

**CERTIFICATE OF APPROPRIATENESS**

**Applicant:** Sarah Hannah, agent for Karl Campbell, owner

**Property:** 1810 Summer, Block 305, Lot 3, Shearn Subdivision. The property includes a historic one-story wood frame 1,236 square foot single-family residence situated on a 5,000 square foot lot.

**Significance:** Contributing Queen Anne L-Plan residence, constructed circa 1900, located in the High First Ward Historic District.

**Proposal:** Alteration- Addition

The applicant is proposing to construct a 2-story 1,367 square foot addition at the rear of the structure with 466 square feet on the first floor and 901 square feet on the new second floor to begin at the original rear corners of the structure and a 175 square foot rear deck.

- Smooth cementitious siding with 4 ½ inch reveal to match existing
- 2/2 inset and recessed double hung, fixed, and casement wood windows
- New hipped roof to match existing with 6:12 slope and corrugated metal material

**Public Comment:**

**Civic Association:**

**Recommendation:** Approval

**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:

- | <b>S</b>                            | <b>D</b>                 | <b>NA</b>                | <b>S - satisfies</b> | <b>D - does not satisfy</b>   | <b>NA - not applicable</b> |
|-------------------------------------|--------------------------|--------------------------|----------------------|---|----------------------------|
| <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

