



Certificate of Appropriateness
1103 Jenifer St & 511 S Ingersoll St

July 26, 2021



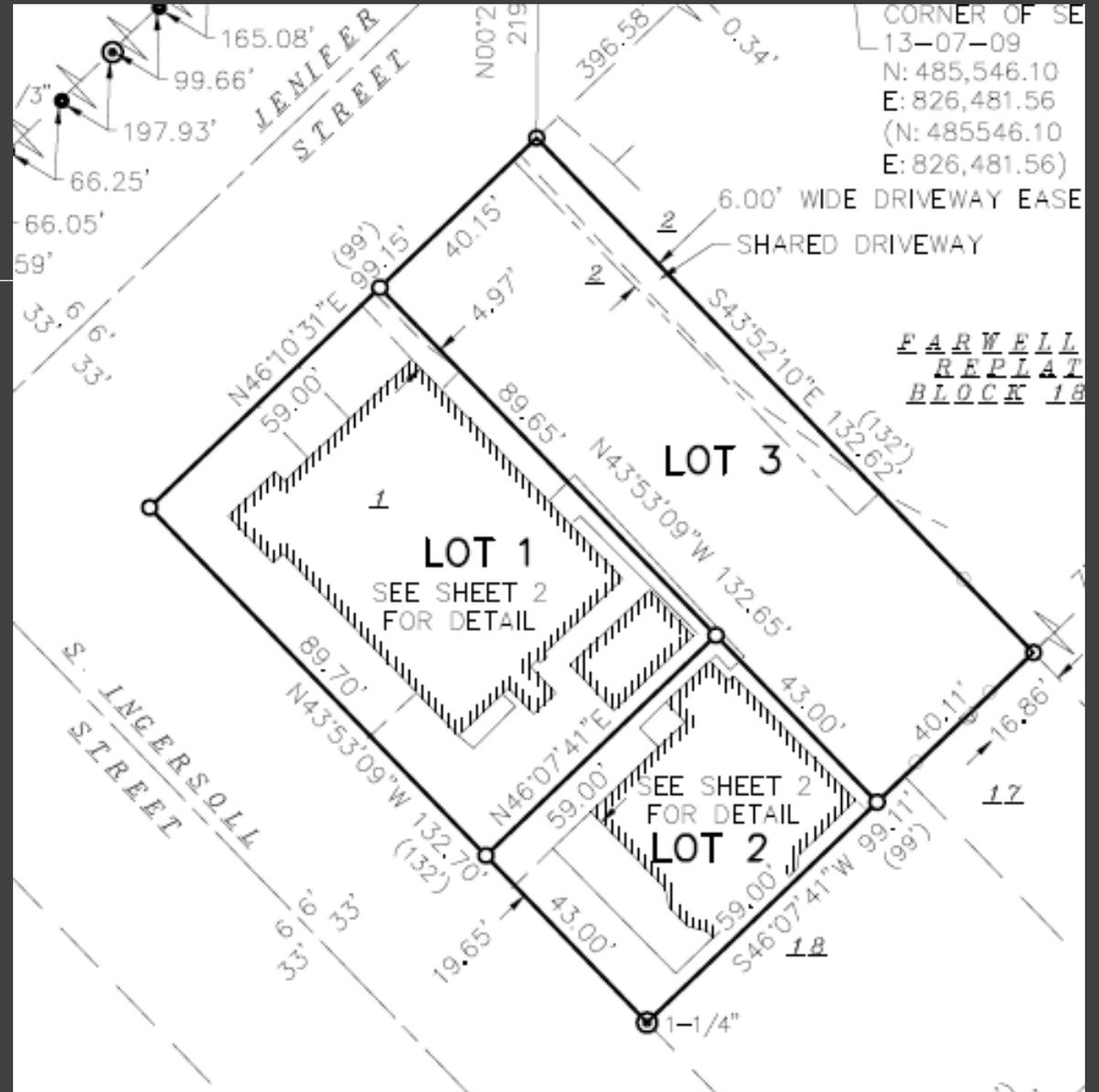
History of the Structures

