

Motion Sheet:

PLNHLC2020-00940: COA for Minor Alterations at 229 N Almond Street

1. Motion to Approve the Request

Based on the analysis and findings listed in the staff report, the information presented, and the input received during the public hearing, I move that the Commission approve petition PLNHLC2020-00940, a request for a Certificate of Appropriateness for Minor Alterations at 229 N Almond Street.

Approve the following changes:

1. Replace asphalt shingles on the roof with the same material.
2. Replace three vinyl windows in the East elevation with wood windows.
3. Replace three vinyl windows on the main level of the North elevation with wood windows.
4. Replace windows in the South and West elevations with vinyl windows.
5. Replace one vinyl window on the dormer with two wood windows (North elevation).
6. Replace out of period door in the front façade (East elevation) with wood door appropriate to the architectural style of the home. Approve second door as is.
7. Replace vinyl siding on the rear of the house with cement fiber lap siding, same as the siding on the sides of the addition.
8. Replicate wood barge board on the gable of the front façade porch.
9. Replace original fascia and soffit with aluminum.
10. Remove two chimneys.

Approve the dormer with the following proposed changes:

1. Change the roof shape from a pitch roof to a hip roof
2. Change the siding of the dormer from vinyl to wood lap siding
3. Change the one vinyl window of the dormer with two wood windows side by side

2. Motion to Approve the Request, but Deny the Dormer (Consistent with Staff Recommendation)

Based on the analysis and findings listed in the staff report, the information presented, and the input received during the public hearing, I move that the Commission approve petition PLNHLC2020-00940, a request for a Certificate of Appropriateness for Minor Alterations at 229 N Almond Street, **but deny the proposed dormer.**

Approve the following changes:

11. Replace asphalt shingles on the roof with the same material.
12. Replace three vinyl windows in the East elevation with wood windows.
13. Replace three vinyl windows on the main level of the North elevation with wood windows.
14. Replace windows in the South and West elevations with vinyl windows.
15. Replace one vinyl window on the dormer with two wood windows (North elevation).
16. Replace out of period door in the front façade (East elevation) with wood door appropriate to the architectural style of the home. Approve second door as is.
17. Replace vinyl siding on the rear of the house with cement fiber lap siding, same as the siding on the sides of the addition.
18. Replicate wood barge board on the gable of the front façade porch.
19. Replace original fascia and soffit with aluminum.
20. Remove two chimneys.

Deny just the dormer

3. Motion to Partially Approve and Table the Dormer:

Based on the analysis and findings listed in the staff report, the information presented, and the input received during the public hearing, I move that the Commission approve petition PLNHLC2020-00940, a request for a Certificate of Appropriateness for Minor Alterations at 229 N Almond Street, **but table the decision to approve the proposed dormer.**

Approve the following changes:

1. Replace asphalt shingles on the roof with the same material.
2. Replace three vinyl windows in the East elevation with wood windows.
3. Replace three vinyl windows on the main level of the North elevation with wood windows.
4. Replace windows in the South and West elevations with vinyl windows.
5. Replace one vinyl window on the dormer with two wood windows (North elevation).
6. Replace out of period door in the front façade (East elevation) with wood door appropriate to the architectural style of the home. Approve second door as is.
7. Replace vinyl siding on the rear of the house with cement fiber lap siding, same as the siding on the sides of the addition.
8. Replicate wood barge board on the gable of the front façade porch.
9. Replace original fascia and soffit with aluminum.
10. Remove two chimneys.

Table the decision to approve the dormer (commission can provide additional changes or ask for further review):

1. Change the roof shape from a pitch roof to a hip roof
2. Change the siding of the dormer from vinyl to wood lap siding
3. Change the one vinyl window of the dormer with two wood windows side by side

4. Motion to modify the approval by the Historic Landmark Commission

Based on the analysis and findings listed in the staff report, the information presented, and the input received during the public hearing, I move that the Commission approve petition PLNHLC2020-00940, a request for a Certificate of Appropriateness for Minor Alterations at 229 N Almond Street **with the following conditions:**

(Commission can change any of these requests for approval)

1. Replace asphalt shingles on the roof with the same material.
2. Replace three vinyl windows in the East elevation with wood windows.
3. Replace three vinyl windows on the main level of the North elevation with wood windows.
4. Replace windows in the South and West elevations with vinyl windows.
5. Replace one vinyl window on the dormer with two wood windows (North elevation).
6. Replace out of period door in the front façade (East elevation) with wood door appropriate to the architectural style of the home. Approve second door as is.
7. Replace vinyl siding on the rear of the house with cement fiber lap siding, same as the siding on the sides of the addition.
8. Replicate wood barge board on the gable of the front façade porch.
9. Replace original fascia and soffit with aluminum.
10. Remove two chimneys.

(Commission can provide additional changes or ask for further review):

1. Change the roof shape from a pitch roof to a hip roof
2. Change the siding of the dormer from vinyl to wood lap siding
3. Change the one vinyl window of the dormer with two wood windows side by side

5. Motion to Deny the entire project:

Based on the information listed in the staff report, the information presented, and the input received during the public hearing, I move that the Commission **deny petition** PLNHLC2020-00940, a request for a Certificate of Appropriateness for Minor Alterations at 229 N Almond Street because evidence has not been presented that demonstrates that the proposal complies with the following standard(s):

1. (List standards that do not comply.)