

The City of Norman Historic District Commission APPLICATION FOR CERTIFICATE OF APPROPRIATENESS (COA)		Staff Only Use:
		HD Case # _____
		Date _____
		Received by: _____
Note: Any relevant building permits must be applied for and paid for separately in the Planning and Community Development Office 405-366-5311.		
Address of Proposed Work:		1320 Oklahoma Ave. Norman OK 73071
Applicant's Contact Information:		
Applicant's Name: Edwin Amaya		
Applicant's Phone Number(s): 4056382976		
Applicant's E-mail address: edwin.amaya.r@gmail.com		
Applicant's Address: 800 Brian Ct Moore OK 73160		
Applicant's relationship to owner: <input type="checkbox"/> Contractor <input type="checkbox"/> Engineer <input type="checkbox"/> Architect <input checked="" type="checkbox"/> SELF		
Owner's Contact Information: (if different than applicant)		
Owner's Name: Edwin Amaya		
Owner's Phone Number(s): 4056382976		
Owner's E-mail: edwin.amaya.r@gmail.com		
Project(s) proposed: (List each item of work proposed. Work not listed here cannot be reviewed.)		
1) SEE ATTACHMENT D		
2)		
3)		
4)		
Supporting documents such as project descriptions, drawings and pictures are required see checklist page for requirements.		
Authorization: I hereby certify that all statements contained within this application, attached documents and transmitted exhibits are true to the best of my knowledge and belief. In the event this proposal is approved and begun, I agree to complete the changes in accordance with the approved plans and to follow all City of Norman regulations for such construction. I authorize the City of Norman to enter the property for the purpose of observing and photographing the project for the presentations and to ensure consistency between the approved proposal and the completed project. I understand that no changes to approved plans are permitted without prior approval from the Historic Preservation Commission or Historic Preservation Officer		
Property Owner's Signature: 		Date: 10/11/2024
<input type="checkbox"/> (If applicable): I authorize my representative to speak in matters regarding this application. Any agreement made by my representative regarding this proposal will be binding upon me.		
Authorized Representative's Printed Name:		
Authorized Representative's Signature:		Date:

The City of Norman Historic District Commission Certificate of Appropriateness Request
Application Checklist

Supporting Documents

The purpose of supporting documentation is to illustrate existing conditions and proposed work as installed. Photos, site plan, elevation drawings, and specification sheets all need to clearly illustrate both the existing status as well as the proposed changes. It is recommended that you meet with the Historic Preservation Officer prior to submitting your COA application request to ensure you have a complete application by deadline. Incomplete applications will not be forwarded for review by the Historic District Commission. Please contact staff to discuss project before submitting application (405)366-5392.

A. Documentation of Existing Conditions – Pictures of the appearance, condition and dimensions of any existing materials to be replaced or altered must be submitted.

B. Site Plan – Show existing structures and site elements as well as proposed structures and site elements. The following elements should be included on a site plan drawn to scale:

- Buildings, garages, sheds
 - Fences, walls
 - Sidewalks, driveways, parking pads
 - Patios, decks, Swimming pools, etc.
 - Trees (see F Tree Preservation Plan)
- Note:** Additions and New Structures need to show adjacent property structures and site elements on the site plan.

C. Illustration of the proposed materials and design - Photos, drawings and/or samples must be provided to illustrate the design, materials, and finishes of the proposed work.

D. Elevation drawings and floor plans indicating existing and proposed features:

- | | |
|--|--|
| <input checked="" type="checkbox"/> Exterior materials | <input checked="" type="checkbox"/> Architectural Elements |
| <input checked="" type="checkbox"/> Doors | <input checked="" type="checkbox"/> Windows |
| <input checked="" type="checkbox"/> Foundation materials, dimensions | <input checked="" type="checkbox"/> Porches, stoops, gutters |
| <input checked="" type="checkbox"/> Roof, ridgeline, chimneys | <input checked="" type="checkbox"/> Steps, ramps, railings |

E. ~~Trees Preservation Plan~~ showing (required for major projects only, such as additions). This can be included on site plan. Show existing large shade trees 8" in diameter or greater and existing ornamental trees greater than 4" in diameter. Description of how existing trees will be protected during construction needs to be provided. Any trees proposed to be removed must be indicated.

F. Additional Documents for New Construction or Additions:

- | | |
|--|--|
| <input checked="" type="checkbox"/> Streetscape elevation of existing structure and adjacent structures | <input checked="" type="checkbox"/> Floor height of proposed house addition, comparison to adjacent properties |
| <input checked="" type="checkbox"/> Color Photos of site - front, side and rear | <input checked="" type="checkbox"/> Total height of proposed house or addition, comparison to neighboring structures |
| <input checked="" type="checkbox"/> Site Plan to include structures, pavement, trees of subject property and adjacent properties | <input checked="" type="checkbox"/> Elevation drawings of each façade of proposed house or addition |
| <input checked="" type="checkbox"/> Topographical information if proposing to change grades of site | <input checked="" type="checkbox"/> Floor Plans |

COA REQUEST FOR NON-CONTRIBUTING PROPERTY
1320 OKLAHOMA AVE. NORMAN OK 73071
REQUESTED LIST

This property in the Southridge Historic District has deteriorated over many years. Our intention has always been to revitalize the property in accordance with the City of Norman, Oklahoma Historic District Commission's Certificate of Appropriateness (COA), approved on July 1, 2024.

Unfortunately, during construction, the structure exhibited severe critical structural failures that compromised its integrity and occupant safety. For these reasons, it became necessary to demolish nearly the entire building, with only the east first-floor wall being preserved.

