
Regarding: 2110 Chadbourne Avenue – University Heights Historic District – Exterior alteration involving the addition of a window in an existing door opening.
Contact: Randy Schorr
(Legistar #24457)

Date: November 21, 2011
Prepared By: Amy Scanlon, Preservation Planner

General Information:

The applicant is proposing to remove an existing door and in its place, install a window to match adjacent windows.

Landmarks Ordinance:

33.19(12)(d) Criteria for the Review of Additions, Exterior Alterations and Repairs in R2 and R4A Zoning Districts.

7. Additions and Exterior Alterations Not Visible from the Street. Additions and exterior alterations that are not visible from any streets contiguous to the lot lines upon which the building or structure is located will be approved by the Landmarks Commission if their design is compatible with the scale of the existing building and, further, if the materials used are compatible with the existing materials in texture, color and architectural details. Additions and alterations shall harmonize with the architectural design of the building rather than contrast with it. (Renum. by ORD-08-00122, 11-22-08)

Staff Comments:

Staff believes that the standards for granting a Certificate of Appropriateness for the proposed alteration can be met and recommends approval by the Landmarks Commission with the following conditions:

1. The stucco infill material shall closely match the adjacent stucco color, texture, and application style. The match of the color of the new stucco shall be better than the previously applied stucco patch on the chimney (noted in the photo).
2. The Applicant shall provide a photo of the opposite side of the bay to inform staff about the details and conditions that shall be duplicated.
3. The Applicant shall confirm that the new window insert will duplicate the adjacent window inserts in size color and detail.