

HISTORIC LANDMARK COMMISSION
APPLICATION FOR A CERTIFICATE OF APPROPRIATENESS
DECEMBER 16, 2019
C14H-1974-0036
NORTH-EVANS CHATEAU
708 SAN ANTONIO STREET

PROPOSAL

This application is pursuant to a heritage grant application, and involves the repair of double doors and transoms on the third floor of the chateau, and repairs to the frames and sills.

PROJECT SPECIFICATIONS

The applicant proposes to repair four double doors with transoms that lead from rooms on the third floor of the chateau to the porch; this will involve removing the doors for repairs, removing the glass, paint, and varnish, repairing deteriorated elements, and refinishing the doors with new exterior paint and interior stain. The doors will then be returned to their original locations in the building. Any elements deteriorated beyond the point of repair will be replaced with in-kind materials. Upon re-installation, the openings will have new weatherstripping to protect the doors and to insulate the building. The applicant further proposes to repair door frames and sills by removing old finishes as required to make repairs, closing open joints, replacing only those elements deteriorated beyond the point of repair, with like materials, sealing, and installing weatherstripping. Hardware on the doors and transoms will be reconditioned to full operating condition and the original finishes will be restored. Missing hardware will be reinstalled, and new mortise deadlocks will be installed.

STANDARDS FOR REVIEW

The Secretary of the Interior's Standards for Rehabilitation are used to evaluate projects on historic landmarks. The following standards apply to the proposed project:

- 5) *Distinctive materials, features, finishes, and construction techniques or examples of craftsmanship that characterize a property will be preserved.*
Evaluation: The applicant proposes the repair of deteriorated doors and transoms; no distinctive materials, features, finishes, or construction techniques will be affected by this project.
- 6) *Deteriorated historic features will be repaired rather than replaced. Where the severity of deterioration requires replacement of a distinctive feature, the new feature will match the old in design, color, texture, and, where possible, materials. Replacement of missing features will be substantiated by documentary and physical evidence.*
Evaluation: The project is for repairs and replacement only when the element is deteriorated beyond repair.

The project meets the applicable standards.

COMMITTEE RECOMMENDATIONS

Not reviewed.

STAFF RECOMMENDATION

Approve as proposed.