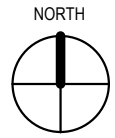
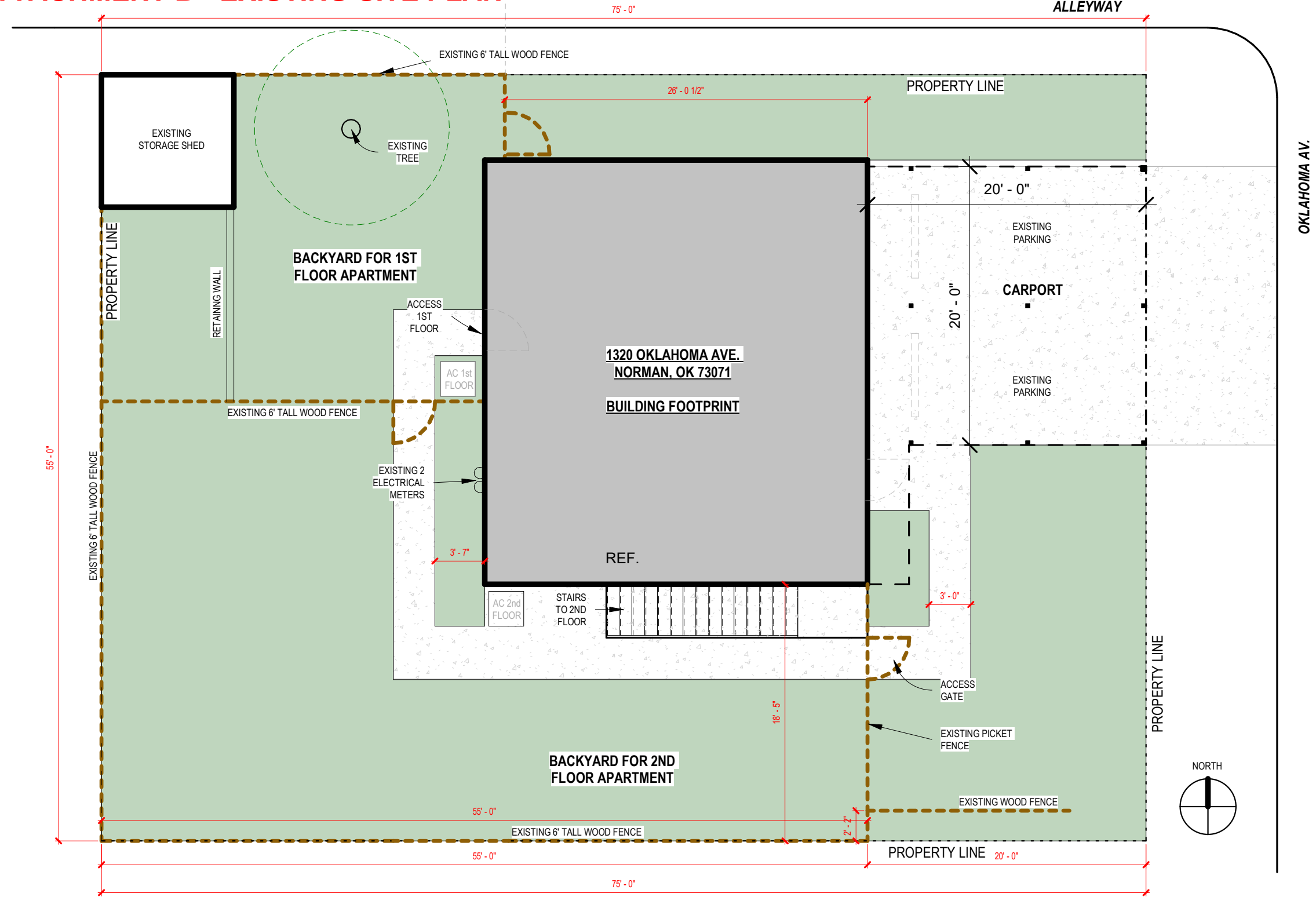
Our goal remains the same—to restore this property to its former glory and ensure it shines as a great home in the neighborhood. The exterior will be rebuilt as presented and approved in the COA on July 1, 2024.

1. **Demolition.** Complete framing and roofing demolition of the property.
2. **New Construction.** The property will be rebuilt to match COA on July 1, 2024, approved for this property.