HIGH FIRST WARD HISTORIC DISTRICT



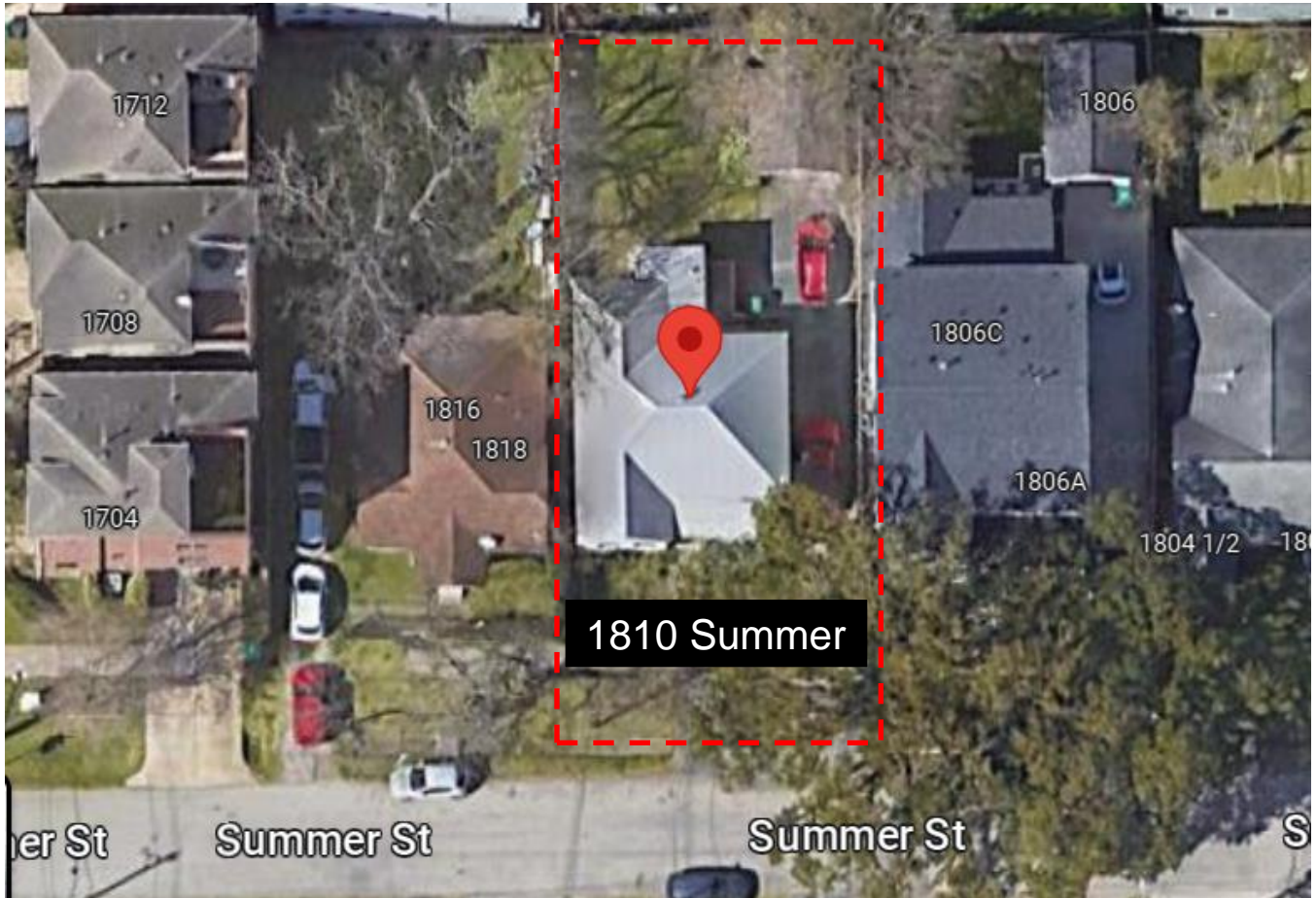
**INVENTORY PHOTO**

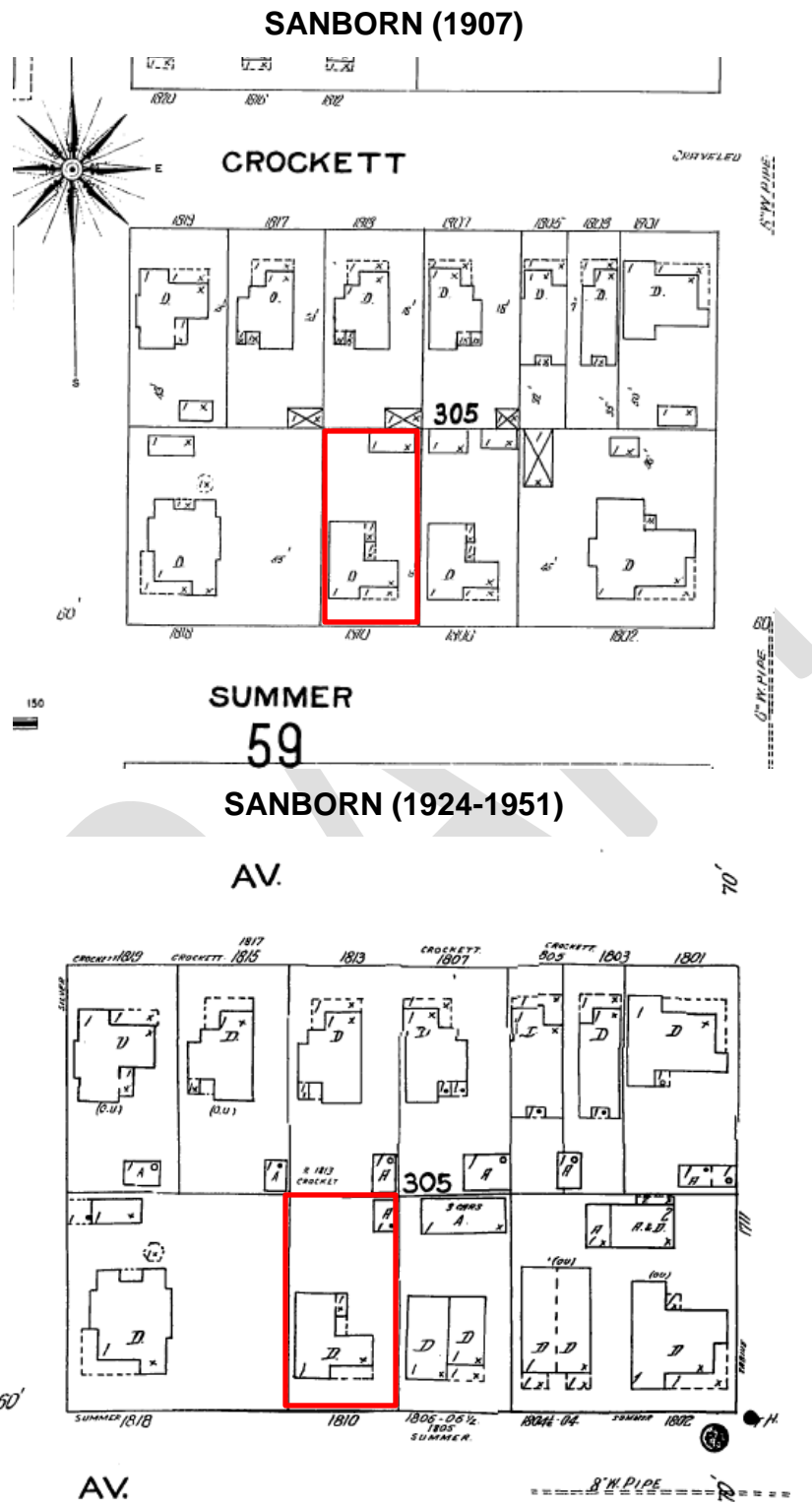


**CURRENT PHOTO**



AERIAL VIEW OF PROPERTY





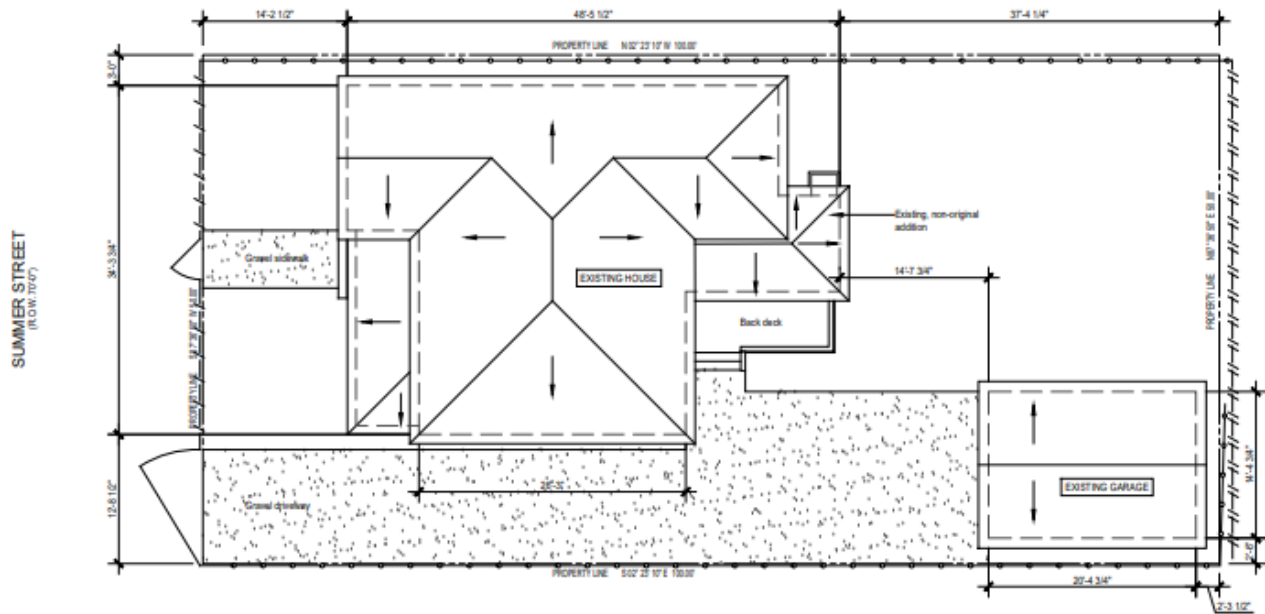