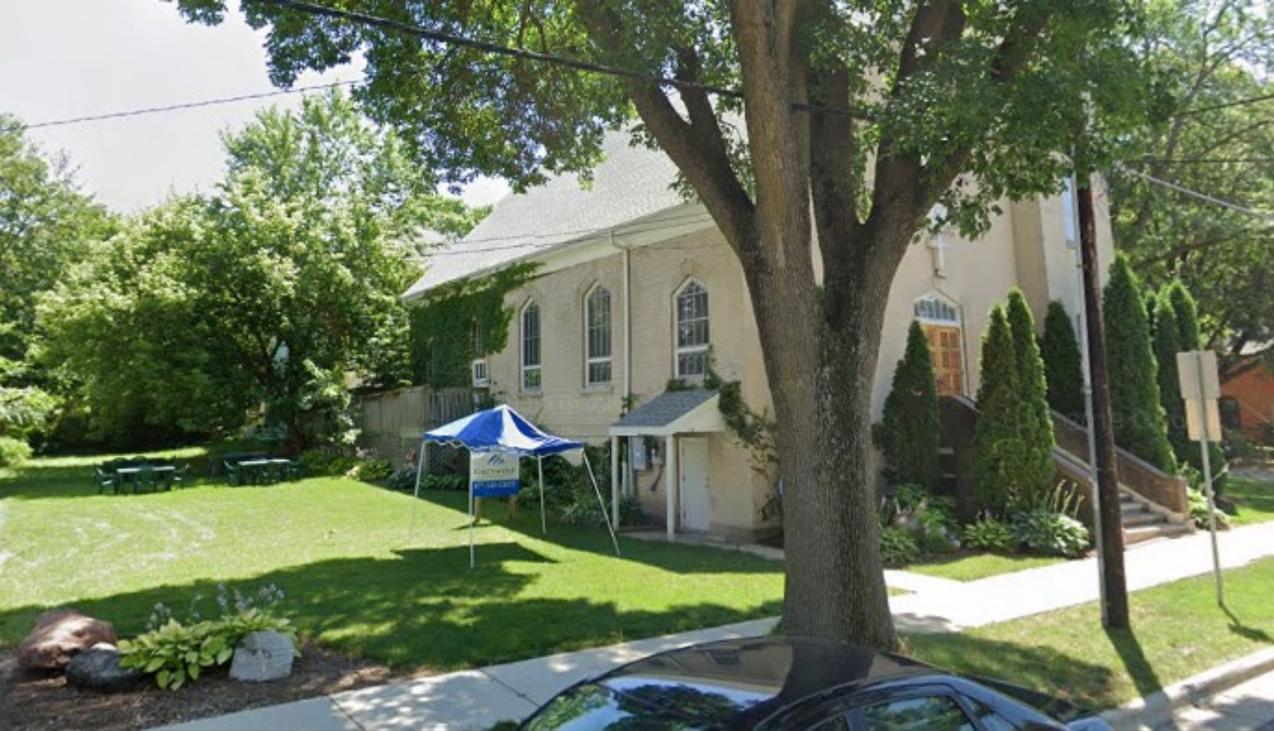
- 1103 Jenifer St
 - Constructed 1908
 - Church building
- 511 S Ingersoll St
 - Constructed 1913
 - Former parsonage building



