

A G E N D A

Architectural Review Board

November 16, 2016

Council Auditorium, City Hall

103 North Perry Street

ARCHITECTURAL REVIEW BOARD MEMBERS

Mr. Walter L. Bush, Jr., Chairman

Ms. Elizabeth Brown, Vice-Chairman

Mr. David Payne

Mr. Barrett Penney

Rev. Willie Welch

Mr. Cedric Campbell

Mr. John Foshee

Mr. Jon Hayden

Ms. Katie Williams

PLANNING CONTROLS DIVISION

I. Approval of the Actions from the October 25, 2016 meeting

II. Full Review Items

<u>Item</u>	<u>Petitioner</u>	<u>Historic District</u>	<u>Location</u>
1.	Joseph King	Garden District	366 Rose Lane
2.	Mac McLeod	Old Cloverdale	2504 Agnew Street
3.	Jane Threadgill	St. Charles-Capitol Heights	2103 St. Charles Avenue
4.	Brad Hebing	Cloverdale Idlewild	3253 Montezuma Road
5.	Amelia Shelley	Old Cloverdale	822 Cloverdale Road
6.	Mike Shows	Cottage Hill Annex	418 South Goldthwaite Street
7.	Mike Shows	Cottage Hill	413 Martha Street
8.	Mike Shows	Cottage Hill	15 North Goldthwaite Street
9.	James & Amanda Griffin	Cloverdale Idlewild	610 Ponce de Leon Avenue
10.	Christy Anderson	Capitol Parkway-Capitol Heights	19 South Capitol Parkway

III. Other Business/Announcements

**The next meeting of the Architectural Review Board will be on
WEDNESDAY, DECEMBER 21, 2016 at 5:30 p.m.**

1. PRESENTED BY: Joseph King

SUBJECT: Request for approval of tree removal and replacement for the property located at 366 Rose Lane (Garden District).

REMARKS: The petitioner is requesting permission to remove a magnolia tree approximately 120" in diameter from the rear/side yard. The owner says the tree is destroying the foundation of the house. The proposed replacement tree is a red maple, to be installed in the rear yard during Fall 2016.

STANDARD OF REVIEW: Section 15-127 of the City Code states that "The board shall approve an application and issue a certificate of appropriateness if it finds that the proposed change, erection or demolition conforms to the general design standards established by the board, is compatible with the character of the historic property or historic district and does not materially impair the architectural or historic value of the historic property or historic district."

DEPARTMENT COMMENTS

- The tree is healthy and a MAJOR contributor to the canopy. It's huge. Can't get close enough to look at foundation, but tree is not against it. Does he have a conventional foundation? If so can't imagine it being a problem.

COMMENTS _____

ACTION TAKEN _____



366 Rose Lane



366 Rose Lane







2. PRESENTED BY: Mac McLeod

SUBJECT: Request for approval of tree removal for the property located at 2504 Agnew Street (Old Cloverdale).

REMARKS: The petitioner is requesting permission to remove a 36" Black Locust tree from the rear yard. The tree is a nuisance, attempting to sow its seed where ever they touch soil. No replacement is proposed.

STANDARD OF REVIEW: Section 15-127 of the City Code states that "The board shall approve an application and issue a certificate of appropriateness if it finds that the proposed change, erection or demolition conforms to the general design standards established by the board, is compatible with the character of the historic property or historic district and does not materially impair the architectural or historic value of the historic property or historic district."

DEPARTMENT COMMENTS

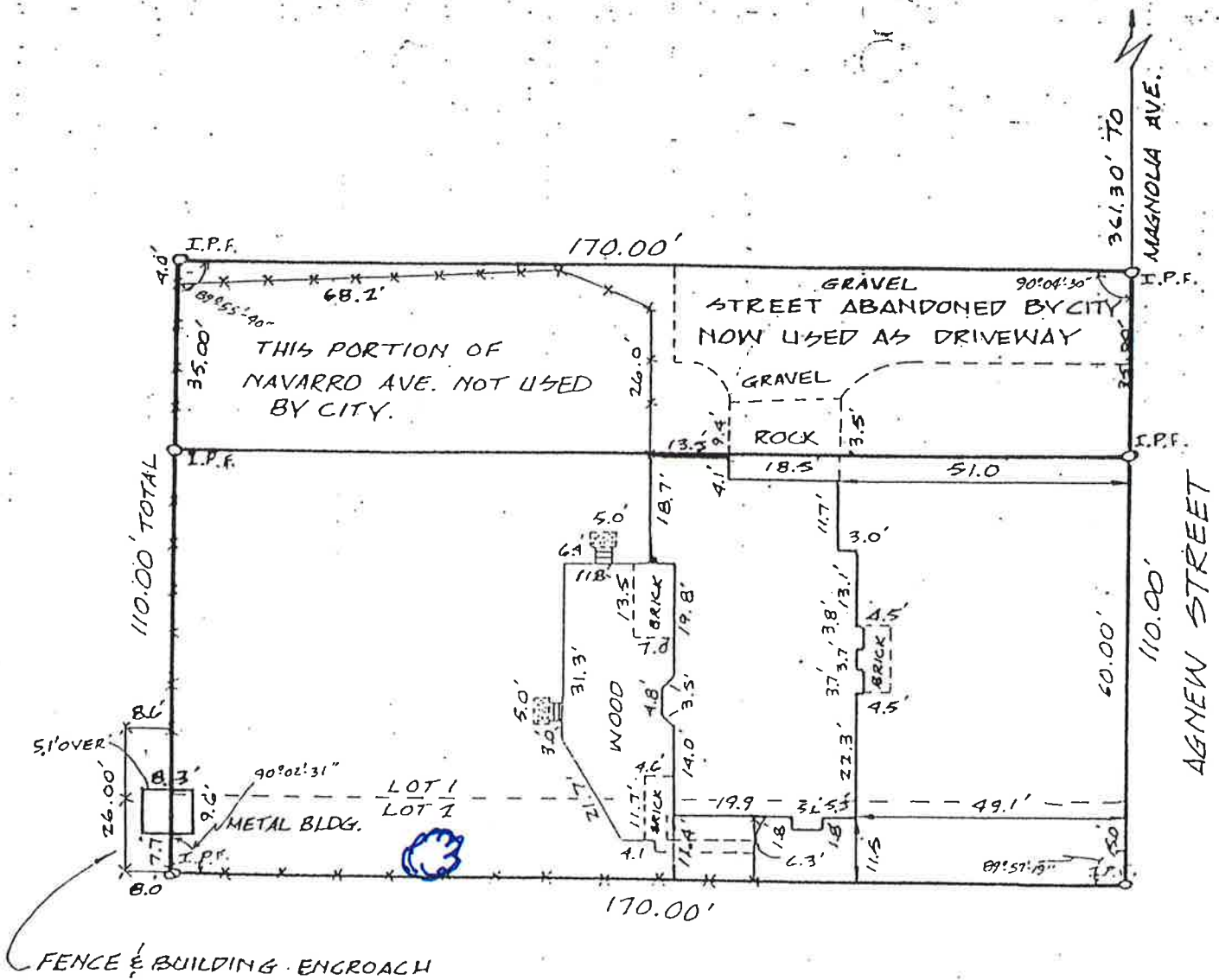
- The tree is not a major contributor. I can see replacing with an oak being a good thing.

COMMENTS _____

ACTION TAKEN _____



2504 Agnew Street



LEGAL DESCRIPTION: LOT 1 & 2

LEGAL DESCRIPTION: LOT 1 & THE NORTH 15 FEET OF LOT 2 BLOCK 13 CLOVERDALE RIDGE.

STATE OF ALABAMA)
 MONTGOMERY COUNTY) J.H. Garrett & Son, 1913 Rosa L. Parks Ave., Montgomery, Alabama 36108

I, Frank B. Garrett, Jr. a Registered Engineer and Land Surveyor, hereby certify that the foregoing is a true and correct map or plat of Lot (SEE DESCRIPTION) according to the Plat of CLOVERDALE RIDGE

as recorded in the Office of the Judge of Probate of Montgomery County, Alabama in Plat Book 5 at Page 54; that the buildings now erected on said property are within the boundaries of same, except as shown; that there are no encroachments from adjoining property, except as shown; that there are no rights-of-way, easements or joint driveways over or across said lot visible on the surface, except as shown; that there are no electric or telephone wires (excluding wires which serve the premises only) or structures or supports therefor, including poles, anchors and guy wires on or over said premises, except as shown; that I have examined the Federal Insurance Rate Map and found structure(s) on said property is(are) located in Flood Zone X according to map dated 1/2/92 that all parts of this survey have been completed in accordance with the requirements of the minimum technical standards for the practice of Land Surveying in the State of Alabama; that the correct street address is

