

Historic Preservation Design Review

March 24, 2011

HP-11-08, 329 W. Hampton Ave. (City)

I. THE REQUEST

Applicant: Marie Heaton

Status of the Applicant: Property Owner

Request: Design review for completion of a 5 ft. tall privacy fence in the rear yard and side yard

Location: 329 W. Hampton Ave.

Present Use/Zoning: Residential/R-6 (Residential-6)

Tax Map Reference: 228-11-02-047

Adjacent Property Land Use and Zoning: North – Residential/R-6
South – W. Hampton Ave.
East – Residential/R-6
West – Residential/R-6

II. BACKGROUND

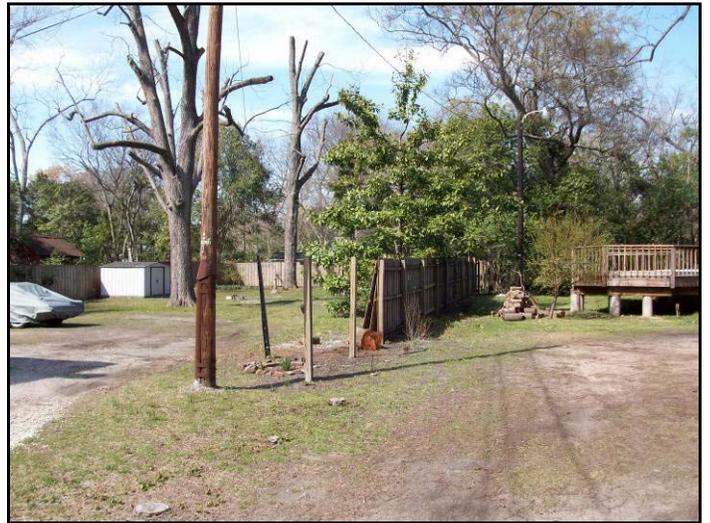


The applicant is requesting Design Review approval to install a 5 ft. tall wooden privacy fence in the rear yard and on the side, to connect with the neighbor's fence.

The property, shown in the photograph to the left, is situated at 329 W. Hampton Ave. This is an interior parcel with residences built on the parcels to the north, east, and west; the primary façade faces W. Hampton Ave.

The residence is thought to have been constructed circa 1900. The structure is a 2 -story Victorian-style house with roof modifications made at a later date.

The applicant's submitted proposal is for repair and to extend a 5-foot wooden privacy fence as shown on the diagram below.



Above and left: The fence will match existing fence as shown in these photos. The neighbors to the left, at 331 W. Hampton, have already received approval to construct the same type of fence on their property. The applicant intends to connect to this fence and extend it across as indicated by the red arrow, and to repair the fence as it extends along the left-hand side of the backyard.

Design review approval is required prior to repairing, moving, extending and erecting the fencing.

The *Design Review Guidelines Manual* states:

#43) THE ADDITION OF HISTORIC FENCE DESIGN AND MATERIALS IS APPROPRIATE

Normally Required

- a. Fences may be erected along all four property lines of a residence.
- b. Wooden plank fences, solid wall brick fences, and chain link fences and other metal designs shall not be installed at the sidewalk or property line on primary facades.
- c. Fences at the sidewalk or property line on primary facades should not exceed 3' in height while fences on the property lines of secondary and rear facades should be no higher than 6'.

Based on the submitted proposal, plans to improve the existing fence do comply with these requirements.

III. STAFF RECOMMENDATION

The proposed project meets the requirements set forth in the design review guidelines. Therefore, staff recommends approval.

IV. HISTORIC PRESERVATION DESIGN REVIEW – MARCH 24, 2011

The Sumter Historic Preservation Design Review Committee at its meeting on Thursday, March 24, 2011, voted to approve this request in accordance with the materials, photographs, and details submitted and referenced in the Staff Report.