



Project Review Sheet

Committee: Landmarks Commission	Meeting Date: 8/7/2019
Agenda Item Number: ID#19-1045	Historic Name/District: McCall St. Historic District
LCOA and LP&RG Request: 226 N. James St.	

Details: The applicant, John Grahovac, is seeking a Certificate of Appropriateness and a Landmarks Paint and Repair Grant to replace the carriage house roof at 226 N. James St. The carriage house needs significant repairs, and roof replacement is the first step. The applicant plans to replace the roof shingles, repair the gutters and downspouts, and add a new weathervane to replace one that fell off in a storm. The quote from the contractor is for architectural shingles, but the applicant has expressed willingness to use standard 3-tab instead.

The carriage house was built in 1890 and it is described as an "astylistic utilitarian building."

Paint and Repair Grant Information: The applicant has chosen not to apply for a Paint and Repair Grant at this time but may consider applying for one in the future when he comes back for additional repairs.

Relevant Secretary of the Interior Standards:

2. The historic character of a property will be retained and preserved. The removal of historic materials or alteration of features and spaces that characterize a property shall be avoided.
6. Deteriorated historic features shall be repaired rather than replaced. Where the severity of the deterioration requires replacement of a distinctive feature, the new feature shall match the old in design, color, texture, and other visual qualities and, where possible, materials. Replacement of missing features shall be substantiated by documentary, physical, or pictorial evidence.

Staff Recommendation: Staff recommends approval of a Certificate of Appropriateness for roof repair at 226 N. James St.