2504 AGNEW STREET Montgomery, Alabama. 36106

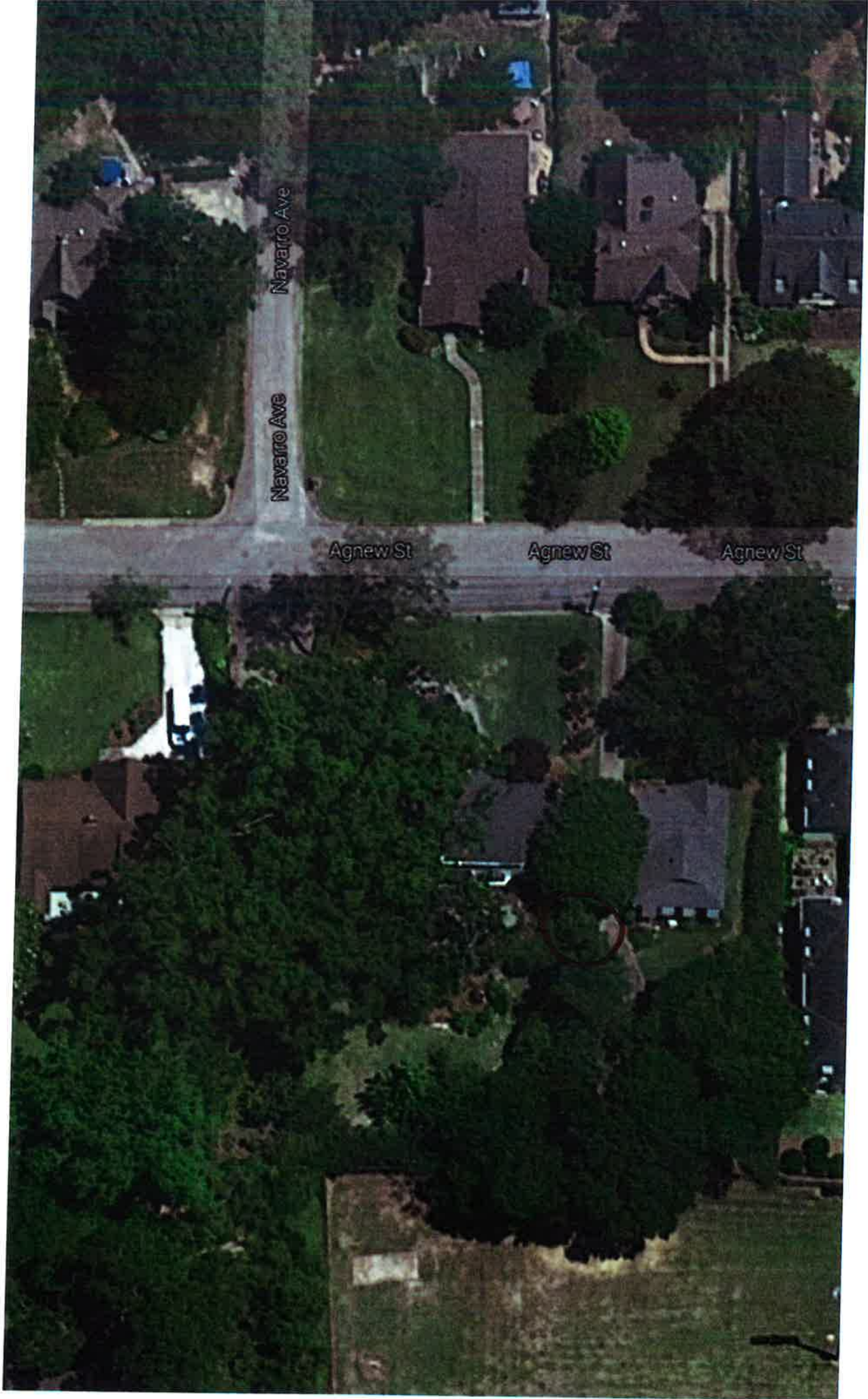
According to my survey this the 27TH day of JANUARY, 1992.

SCALE: 1" = 30'

Frank B. Garrett Jr.
 Ala. Reg. No. 9500







3. PRESENTED BY: Jane Threadgill

SUBJECT: Request for approval of a privacy fence for the property located at 2103 St. Charles Avenue (St. Charles-Capitol Heights).

REMARKS: The petitioner is requesting permission to replace an existing 4' chain link fence that runs along the city sidewalk with a 6"x6' cedar board fence in the same location with a natural finish and water sealer applied. A site plan is attached.

STANDARD OF REVIEW: Section 15-127 of the City Code states that "The board shall approve an application and issue a certificate of appropriateness if it finds that the proposed change, erection or demolition conforms to the general design standards established by the board, is compatible with the character of the historic property or historic district and does not materially impair the architectural or historic value of the historic property or historic district."

DEPARTMENT COMMENTS

- Because the fence is on the property line on a street side, a setback variance is required. Ms. Threadgill has made application to the Board of Adjustment, that petition will be heard November 17, 2016.

COMMENTS _____

ACTION TAKEN _____



2103 St. Charles Avenue

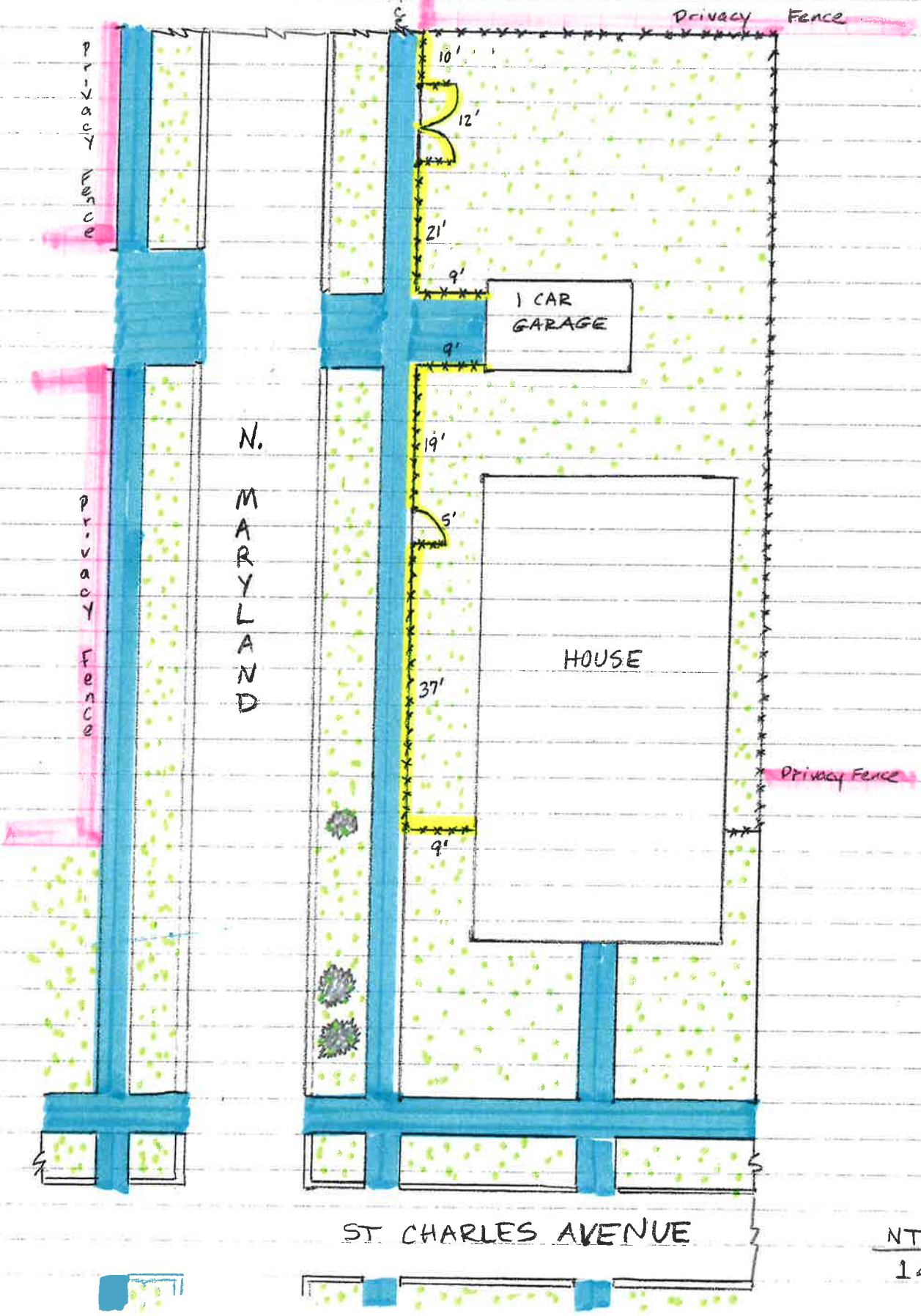


2103 St. Charles Avenue

2103 St. Charles Avenue

Lot Size - 50' x 150'

- Proposed Work Area
- Existing Privacy Fence
- Sidewalk
- Lawn
- Trees



ST CHARLES AVENUE

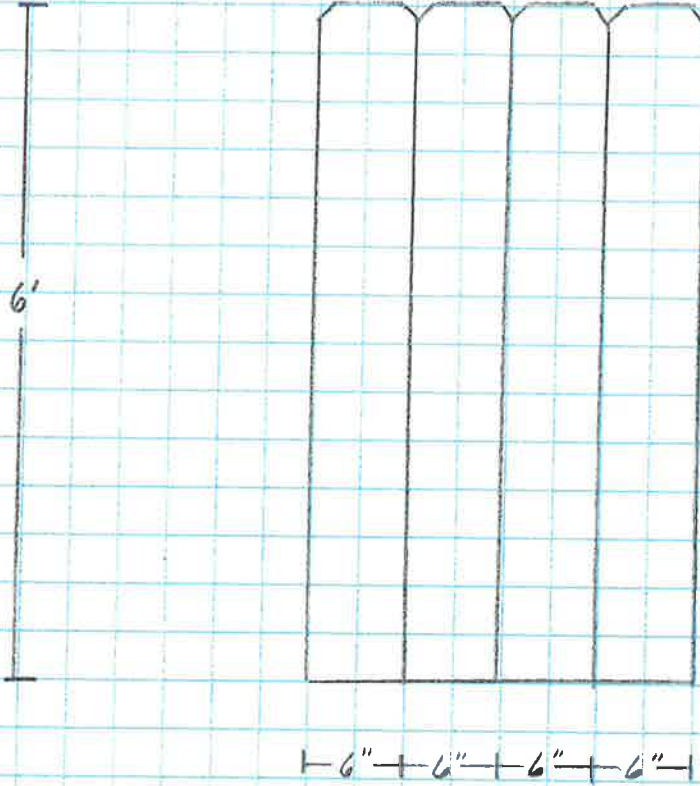
NTS
1 of 1

2103 St. Charles Ave

Proposed Fence Material

- Cedar

- Finish - Natural with
Thompson's Water Seal



NTS

4. PRESENTED BY: Brad Hebing

SUBJECT: Request for approval of front and rear door replacement for the property locate at 3253 Montezuma Road (Cloverdale Idlewild).

