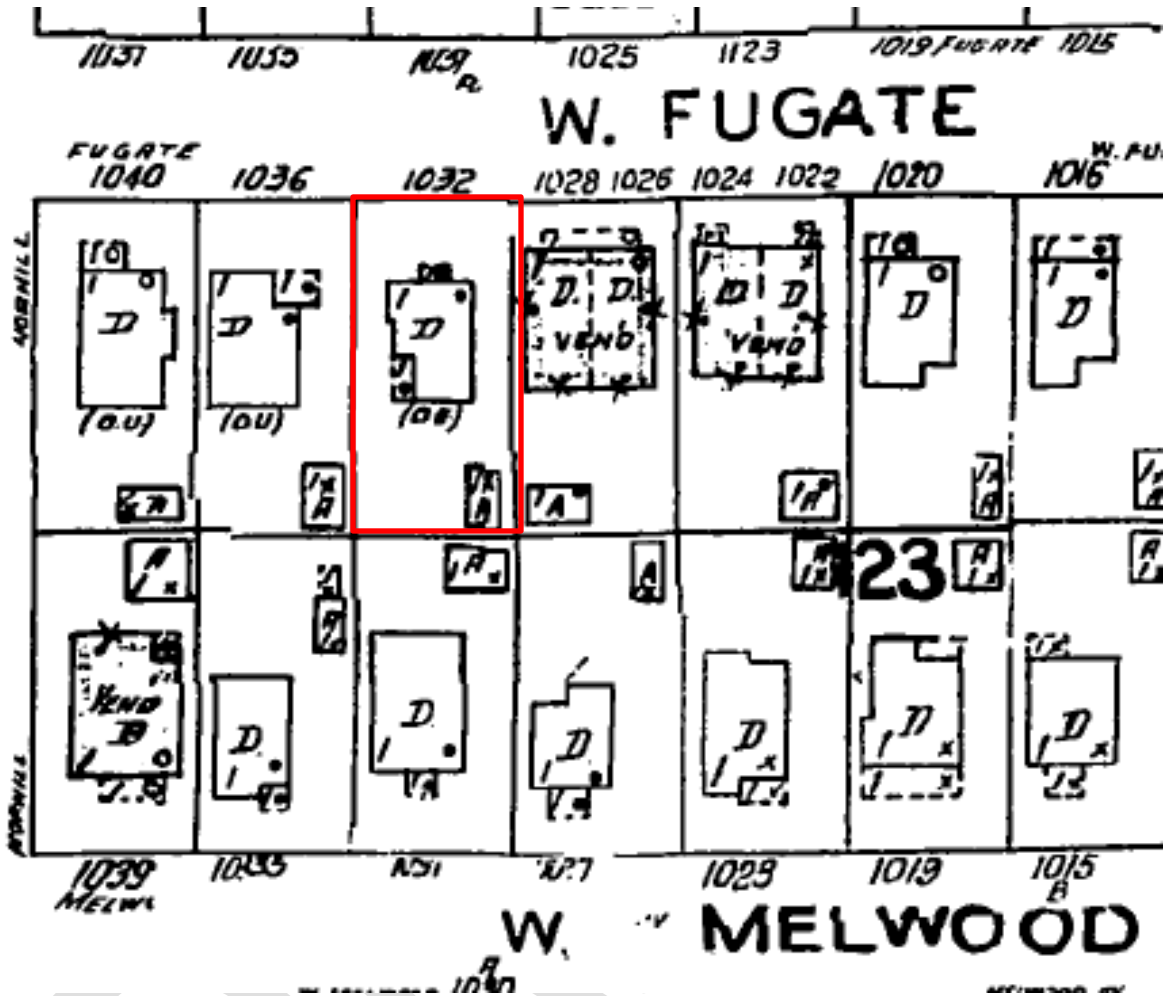
CURRENT PHOTO



AERIAL VIEW OF PROPERTY



SANBORN (1924-1951)



