



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



SUBMITTER: Alexandra Hunt, Planner I **MEETING DATE:** November 16, 2022

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

TITLE OF ITEM: 921 N Main St. – Entry Door Replacement (H22-082-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 # H22-082-COA and located within the Hyman Heights Historic District, if replaced 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 (Residential) for the following reasons:

1. The proposed entry door replacement matches the design and the dimension of the original sash or panels, pane configuration, architectural trim, detailing, and materials.
[Section 3.7.2]

[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 # H22-082-COA and located within the Hyman Heights 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 entry door replacement **does not** match the design and the dimension of the original sash or panels, pane configuration, architectural trim, detailing, and materials.
[Section 3.7.2]

[DISCUSS & VOTE]

SUMMARY:

The City is in receipt of an after-the-fact Certificate of Appropriateness (COA) application from Leila White (Applicant/Property Owner) for the replacement of the entry door at the subject property located at 921 N Main St.

The subject property is a contributing building that was constructed ca. 1924-1937 and known as the John W. Farmer House. The subject property is also described as having three-vertical-over-one windows and a four-vertical-lights-over-panel entry door.

On August 22, 2022, Staff notified the Applicant by letter that replacement of an entry door and construction of a fence in the Hyman Heights Local Historic District requires a COA application. On August 29, 2022, the Applicant submitted an after-the-fact COA application for the addition of a fence and replacement of the entry door. The Applicant made the following statement related to their request:

“Front door replacement and fence. Find photos attached for the fence (I tried to design a horizontal fence to keep with the lines of the house horizontal siding) and details on front door (I tried to find the same exact design, but couldn't so I purchased one that is very similar to original door). I am planning on painting it red, if that is allowed.” (Exhibit A)

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

PROJECT/PETITIONER NUMBER:	H22-082-COA
PETITIONER NAME:	Leila White (Owner/Applicant)
EXHIBITS:	A. Staff Report B. COA Application C. Henderson County Property Records D. Letter from Applicant E. Door Repair/Replacement Quotes