



**Project Name/Address:** Collins House, 704 E Gorham

**Application Type:** Certificate of Appropriateness for exterior alteration on a landmark building

**Legistar File ID #** [35097](#)

**Prepared By:** Amy L. Scanlon, Preservation Planner, Planning Division

**Summary**

**Project Applicant/Contact:** Bob Klebba

**Requested Action:** The Applicant is requesting a Certificate of Appropriateness for the exterior alteration of a landmark building.

**Background Information**

**Parcel Location:** The subject site is a designated landmark located in James Madison Park.

**Relevant Landmarks Ordinance Sections:**

33.19(5)(b)4.

- a. Whether in the case of a designated landmark or landmark site, the proposed work would detrimentally change, destroy or adversely affect any exterior architectural feature of the improvement upon which said work is to be done;

33.19(8) Maintenance of Landmarks, Landmark Sites and Historic Districts.

- (a) Every person in charge of an improvement on a landmark site or in an Historic District shall keep in good repair all of the exterior portions of such improvement and all interior portions thereof which, if not so maintained, may cause or tend to cause the exterior portions of such improvement to fall into a state of disrepair. This provision shall be in addition to all other provisions of law requiring such improvement to be kept in good repair.

**Analysis and Conclusion**

As described in the submission materials, an original window is proposed to be removed and the opening enlarged to accept a new larger window. The submission materials explain that the original window will be salvaged and possibly reused in a future project. The installation of vents is necessary to the efficient operation of the building. The vents are being located in inconspicuous locations.

**Recommendation**

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

1. The vents shall be painted to match the color of the adjacent wall.
2. The applicant shall provide information about the material and final appearance of the of the areaway walls at the modified window for staff review and final approval.