CONTEXT AREA

1026 FUGATE (NEIGHBOR)



1036 FUGATE (NEIGHBOR)



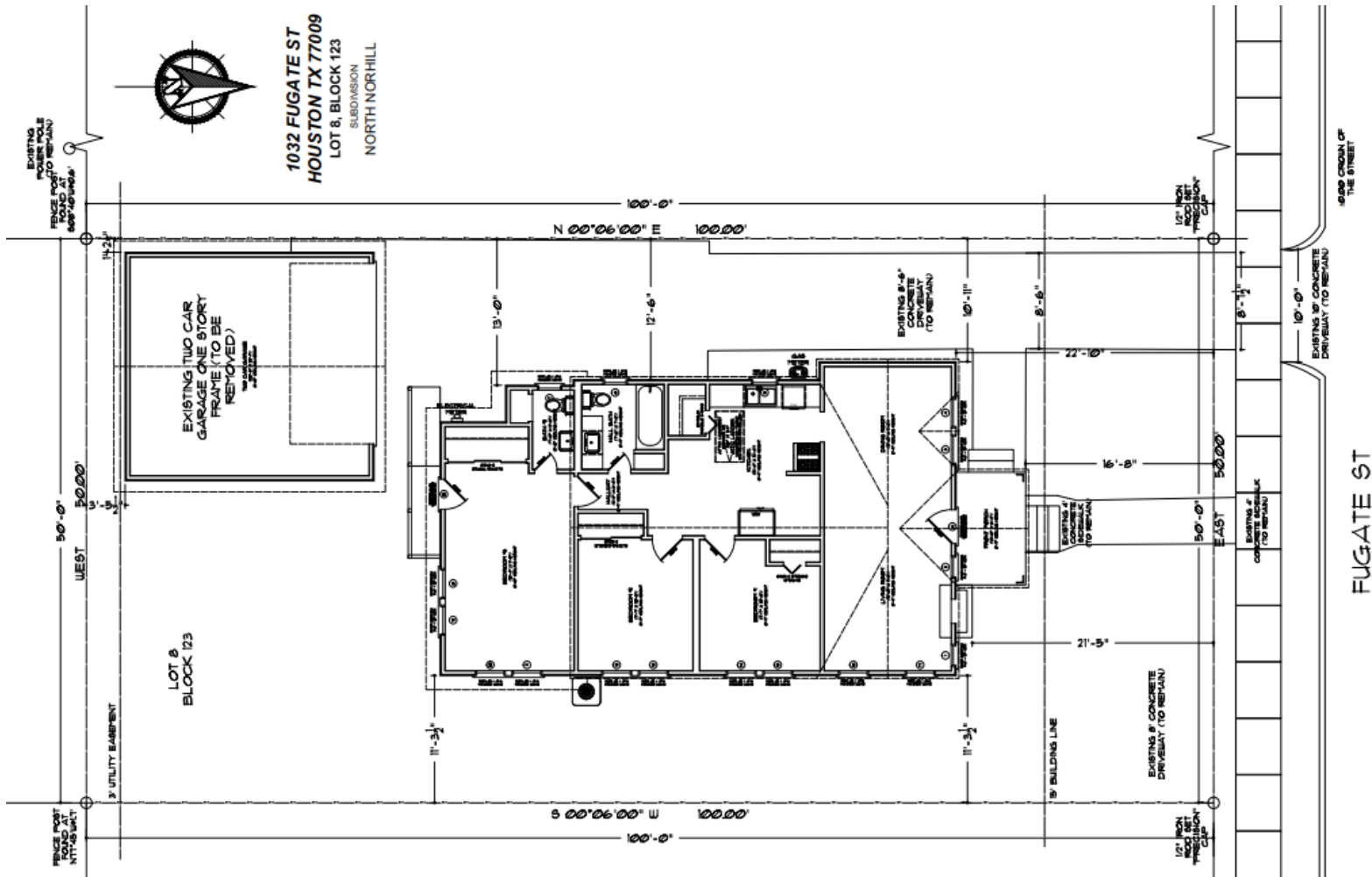
