



# TULSA PRESERVATION COMMISSION

## HISTORIC PRESERVATION PERMIT SUBCOMMITTEE - STAFF REPORT

Tuesday, September 17, 2019

HP-0126-2019

HP PERMIT NUMBER: HP-0126-2019

PROPERTY ADDRESS: 2223 EAST 20<sup>TH</sup> STREET

DISTRICT: YORKTOWN HISTORIC DISTRICT

APPLICANTS: LAURA M. AND JOHN D. MASTIN

REPRESENTATIVE: NONE

### A. CASE ITEM FOR CONSIDERATION

1. Replacement of enclosure on porch with columns

### B. BACKGROUND

DATE OF CONSTRUCTION: 1923

ZONED HISTORIC PRESERVATION: 1995

NATIONAL REGISTER LISTING: YORKTOWN HISTORIC DISTRICT, 2002

CONTRIBUTING STRUCTURE: NO

PREVIOUS ACTIONS: NONE FOUND

### C. ISSUES AND CONSIDERATIONS

1. Replacement of enclosure on porch with columns
  - i. Proposed is the removal of the enclosure on the porch and its replacement with four (4) columns. The shafts of the columns would be 6x6 wooden posts, and the caps and the bases would feature 1x4 wooden trim with 1x2 wooden trim placed above that element.

- ii. Reference: *Unified Design Guidelines - Residential Structures*

#### SECTION A - GUIDELINES FOR REHABILITATION OF EXISTING STRUCTURES

##### A.1 General Requirements

A.1.1 Retain and preserve the existing historic architectural elements of your home.

A.1.2 If replacement of historic architectural elements is necessary, match the size, shape, pattern, texture, and directional orientation of the original historic elements.

A.1.3 Ensure that work is consistent with the architectural style and period details of your home.

A.1.4 Return the structure to its original historic appearance using physical or pictorial evidence, rather than conjectural designs.

**A.6 Porches**

- A.6.1 Retain and preserve the original historic porch and its character-defining architectural features through repair.
- A.6.2 Do not remove character-defining architectural features of your porch including, but not limited to, ceiling, floor, piers, columns, railings, handrails, steps, bulk-heads, skirt/stem wall, and decorative details such as crown molding, trim, eave brackets, and exposed rafter tails.
- A.6.3 If replacement of deteriorated porch elements is necessary, use materials that maintain the character of the structure and the size, shape, pattern, texture, dimensions, and directional orientation of the original historic features.
- A.6.4 To return the home to its original historic appearance, use physical or pictorial evidence. If no evidence exists, select porch features which are consistent with the architectural style of your home. Return enclosed porches to original historic open design (which can be staff approved).
- A.6.5 If adding a railing or other porch elements where none exists, select porch elements (columns, railing design, trim, etc.) which are consistent with the architectural style of your home.

**SECTION E – GUIDELINES FOR NON-CONTRIBUTING STRUCTURES****E.1 General Requirements**

- E.1.1 For the purposes of this chapter, non-contributing structures are those listed as not contributing to the historic character of the district due to age or architectural style in the National Register Nomination for the district.
- E.1.2 Non-contributing structures will be considered products of their own time. Do not attempt to create a false appearance of the predominant character and architectural style of the rest of the district.
- E.1.3 Follow Section A (Rehabilitation) and Section B (Additions) as they relate to the character-defining elements of the non-contributing structure.
- E.1.4 Ensure that work on non-contributing structures does not detract from or diminish the historic character of the overall district.