ATTACHMENT B

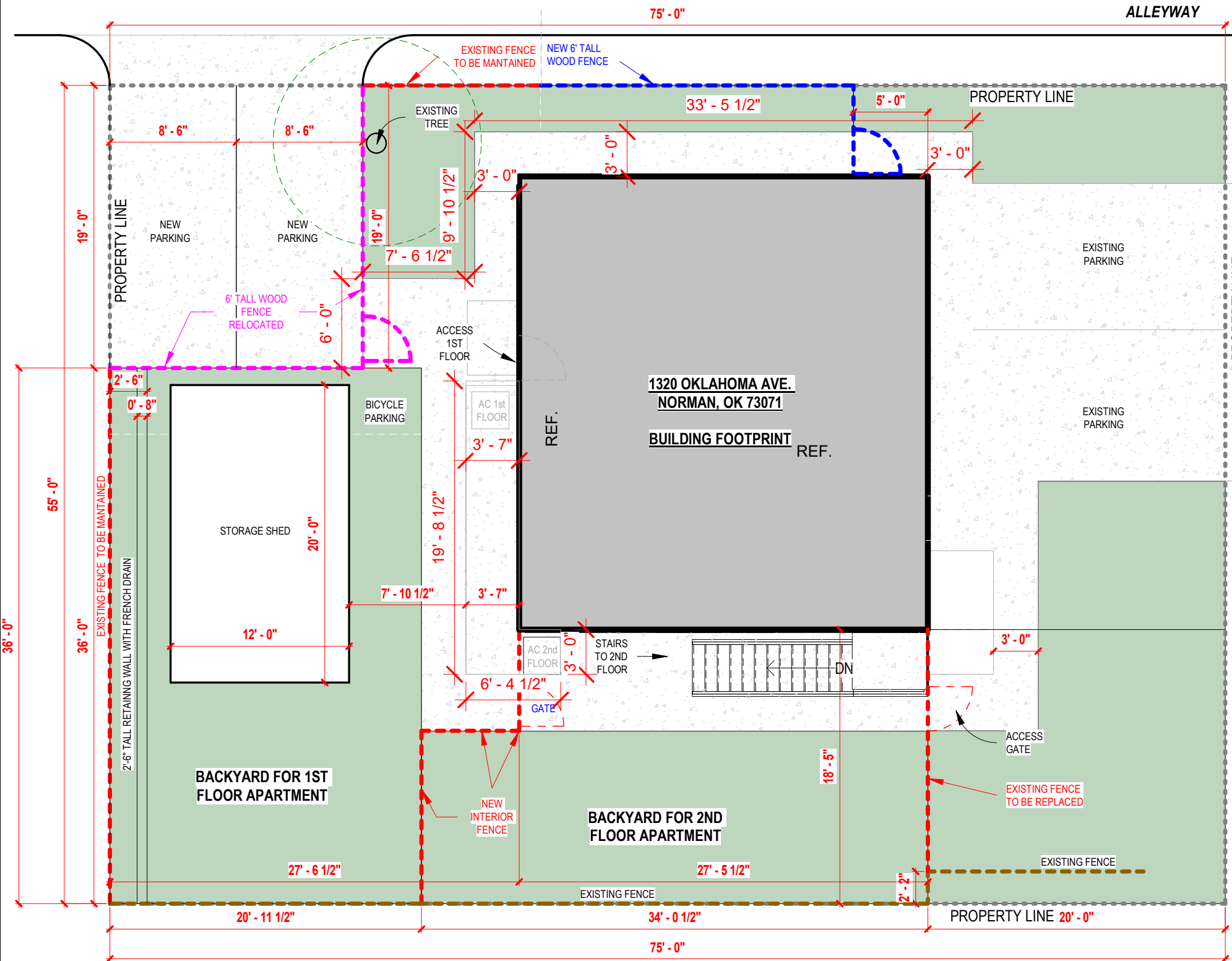


ATTACHMENT B - EXISTING SITE PLAN



1 SITE PLAN EXISTING
1/8" = 1'-0"

NORMAN DUPLEX 1320 Oklahoma Av. Norman OK 73071		<h1>A120</h1>
SITE PLAN EXISTING		
Scale: 1/8" = 1'-0"		6/7/2024 7:07:45 PM



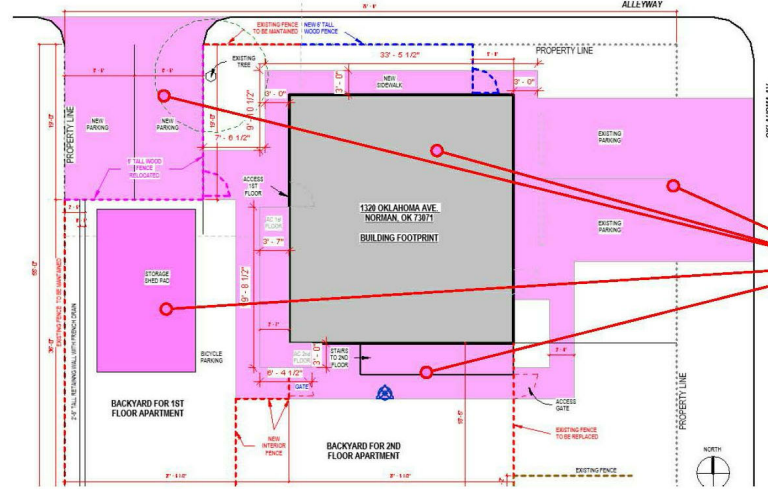
1 PROPOSED SITE PLAN
1/8" = 1'-0"

ATTACHMENT B - PROPOSED SITE PLAN

2 Impervious Surface Calculations
3/32" = 1'-0"

BUILDING AREA UNDER ROOF	AREA	UNIT	NOTE
A Lot Area	4125.00	sf	
B Project Area	1848.62	sf	Both floors + Carport
C Living Area	1532.00	sf	Total heated area
Building Footprint			
D Existing Structure	824.31	sf	Bldg
E New/Proposed	192.00	sf	To complete area for 12x16 shed
F Total Building Coverage (D+E)	1016.31	sf	
G % Total Building Coverage (F/A)	24.64%	% of lot	
H TOTAL BUILDING IMPERVIOUS COVERAGE ON LOT			
PAVING/OTHER			
I Paving/Other Impervious Areas:			
1. Existing	770.00	sf	sidewalk & driveway
2. New/Proposed	820.90	sf	
J Total Paving/Other Impervious Coverage	1590.90	sf	
K % Paving Coverage (J/A)	38.57%	% of lot	
Combined (Paving + Building)			
	63.21%		Less than 65% as required by City of Norman

Impervious Areas	Area
Shed	240
North sidewalk	154.87
Retaining wall	24
Infill	79.03
Parking	323
Total	820.9