REMARKS: The petitioner is requesting permission to replace the front and rear doors with fiberglass doors of similar styles. The petitioner is also requesting permission to install a full frame storm door with a single crosspiece as illustrated.

STANDARD OF REVIEW: Section 15-127 of the City Code states that “The board shall approve an application and issue a certificate of appropriateness if it finds that the proposed change, erection or demolition conforms to the general design standards established by the board, is compatible with the character of the historic property or historic district and does not materially impair the architectural or historic value of the historic property or historic district.”

DEPARTMENT COMMENTS

- The Board has approved the use of fiberglass on front and rear doors in previous applications.
- If the owner has no other use for the removed doors, staff recommends they be donated to Rescued Relics at Landmarks Foundation. Donations are tax deductible, contact Carole King @ 240-4512 for more information.

COMMENTS _____

ACTION TAKEN _____

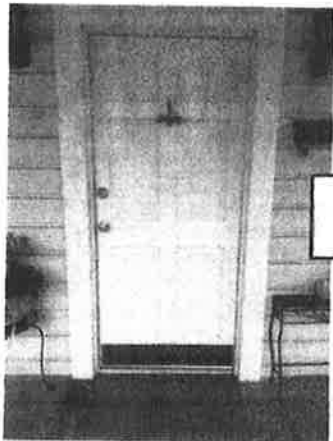


3253 Montezuma Road



FRONT DOOR

BACK DOOR



EXISTING



REPLACEMENT



REPLACEMENT



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 /each

Color/Finish: **Primed White**



Door Size (WxH) in.
36 x 80

Door Handing
Left-Hand/Inswing

Quantity - 1 +

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Price for all three:

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This item: 36 in. x 80 in. 6-Panel Primed Smooth Fiberglass Prehung Front Door with Brickmold **\$192.00**



5. PRESENTED BY: Amelia Shelley

SUBJECT: Request for approval of a side stoop enclosure for the property located at 822 Cloverdale Road (Old Cloverdale).

REMARKS: The petitioner is requesting permission to enclose a side stoop to bring an exterior connector into heated and cooled space (see floorplan). The proposed door is an 18 lite fiberglass door, and the siding will be drop lap to match the existing. The space is already under an existing roof.

STANDARD OF REVIEW: Section 15-127 of the City Code states that “The board shall approve an application and issue a certificate of appropriateness if it finds that the proposed change, erection or demolition conforms to the general design standards established by the board, is compatible with the character of the historic property or historic district and does not materially impair the architectural or historic value of the historic property or historic district.”

DEPARTMENT COMMENTS

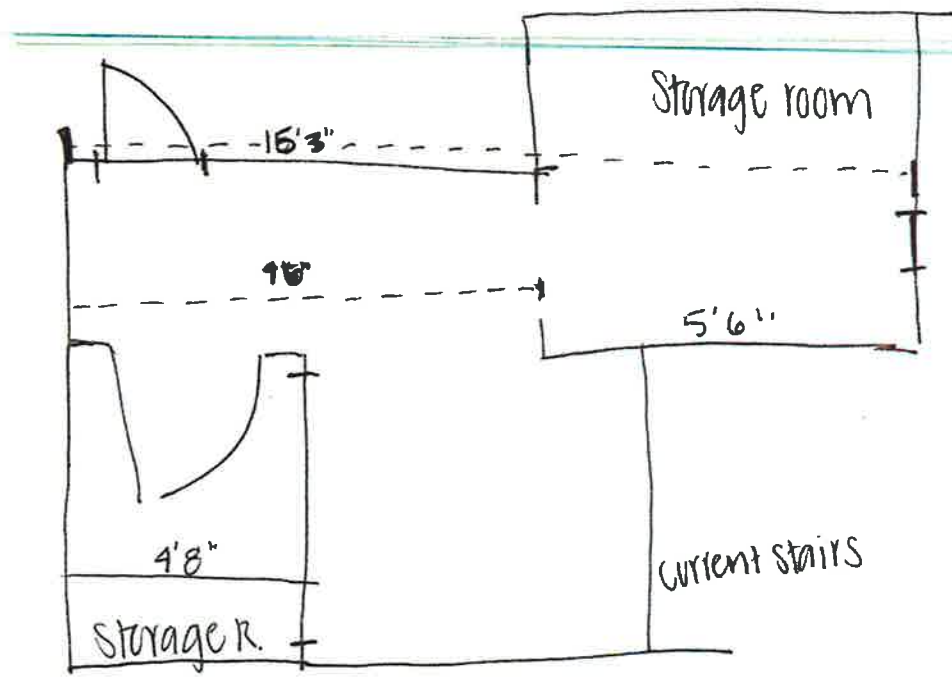
- The Board has approved the use of fiberglass for rear door replacement.

COMMENTS _____

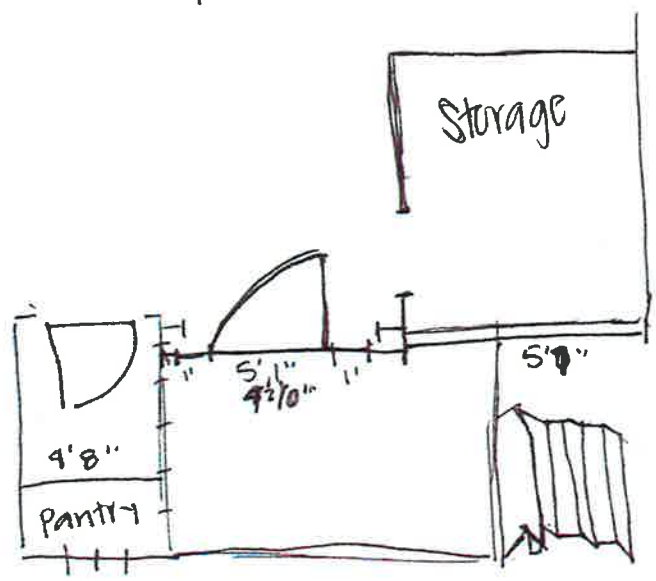
ACTION TAKEN _____



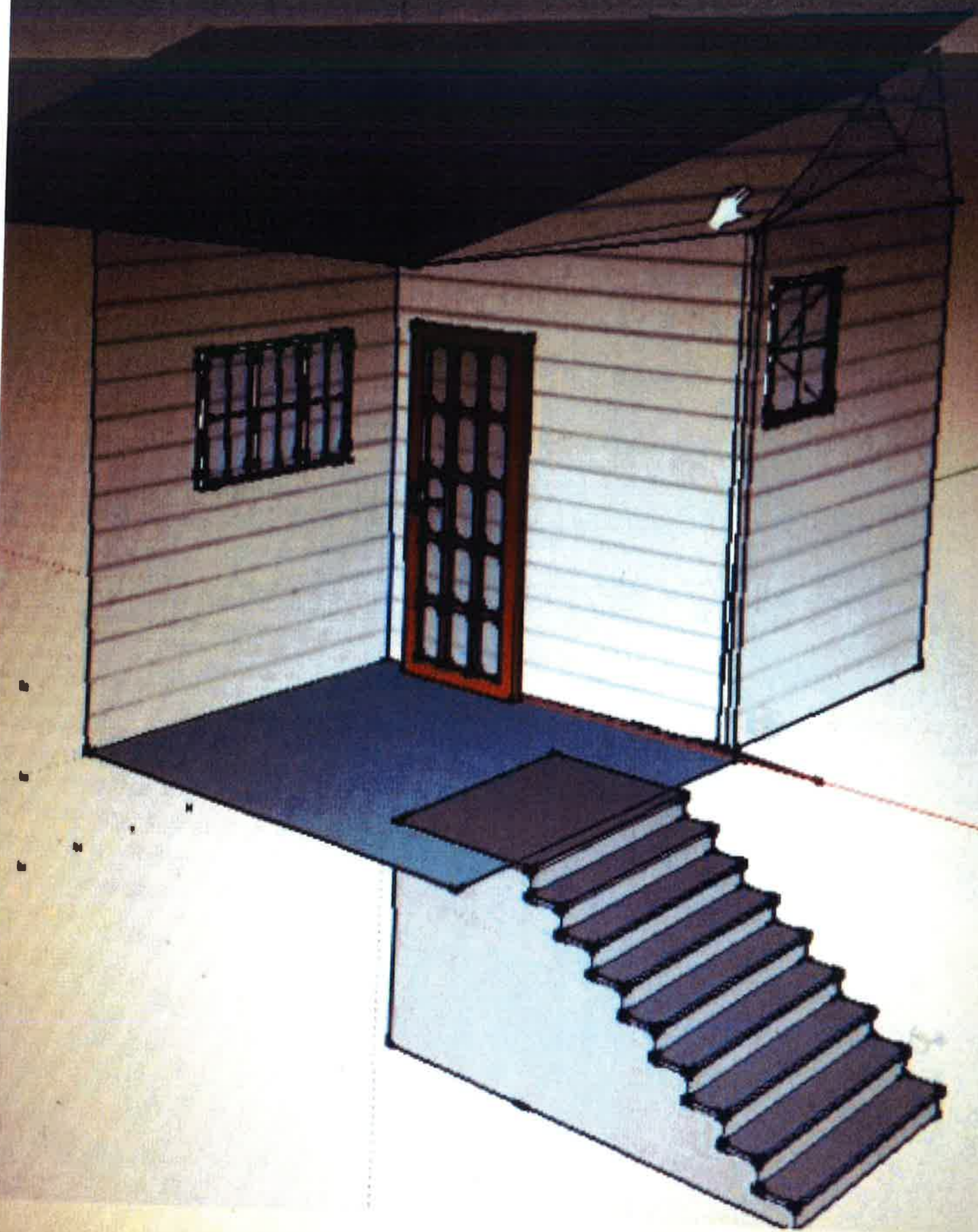
822 Cloverdale Road



PORCH After



Addition





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November 4 - November 8



6. PRESENTED BY: Mike Shows

SUBJECT: Request for approval of façade alterations, painting unpainted brick, and awning for the property located at 418 South Goldthwaite Street (Cottage Hill Annex).

