

TO: Historic Preservation Board

Item Number: 6

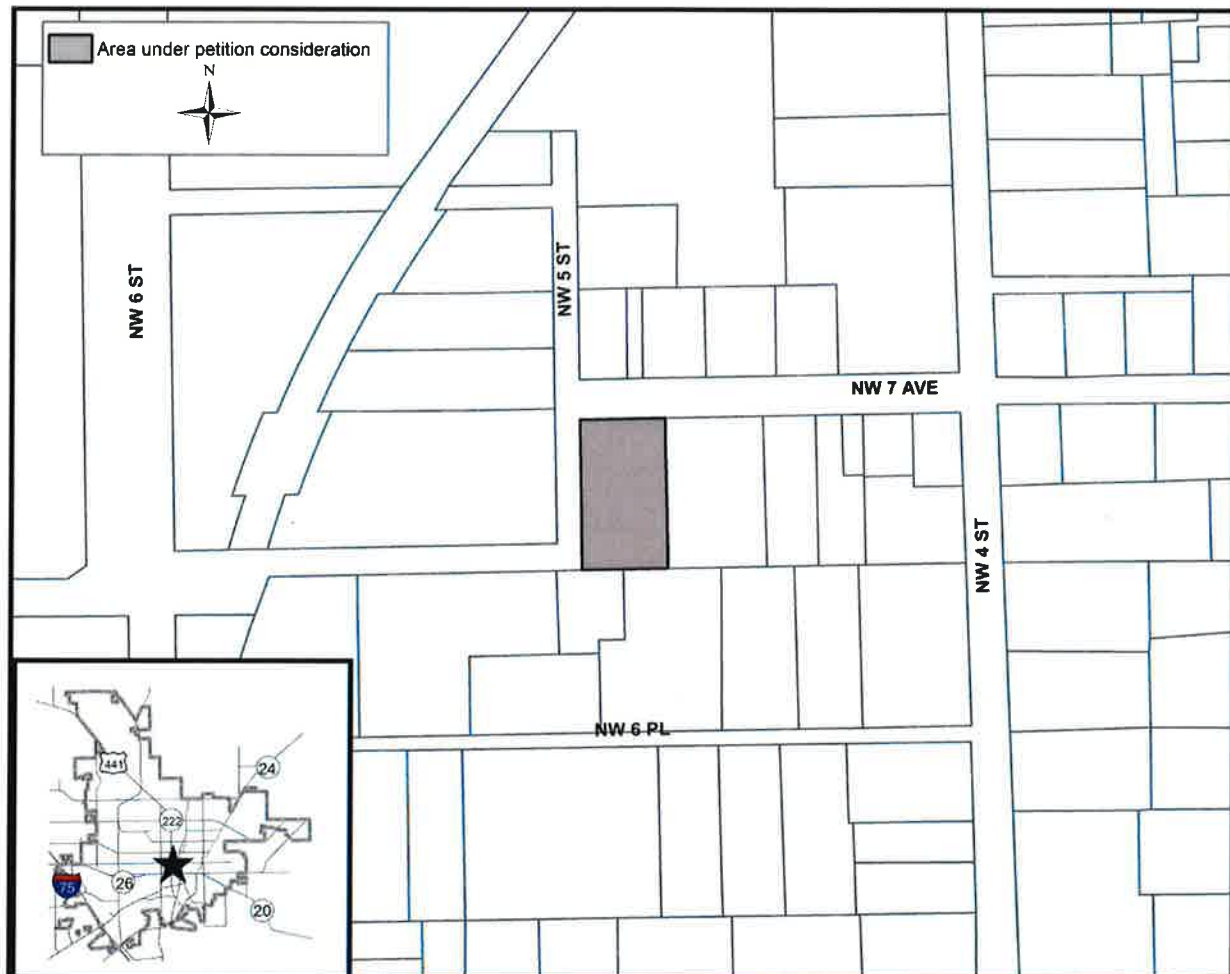
FROM: Planning & Development Services Department
Staff

DATE: March 1, 2016

SUBJECT: Petition HP-16-9. John Cowvins, owner. Reroof with Ultra rib metal roof.
Located at 427 NW 7th Avenue. This home is contributing to the Pleasant
Street Historic District.

Recommendation

Staff recommends approval of the application with the condition that the roof finish be Galvalume or a light to medium gray paint finish.



Conditions of Approval

Staff's recommendation of approval for the petition is based on the following conditions:

1. The roof finish shall be Galvalume or a light to medium gray paint finish.

Project Description

The property is located at 427 NW 7th Avenue. The contributing structure was built in 1940, according to the Alachua County Property Appraisers Office. The property is zoned RC. The building is a contributing structure to the Pleasant Street Historic District.

The applicant is proposing to replace the existing shingles with a metal 5 rib Galvalume roof.

Roofs are a highly visible component of historic buildings and are an integral part of a building's overall design and architectural style. The Historic Preservation Board discussed and adopted a policy on April 2, 2013 concerning styles of metal roofing which would be allowed within the historic districts. The Historic Preservation Board approves metal roofing on a case-by-case basis depending on the style and use of the building.

