



## Legislation Details (With Text)

**File #:** 200168. **Version:** 1 **Name:**  
**Type:** Resolution **Status:** To Be Introduced  
**File created:** 7/28/2020 **In control:** Historic Preservation Board  
**On agenda:** 8/3/2020 **Final action:**  
**Title:** Construction of a two-story, single-family dwelling.

Petition HP-20-49. Elliot Larkin - Larkin Rentals II LLC, owner. Certificate of Appropriateness (COA) to construct a two-story, single-family dwelling with associated modifications to the front porch depth. Located south of the intersection of NE 3rd Avenue and NE 9th Street (S. of 835 NE 3rd Ave). This is a vacant lot within the NE Residential Historic District.

**Sponsors:**

**Indexes:**

**Code sections:**

**Attachments:** 1. HP-20-49 Staff Report(SEP).pdf, 2. 9.17.20 835 NE 3rd Ave Updated Design.pdf

Date	Ver.	Action By	Action	Result
10/6/2020	1	Historic Preservation Board		
9/1/2020	1	Historic Preservation Board		
8/3/2020	1	Historic Preservation Board		

The applicant is seeking to construct a two-story, single -family dwelling of approximately 2,045 sq. ft. under roof (1751 sq. ft. heated/cooled). The home will feature stemwall construction and utilize Hardilap cementitious siding, architectural shingles, and single-hung vinyl windows. The proposed project is the identical home (mirrored) to another being proposed on the adjacent parcel. The parcels measure 36.5' wide by 100' deep. The homes will be accessed through a shared curb cut.

The applicant is also seeking a modification to allow for the front porch depth to be reduced to 6' from the 8' that is required.

Staff finds that the requested action, as presented, is substantially consistent with the Secretary of the Interior's Standards, and the Historic Preservation, Rehabilitation, and Design Guidelines.

Staff to the Historic Preservation Board - **Approval of HP-20-49**