REMARKS: The petitioner is requesting permission to make alterations to a circa 1950 brick auto garage. The paved concrete section in front of the building will be replaced with a combination of new concrete, pea gravel, and planters. A new metal awning will be added to the front façade, the existing door and window openings will be replaced with similar components or repaired, the garage door panels will likely utilize glazing in place of solid panels. The unpainted brick on the front is proposed to be painted with a color selected from the pre-approved palette (painting an unpainted surface requires approval).

STANDARD OF REVIEW: Section 15-127 of the City Code states that “The board shall approve an application and issue a certificate of appropriateness if it finds that the proposed change, erection or demolition conforms to the general design standards established by the board, is compatible with the character of the historic property or historic district and does not materially impair the architectural or historic value of the historic property or historic district.”

DEPARTMENT COMMENTS

- If there are any historic doors or windows that will not be incorporated into the new plan or otherwise be reused and have reuse potential (even as craft projects), staff recommends materials be donated to Rescued Relics at Landmarks Foundation. Donations are tax deductible, contact Carole King @ 240-4512 for more information.
- As the painting of unpainted brick requires approval, the Board needs to determine if there is a reason to disallow the request. Being a mid-twentieth century brick building, the hardness of the brick will differ from requests on earlier 20th century residential structures. Generally the Board has approved painting when there have been serious compromises to brick work (bad repairs, need to remove and replace to address structural issues) where painting is the only way to achieve a uniform appearance, and when the application of paint is not likely to cause damage by potentially trapping moisture in the wall.