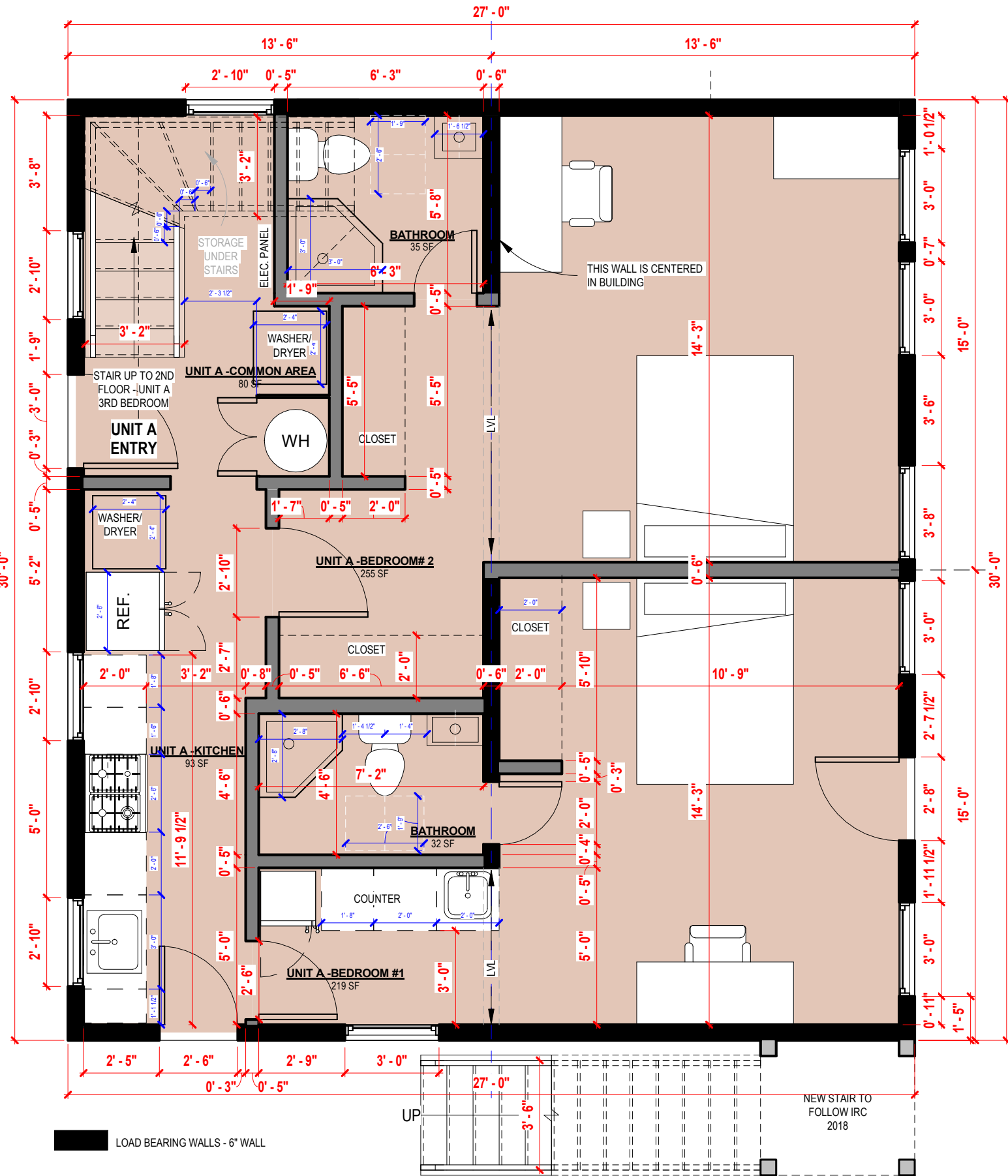


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A115

FUTURE SITE PLAN

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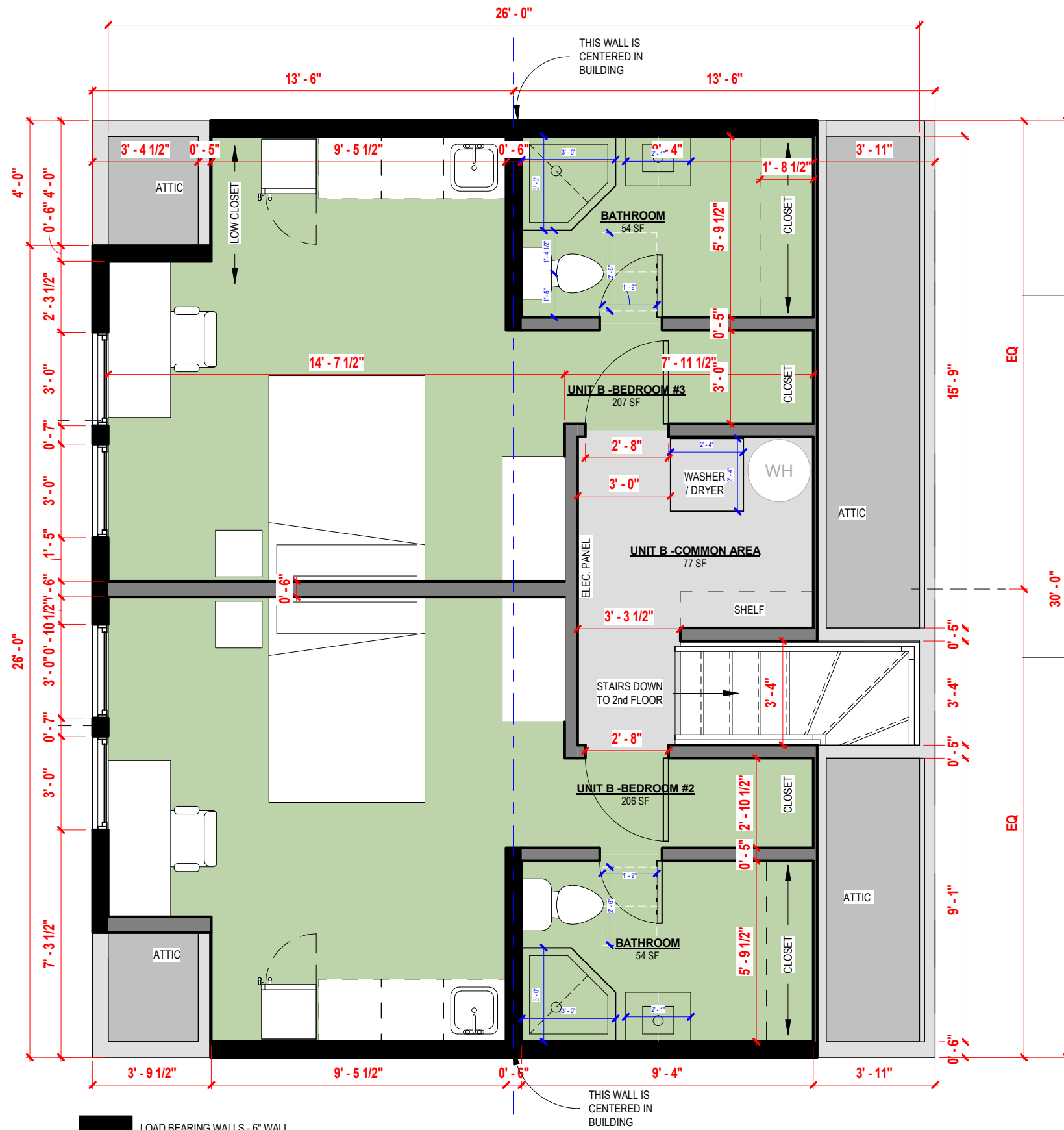


