

COA # 2011-COA-253 (RP)	INDIANAPOLIS HISTORIC PRESERVATION COMMISSION STAFF REPORT	Hearing Date AUGUST 3, 2011
		NEW CASE
824 N. CALIFORNIA STREET RANSOM PLACE		Center Township Council District: 15 Doris Minton-McNeill
Applicant GEORGIA BAILEY mailing address: 824 N. CALIFORNIA STREET Indianapolis, IN 46202		
Owner: SAME AS ABOVE		
IHPC COA: 2011-COA-253 (RP)		• Install vinyl siding over existing wood siding
STAFF RECOMMENDATION: Approval with stipulations		

STAFF COMMENTS

Background of the Property

824 N. California Street is a 1 ½ story, 2 bay, cross gable, wood frame cottage. It has a picture window and entry door on the front façade. Both gable ends feature decorative detailing with scallop shingles and carved decoration flanking the fixed window. Below the window sill are vertical boards with alternating lengths. The home first appears on the 1898 Sanborn map, and had a side porch on the south façade that has been enclosed for living space. The house has a large, 2 story non-original shed roof rear addition.

The Applicant's Proposal

The owner is requesting to install vinyl siding over the existing wood siding as part of a lead abatement program. They will install a smooth finish vinyl siding, keeping the corner boards and window and door trim uncovered. As well, they will leave the entirety of the decorative gable ends uncovered and paint if needed to match the new siding.

Ransom Place Conservation Plan

If it is decided to cover wood siding with aluminum or vinyl siding, such siding should meet the following specifications:

- *Dimension and direction of "lap exposure" should be similar to the original wood lap exposure being covered*
- *Smooth surface texture is preferred to textured surface*
- *Avoid covering all wood trim and detail*

The applicant has agreed to meet these stipulations, including leaving the decorative elements in the gable ends exposed.

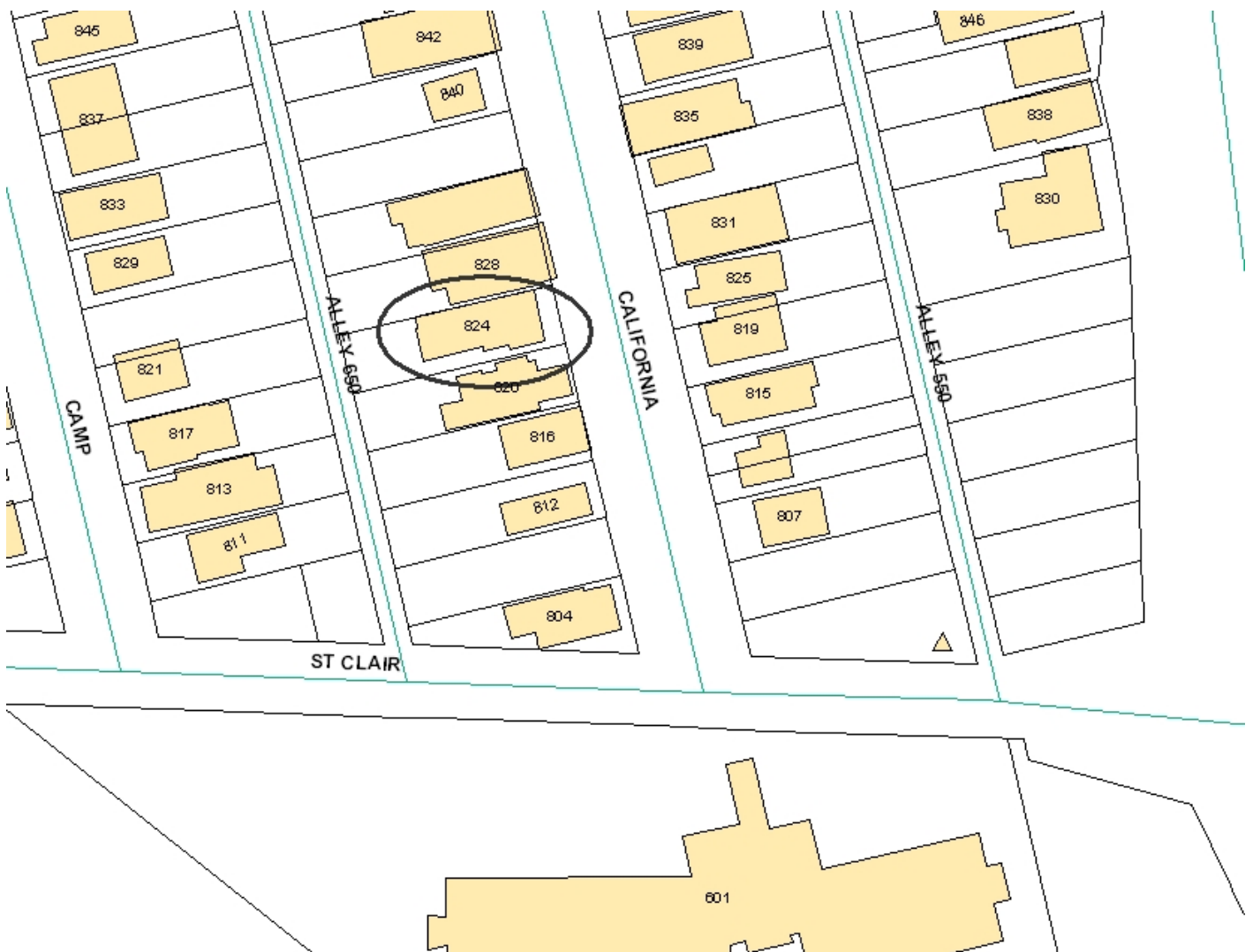
STAFF RECOMMENDED MOTION

COA #2011-COA-253 (RP):