It should be noted that rib style metal roofing has not been found to be inappropriate for residential use. The house located next door to the subject property at 425 NW 7th Avenue has a sheet metal, 3- V crimp roof. This is the historic roof surface according to the Florida Master Site File for this structure which was built in 1926 according to the Alachua County Property Appraisers Office. The site file for the house at 413 NW 7th Avenue, also built in 1926, indicates a sheet metal, 3- V crimp was the historical roof surface. The non-contributing structure at 412 NW 7th Avenue received a Certificate of Appropriateness for the installation of a 26 gauge rib style metal roof. A variety of metal roof types are evident in the Pleasant Street neighborhood. The staff recommendation is that the roof finish for the proposed metal roof be Galvalume or a medium to light gray paint finish, which is consistent with the finish/color recommendation adopted by the Historic Preservation Board on April 2, 2013.

Basis for Approval – Secretary of the Interior's Standards for Rehabilitation

Consideration of a Certificate of Appropriateness application is pursuant to Section 30-112 of the Land Development Code and the Secretary of Interior's Standards for Rehabilitation which serves as the basis for the City of Gainesville's Historic Preservation Rehabilitation and Design Guidelines. The Historic Preservation Board shall adhere to the preservation principles of maintaining historic fabric and compatibility with surrounding properties.

The *Historic Preservation Rehabilitation and Design Guidelines*, based on the Secretary of Interior Standards for Rehabilitation, which has become the authoritative guidelines for rehabilitation, list the following:

Applicable Secretary Standards

- 2. The historic character of a property shall be retained and preserved. The removal of historic materials or alteration of features and spaces that characterize a property shall be avoided.*
- 4. Most properties change over time; those changes that have acquired historic significance in their own right shall be retained and preserved.*
- 5. Distinctive features, finishes and construction techniques or examples of craftsmanship that characterize a historic property shall be preserved.*
- 6. Deteriorated historic features shall be repaired rather than replaced. Where the severity of deterioration requires replacement of a distinctive feature, the new feature shall match the old in design, color, texture and other visual qualities and, where possible, materials. Replacement of missing features shall be substantiated by documentary, physical or pictorial evidence.*
- 9. New additions, exterior alterations or related new construction shall not destroy historic materials that characterize the property. The new work shall be differentiated from the old and shall be compatible with the massing, size, scale and architectural features to protect the historic integrity of the property and its environment.*

The roof shape of the building, structure or object shall be visually compatible with the buildings to which it is visually related. It is important to identify, retain and preserve roofs and their functional and decorative features that are important in defining the overall historic character of the building. This includes the roof's shape as hipped, gambrel or mansard; decorative features such as cupolas, cresting and chimneys; and roofing materials such as slate, clay and tile.

Roofs are highly visibly components of historic buildings in Gainesville's Historic Districts. They are an integral part of a building's overall design and often help define its architectural style. Examples include mansard and belvederes, which are primary features of the Second Empire and the Airplane Bungalow styles, respectively. Materials such as clay tile and ornamental metals, which cover roofs in Gainesville are also significant and should be preserved in the course of rehabilitating a building.

Roof forms comprise an important part of streetscapes in the historic district and create a unified rhythm with neighboring buildings. The most numerous residential roof types are gable, hip, or a combination. Other common examples are pyramidal, gambrel, and clipped gable (jerkinhead). Flat roofs with parapets predominate in commercial buildings in the Pleasant Street District.

In planning roof repairs, it is important to identify significant features and materials and treat them with sensitivity under Standards 2 and 5. Under Standard 6, significant features and materials should be repaired rather than replaced. If replacement of a deteriorated feature is necessary, the new materials should closely match the original.

Roofs perform an essential function in keeping a building weather tight. As a result, they are particularly subject to change. In the local district the most common original roofing materials were embossed or crimped sheet metal and sawn wood shingles. Virtually all-original wood shingle coverings have been removed and often replaced with ornamental sheet metal. Such historic changes to roofs have gained significance in their own right and should be respected under Standard 4.

Where existing roofing material is non-original and not significant, there is greater flexibility. The existing roof may be retained, or replaced in a manner known to be accurate based on documentation or physical evidence, or treated in a contemporary style in compliance with Standards 6 and 9. In reviewing replacement of non-historic roof surfacing, it is important to keep in mind, Standard 9. Even if the existing surfacing is inappropriate, the replacement material must be compatible with the overall design of the building.

Rooftop additions are another common change to historic buildings. They are generally not suitable for smaller buildings of three stories or less or for buildings with very distinctive rooflines. They can, however, meet Standard 9 if certain conditions are met. The addition should be designed to be distinguished from the historic portion of the building; be set back from the wall plane; and be placed so it is inconspicuous when viewed from the street.

Recommended

1. Alterations to the configuration or shape of a historic roof should be confined to portions of the building not visible from the right-of-way.
2. Repointing of chimney mortar joints shall match the existing composition, joint size, and profile.
3. Retain and preserve the roof's shape, historic roofing materials and features.
4. Preserve the original roof form in the course of rehabilitation.
5. Provide adequate roof drainage and insure that the roofing material provides a weather tight covering for the structure.
6. Replace deteriorated roof surfacing with matching materials or new materials, such as composition shingles or tabbed asphalt shingles, in dark shades that match the original in composition, size, shape, color, and texture.
7. Retain or replace where necessary dormer windows, cupolas, cornices, brackets, chimneys, cresting, weather vanes, and other distinctive architectural or stylistic features that give a roof its essential character.
8. Design rooftop additions, when required for a new use that are set back from a wall plane and are as inconspicuous as possible when viewed from the street.