1040 FUGATE



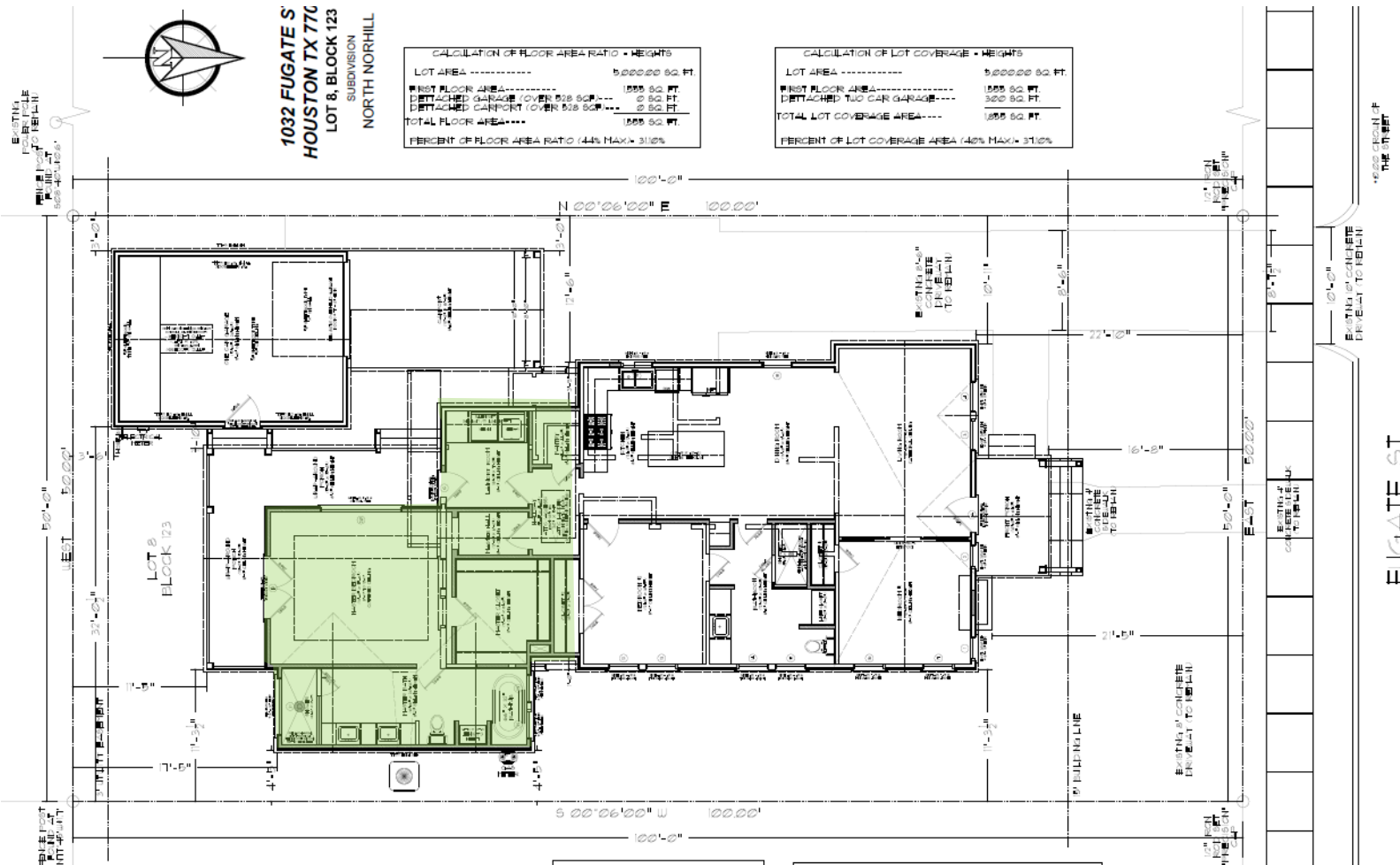
1035 FUGATE



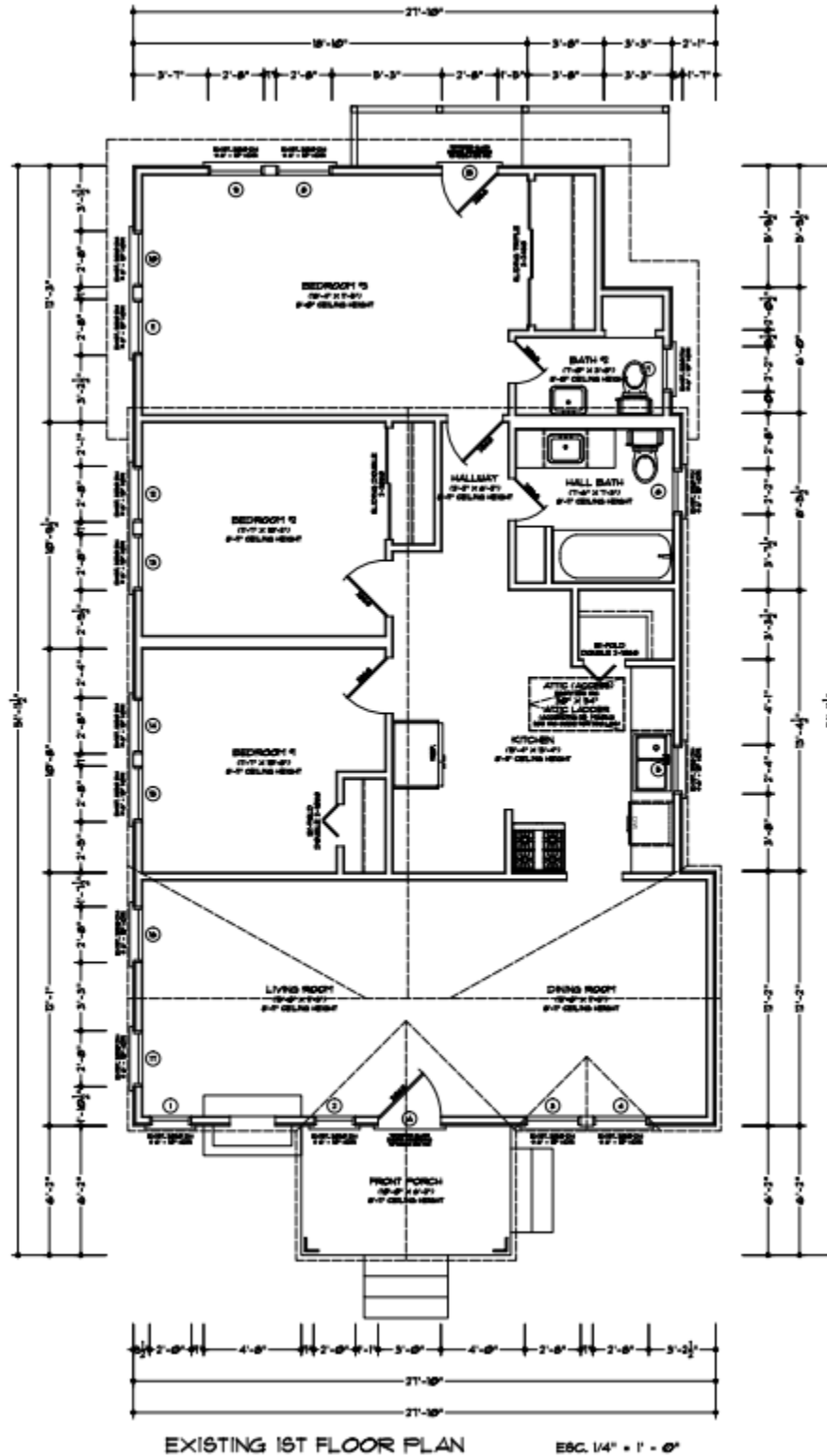