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A101

FLOOR PLANS

Scale: 1/4" = 1'-0" 10/14/2024 11:11:37 PM



① Level 3
1/4" = 1'-0"

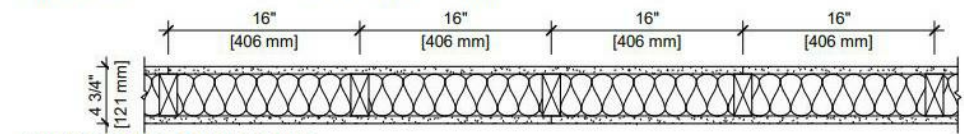


② UL L501 - Horizontal 1HR Assembly
1 1/2" = 1'-0"

NOTE: This assembly will be installed in its entirety between the 1st and 2nd floor, as well as between the 2nd and 3rd floor.

DESIGN NO. UL U407

FIRE RATING: 0.5 HOURS
STC RATING: 33
SOUND TEST: RAL-TL11-086
SYSTEM THICKNESS: 4-3/4" [121 MM]
LOCATION: INTERIOR
FRAMING TYPE: WOOD STUD (LOAD-BEARING)



ASSEMBLY REQUIREMENTS:

GYPSUM PANELS: ONE LAYER 5/8" [15.9 MM] SHEETROCK® ECOSMART FIRECODE 30® GYPSUM PANEL (UL TYPE FC30)
WOOD STUDS: 2" X 4" [38 X 89 MM] WOOD STUDS, 16" [406 MM] O.C.
INSULATION: 3-1/2" [89 MM] FIBERGLASS INSULATION
GYPSUM PANELS: ONE LAYER 5/8" [15.9 MM] SHEETROCK® ECOSMART FIRECODE 30® GYPSUM PANEL (UL TYPE FC30)

③ UL U407 - 1 Hour Rated Wall (Load Bearing)
3/4" = 1'-0"