Not Recommended

1. Removal of existing chimneys is discouraged. Removal of historic or architectural roofing features should be avoided, if possible. If removal is unavoidable, replacement material should match the existing fabric in composition, design, color, texture and other visual qualities.
2. Mortar with high Portland cement content shall not be used.

Petition HP-16-9
March 1, 2016

3. Masonry surfaces shall not be sandblasted.
4. Avoid applying paint or other coatings to roofing materials, which historically have not been painted.

Respectfully submitted,



Andrew Persons
Interim Principal Planner

Prepared by:



Jason Simmons
Planner

List of Exhibits

- Exhibit 1 Application and Product Information**
- Exhibit 2 Pictures of Subject Property and other Pleasant Street properties**
- Exhibit 3 Florida Master Site File 8AL1433**

COA APPLICATION ■ REQUIREMENTS

Planning & Development Services 306 N.E. 6th Avenue
Gainesville, Florida 32601
352.334.5022 Fax 352.334.3259
www.cityofgainesville.org/planningdepartment

DID YOU REMEMBER?

CONTACT THE HISTORIC PRESERVATION OFFICE FOR A PRELIMINARY DESIGN REVIEW APPOINTMENT. 334.5022

REVIEW THE CHECKLIST FOR A COMPLETE SUBMITTAL (If all requirements are not submitted it could delay your approval.)

PROVIDE 1 ORIGINAL SET OF PLANS TO SCALE (no larger than 11" x 17", writing to be legible) SHOWING ALL DIMENSIONS AND SETBACKS.

LIST IN DETAIL YOUR PROPOSED REPAIR AND/OR RENOVATION

ATTACH A SITE PLAN OR CERTIFIED SURVEY

PROVIDE PHOTOGRAPHS OF EXISTING CONDITIONS

IF YOUR COA IS A HISTORIC PRESERVATION BOARD APPROVAL, 10 COLLATED REDUCED INDIVIDUAL SETS OF THE PLANS WILL BE NEEDED FOR SUBMITTAL.

AFTER THE PRE-CONFERENCE, TURN IN YOUR COMPLETED COA APPLICATION TO THE PLANNING COUNTER (1ST FLOOR, THOMAS CENTER-B), PAY APPROPRIATE FEES, AND PICK UP PUBLIC NOTICE SIGN TO BE POSTED 10 DAYS IN ADVANCE OF THE MEETING.

CHECKLIST REMINDER

MAKE SURE YOUR APPLICATION HAS ALL THE REQUIREMENTS ATTACHED.

FAILURE TO TIMELY COMPLETE THE APPLICATION, COMPLY WITH THE INSTRUCTIONS, AND SUBMIT THE NECESSARY DOCUMENTATION WILL RESULT IN DEFERRAL OF YOUR PETITION TO THE NEXT MONTHLY MEETING.

PROJECT TYPE: Addition Alteration Demolition New Construction Relocation
Repair Fence Re-roof Other

PROJECT LOCATION:

Historic District: Pleasant St.
Site Address: 427 NW 7th Ave
Tax Parcel # 14423-000-000

OWNER	APPLICANT OR AGENT
<u>John K. Cowvins</u> Owner(s) Name	
<u>Covvins Investments</u> Corporation or Company	Applicant Name
<u>417 N.W. 7th AVE</u> Street Address	Corporation or Company
<u>Gainesville, FL 32601</u> City State Zip	Street Address
<u>(352) 682-5599</u> Home Telephone Number	City State Zip
	Home Telephone Number
	Cell Phone Number
	Cell Phone Number
	Fax Number
<u>thebuzz72@gmail.com</u> E-Mail Address	Fax Number
	E-Mail Address

TO BE COMPLETED BY CITY STAFF

(PRIOR TO SUBMITTAL AT PLANNING COUNTER)

Fee: \$ 115.75
EZ Fee: \$ (57.88) SC

HP # #16-9
Contributing Y N
Zoning RC
Pre-Conference Y N
Application Complete Y N

- Staff Approval—No Fee (HP Planner initial _____)
- Single-Family requiring Board approval (See Fee Schedule)
- Multi-Family requiring Board approval (See Fee Schedule)
- Ad Valorem Tax Exemption (See Fee Schedule)
- After-The-Fact Certificate of Appropriateness (See Fee Schedule)
- Account No. 001-660-6680-3405
- Account No. 001-660-6680-1124 (Enterprise Zone)
- Account No. 001-660-6680-1125 (Enterprise—Credit)

Received By Sal Cunnella
Date Received 2/3/16

Request for Modification of Setbacks
Y N



TO BE COMPLETED BY CITY STAFF

IF STAFF APPROVAL ALLOWS THE ISSUANCE OF THE CERTIFICATE OF APPROPRIATENESS, THE BASIS FOR THE DECISION WAS:

This meets the *Secretary of Interior's Standards for Rehabilitation* and the *City of Gainesville's Historic Preservation Rehabilitation and Design Guidelines*.

HISTORIC PRESERVATION PLANNER _____ DATE _____

THE HISTORIC PRESERVATION BOARD CONSIDERED THE APPLICATION OF HP _____ AT THE _____ MEETING. THERE WERE _____ MEMBERS PRESENT. THE APPLICATION WAS _____ BY A _____ VOTE, SUBJECT TO THE FOLLOWING CONDITIONS:

The basis for this decision was:

Chairperson _____ Date _____

It is understood that the approval of this application by the Historic Preservation Board or staff in no way constitutes approval of a Building Permit for construction from the City of Gainesville's Building Department.