SITE PLANS
EXISTING



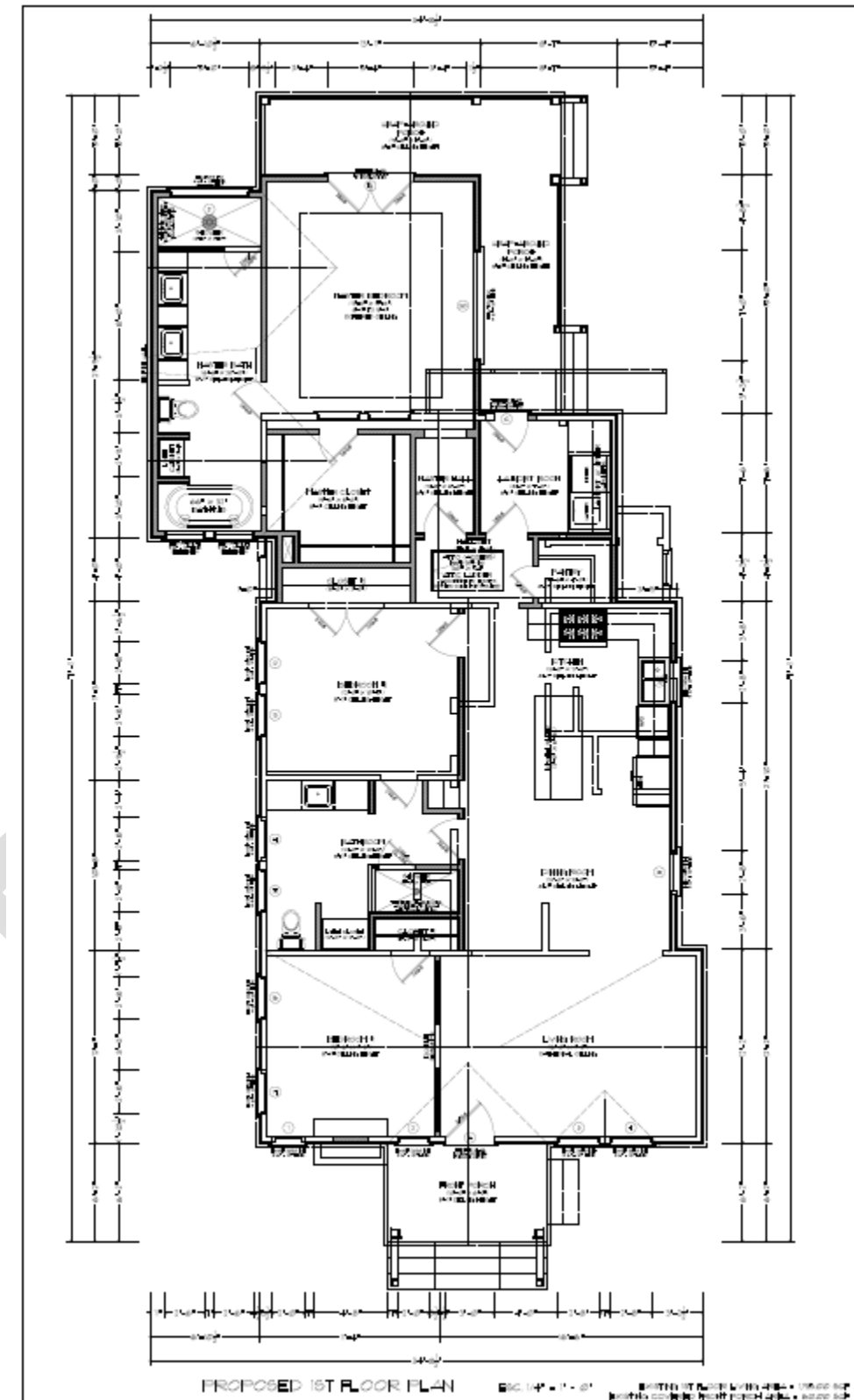
PROPOSED



