

Motion Sheet
COA for Major Alterations at 229 N Almond Street
PLNHLC2021-01144

STAFF RECOMMENDATION

Based on the findings listed in the staff report, it is Planning Staff's opinion that the proposal meets the applicable standards.

CONSISTENT WITH STAFF RECOMMENDATION

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 PLNHLC2021-01144, a request for a Certificate of Appropriateness for Major Alterations at 229 N Almond Street.

Approve the following changes:

1. Approve the roof replacement.
2. Replace nine vinyl windows (East, North and South elevations) with wood double hung windows.
3. Approve the five windows in the West elevation as is.
4. Replace window trim on primary façades to match the original trim.
5. Approve the front door that was replaced.
6. Replace the frame of the front door to match the original frame.
7. Approve basement door as is.
8. Approve the removal of the asbestos shingles and exposure of the original siding.
9. Replace the vinyl siding on the West elevation with cement fiber.
10. Reinstate the barge boards on the gable with wood and the original design.
11. Restore/replicate the aluminum soffit and fascia with original wood design.
12. Approve removal of two chimneys.
13. Approve replacement of the wood deck in the front porch.
14. Remove the new dormer and restore the roof.

ALTERNATE MOTIONS – NOT CONSISTENT WITH STAFF RECOMMENDATION

Motion to Partially 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 partially approve petition PLNHLC2021-01144, a request for a Certificate of Appropriateness for Major Alterations at 229 N Almond Street, with the following modifications:

1. (List the modifications. The commission should make findings based on the standards to support any modification. Standards are listed in Attachment E of the Staff Report.)

Motion to Deny the Entire Request:

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** PLNHLC2021-01144, a request for a Certificate of Appropriateness for Major Alterations at 229 N Almond Street because evidence has not been presented that demonstrates that the proposal complies with the following standard(s):

1. (The commission should make findings based on the standards to support the denial. Standards are listed in Attachment E of the Staff Report.)