**CONTEXT AREA**

1806 SUMMER (NEIGHBOR)

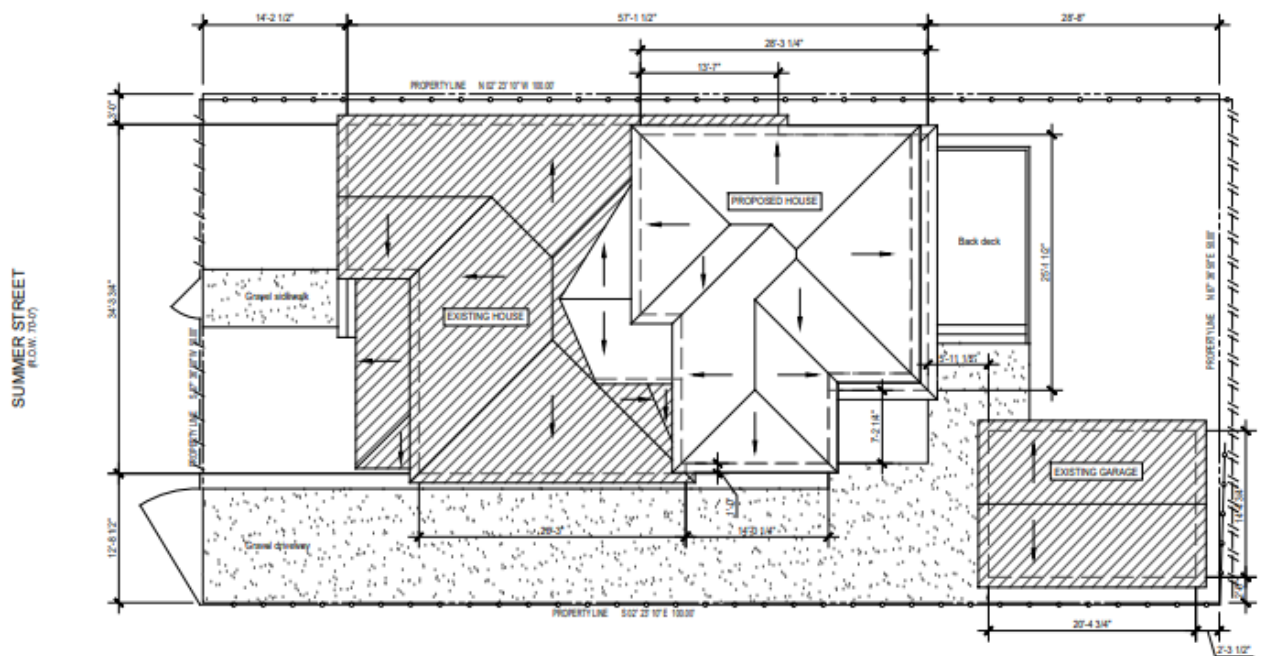


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SITE PLANS



LOT 3, BLOCK 305 SHEARN  
01 EXISTING SITE PLAN