COMMENTS _____

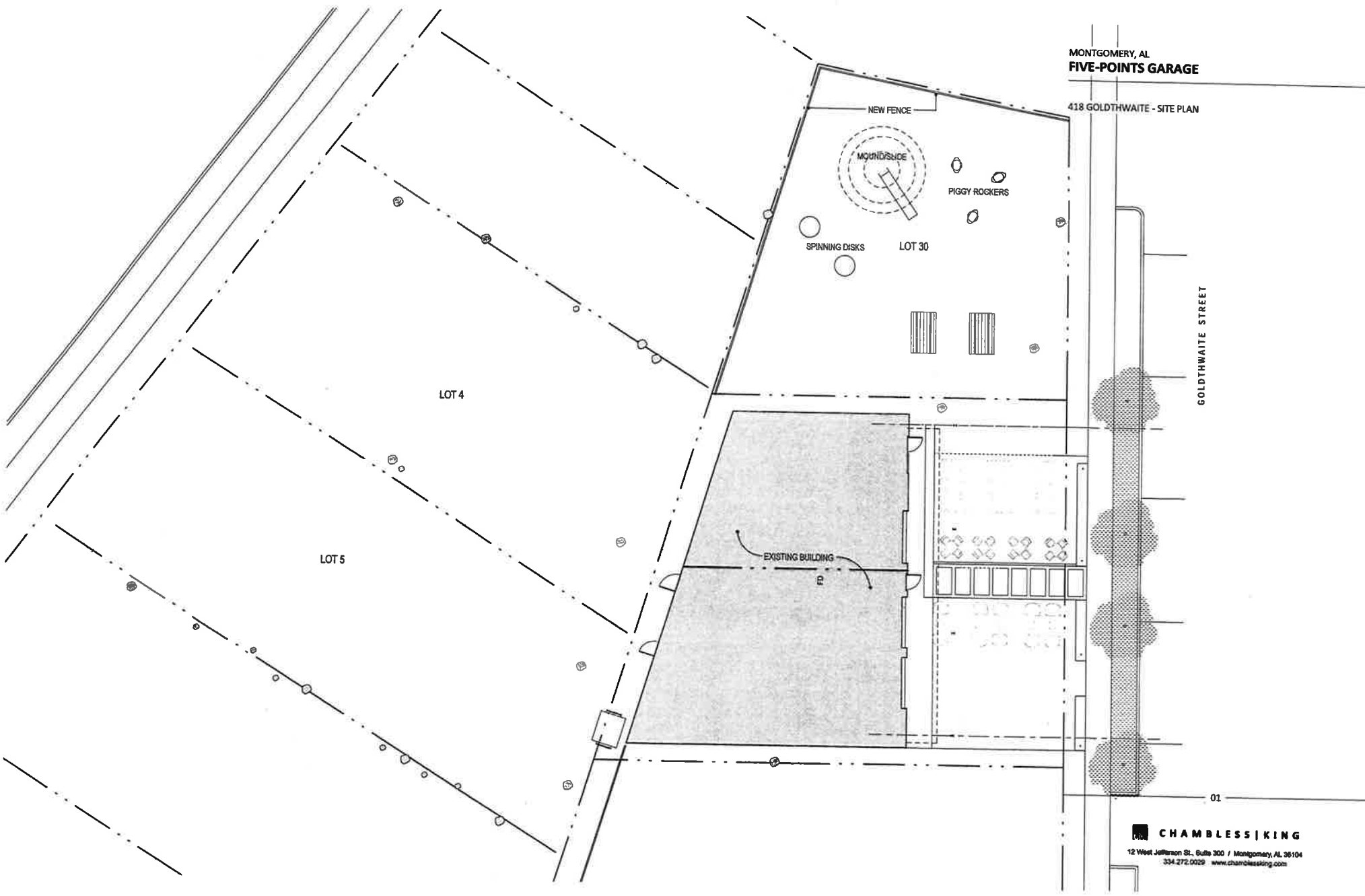
ACTION TAKEN _____



418 South Goldthwaite Street

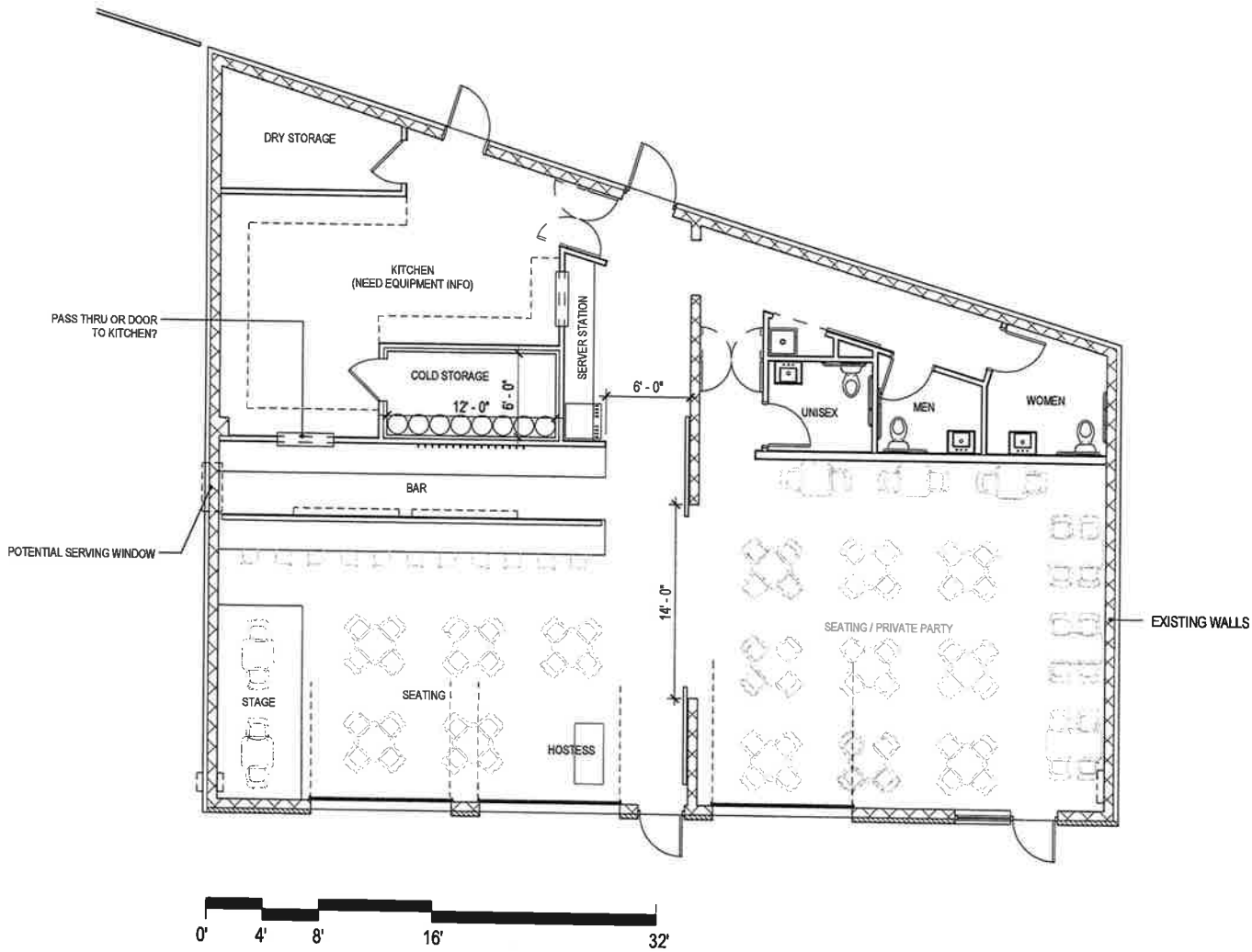
MONTGOMERY, AL
FIVE-POINTS GARAGE

418 GOLDTHWAITE - SITE PLAN



MONTGOMERY, AL
FIVE-POINTS GARAGE

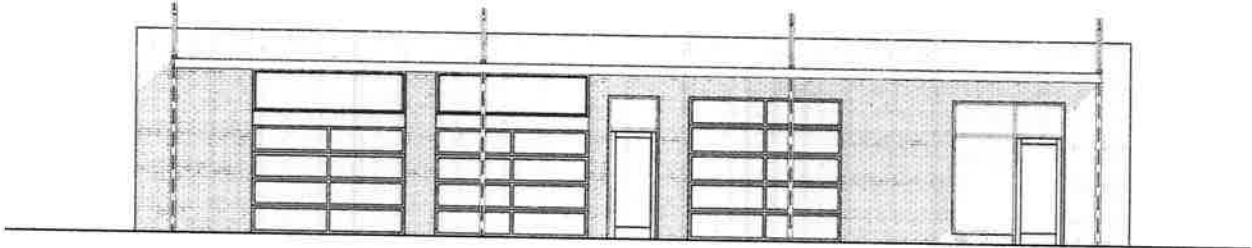
418 GOLDTHWAITE - OVERALL FLOOR
PLAN



MONTGOMERY, AL
FIVE-POINTS GARAGE

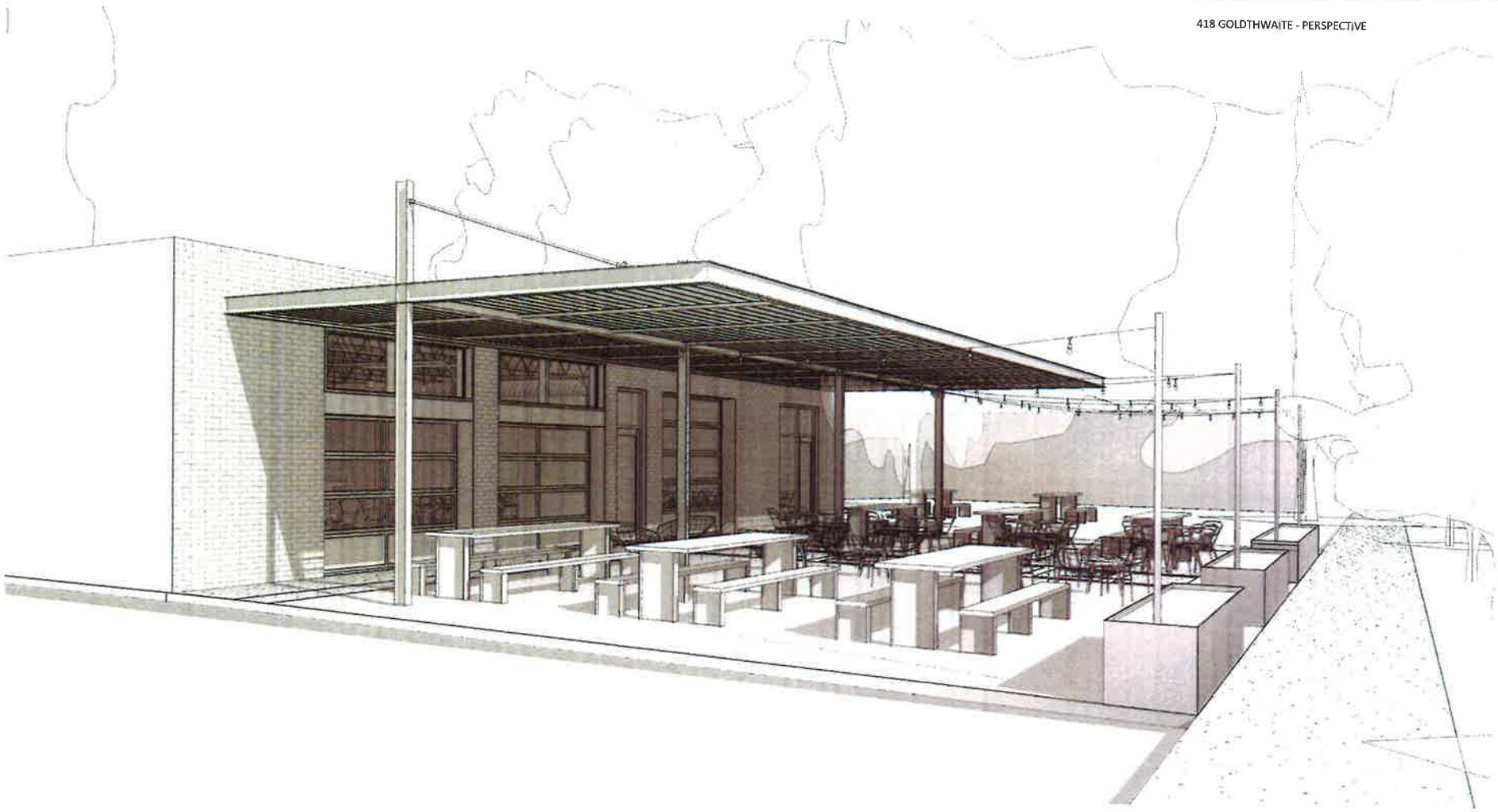
418 GOLDTHWAITE - ELEVATION

- EXTERIOR MATERIALS NOTES:**
- EXISTING BRICK - PAINTED
 - NEW ALUMINUM GLASS GARAGE DOORS
 - EXISTING SF - REPAIR
 - NEW SF DOORS
 - NEW ALUMINUM AND STEEL CANOPY - FACTORY PAINTED



MONTGOMERY, AL
FIVE-POINTS GARAGE

418 GOLDTHWAITE - PERSPECTIVE



MONTGOMERY, AL
FIVE-POINTS GARAGE

418 GOLDTHWAITE - PROPERTY AND
BUILDING PHOTO



MONTGOMERY, AL
FIVE-POINTS GARAGE

418 GOLDTHWAITE - PROPERTY AND
BUILDING PHOTO



7. PRESENTED BY: Mike Shows

SUBJECT: Request for approval of storefront reconstruction for the property located at 413 Martha Street (Cottage Hill).

REMARKS: The petitioner is requesting permission to remove the existing, deteriorated storefront to repair the existing steel lintels, and install new storefronts as illustrated. The storefronts will have similar proportions and stylings to the original historic context (some material is intact), with some modifications to entries and storefront functions. New storefronts will be constructed of wood and painted a color from the pre-approved color palette. Previously painted brick facades will be re-painted, unpainted brick will remain unpainted.

STANDARD OF REVIEW: Section 15-127 of the City Code states that “The board shall approve an application and issue a certificate of appropriateness if it finds that the proposed change, erection or demolition conforms to the general design standards established by the board, is compatible with the character of the historic property or historic district and does not materially impair the architectural or historic value of the historic property or historic district.”

DEPARTMENT COMMENTS

- If there are any historic doors or windows that will not be incorporated into the new plan or otherwise be reused and have reuse potential (even as craft projects), staff recommends materials be donated to Rescued Relics at Landmarks Foundation. Donations are tax deductible, contact Carole King @ 240-4512 for more information.