After the application approval, the COA is valid for one year.

Please post the CERTIFICATE OF APPROPRIATENESS at or near the front of the building.

DID YOU REMEMBER?

CHECK YOUR ZONING AND SETBACKS FOR COMPLIANCE

REVIEW THE HISTORIC PRESERVATION REHABILITATION AND DESIGN GUIDELINES

REVIEW THE SECRETARY OF INTERIOR'S STANDARDS FOR REHABILITATION

CHECK TO SEE IF YOU WOULD BE ELIGIBLE FOR A TAX EXEMPTION FOR REHABILITATION OF A HISTORIC PROPERTY

THE HPB MEETINGS ARE HELD MONTHLY AT CITY HALL, 200 EAST UNIVERSITY AVENUE, GAINESVILLE, FL 32601, CITY HALL AUDITORIUM AT 5:30PM. THE SCHEDULE OF MEETINGS IS AVAILABLE ON THE PLANNING DEPARTMENT WEBSITE.

THE HISTORIC PRESERVATION OFFICE STAFF CAN PROVIDE ASSISTANCE AND GUIDANCE ON THE HP BOARD'S REVIEW PROCESS, AND ARE AVAILABLE TO MEET WITH PROPERTY OWNERS OR AGENTS. IF YOU NEED ASSISTANCE, PLEASE CONTACT THE HISTORIC PRESERVATION PLANNER AT (352) 334-5022 OR (352) 334-5023.

PERSONS WITH DISABILITIES AND CONTACT INFORMATION

PERSONS WITH DISABILITIES WHO REQUIRE ASSISTANCE TO PARTICIPATE IN THE MEETING ARE REQUESTED TO NOTIFY THE EQUAL OPPORTUNITY DEPARTMENT AT 334-5051 (TDD 334-2069) AT LEAST 48 HOURS PRIOR TO THE MEETING DATE. FOR ADDITIONAL INFORMATION, PLEASE CALL 334-5022.

OVERVIEW

The Historic Preservation Board (HPB) is an advisory board to the City of Gainesville's Commission composed of citizens who voluntarily, without compensation commit their time and expertise to the stewardship of historic resources in our community.

The HPB approval is a procedure which occurs for alterations, construction, restorations, or other significant changes to the appearance of an structure in Gainesville's Historic Districts which have an impact on the significant historical, architectural, or cultural materials of the structure and/or the district. The City's historic review guidelines are available online at www.cityofgainesville.org/planningdepartment and within the Land Development Code, Section 30-112.

After submission of an application, the Historic Preservation Planner prepares a written recommendation for the board meeting which addresses whether the proposed changes are compatible with the criteria of the SECRETARY OF INTERIOR'S STANDARDS FOR REHABILITATION and the City of Gainesville's HISTORIC PRESERVATION REHABILITATION AND DESIGN GUIDELINES. Once staff has prepared and completed the staff report, an Agenda of the proposed meeting and the staff report will be posted online approximately 5 to 7 days prior to the HPB meeting and can be found at www.cityofgainesville.org/planningdepartment - Citizen Advisory Boards - Historic Preservation Board.

Public notice signage is required to be posted at the property by the applicant no later than 10 days prior to the scheduled Historic Preservation Board meeting. The notarized *Public Notice Signage Affidavit* must be submitted once the sign is posted.

The applicant and/or owner of the property should be present at the Historic Preservation Board meeting and be prepared to address inquiries from the board members and/or the general public. The HPB meeting is a quasi-judicial public hearing with procedural requirements. The review body may approve, approve with conditions, or deny projects. It is not necessary for owners to be present at the HPB meeting if your COA has been staff approved.

In addition to a Certificate of Appropriateness (COA), a building permit may be required for construction from the Building Department. This is a separate process with submittal requirements. Building permits will not be issued without proof of a COA and the Historic Preservation Planner signing the building permit. After the application approval, the COA is valid for one year.

Please post the CERTIFICATE OF APPROPRIATENESS at or near the front of the building.

CERTIFICATION

BY SIGNING BELOW, I CERTIFY THAT THE INFORMATION CONTAINED IN THIS APPLICATION IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AT THE TIME OF THE APPLICATION. I ACKNOWLEDGE THAT I UNDERSTAND AND HAVE COMPLIED WITH ALL OF THE SUBMITTAL REQUIREMENTS AND PROCEDURES AND THAT THIS APPLICATION IS A COMPLETE SUBMITTAL. I FURTHER UNDERSTAND THAT AN INCOMPLETE APPLICATION SUBMITTAL MAY CAUSE MY APPLICATION TO BE DEFERRED TO THE NEXT POSED DEADLINE DATE.

1. I/We hereby attest to the fact that the above supplied parcel number(s) and legal description(s) is (are) the true and proper identification of the area of this petition.
2. I/We authorize staff from the Planning and Development Services Department to enter onto the property in question during regular city business hours in order to take photos which will be placed in the permanent file.+
3. I/We understand that Certificates of Appropriateness are only valid for one year from issuance.
4. It is understood that the approval of this application by the Historic Preservation Board or staff in no way constitutes approval of a Building Permit for construction from the City of Gainesville's Building Department.
5. The COA review time period will not commence until your application is deemed complete by staff and may take up to 10 days to process.
6. Historic Preservation Board meetings are conducted in a quasi-judicial hearing and as such ex-parte communications are prohibited (Communication about your project with a Historic Preservation Board member).