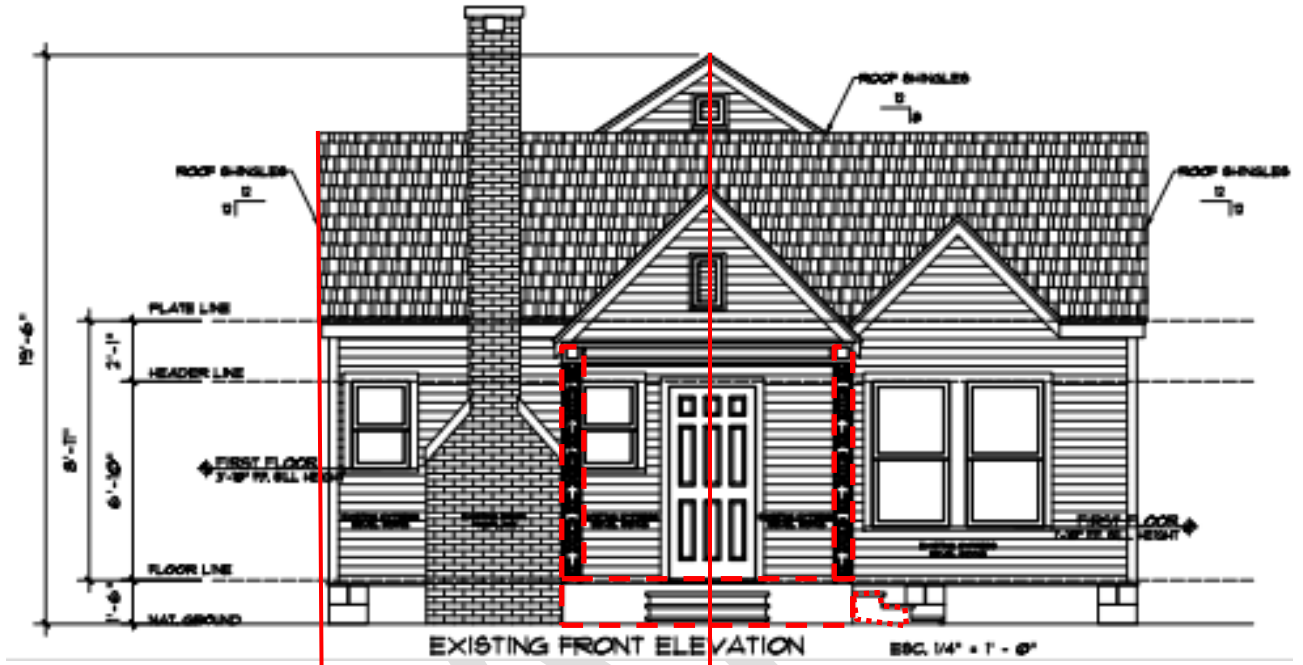
FLOOR PLANS
EXISTING



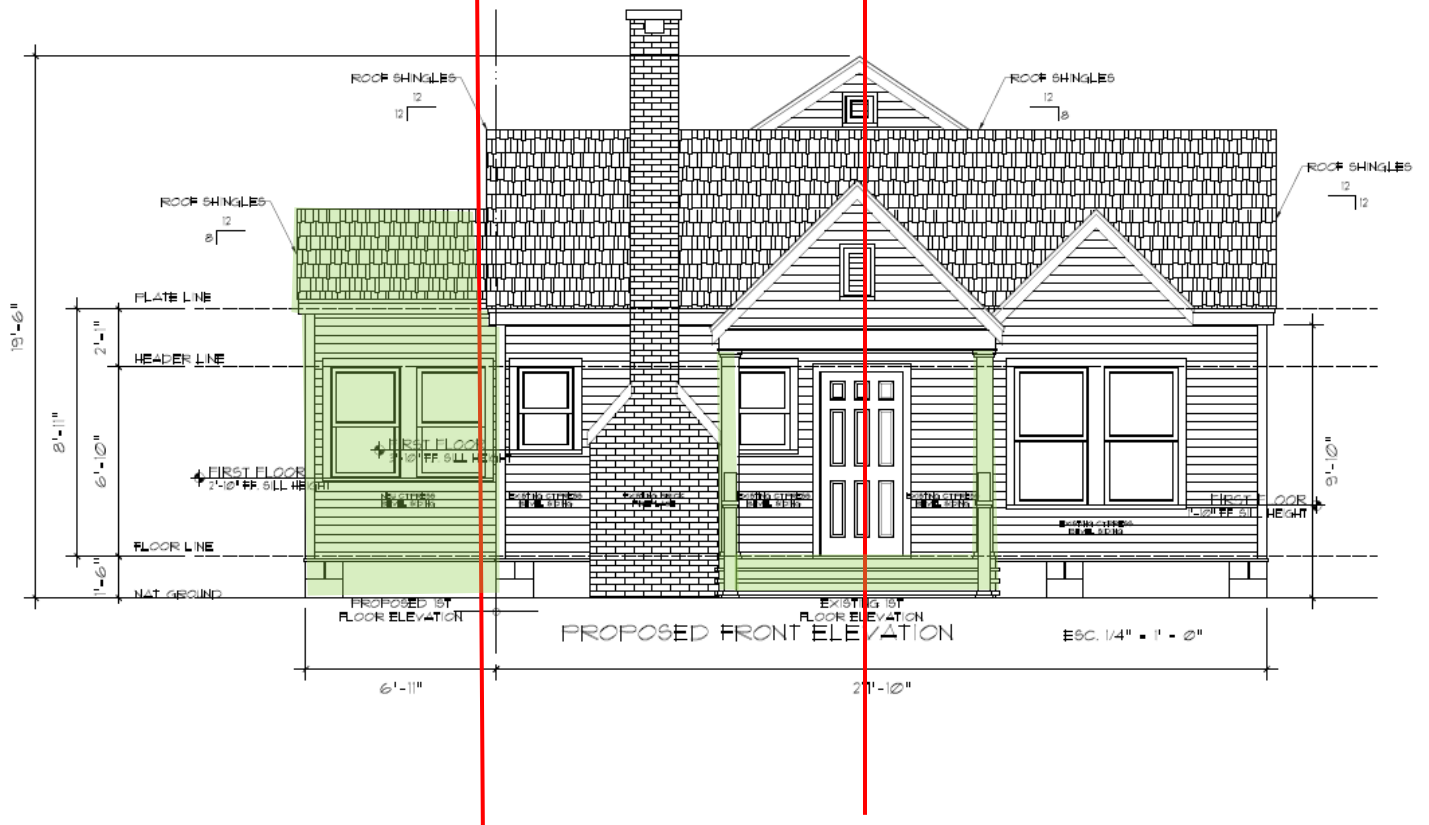
PROPOSED