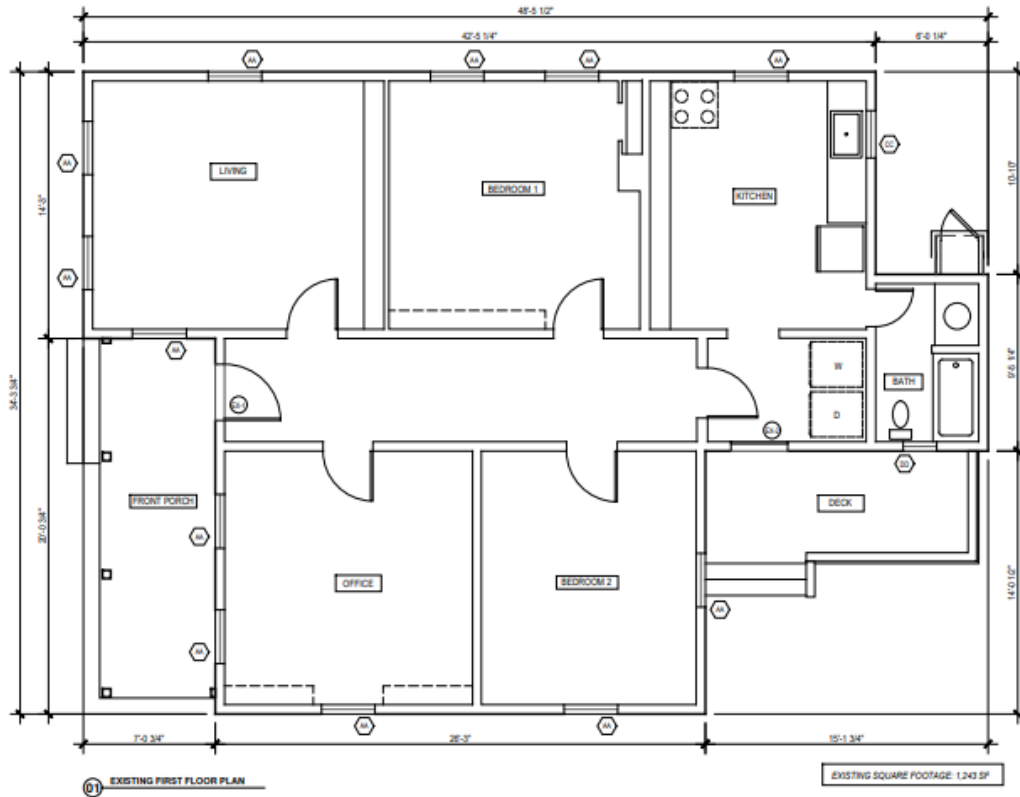


LOT 3, BLOCK 305 SHEARN  
02 PROPOSED SITE PLAN



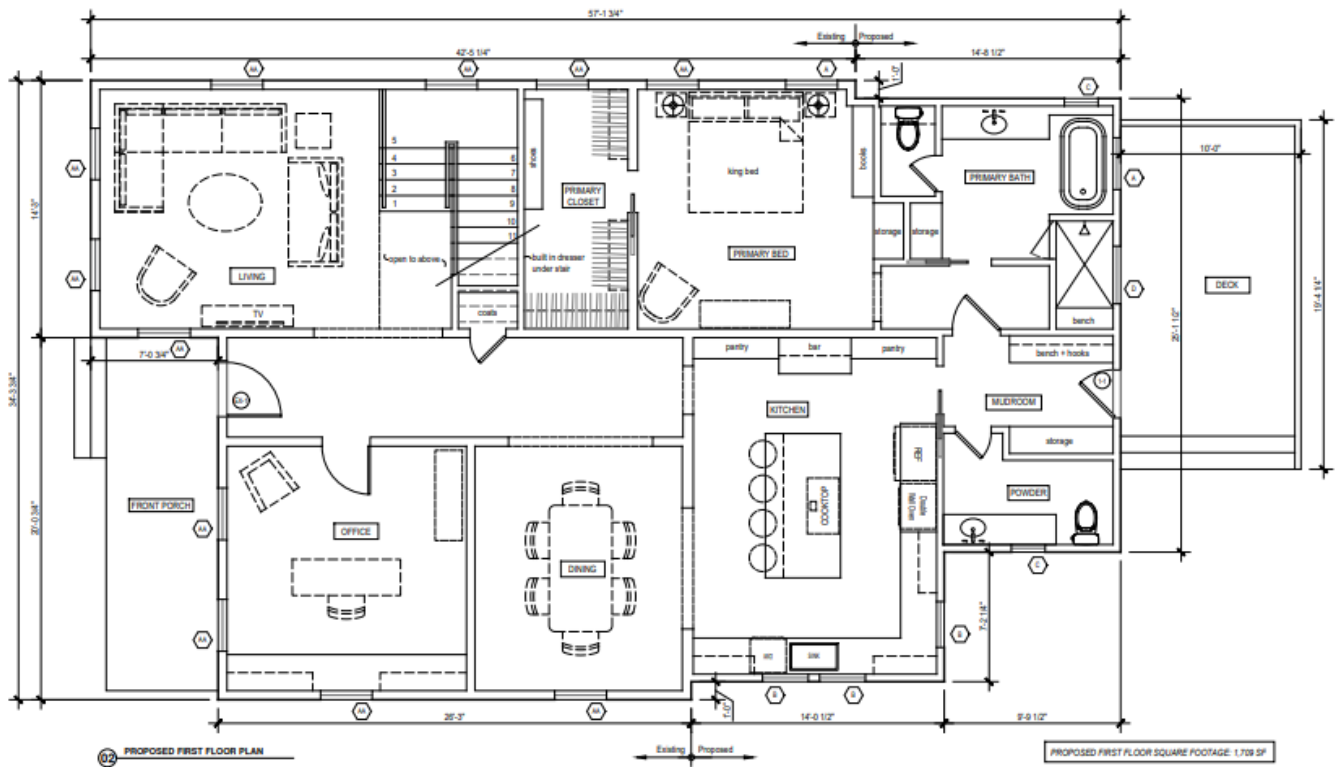
### FLOOR PLANS

EXISTING



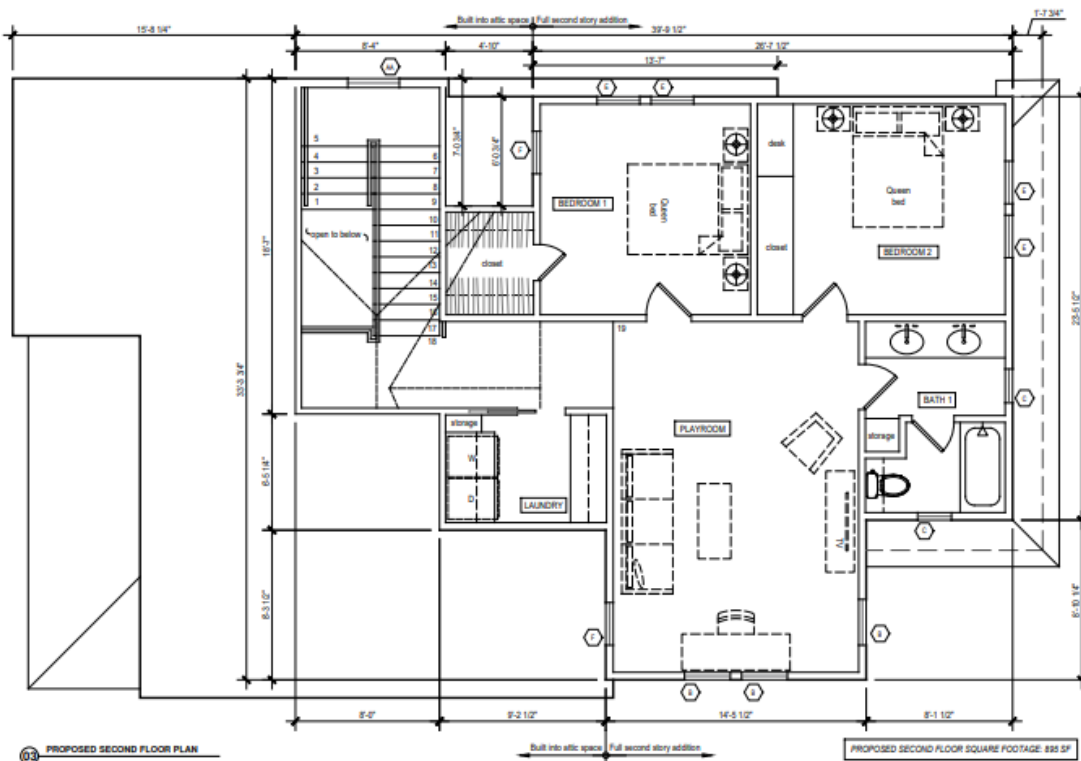
DR

PROPOSED