SIGNATURES

Owner John B. Conroy Date 2-3-16
X Applicant or Agent _____ Date _____ 5

TAX SAVINGS FOR HOMEOWNERS OF HISTORIC PROPERTIES

The improvements to your historic property may qualify for a property tax exemption. The City of Gainesville permits an Ad Valorem property tax exemption for renovations, rehabilitations, and restorations to contributing properties within Historic Districts.

The amount of the exemption shall be determined by the Alachua County Property Appraiser based upon its usual process for post-construction inspection and appraisal of property following rehabilitation or renovation. The duration of the exemption shall continue regardless of any change in the authority of the City to grant such exemptions or any change in ownership of the property. In order to retain an exemption, however, the historic character of the property, and improvements which qualified the property for an exemption, must be maintained over the period for which the exemption was granted.

This is an excerpt from the Land Development Code ARTICLE IV. TAX EXEMPTION FOR HISTORIC PROPERTIES Sec. 25-61—66

An Overview of the Application Process:

An applicant (owner of record or authorized agent) seeking an ad valorem tax exemption for historic properties must file with the city manager or designee the two-part Historic Preservation Property Tax Exemption Application with "Part 1: Preconstruction Application" (Part 1) completed. In addition, the applicant shall submit the following:

- A completed application for a Certificate of Appropriateness for the qualifying restoration, renovation, or rehabilitation.
- An application fee of not more than five hundred dollars (\$500.00) to be determined by the city manager or designee based on the estimated cost of the work to be performed and the administrative costs to be incurred by the city in processing the application and monitoring compliance.

The City of Gainesville Historic Preservation Board (HPB) shall review Part 1 applications for exemptions. The HPB shall determine whether the property is an eligible property and whether the Part 1 proposed improvement is consistent with the Secretary of Interior's *Standards for Rehabilitation and Guidelines for Rehabilitating Historic Buildings* and is therefore an eligible improvement.

Upon completion of work specified in the "Part 1" application, the applicant shall submit a "Part 2: Final Application for Review of Completed Work" (Part 2). The HPB shall conduct an inspection of the subject property to determine whether or not the completed improvements are in compliance with the work described and conditions imposed in the approved Part 1 application. Appropriate documentation may include paid contractor's bills and canceled checks, as well as an inspection request by the applicant within two (2) years following approval of the Part 1 application.

On completion of review of the Part 2 application, the HPB shall recommend that the city commission grant or deny the exemption. The recommendation and reasons therefore, shall be provided in writing to the applicant and to the city commission.

A majority vote of the city commission shall be required to approve a Part 2 application and authorize the ad valorem tax exemption. If the exemption is granted, the city commission shall adopt an ordinance.

The property owner shall have the historic preservation exemption covenant recorded in the official records of Alachua County, and shall provide a certified copy of the recorded historic preservation exemption covenant to the city manager or designee.

The effective date of the ad valorem tax exemption shall be January 1 of the year following the year in which the application is approved by the city commission and a historic preservation exemption covenant has been transmitted to the Alachua County Appraiser.

To qualify for an exemption, the property owner must enter into a covenant with the City of Gainesville for the term for which the exemption is granted. The covenant shall be binding on the current property owner, transferees, and their heirs, successors, or assigns.

Violation of the covenant or agreement will result in the property owner being subject to the payment of the differences between the total amount of taxes which would have been due in March in each of the previous years in which the covenant or agreement was in effect had the property not received the exemption and the total amount of taxes actually paid in those years, plus interest on the difference calculated as provided in F.S. § 212.12(3), as amended.

Please review City of Gainesville's Code of Ordinances Section 25-61 for qualification and process information.

This information is available online at www.municode.com for the City of Gainesville, FL Chapter 25 Section 25-61—25-65.

For an application form, please contact the Planning Department at (352) 334-5022 or (352) 334-5023.



PLANNING

P.O. Box 490, Station 11
Gainesville, Florida 32602-0490

352.334.5022

352.334-5023

Fax: 352.334.3259

www.cityofgainesville.org/planningdepartment



CALL US: 1-877-766-3309

HOMEOWNERS
all the info you need

CHOOSE YOUR COLOR
we have 20+ to choose from

PANELS
choices

ACCESSORIES
to help your install

FREE REPORT
knowledge is power

PROJECT PLANNING
all the tools you'll need

CONTRACTORS
let's partner

REQUEST A QUOTE
and get started right

Ultra-Rib Profile

[Home](#) > [Metal Roofing Panel Profiles](#) > [Ultra-Rib Profile](#)

Ultra-Rib® Metal Roofing Panel Profile

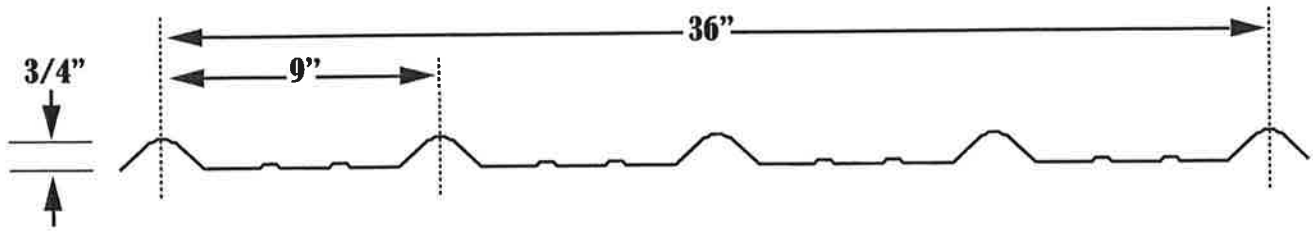


Suitable for any roof with a pitch greater than 2/12.