ELEVATIONS
 EXISTING NORTH (FRONT)



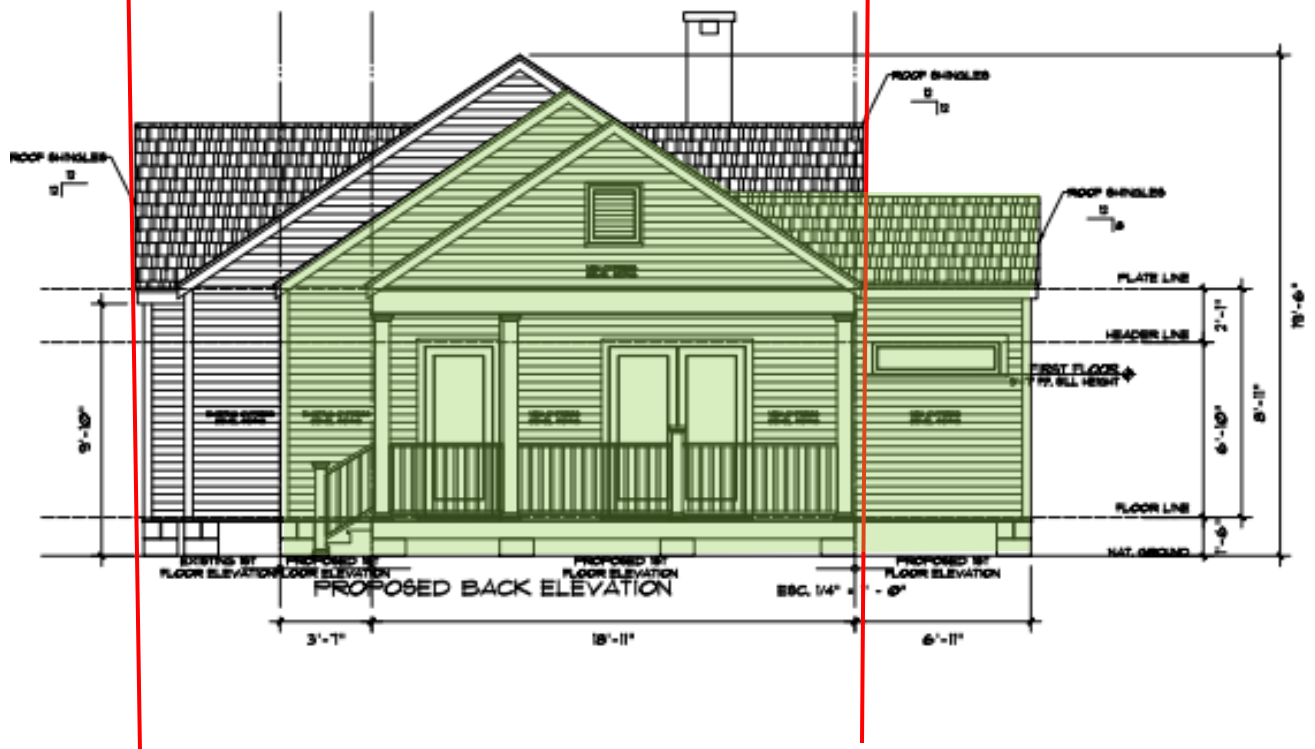
PROPOSED NORTH (FRONT)