PROPOSED FIRST FLOOR PLAN

PROPOSED FIRST FLOOR SQUARE FOOTAGE: 1,709 SF



PROPOSED SECOND FLOOR PLAN

PROPOSED SECOND FLOOR SQUARE FOOTAGE: 895 SF

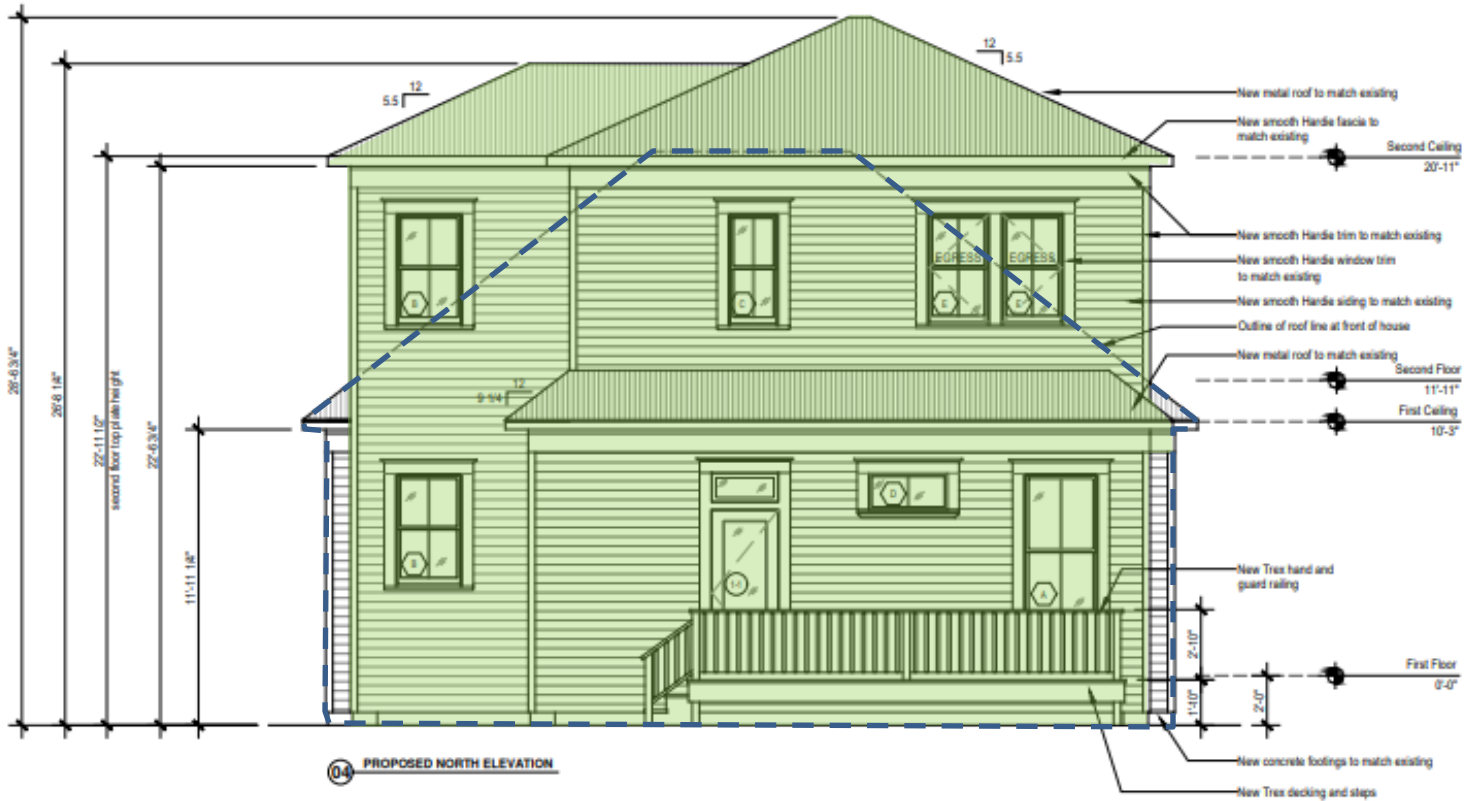
**ELEVATIONS**  
 SOUTH (FRONT)