COMMENTS _____

ACTION TAKEN _____

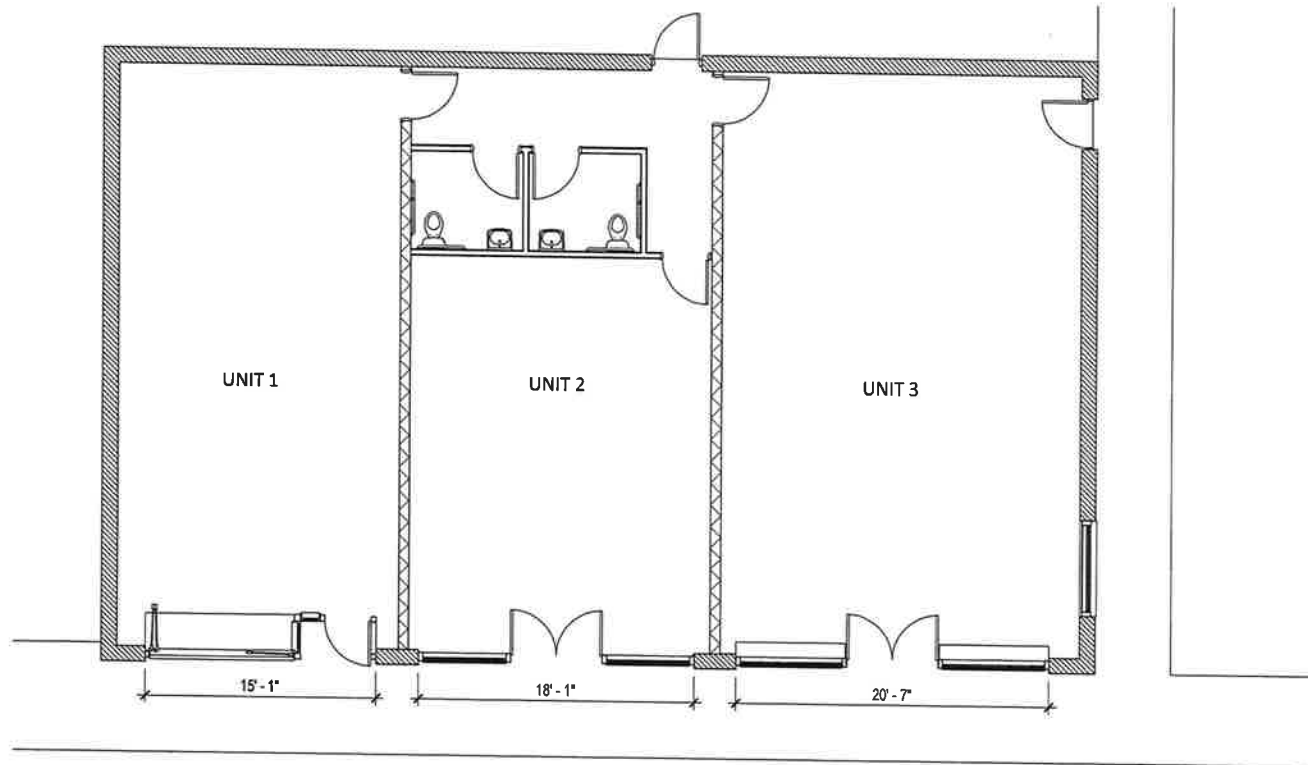


413 Martha/43 N. Goldthwaite Street

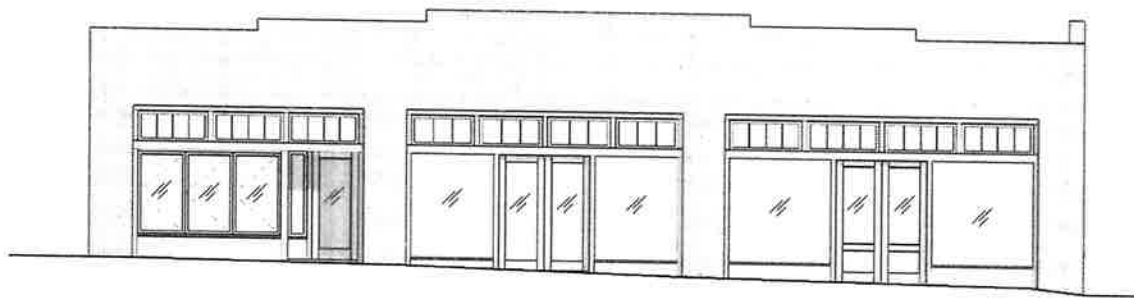


413 Martha/43 N. Goldthwaite Street

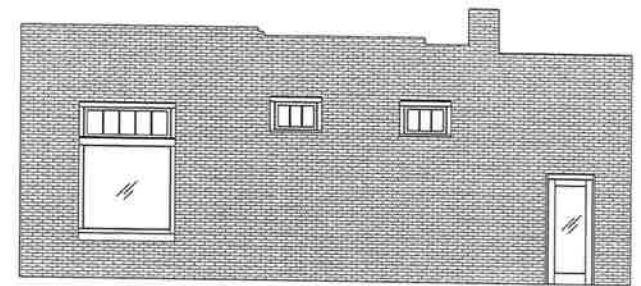




- EXTERIOR MATERIALS NOTES:
- EXISTING BRICK - PAINTED
 - NEW WOOD STOREFRONTS/WINDOWS - PAINTED
 - NEW WOOD DOORS - PAINTED OR STAINED



GOLDTHWAITE STREET ELEVATION



MARTHA STREET ELEVATION

MONTGOMERY, AL
FIVE-POINTS

413 MARTHA - PERSPECTIVE



MONTGOMERY, AL
FIVE-POINTS

413 MARTHA - PROPERTY AND
BUILDING PHOTOS



MONTGOMERY, AL
FIVE-POINTS

413 MARTHA - PROPERTY AND
BUILDING PHOTOS



8. PRESENTED BY: Mike Shows

SUBJECT: Request for approval of storefront reconstruction for the property located at 15 North Goldthwaite Street (Cottage Hill).

REMARKS: The petitioner is requesting permission to remove the existing, deteriorated store front to repair the existing steel lintels, and install new storefronts as illustrated. The storefronts will have similar proportions and stylings to the original historic context (most historic material is missing), with some modifications to entries and storefront functions. New storefronts will be constructed of wood and painted a color from the pre-approved color palette. Previously painted brick facades will be re-painted, unpainted brick will remain unpainted.

STANDARD OF REVIEW: Section 15-127 of the City Code states that “The board shall approve an application and issue a certificate of appropriateness if it finds that the proposed change, erection or demolition conforms to the general design standards established by the board, is compatible with the character of the historic property or historic district and does not materially impair the architectural or historic value of the historic property or historic district.”

DEPARTMENT COMMENTS

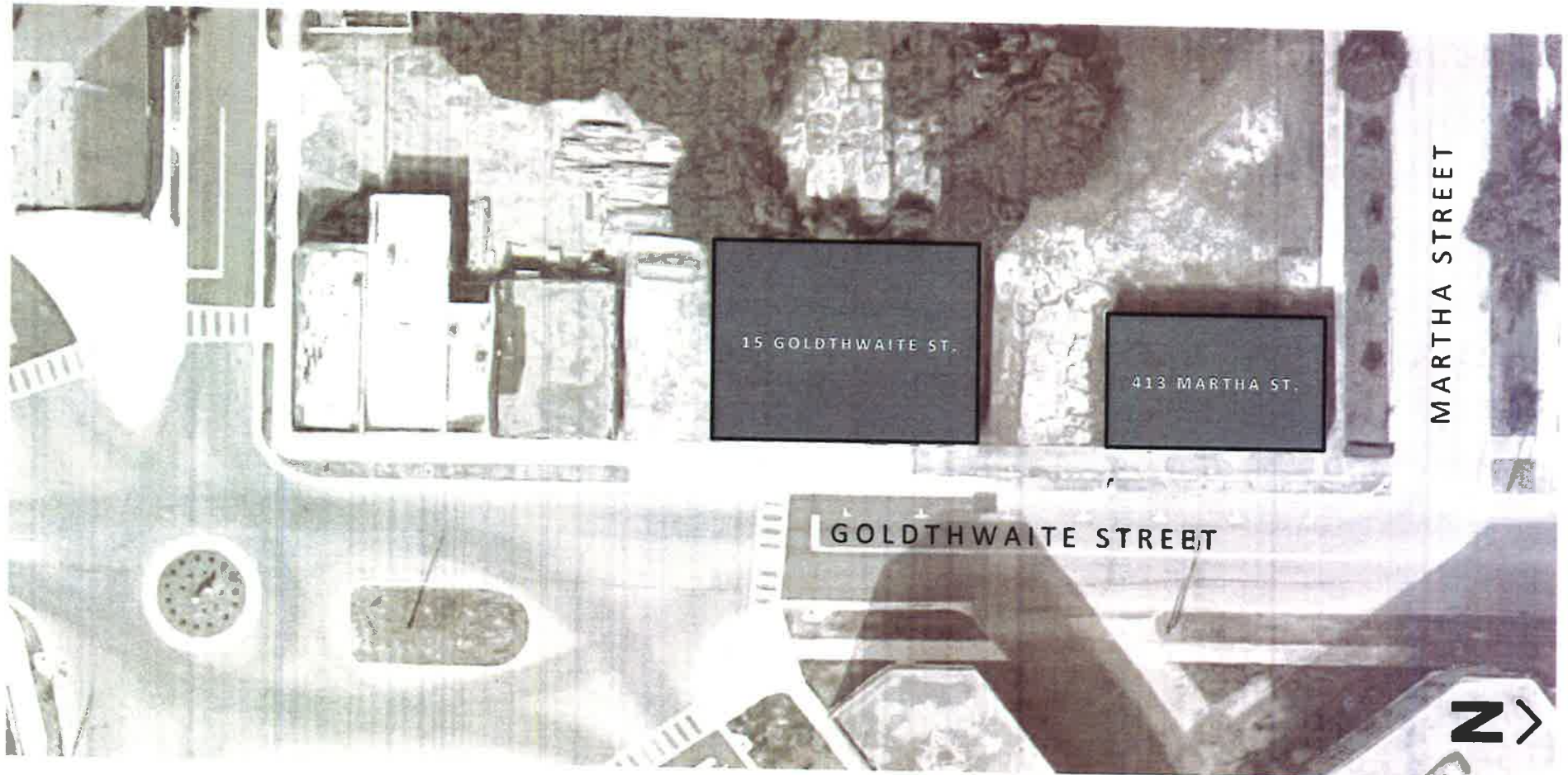
- If there are any historic doors or windows that will not be incorporated into the new plan or otherwise be reused and have reuse potential (even as craft projects), staff recommends materials be donated to Rescued Relics at Landmarks Foundation. Donations are tax deductible, contact Carole King @ 240-4512 for more information.