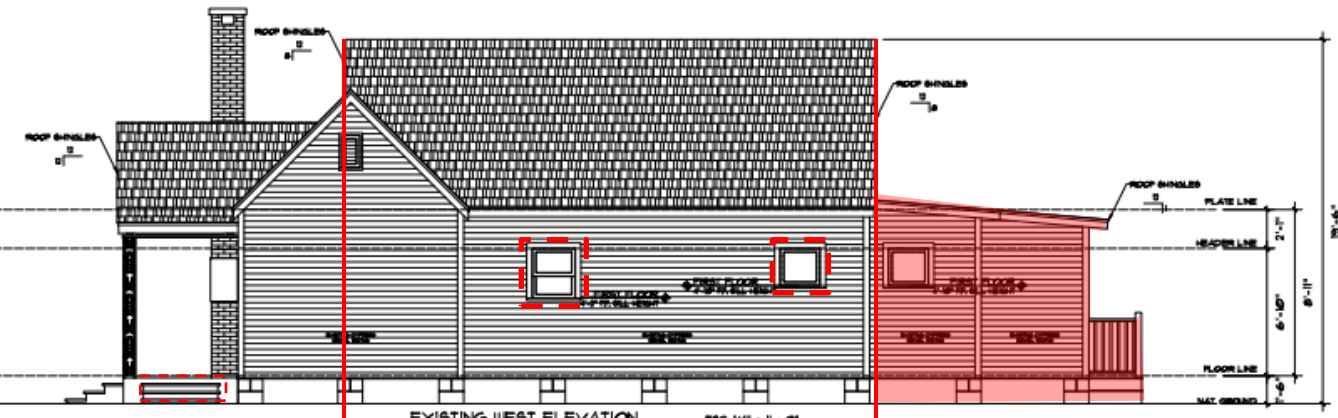
EXISTING SOUTH (REAR)



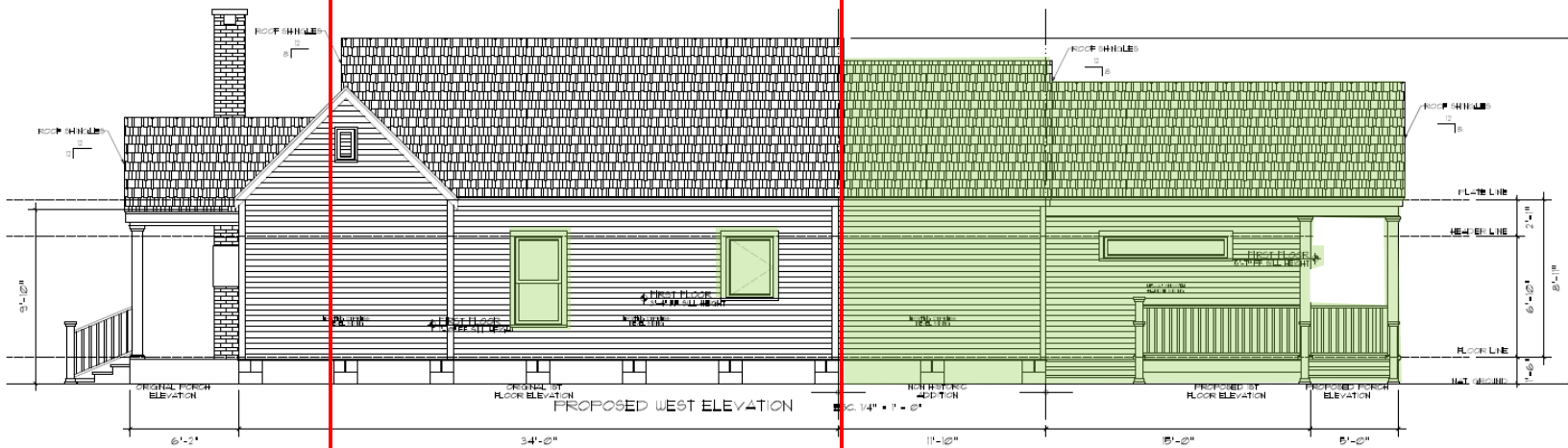
PROPOSED SOUTH (REAR)



EXISTING WEST (SIDE)