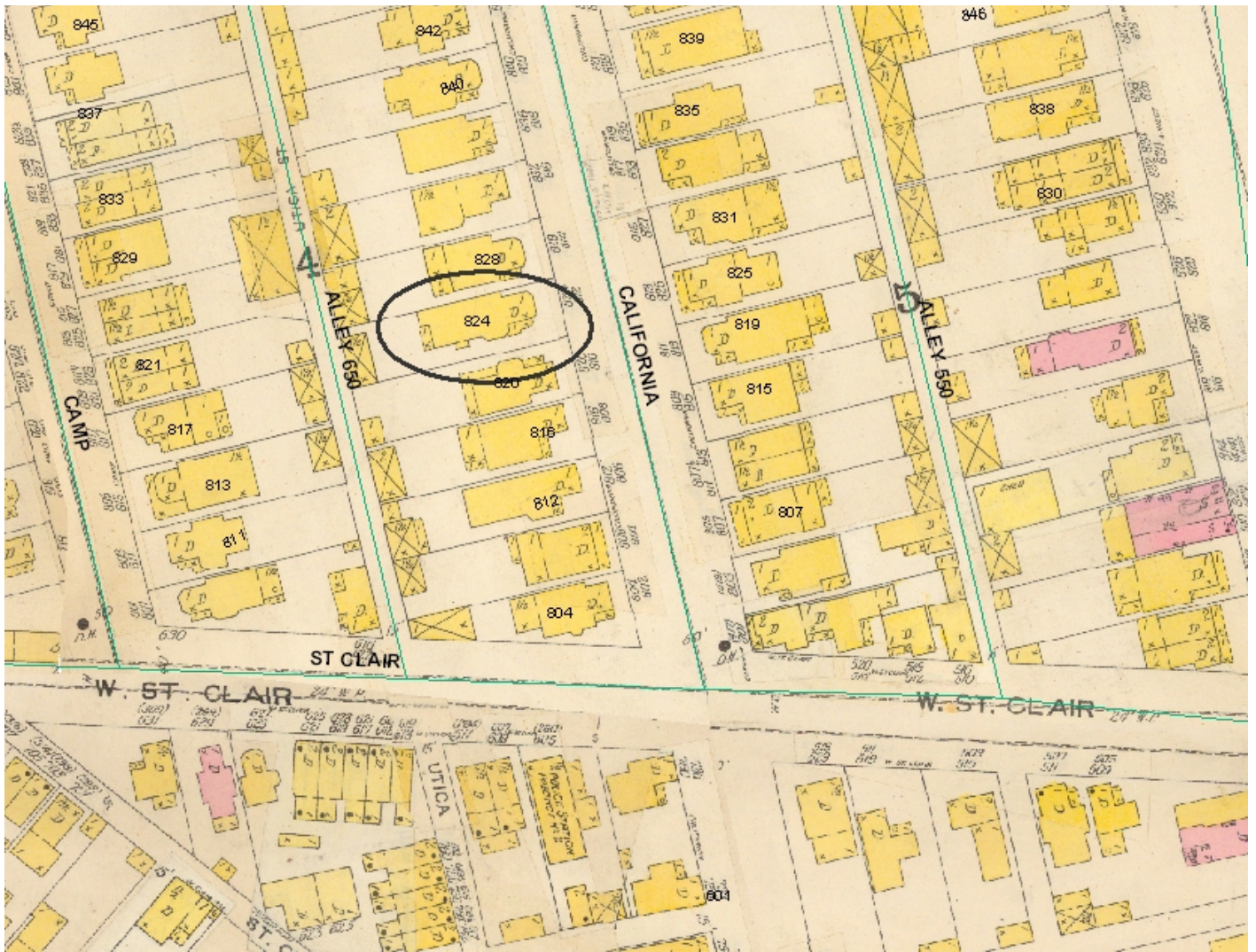
To approve a Certificate of Appropriateness to install vinyl siding over the wood siding per the submitted documentation and subject to the following stipulations:

- 1. A pre-construction meeting with IHPC staff, the owner and the contractor must be held prior to commencement of the project. Approved: _____ Date: _____**
- 2. Siding shall have a smooth textured finish.**
- 3. All wood trim and corner boards are to remain exposed.**
- 4. All decorative detailing in the gable ends is to remain exposed**
- 5. Any changes to the approved scope or design shall be approved by IHPC staff prior to starting work.**

Staff Reviewer: Emily Jarzen



Map of subject property



1898 Sanborn Map



View of property – front (east) façade



View of south façade