



**CITY OF HENDERSONVILLE
AGENDA ITEM SUMMARY
PLANNING DIVISION**



SUBMITTER: Alexandra Hunt, Planner I **MEETING DATE:** April 20, 2022

AGENDA SECTION: New Business **DEPARTMENT:** Community Development

TITLE OF ITEM: 412 N Main St. – Addition of Vinyl Wrapped Metal Facade (H22-024-COA)
– *Alexandra Hunt / Planner I*

SUGGESTED MOTION(S):

1. For Recommending Approval:

I move the Commission to find as fact that the proposed application for a Certificate of Appropriateness, as identified in file # H22-024-COA and located within the Main Street Historic District, if added according to the information reviewed at this hearing and, with any representations made by the applicant on record of this hearing, is **not incongruous** with the character of the Hendersonville Historic Preservation Commission Design Standards (Main Street) for the following reasons:

1. The proposed facade would retain the commercial character of the building through contemporary design which is compatible with the scale, design, materials, color and texture of the historic building. [Section 3.1.7]

[DISCUSS & VOTE]

1. For Recommending Denial:

I move the Commission to find as fact that the proposed application for a Certificate of Appropriateness, as identified in file # H22-024-COA and located within the Main Street Historic District, if added according to the information reviewed at this hearing and, with any representations made by the applicant on record of this hearing, is **incongruous** with the character of the Hendersonville Historic Preservation Commission Design Standards (Residential) for the following reasons:

1. The proposed facade would not retain the commercial character of the building through contemporary design and is not compatible with the scale, design, materials, color and texture of the historic building. [Section 3.1.7]

[DISCUSS & VOTE]

SUMMARY:

The City is in receipt of a Certificate of Appropriateness (COA) application from William Ford (Applicant) and Betty R. Johnson (Property Owner) for the addition of a vinyl wrapped metal facade on the subject property located at 412 N. Main St.

The subject property is a non-contributing building that was constructed ca. 1920. The subject property originally had a brick façade that has been stuccoed and modernized.

The Applicant is making the following statement related to their request: “Using metal in creation of sign. Visual of wood with Store Sign in front.” (Exhibit A)

This COA application is considered a Major Work according to the standards of the Main Street Historic District Design Guidelines.

PROJECT/PETITIONER NUMBER:	H22-024-COA
PETITIONER NAME:	William Ford (Applicant)
EXHIBITS:	A. Staff Report B. COA Application C. Henderson County Property Records