



Legislation Text

File #: 180638., Version: 1

Construct a New Single-family Dwelling in Pleasant Street (B)

Petition HP-18-127. Bradley Hunter, owner. Certificate of Appropriateness for new construction of a single-family house. Located at 719 NW 4th Street. This building will be non-contributing to the Pleasant Street Historic District.

The property is located at 719 NW 4th Street on the east side, with a zoning designation of RC (Residential Conservation). The parcel (14388-002-000) is located in the Pleasant Street Historic District and is approximately 0.127 acres in size. The proposed single-family dwelling will be a non-contributing structure to the Pleasant Street Historic District.

The project involves the construction of a new single-family residence, an American Four Square structure. The house will be 3 bedrooms and 2 ½ bathrooms, with approximately 1,850 square feet of space. It will be a 2-story structure that faces NW 4th Street. The house will feature 3/1 and some smaller 2/1 double-hung vinyl windows, listed as the Silver Line by Andersen V3 series. The exterior doors will be Therma-Tru Exterior doors with insulated fiberglass. The front porch will be supported by brick clad piers, while the house will have a stem wall foundation with parging; Hardie plank siding with Hardie trim details; cased columns on the front porch, and a roof featuring architectural shingles.

Staff to the Historic Preservation Board - Approve Petition HP-18-127 with the following conditions:

1. Windows shall utilize the Simulated Divided Lights grille for the chosen 2x1 and 3x1 grille patterns.
2. Provide information sheets for the proposed architectural shingle roof system.
3. Notify staff of any changes during construction.