NORTH (REAR)

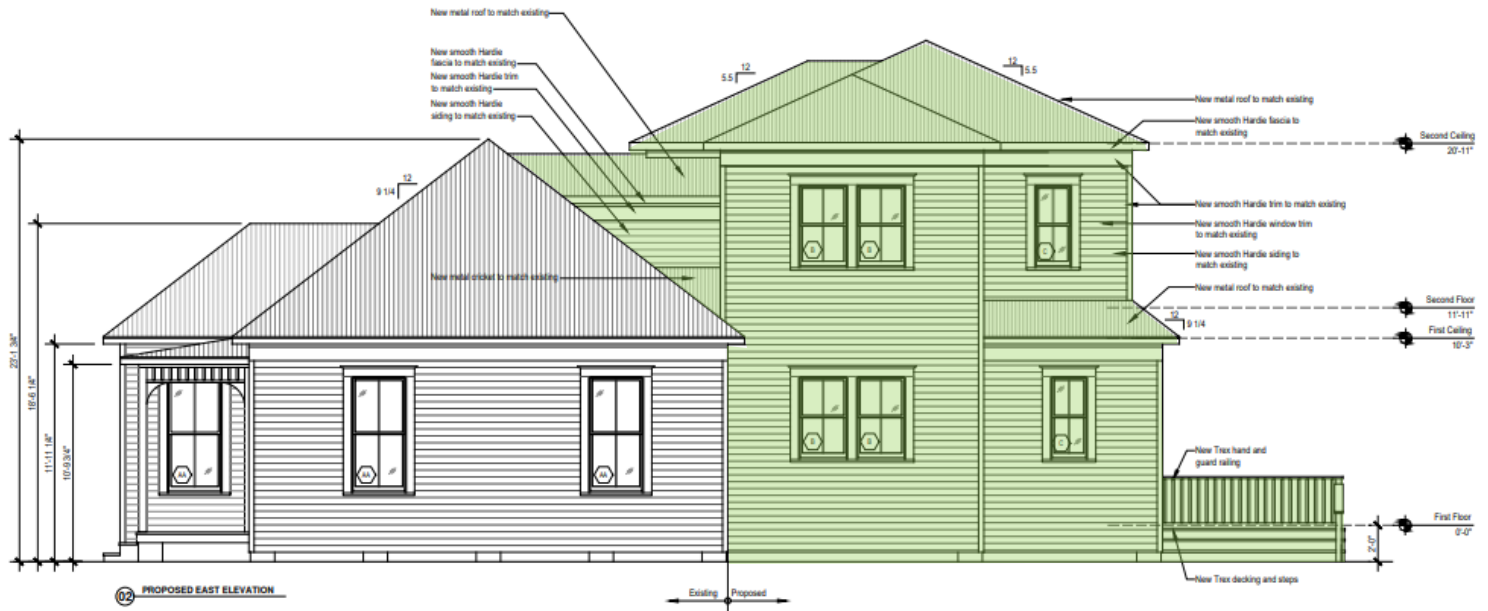
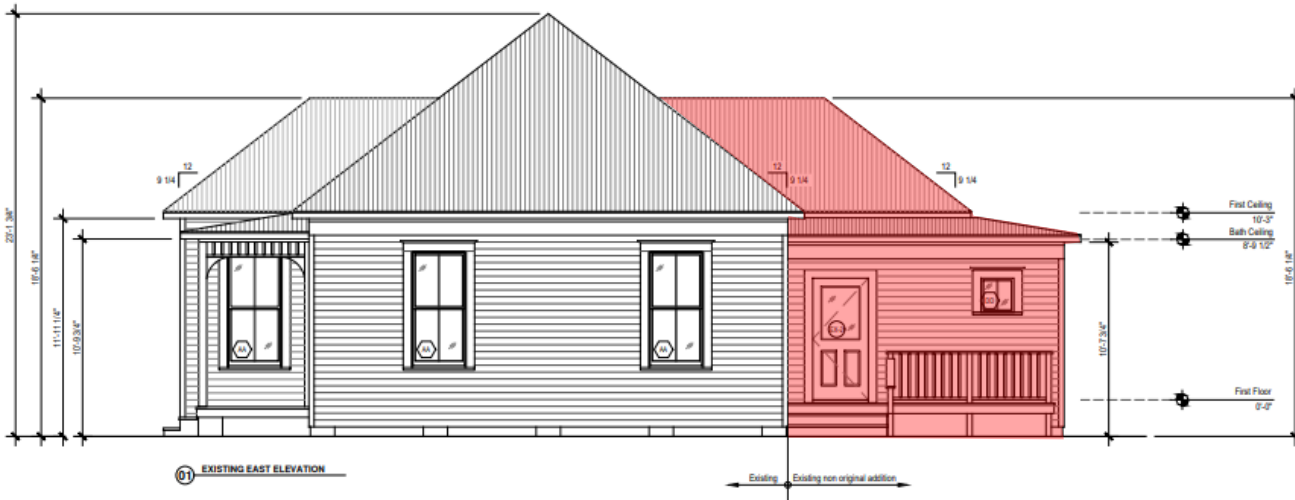