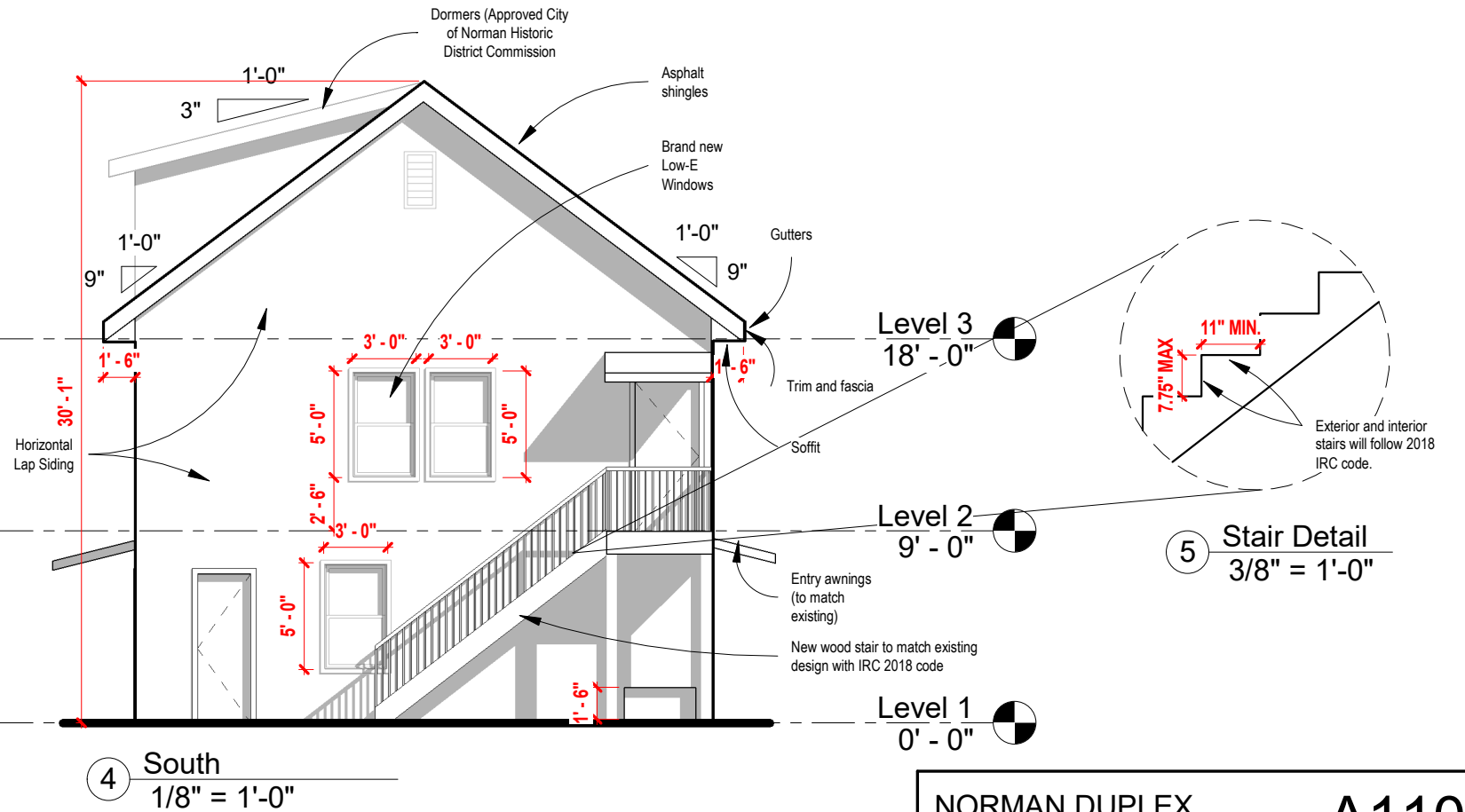
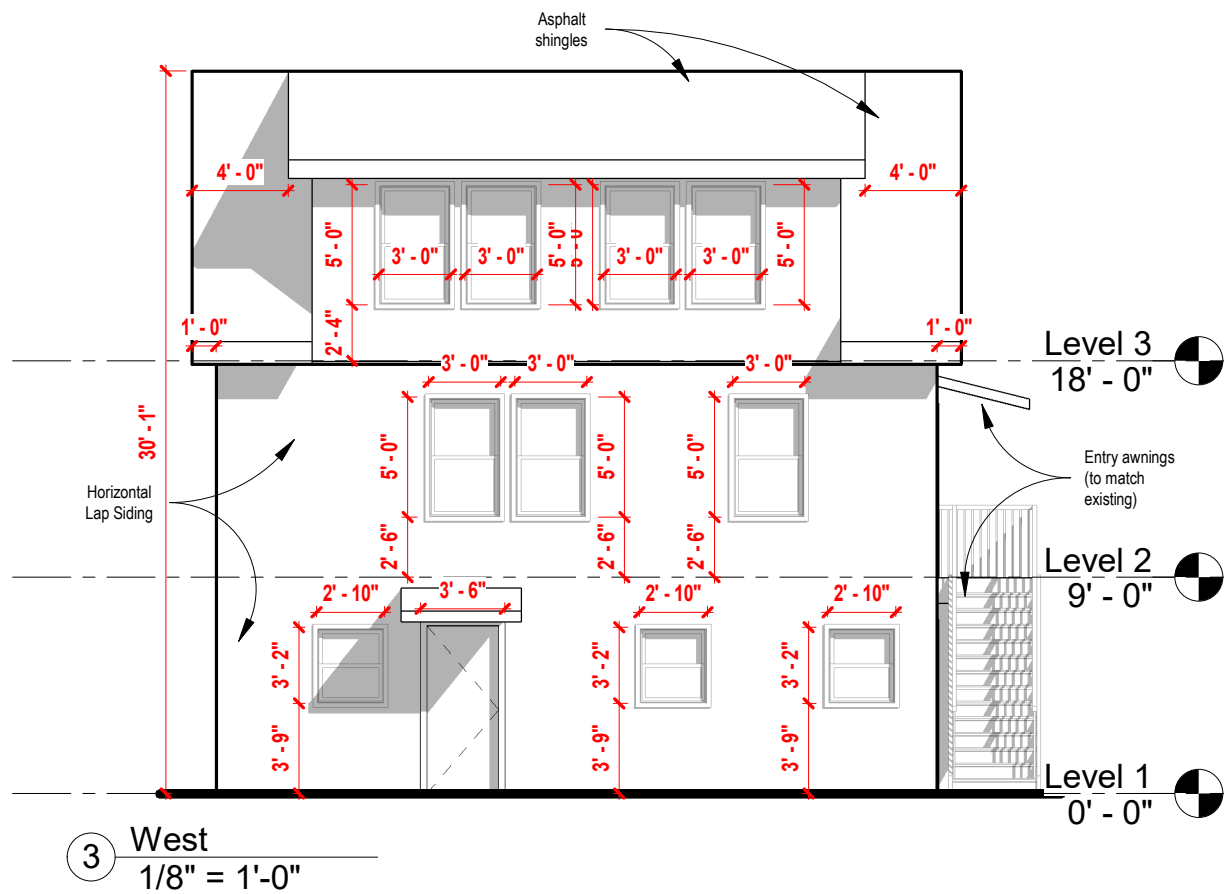
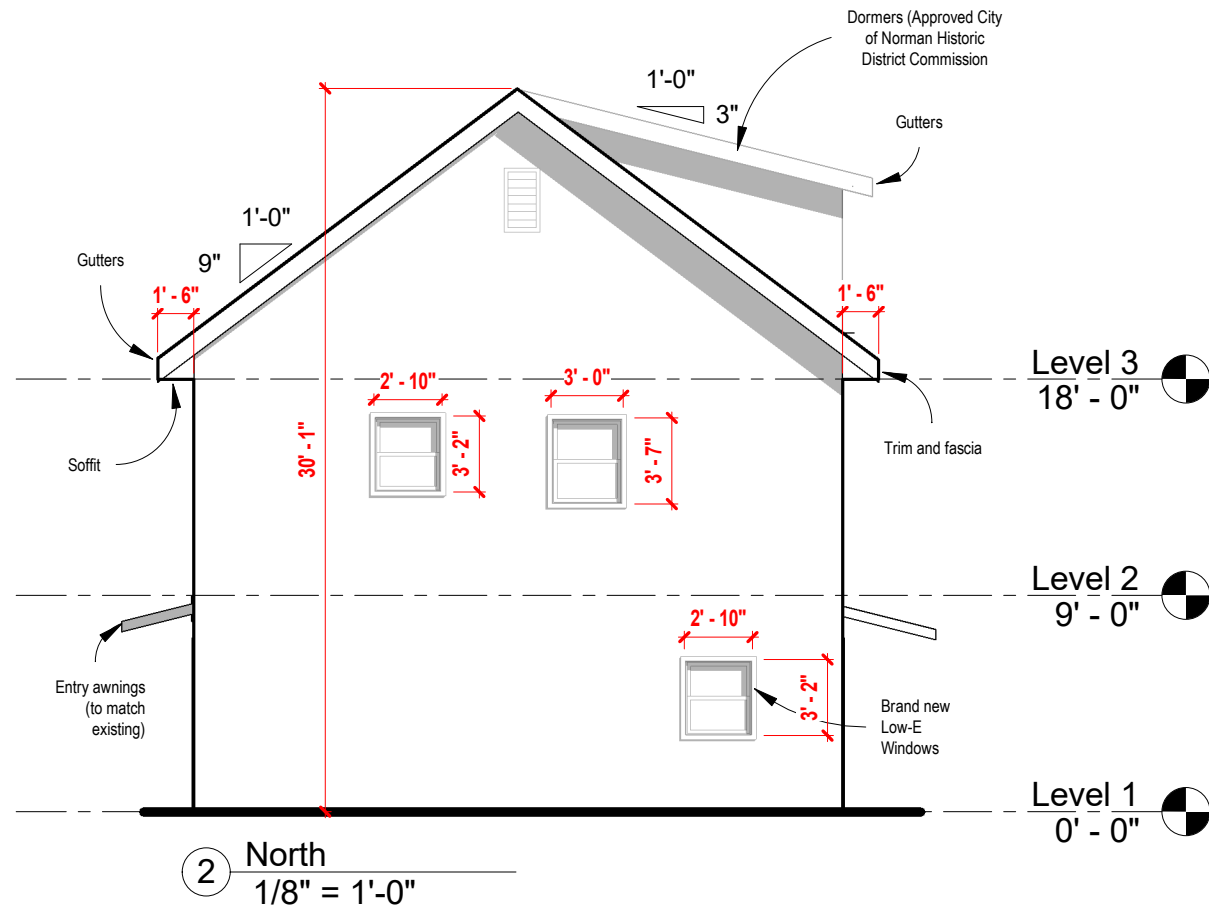