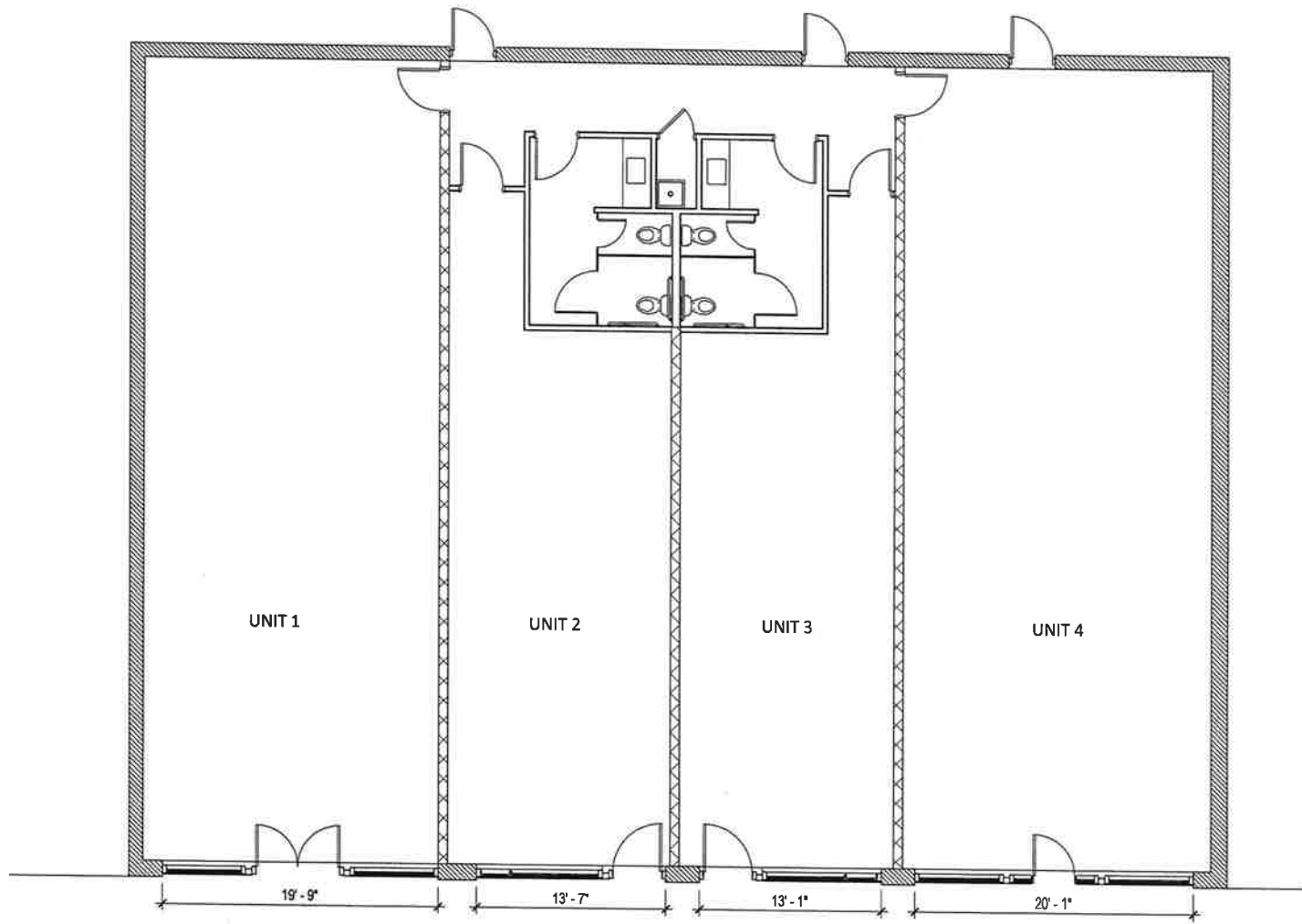
COMMENTS _____

ACTION TAKEN _____

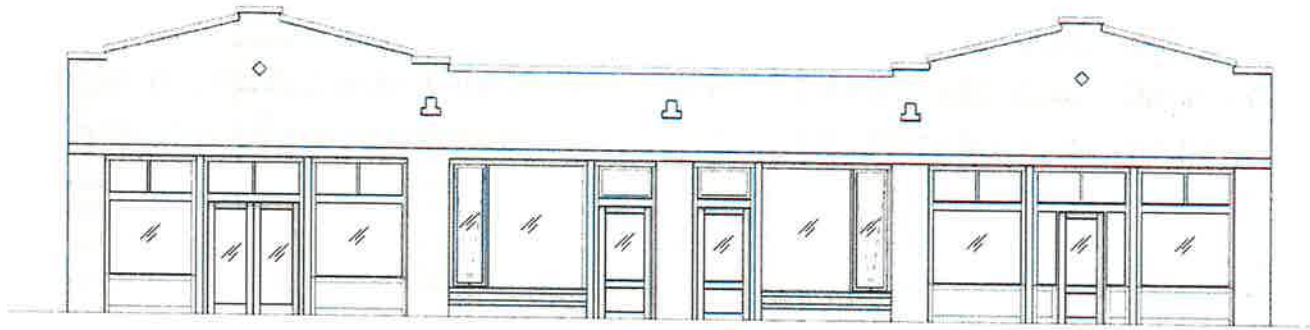


15 N. Goldthwaite Street





- EXTERIOR MATERIALS NOTES:
- EXISTING BRICK/STONE - CLEAN
 - NEW WOOD STOREFRONTS/WINDOWS - PAINTED
 - NEW WOOD DOORS - PAINTED OR STAINED



GOLDTHWAITE STREET ELEVATION

MONTGOMERY, AL
FIVE-POINTS

15 GOLDTHWAITE - PERSPECTIVE



MONTGOMERY, AL
FIVE-POINTS

15 GOLDTHWAITE - PROPERTY AND
BUILDING PHOTO



MONTGOMERY, AL
FIVE-POINTS

15 GOLDTHWAITE - PROPERTY AND
BUILDING PHOTO



9. PRESENTED BY: James & Amanda Griffin

SUBJECT: Request for approval of a new deck for the property located at 610 Ponce de Leon Avenue (Cloverdale Idlewild).

REMARKS: The petitioner is requesting permission to remove an existing 8'x24' deck with a 12'x31' deck across the rear elevation of the house. The new footprint will avoid a large crepe myrtle tree. The deck railing is not currently code compliant; the new rail will be a 36" 2"x2" picket with handrail, space 4" on center. The deck and rail will be finished with a clear sealant, and no underskirting for the deck is proposed.

STANDARD OF REVIEW: Section 15-127 of the City Code states that "The board shall approve an application and issue a certificate of appropriateness if it finds that the proposed change, erection or demolition conforms to the general design standards established by the board, is compatible with the character of the historic property or historic district and does not materially impair the architectural or historic value of the historic property or historic district."

DEPARTMENT COMMENTS

- The Board has routinely approved the construction of rear yard decks and has not required screening when visible from side streets.