03 EXISTING NORTH ELEVATION

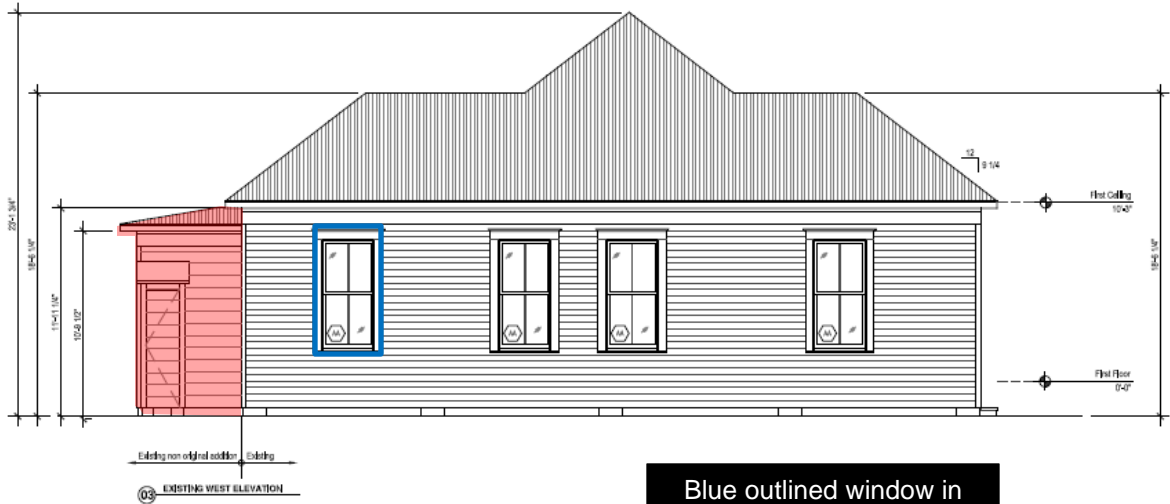


04 PROPOSED NORTH ELEVATION

EAST (SIDE)



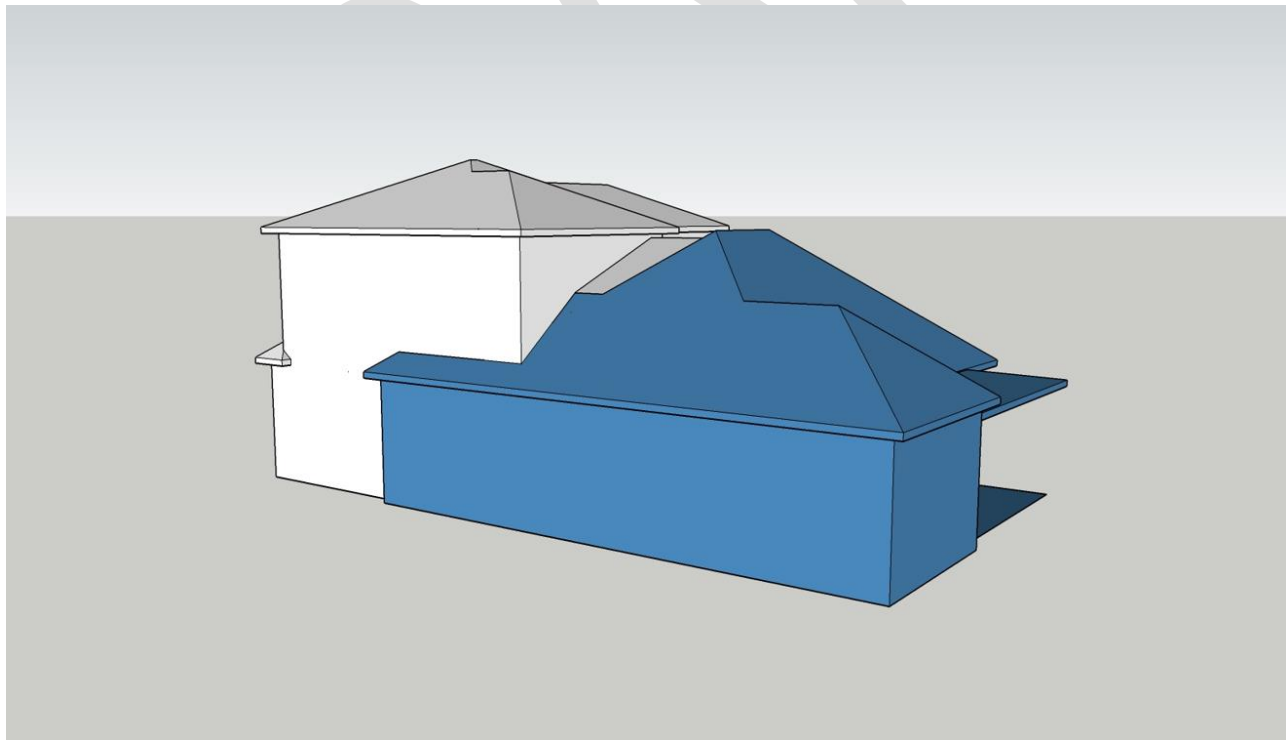
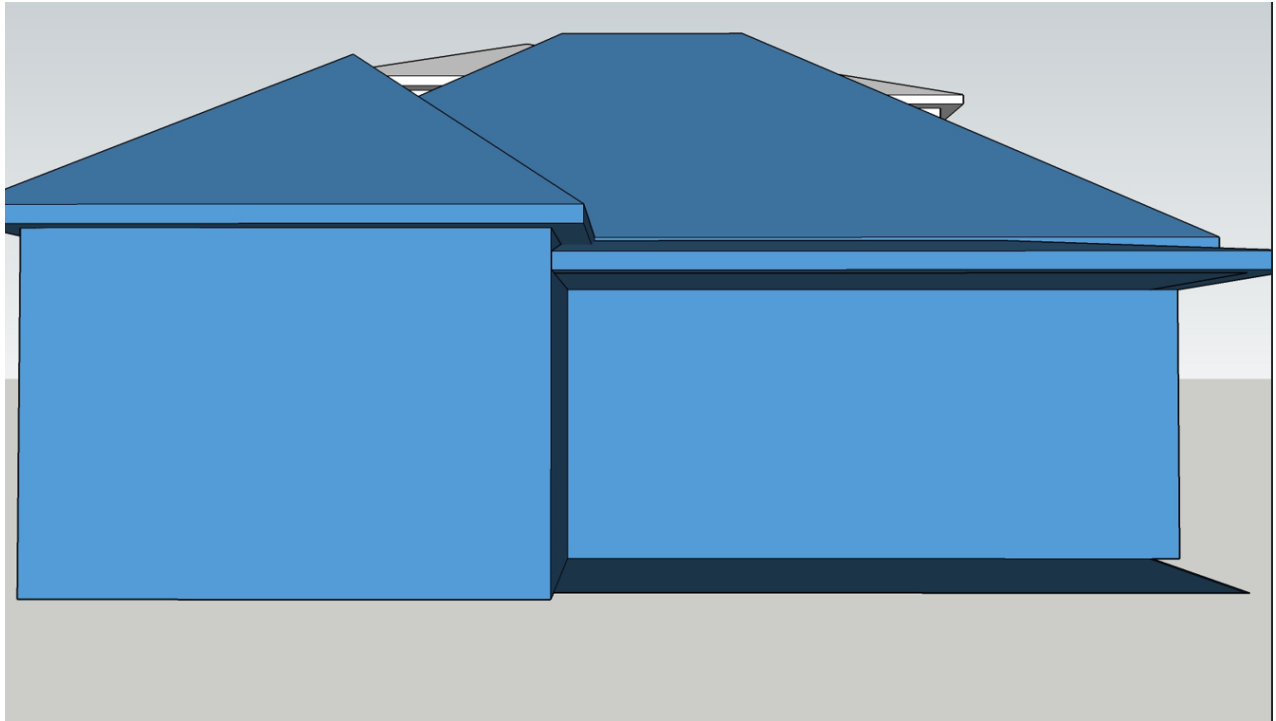
WEST (SIDE)