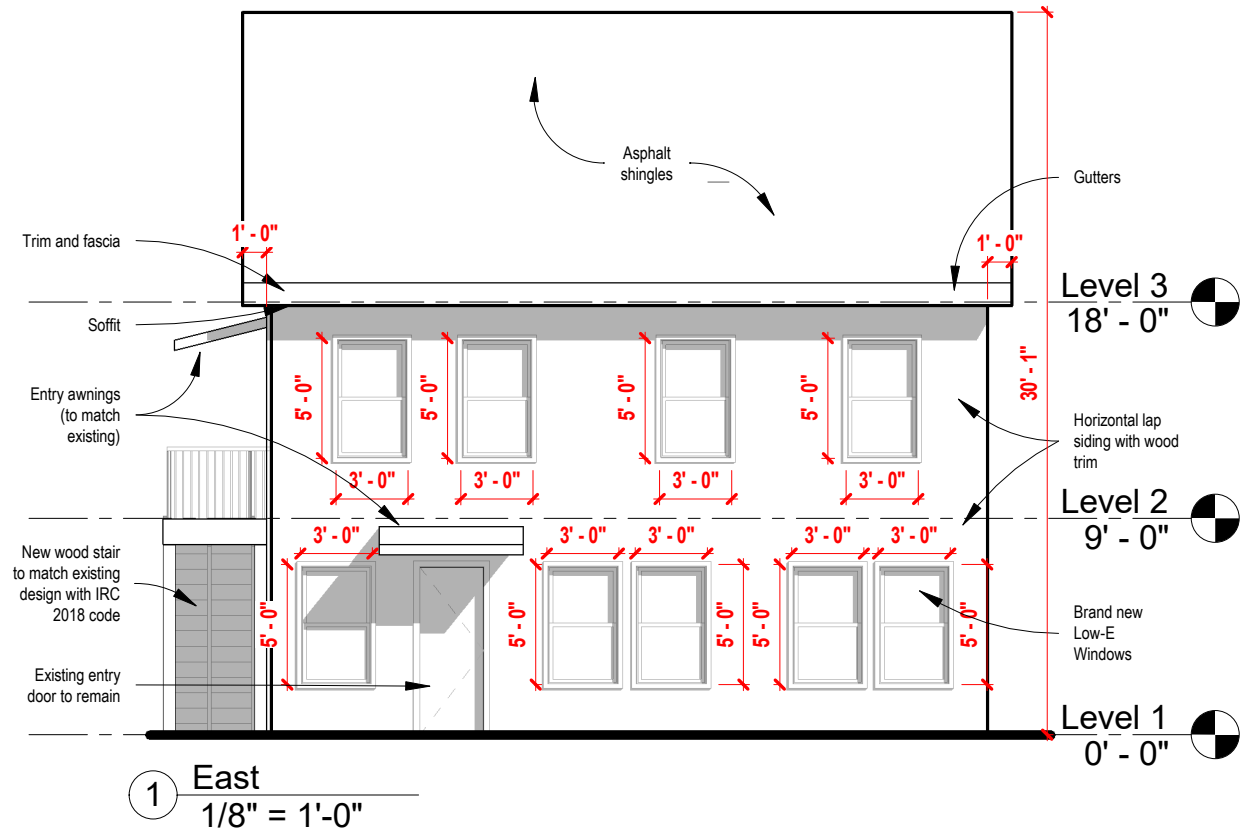
NORMAN DUPLEX
1320 Oklahoma Av. Norman OK 73071

