

241 South Ashland Avenue
South Ashland/Central Avenue Historic District

Lisa Gray, Owner
David Wittmer, Applicant

Scope of Work

Construct trellis with privacy panels.

Background

The applicant is requesting a Certificate of Appropriateness to construct a wood timber trellis with vertical fir panel privacy screens in the ell created by the historic structure and a recent addition. Pavers in a circular pattern, and other landscape elements currently exist in this location and will remain.

Guidelines

III. Guidelines for site and setting

In addition to buildings, elements of the surrounding site and setting contribute to the character of historic properties. These elements include both natural and manmade features such as trees, fields, gardens, fences, driveways, retaining walls and boundary definers. Historic site elements help to define a property’s historic character and appearance. Historic site and setting features should be preserved and maintained.

1. FENCES

DESIGN PRINCIPLE: Fences were typically constructed of wood, cast or wrought iron, brick, stone or woven wire. Lexington has a number of historic metal fences. Historic fences should be preserved and maintained. The construction of new fences based upon historic designs and materials is also appropriate. Cast iron or woven wire is preferable for 19th and early 20th century buildings. Wood fences are also allowed; however, it is important to keep the fence as transparent as possible so as not to obscure the view of the historic building.

Fences:

- (III.1.) A. of cast iron, stone, metal, wire, or brick that are original to the property should be preserved and maintained or if missing, may be reconstructed based on physical or pictorial evidence.
- B. of cast iron may be added to properties with buildings constructed to the early 20th century. Cast iron fences are not appropriate for buildings built after 1920.
- C. of wood pickets are appropriate for front yards. Wood fences in front yards should be no taller than three feet, have pickets no wider than four inches and set no farther apart than three inches. Woven wire fences in front yards should also not be more than three feet tall. of wood boards for privacy should be located in rear yards and generally be no taller than feet (most pre-fabricated wood fence sections are 8' wide by 6' high). Privacy fences of this height should be at least half-way back from the front of the building to the back walls on the side of the house. Privacy fences of flat boards in a single row are more historically

Guidelines cont'd.

- D. correct than shadowbox (alternating boards) designs but both designs are acceptable. Fences with flat tops, "dog ear" or Gothic (pointed tops) designs are all acceptable. "Stockade" designs are discouraged. Fences of PVC, vinyl or synthetic material are not permitted.
- E. of free-standing brick or concrete walls are not appropriate in front yards but are acceptable at rear yards and side yards.

7. Landscape Elements-pools, hot tubs, gazebos pergolas

DESIGN PRINCIPLE: The installation of swimming pools, hot tubs, gazebos, pergolas, etc. should be limited to rear yards. Swimming pools should be screened from view by fencing or landscaping.

Landscape Elements and Site Elements:

- A. should not be visually intrusive or suggest a false sense of history.
- B. open space should only be developed in scale, use and character with the site and the local historic district.

Findings

Staff finds the proposal to construct a trellis with privacy screen is within the Guidelines and appropriate for the site. Guideline III.1.D states that fences "of wood boards for privacy should be located in rear yards and generally be no taller than six feet ... privacy fences of this height should be at least half-way back from the front of the building to the back walls on the side of the house." Guidelines III. 6 .B. and III.7 B states, "Landscape and Land Features (man-made) that that are altered or introduced should be compatible to the site and with surrounding properties." And "Pergolas open space should only be developed in scale, use and character with the site and the local historic district."

Recommendations

Staff recommends approval as submitted with the following conditions:

- 5. Once reviewed by other LFUCG Divisions, resubmit any changes to staff or Board for review and approval prior to the start of work.
- 6. If any changes are made that alter the information submitted, resubmit the changes to staff for review and approval prior to the start of the work

Deadline for Board Action

December 4, 2018