



Legislation Details (With Text)

File #: 150705. **Version:** 1 **Name:**
Type: Petition **Status:** To Be Introduced
File created: 1/26/2016 **In control:** Historic Preservation Board
On agenda: 2/2/2016 **Final action:**
Title: Northeast Residential Historic District - Construct a new accessory structure at 724 NE 5th Terrace (B)

Petition HP-16-1. Doug Nesbit, agent for Dylan Klempner. Demolish an existing accessory structure and construct a new accessory structure in the original footprint. Located at 724 NE 5th Terrace. This building is contributing to the Northeast Residential Historic District.

Sponsors:

Indexes:

Code sections:

Attachments: 1. 150705_staff report_20160201.pdf, 2. 150705A_Exh1_Historic Preservation Rehab and Design Guidelines_20160201.pdf, 3. 150705B_Exh2_COA Application and Application for Modification_20160201.pdf, 4. 150705C_Exh3_Site Plan_20160201.pdf, 5. 150705D_Exh4_Photos of Property_20160201.pdf

Date	Ver.	Action By	Action	Result
2/2/2016	1	Historic Preservation Board		

Northeast Residential Historic District - Construct a new accessory structure at 724 NE 5th Terrace (B)

Petition HP-16-1. Doug Nesbit, agent for Dylan Klempner. Demolish an existing accessory structure and construct a new accessory structure in the original footprint. Located at 724 NE 5th Terrace. This building is contributing to the Northeast Residential Historic District.

This project involves the demolition of the accessory structure that is currently located at 724 NE 5th Terrace. The accessory structure, as well as the contributing principal structure single-family dwelling, was built in 1929, according to the Alachua County Property Appraisers Office. The property is zoned RSF-3 and is approximately 0.13 acres in size. The accessory structure is a contributing structure to the Northeast Residential Historic District. It appears to have been a one-car garage with an enclosed unconditioned area. The proposal is to demolish the structure and rebuild a structure of equal size and appearance in the original footprint.

The proposal would demolish the existing accessory structure because of the deterioration of the structural qualities of the building. The proposed new construction would build an accessory structure of equal size and general appearance on the original footprint of the existing structure. The new building will have wood lap siding, wooden double-hung windows, a wood entrance door, wood exposed rafter tails and a fiberglass shingle roof.

The staff recommendation is based on the City of Gainesville, *Historic Preservation Rehabilitation and Design Guidelines - Demolition, Auxiliary Structures, and Design Guidelines for New Construction: Northeast, Southeast, & Pleasant Street Historic Districts*

None

Staff to Historic Preservation Board - Approve with condition:

1. The Historic Preservation Board concurrently approves the Application for Modification of Existing Zoning Requirements reducing the rear setback from 7.5 feet to 3 feet and reducing the side setback from 7.5 feet to 3 feet.