Proposed Work

- Land division
 - One parcel to three parcels

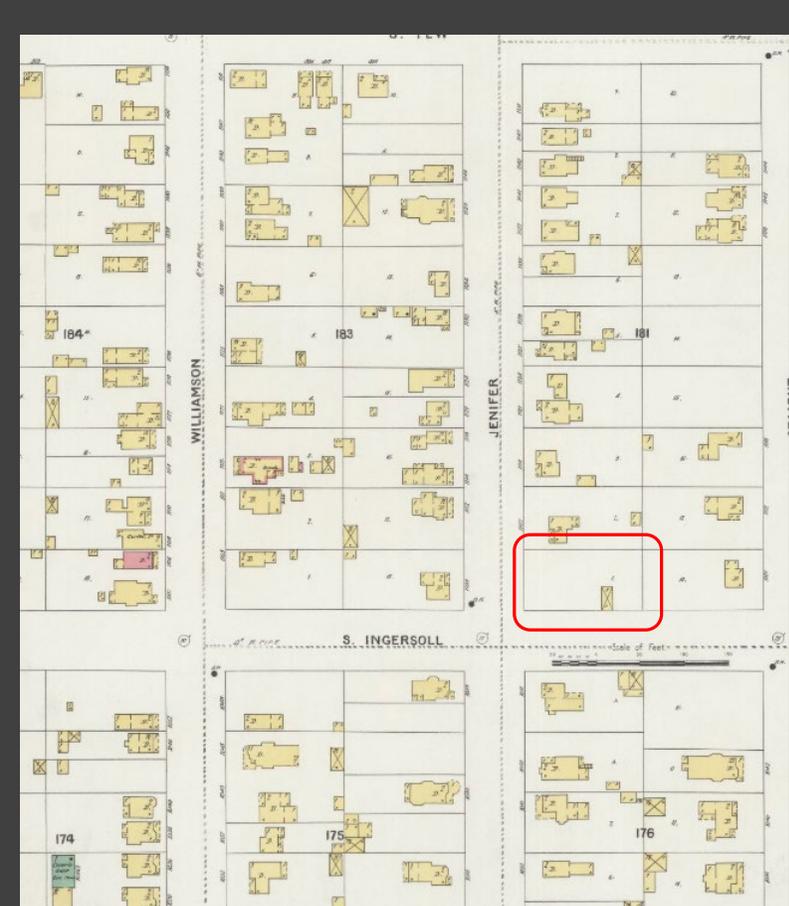




Sanborn Maps

- Earliest
 - Blocks in Third Lake Ridge divided into 66-foot wide parcels
- 1908
 - Church & parsonage on one 66-foot wide lot
- 1942
 - Church acquired adjacent 33-foot wide parcel on Jenifer
 - Majority of residential parcels on Jenifer were 33 feet wide





1898 Sanborn

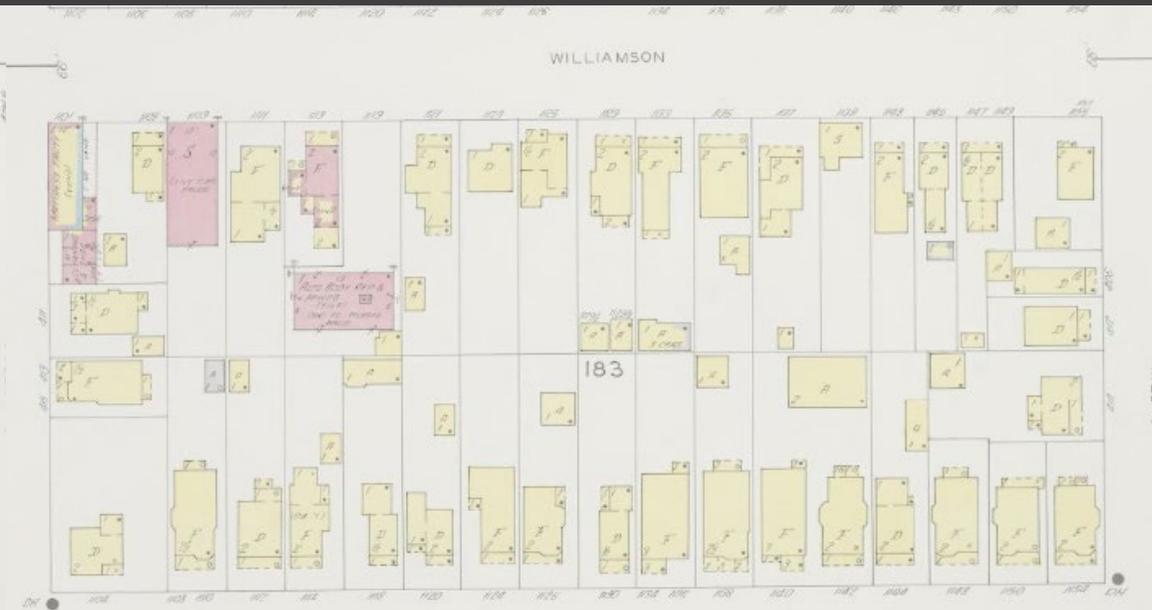


1902 Sanborn



1908 Sanborn





Applicable Standards

41.18(4) Land Divisions and Combinations

The commission shall approve a certificate of appropriateness for land divisions, combinations, and subdivision plats of landmark sites and properties in historic districts, unless it finds that the proposed lot sizes adversely impact the historic character or significance of a landmark, **are incompatible with adjacent lot sizes, or fail to maintain the general lot size pattern of the historic district.**



Staff Recommendation

Staff believes that the standards for granting a Certificate of Appropriateness are met and recommends the Landmarks Commission approve the request as proposed.

