

Staff proposal for historic zoning of the Baker School, 3908 Avenue B

The proposal includes the two areas outlined in purple, which encompass all contributing buildings as well as an adequate buffer zone around the building to protect the context of the building and its setting. The entire site is contributing to the Hyde Park Local Historic District, which means that any changes anywhere on the site will require a Certificate of Appropriateness from the Historic Landmark Commission for any proposal that does not fall within the Historic Preservation Office's administrative approval authority. The limited area for historic zoning focuses the attention of the historic zoning application on the historic school building and associated contributing structures and avoids the situation of zoning parking lots and other site features as part of the historic zoning application. If the Commission agrees with either the applicant's offer or the staff's recommendation, field notes will be required before drafting the ordinance granting the zoning change.