Tri County Metals Ultra-Rib Metal Roof Profile is the most popular residential panel profile on the market.



IMPORTANT NOTICE/SAFETY/STORAGE



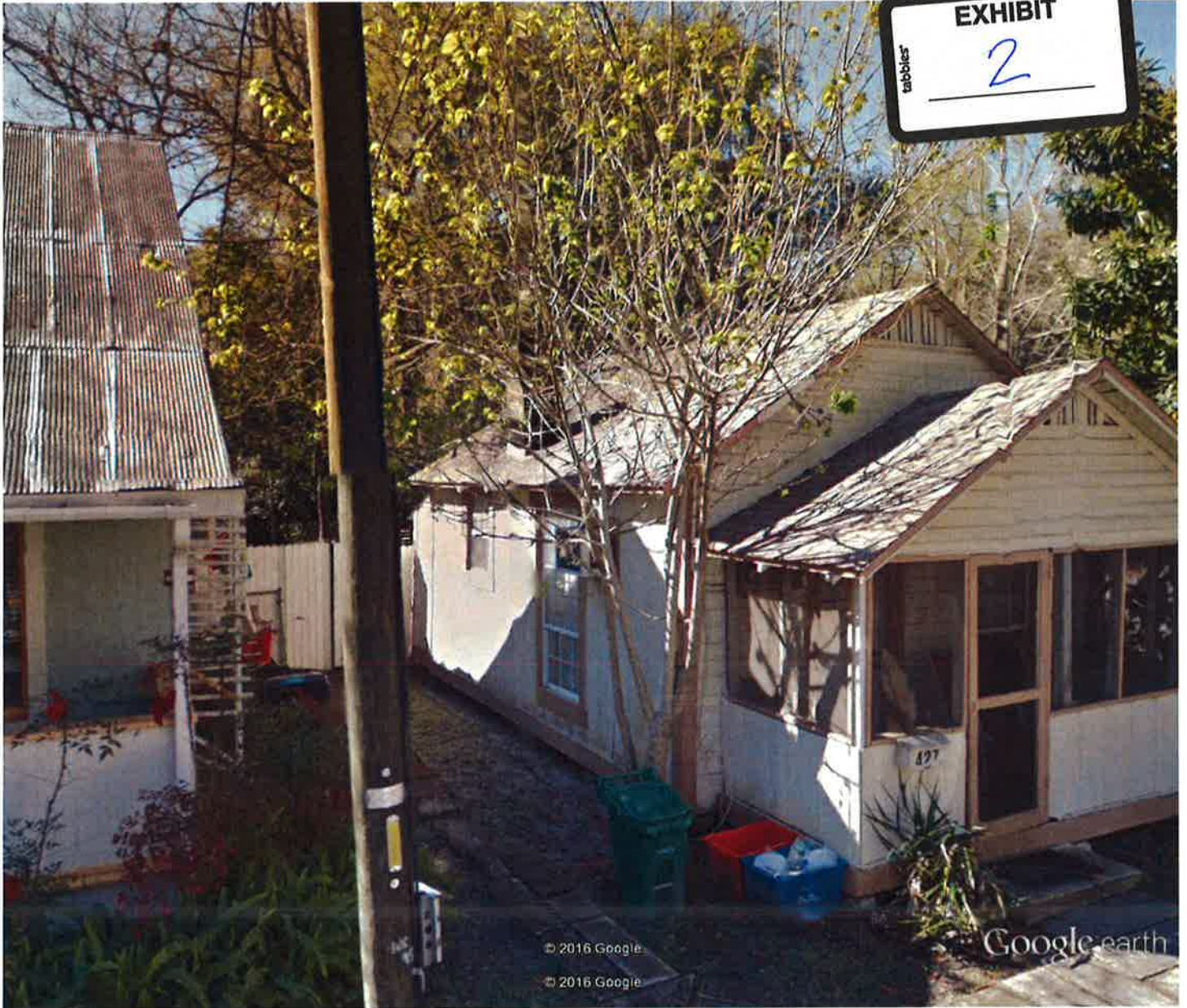
Coverage Width - 36"
Minimum Slope - 2/12
Gauges - 29 or 26
Coating - Galvalume
Paint - Siliconized Modified Polyester
Warranty - 25 years (Galvalume)
40 years (Painted)

Gauge	Substrate	Approval #
29	1/2 Plywood	4595.2-R2
26	1/2 Plywood	4595.1-R2
Min. 29/ 26 Nailed/	1 x 4	4595.4 R2
Min. 29/ 26 Screwed	1 x 4	4595.3 R2
Min. 29	7/16" OSB	17094.1
Min. 29	Shingles over 15/32" Plywood	17094.2
Min. 29 nailed	15/32" plywood through the rib	17094.3



