

M C L O U G H L I N



N E I G H B O R H O O D
A S S O C I A T I O N

HR 16-03
1303 John Quincy Adams Street

The applicants are proposing to construct a new detached garage.
The application as submitted has minimal information and none of the criteria is addressed as to how the proposed construction meets the criteria for new construction.

The plan shows that the siding is proposed as vinyl with vinyl soffits. This does not meet the criteria. The garage should also not have returns that have the appearance of a bungalow. The eaves should be open. Suggestion- lap siding with a 4" profile.

What are the details for the door and the window in the garage? Are they wood or are the materials in keeping with the style of the house?

Where is the elevation that shows the house in relationship to the garage? It is hard to determine the proportion and scale of the garage to the house. The garage door should be simpler in its design. The door as proposed is too modern. It is recommended that garage doors be simple in style with small windows.

It appears from the site plan that the garage is only setback 12 feet from 13th Street. Nothing in the narrative addresses the need for a smaller setback. However, the notice mentions requesting a preservation incentive. A setback of between 15 to 20 feet is required under the R-6 zoning district.

A continuance is requested to allow the applicants to submit the needed information for this request.

Denyse McGriff, Land Use chair