
Regarding: 1104 Jenifer Street – Third Lake Ridge Historic District – Exterior Alteration of front porch. 6th Ald. District (Legistar #26222)

Date: May 14, 2012
Prepared By: Amy Scanlon, Preservation Planner

General Information:

The Applicant is requesting a Certificate of Appropriateness for the exterior alteration to the residence at 104 Jenifer. The Applicant is proposing to remove the existing enclosure and restore the porch as an open porch.

Applicable Landmarks Ordinance sections:

33.19(11)(i) Guideline Criteria for Exterior Alteration in the Third Lake Ridge Historic District - Parcels Zoned for Residential Use.

1. Alteration of any existing structure shall be evaluated according to all criteria listed in Sec. 33.19(11)(g).
2. Alteration of the surface material, pattern and texture in the facade(s) of any existing structures shall be compatible with the original or existing historical finishes.
3. Alteration of any existing structure shall retain or be compatible with the original or existing historical rhythm of masses and spaces.
4. Alteration of any existing structure shall retain the existing historical landscape plan or shall develop a new plan which is compatible with the plans of the buildings and environment within its visually related area.
5. Alteration of the street facade(s) of any existing structure shall retain the original or existing historical proportional relationships of door sizes to window sizes.

33.19(11)(g) Guideline Criteria for Exterior Alteration in the Third Lake Ridge Historic District - Parcels Zoned for Commercial Use.

1. Alterations of the height of any existing structure shall be visually compatible with the buildings and environment within its visually related area.
2. Alterations of the street facade(s) of any existing structure shall retain the original or existing historical rhythm of solids and voids.
3. Alterations of the street facade(s) of any existing structure shall retain the original or existing historical materials.
4. Alterations of the roof of any existing structure shall retain its existing historical appearance.

Staff Comments and Recommendations:

Staff believes that the standards for granting a Certificate of Appropriateness for the exterior alterations are met and recommends approval by the Landmarks Commission with the following items to be reviewed and once finalized, approved by Staff:

1. The Applicant shall clarify the style of the porch column(s) and any other porch details.
2. The Applicant shall clarify the treatment of the portion of the porch between the deck and grade.
3. The Applicant shall clarify the materials of the porch and provide Staff with any changes in materials once the true project reveals itself.