



## Legislation Details (With Text)

**File #:** 21-00521 **Version:** 1 **Name:**  
**Type:** Action Item **Status:** Agenda Ready  
**File created:** 6/10/2021 **In control:** Architectural Review Board  
**On agenda:** 6/17/2021 **Final action:**  
**Enactment date:** **Enactment #:**  
**Title:** 700 N. Barcelona Street  
North Hill Preservation District / Zone PR-2  
Conceptual Approval for New Construction  
**Sponsors:** Grover C. Robinson, IV  
**Indexes:**  
**Code sections:**  
**Attachments:** 1. Images, 2. Application Packet\_6.5.2021, 3. 6.11.2021\_Email Response.pdf

Date	Ver.	Action By	Action	Result
------	------	-----------	--------	--------

**TO:** Architectural Review Board Members  
**FROM:** Gregg Harding, RPA, Historic Preservation Planner  
**DATE:** 6/10/2021  
**SUBJECT:**

700 N. Barcelona Street  
North Hill Preservation District / Zone PR-2  
Conceptual Approval for New Construction

### BACKGROUND:

LaVon Coate is seeking *conceptual* approval for a new single family residence with a detached accessory dwelling unit (ADU) over a garage. The proposed two-story cottage-style house will have fiber cement shingle siding with a Chestnut Brown stain, an asphalt roof with an eyebrow dormer, aluminum-clad windows, and fiberglass doors. The ADU and garage will be built with similar materials and its location and height comply with the Land Development Code. The applicant has also provided details regarding landscaping and hardscapes.

Please find attached all relevant documentation for your review.

### RECOMMENDED CODE SECTIONS:

Sec. 12-3-10(2)d.2.ii.(b) *North Hill Preservation District, Decisions, New construction*  
Sec. 12-3-10(2)e. *NHPD, Regulations and guidelines for any development*  
Sec. 12-3-10(2)h. *NHPD, Regulations for new construction*  
Table 12-3.9 Regulations for North Hill zoning districts