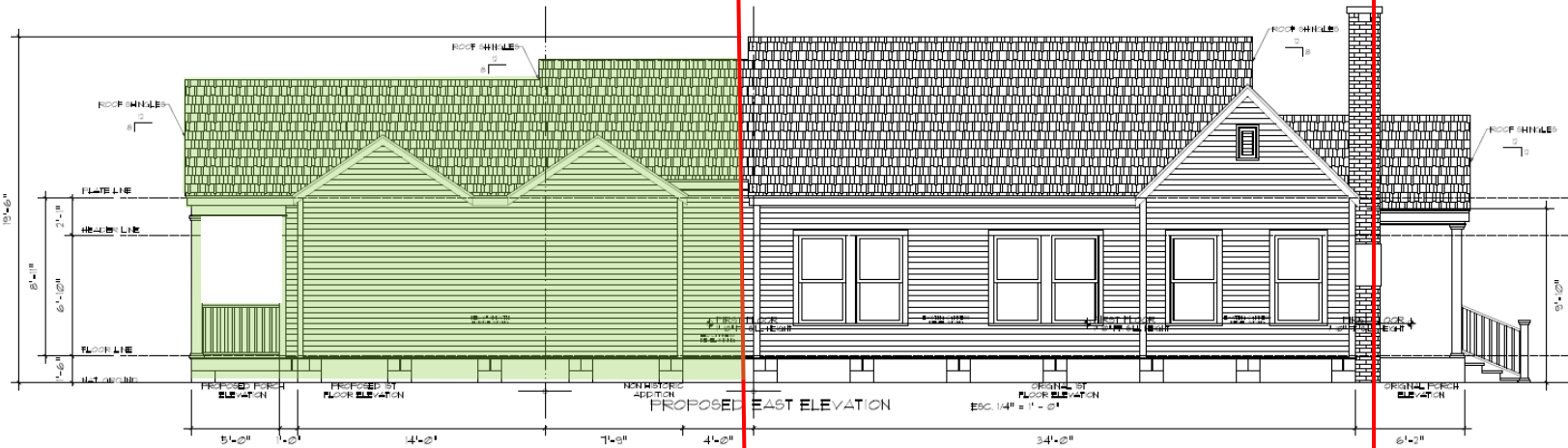
PROPOSED WEST (SIDE)



EXISTING EAST (SIDE)



PROPOSED EAST (SIDE)



WINDOW AND DOOR SCHEDULE

EXISTING DOOR SCHEDULE

MARK	TYPE	WIDTH	HEIGHT	MATERIAL	GLASS	EXISTING TO REMAIN
(A)	EXISTING	3'-0"	6'-8"	WOOD FRAME	TEMPERED	YES
(B)	EXISTING	2'-6"	6'-8"	WOOD FRAME	TEMPERED	NO

NEW DOOR SCHEDULE

MARK	TYPE	WIDTH	HEIGHT	MATERIAL	GLASS	EXISTING TO REMAIN
(C)	NEW	2'-8"	6'-8"	WOOD FRAME	TEMPERED	NO
(D)	NEW	DOUBLE 3'-0"-8"	6'-8"	WOOD FRAME	TEMPERED	NO

EXISTING WINDOW SCHEDULE

MARK	LITE PATTERN	STYLE	DIMENSIONS	MATERIAL	MOUNTING PROFILE	EXISTING TO REMAIN
(1)	1/1	DH	24"x36"	WOOD FRAME	RECESSED	YES
(2)	1/1	DH	24"x36"	WOOD FRAME	RECESSED	YES
(3)	1/1	DH	32"x60"	WOOD FRAME	RECESSED	YES
(4)	1/1	DH	32"x60"	WOOD FRAME	RECESSED	YES
(5)	1/1	DH	29"x32"	WOOD FRAME	RECESSED	NO
(6)	1/1	DH	26"x24"	ALUMINUM FRAME	RECESSED	NO
(7)	1/1	DH	26"x24"	ALUMINUM FRAME	RECESSED	NO
(8)	1/1	DH	32"x60"	WOOD FRAME	RECESSED	YES
(9)	1/1	DH	32"x60"	WOOD FRAME	RECESSED	YES
(10)	1/1	DH	32"x60"	WOOD FRAME	RECESSED	YES
(11)	1/1	DH	32"x60"	WOOD FRAME	RECESSED	YES
(12)	1/1	DH	32"x60"	WOOD FRAME	RECESSED	YES
(13)	1/1	DH	32"x60"	WOOD FRAME	RECESSED	YES
(14)	1/1	DH	32"x60"	WOOD FRAME	RECESSED	YES
(15)	1/1	DH	32"x60"	WOOD FRAME	RECESSED	YES
(16)	1/1	DH	32"x60"	WOOD FRAME	RECESSED	YES
(17)	1/1	DH	32"x60"	WOOD FRAME	RECESSED	YES

NEW WINDOW SCHEDULE

MARK	LITE PATTERN	STYLE	DIMENSIONS	MATERIAL	MOUNTING PROFILE	EXISTING TO REMAIN
(18)	1/1	DH	32"x60"	WOOD FRAME	RECESSED	NO
(19)	1/0	DH	32"x42"	WOOD FRAME	RECESSED	NO
(20)	1/0	FIXED	84"x15"	WOOD FRAME	RECESSED	NO
(21)	1/0	FIXED	60"x5"	WOOD FRAME	RECESSED	NO
(22)	1/1	DH	30"x48"	WOOD FRAME	RECESSED	NO
(23)	1/1	DH	30"x48"	WOOD FRAME	RECESSED	NO

