



Legislation Text

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Install fencing around the yard of a single-family dwelling (B)

Petition HP-21-6. Amie Kreppel & Zachary Selden, owners. Certificate of Appropriateness to install fencing around the property of an existing single-family dwelling. Located at 635 NE 1st Street. This building is a contributing structure to the Northeast Residential Historic District.

Project Description

The applicant is proposing to fence the property since it has become necessary in recent months due to the unwelcome use of the property (including hoses, trash bins, and bushes) by a variety of people. The proposed fencing includes a four foot tall black metal fence along the front of the property adjacent to NE 1st Street, and partially along the side yard adjacent to NE 7th Avenue and partially along the side yard adjacent to the property on the south. The applicants are also proposing to install a six foot tall slip fence to run along the rear (east) property line, partially along the side yard adjacent to the property on the south, and partially along the side yard adjacent to NE 7th Avenue. The new fence will run behind a large tree at the northeast corner of the property and parallel to 7th Avenue across the old driveway that provided access to the parking spaces for the old office use. This area will now be the back yard with a pool for the residents. The fence will continue across a grass area and then turn south to the house at the mid length point of the structure and also tie in to the metal fence that will run up 7th Avenue. A grass area between the fence and the sidewalk would be landscaped by the owners to tie in with the landscaping of the front yard. The fence will be a vertical model slip fence made of wood and metal. The fences will include three gates as well.

The proposed four foot metal fence in the front yard of the property is largely in compliance with the City of Gainesville's Historic Preservation Rehabilitation and Design Guidelines for fencing because it will be no greater than 48 inches tall as it is mostly open and will be metal. The metal is a black-coated aluminum material. The proposed new fence in the rear yard of the property meets the City of Gainesville's Historic Preservation Rehabilitation and Design Guidelines for fencing because it is in the rear yard, it is proposed to be made of wood and metal, and it would be no greater than six feet in height. However, for the proposed fence in the side yard of the property along the highly visible NE 7th Avenue, the petitioner is requesting a height that exceeds what is allowable through staff approval, and therefore requires approval of the Historic Preservation Board (HPB).

In the past the HPB has heard discussion about fencing on corner lots in the neighborhood. Design considerations at these times included consideration of a six foot fence that was solid for four feet in height and then more of an open design for the remaining two feet in height, and location of the fence relative to the sidewalk. The proposed six foot tall fence will be off of the sidewalk approximately four feet. The corner lot was the home of an office use for many years. Many office uses still exist on NE 1st Street, which gets vehicle traffic as well as pedestrian traffic and is a designated Storefront Street. The zoning map identifies a hierarchy of street types that determine the relationship of buildings to the street and the standards for the design of street landscaping and sidewalks. Street types include: Storefront, Principal, Thoroughfare, and Local Streets. Storefront streets are designed to encourage a high level of pedestrian activity. North Main Street is just one block to the west. The board should deliberate on the height issue of the fence proposed near the public sidewalk along NE 7th Avenue.

Staff recommends approval of the application.