COMMENTS _____

ACTION TAKEN _____



610 Ponce de Leon Avenue



610 Ponce de Leon Avenue

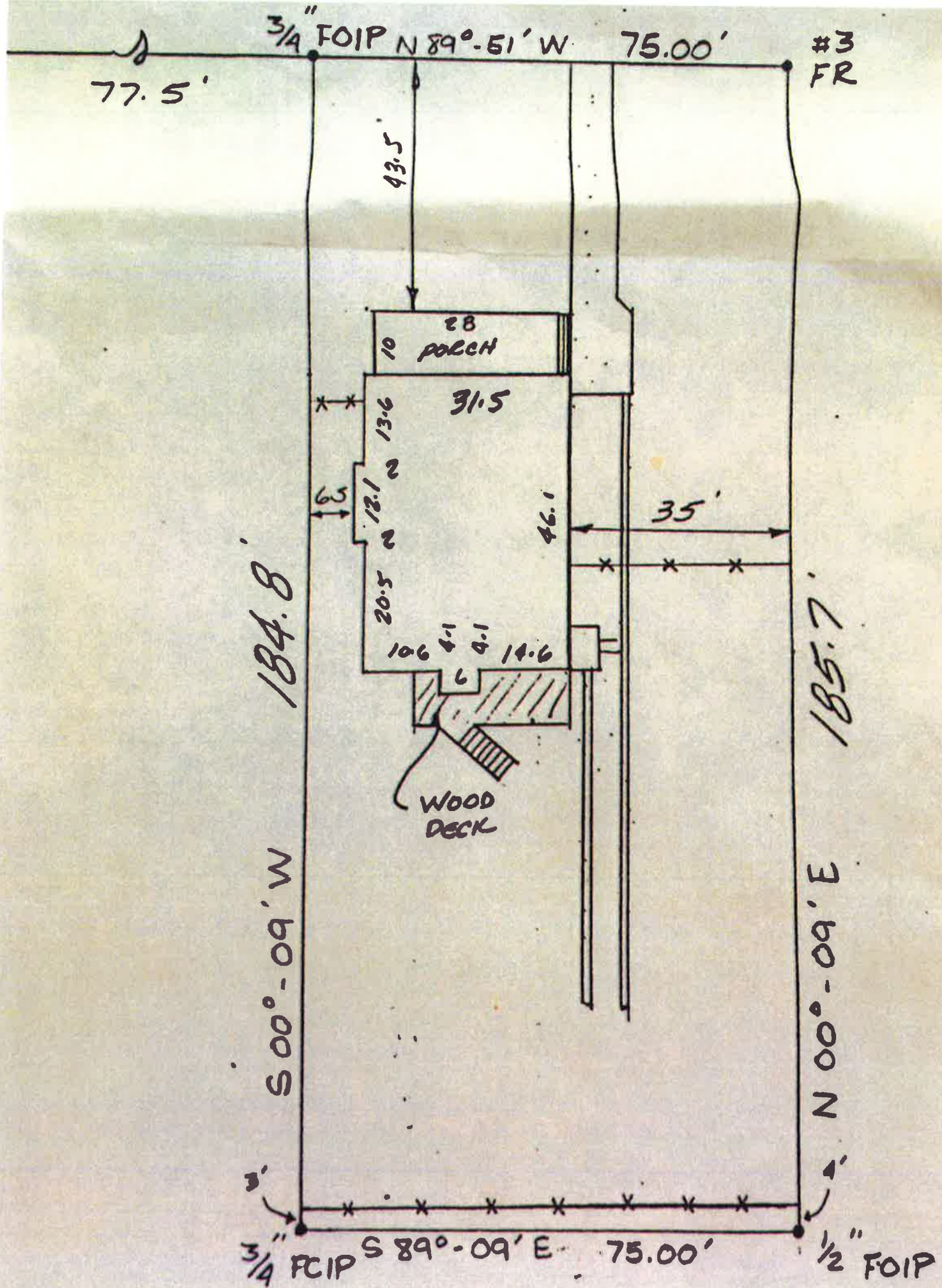


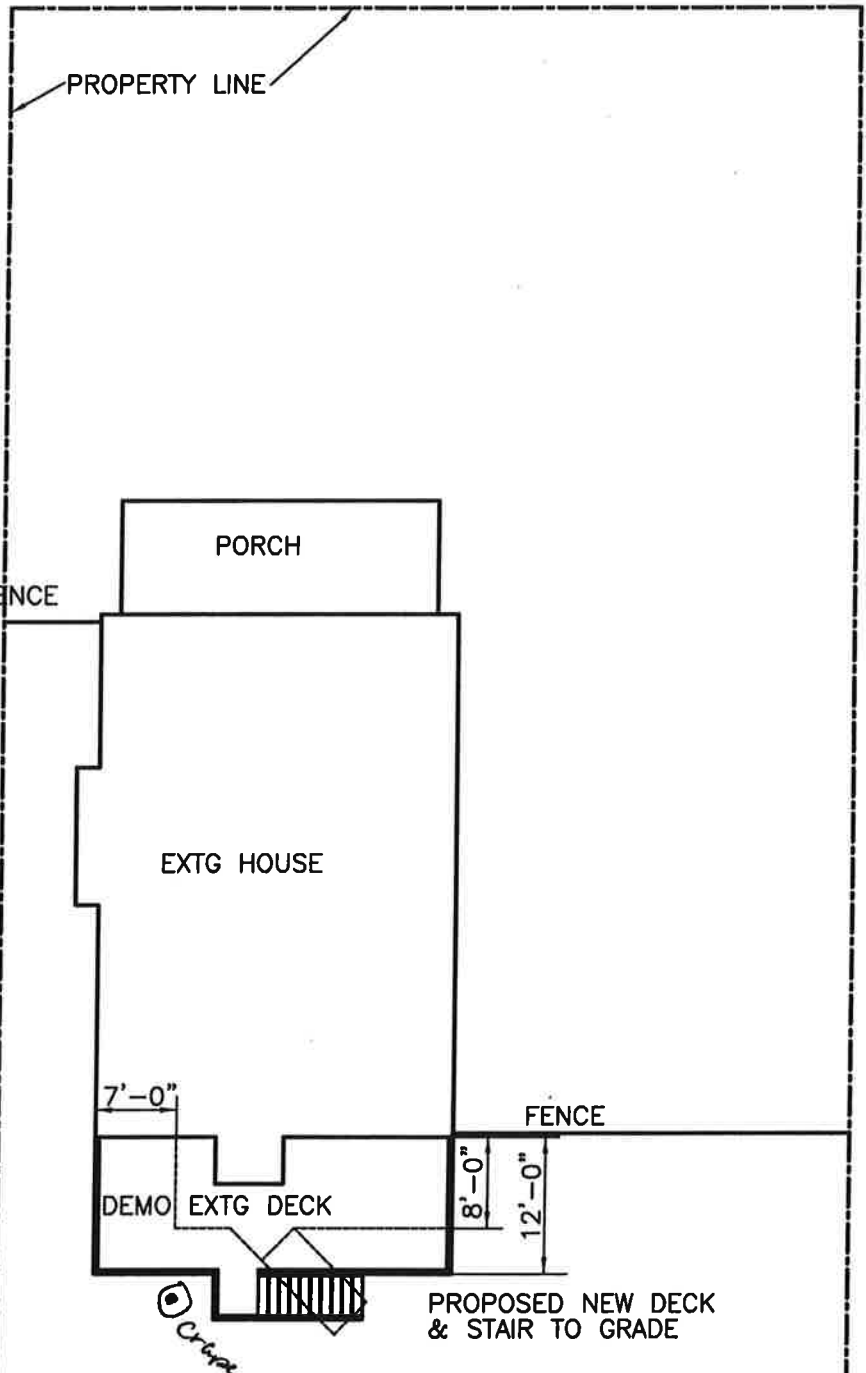












610 PONCE DE LEON

26 OCTOBER 2016

10. PRESENTED BY: Christy Anderson

SUBJECT: Request for approval of door and window alterations and rear porch alterations for the property located at 19 South Capitol Parkway (Capitol Parkway-Capitol Heights).

REMARKS: The petitioner is requesting permission to make the following changes:

- On the front (west) elevation, remove the second entry door and hood that was added when the house was divided into apartments. The door would be replaced with a wood 9:1 true divided lite window to match its companion and trimmed to match the sill and trim (6" trim). Concrete stoop would also be removed.
- On the north (left) elevation, remove 2 aluminum windows and replace them with 2 6 lite wood casement windows currently installed on an enclosed upstairs porch. The windows were originally casements as the hinge marks are visible, the windows above are 3 6 lite casements, so this would visually match up vertically.
- On the north side, the location of one removed casement would be sided over to accommodate the installation of a closet.
- Rear (east). Remove the aluminum casement systems and door to nowhere from 2nd story porch, and raise the knee wall to 36" (it is currently 18"-20"), continue the lap siding up the wall, and screen the enclosure within the existing frame.
- Rear (east). Remove 30" rear door in a dogleg and reintroduce a rear door on the rear wall (opening was sided over but present when interior drywall was removed) and install a 36" 15 lite or full lite wood door, to be trimmed to match (6" trim). Aluminum siding will be removed, and new wood siding will be feathered in to close the existing door opening. 4:1 window in that location will be removed and replace the other 4:1 window on the rear that has rotted completely through after being walled over in a shower.
- Rear (east) and south, original 2nd story porch—replace the 6 lite casement with a similarly sized salvaged 8 lite casement, and introduce a new 8 lite casement on east corner. This will locate the differently styled casements on a different elevation than the originals, and it would not have been uncommon for enclosed porches to have different windows from the original structure.
- All window and door material that cannot be reused will be donated to Rescued Relics.

STANDARD OF REVIEW: Section 15-127 of the City Code states that "The board shall approve an application and issue a certificate of appropriateness if it finds that the proposed change, erection or demolition conforms to the general design standards established by the board, is compatible with the character of the historic property or historic district and does not materially impair the architectural or historic value of the historic property or historic district."

DEPARTMENT COMMENTS

- Staff project, no comment.

COMMENTS _____

ACTION TAKEN _____



19 South Capitol Parkway



10/05/2016

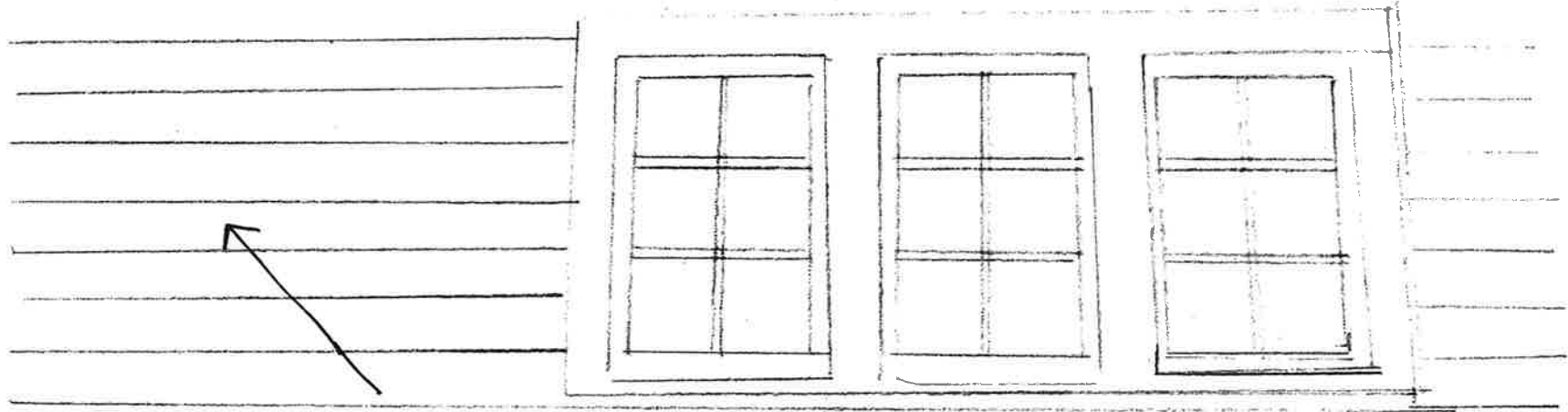
OCT. 18 - 20
WEG

80%
Done
☺

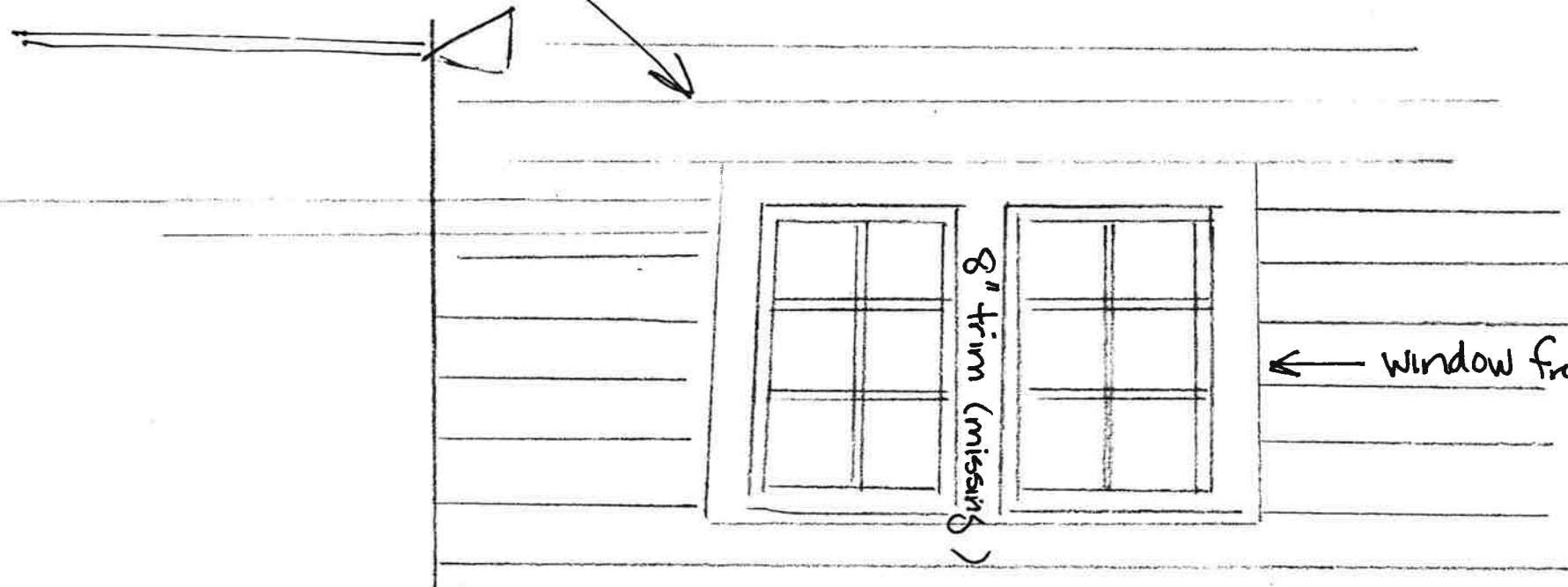




North



Window sided over
installed below



Window from S side

8" trim (missing)



OCT. 28-216
COPUS