Make Your Next Roof Your Last!

tabbies
EXHIBIT
2



Google earth



427 NW 7th Avenue



Google earth

feet
meters



425 NW 7th Avenue



Google earth

feet 10
meters 3



412 NW 7th Avenue



Google earth

feet 7
meters 2



426 NW 7th Avenue



Google earth

feet
meters



417 NW 7th Avenue



Google earth

feet 8
meters 2



413 Nw 7th Avenue



Google earth



409 NW 7th Avenue



Google earth

feet
meters



409 NW 7th Avenue



Google earth



602 NW 4th Street



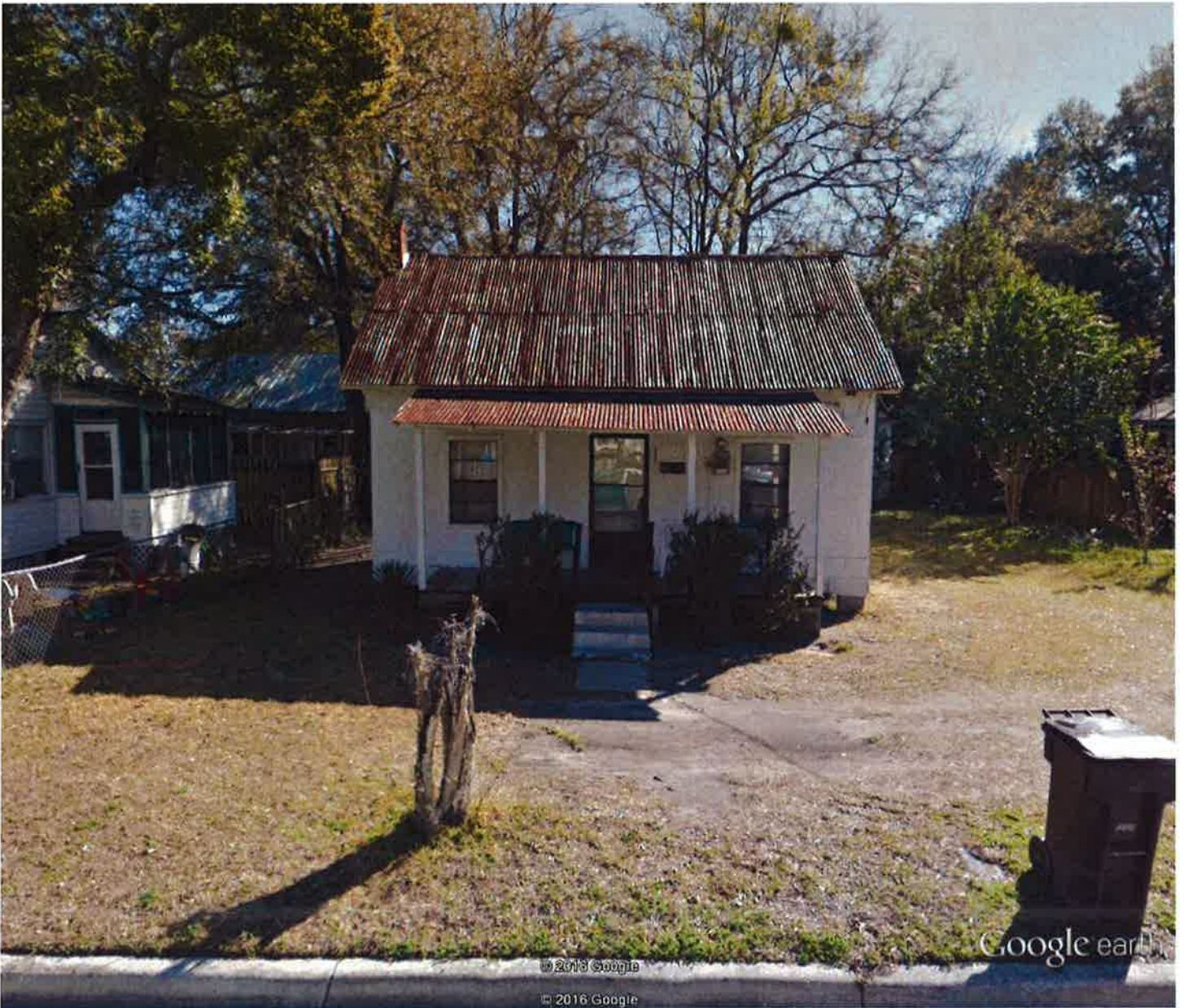
© 2016 Google

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Google earth

Google earth





Google earth



639 NW 4th Street



Google earth



310 NW 7th Avenue

702 NW 3rd Street



Google earth

feet
meters



*Non-contributing
402 NW 3rd Avenue*



STATE OF FLORIDA
DEPARTMENT OF STATE
Division of Archives, History
and Records Management
DS-HSP-3AAA Rev. 3-79

FLORIDA MASTER SITE FILE Site Inventory Form

FDAH RM 802 = =
1009 = =

Site Name _____ Site No. 8 Al 1433
Address of Site: 427 NW 7th Ave, Gainesville, FL 32601 Survey Date 8007
Instruction for locating _____ (tax no. 14425)