Blue outlined window in existing to be moved to blue outlined window in proposed. Green outlined is a new window.



3D RENDERINGS



**WINDOW AND DOOR SCHEDULE**

EXISTING WINDOW SCHEDULE								
SYMBOL	LOCATION	TYPE	QUANTITY	FRAME WIDTH	FRAME HEIGHT	TOP OF SILL	MODEL NUMBER	NOTES
AA	LIVING, BEDROOM 1, BEDROOM 2, OFFICE, KITCHEN	DBL HUNG	12	37 3/8"	77 15/16"	22 1/2"		EXISTING TO REMAIN EXCEPT IN KITCHEN - TO BE REUSED
BB	ATTIC	FIXED	1	39 5/8"	1'-8 1/4"	9 5/16"		EXISTING TO REMAIN
CC	KITCHEN	DBL HUNG	1	33 1/8"	36 9/16"	48 1/4"		TO BE REMOVED
DD	BATH	CASEMENT	1	25 1/4"	24 3/4"	57 1/2"		TO BE REMOVED

Window Notes:

- All existing windows are non original Jeld-Wien double pane, double hung windows.

EXISTING DOOR SCHEDULE					
SYMBOL	LOCATION	TYPE	WIDTH	HEIGHT	NOTES
EX1	HALL	SWING	36"	80"	EXISTING TO REMAIN
EX2	LAUNDRY	SWING	36"	80"	TO BE REMOVED

PROPOSED WINDOW SCHEDULE								
SYMBOL	LOCATION	TYPE	QUANTITY	FRAME WIDTH	FRAME HEIGHT	TOP OF SILL	MODEL NUMBER	NOTES
A	PRIMARY BED, PRIMARY BATH	DBL HUNG	2	37 3/8"	77 15/16"	22 1/2"	CUSTOM	MATCH SIZE OF EXISTING WINDOW AA, VERIFY SIZE OF WINDOW AA IN FIELD
B	KITCHEN, PLAYROOM	DBL HUNG	6	33 3/8"	56"	44 1/2"	SWD9356	
C	PRIMARY BATH, POWDER, BATH 1	DBL HUNG	4	25 3/8"	56"	44 1/2"	SWD2556	
D	PRIMARY BATH	FIXED	1	42"	1'-8"	80 1/4"	SWC4220	
E	BEDROOM 1, BEDROOM 2	CASEMENT	4	32"	54"	28 1/4"	SWC3254	EGRESS
F	BEDROOM 1, PLAYROOM	FIXED	2	32"	28"	54 1/4"	SWC3228	

PROPOSED DOOR SCHEDULE					
SYMBOL	LOCATION	TYPE	WIDTH	HEIGHT	NOTES
I-1	MUDROOM	SWING	32"	80"	GLAZED, FIBERGLASS OR WOOD CLAD DOOR, TBD; TRANSCOM - 32" X 13 3/4"