Location: Brush's Addition 25 44' less W 5' & W 31' of 45 lot no. 868 = =

County: Alachua 808 = =

Owner of Site: Name: Anderson, M. L. and Ida
Address: 425 NW 7th Ave, Gainesville, FL 32601

Type of Ownership private 848 = = Recording Date _____ 832 = =

Recorder:
Name & Title: Ann DeRosa Byrne, (Consultant)
Address: The History Group 300 W. Peachtree St. Suite 16 DE Atlanta, Ga. 30308

Condition of Site: Integrity of Site: _____ Original Use private residence 838 = =

- | | | |
|---|--|--|
| <p>Check One</p> <input type="checkbox"/> Excellent 863 = =
<input type="checkbox"/> Good 863 = =
<input checked="" type="checkbox"/> Fair 863 = =
<input type="checkbox"/> Deteriorated 863 = = | <p>Check One or More</p> <input type="checkbox"/> Altered 858 = =
<input type="checkbox"/> Unaltered 858 = =
<input type="checkbox"/> Original Site 858 = =
<input type="checkbox"/> Restored () (Date: <input checked="" type="checkbox"/>) 858 = =
<input type="checkbox"/> Moved () (Date: <input checked="" type="checkbox"/>) 858 = = | <p>Present Use <u>private residence</u> 850 = =
 Dates: Beginning <u>c. +1930</u> 844 = =
 Culture/Phase <u>American</u> 840 = =
 Period <u>20th Century</u> 845 = =</p> |
|---|--|--|

NR Classification Category: building 916 = =

- Threats to Site:
- Check One or More
- | | |
|--|---|
| <input type="checkbox"/> Zoning (<input checked="" type="checkbox"/>) 878 = = | <input type="checkbox"/> Transportation (<input checked="" type="checkbox"/>) 878 = = |
| <input type="checkbox"/> Development (<input checked="" type="checkbox"/>) 878 = = | <input type="checkbox"/> Fill (<input checked="" type="checkbox"/>) 878 = = |
| <input type="checkbox"/> Deterioration (<input checked="" type="checkbox"/>) 878 = = | <input type="checkbox"/> Dredge (<input checked="" type="checkbox"/>) 878 = = |
| <input type="checkbox"/> Borrowing (<input checked="" type="checkbox"/>) 878 = = | |
| <input type="checkbox"/> Other (See Remarks Below): _____ 878 = = | |

Areas of Significance: architecture, local history 910 = =

Significance: This house contributes in scale and character to the Fifth Avenue neighborhood which has been evolving since the mid-nineteenth century.

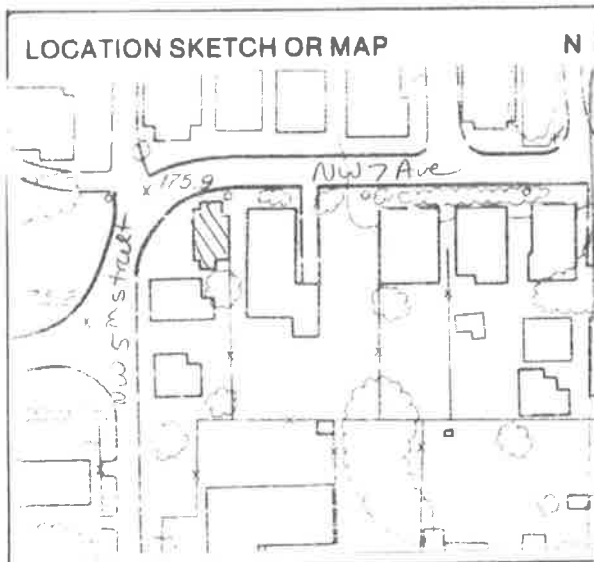
SEE SITE FILE STAFF FOR ORIGINAL PHOTO(S) OR MAP(S)

911 = =

S

I

ARCHITECT _____ 872 = =
 BUILDER _____ 874 = =
 STYLE AND/OR PERIOD frame vernacular 964 = =
 PLAN TYPE rectangular; unknown 966 = =
 EXTERIOR FABRIC(S) wood: novelty siding with cornerboards 854 = =
 STRUCTURAL SYSTEM(S) wood frame: balloon 856 = =
 PORCHES N/ 1 story, 2 bay porch with posts
 _____ 942 = =
 FOUNDATION: piers: concrete 942 = =
 ROOF TYPE: gable 942 = =
 SECONDARY ROOF STRUCTURE(S): porch: gable 942 = =
 CHIMNEY LOCATION: E: offset 942 = =
 WINDOW TYPE: DHS, 2/2, wood 942 = =
 CHIMNEY: brick 882 = =
 ROOF SURFACING: composition shingles 882 = =
 ORNAMENT EXTERIOR: _____ 882 = =
 NO. OF CHIMNEYS 1 952 = = NO. OF STORIES 1 950 = =
 NO. OF DORMERS _____ 954 = =
 Map Reference (incl. scale & date) _____
 _____ 809 = =
 Latitude and Longitude: _____
 _____ 800 = =
 Site Size (Approx. Acreage of Property): LT 1 833 = =



Township	Range	Section
10S	20E	05

812 = =

UTM Coordinates:

Zone Easting Northing

890 = =

Photographic Records Numbers 3B20 and 55B9, DB 0-218 860 = =

Contact Print



2