A102

FLOOR PLAN

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ATTACHMENT B - ELEVATIONS

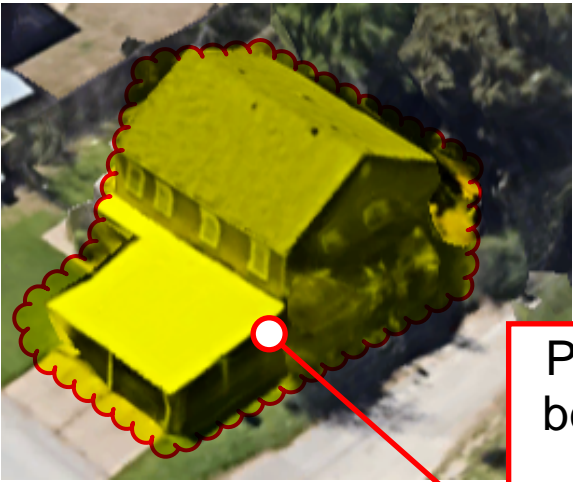


NORMAN DUPLEX 1320 Oklahoma Av. Norman OK 73071		<h1>A110</h1>
ELEVATIONS Scale: As indicated 10/14/2024 11:18:13 PM		

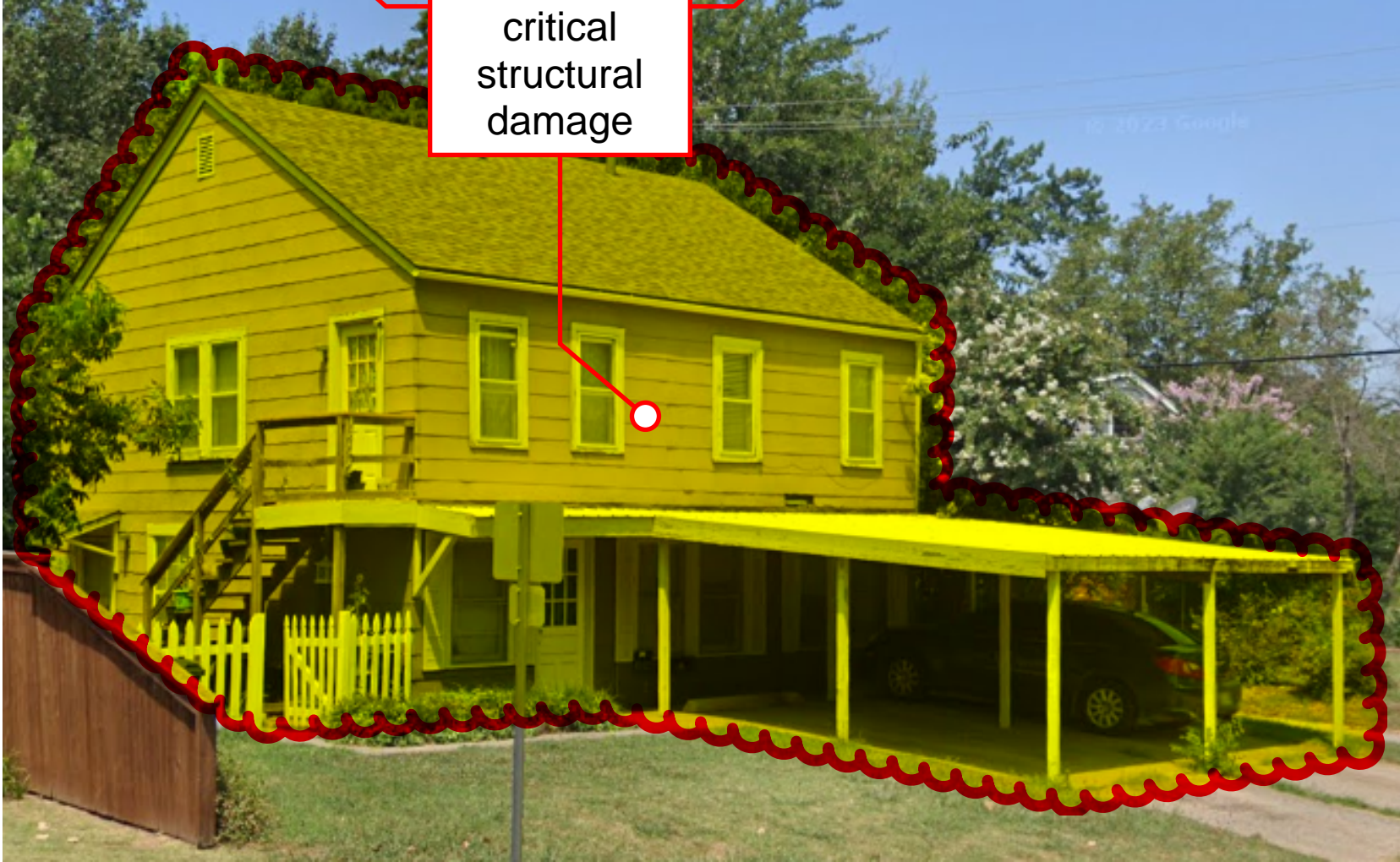
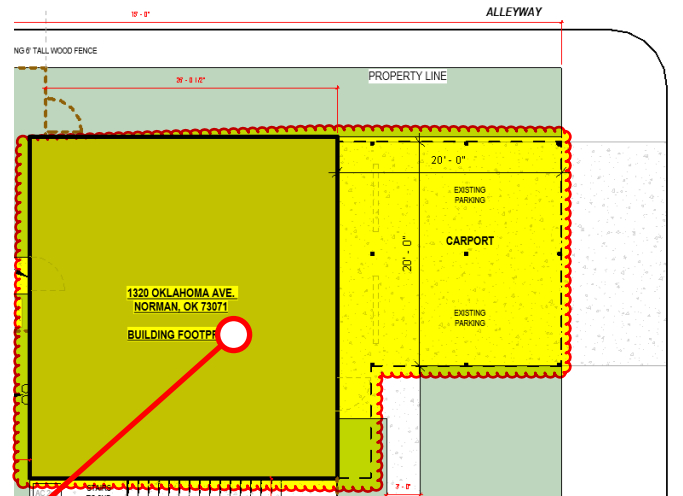
Demolition

01 Demolition

1320 OKLAHOMA AVE.

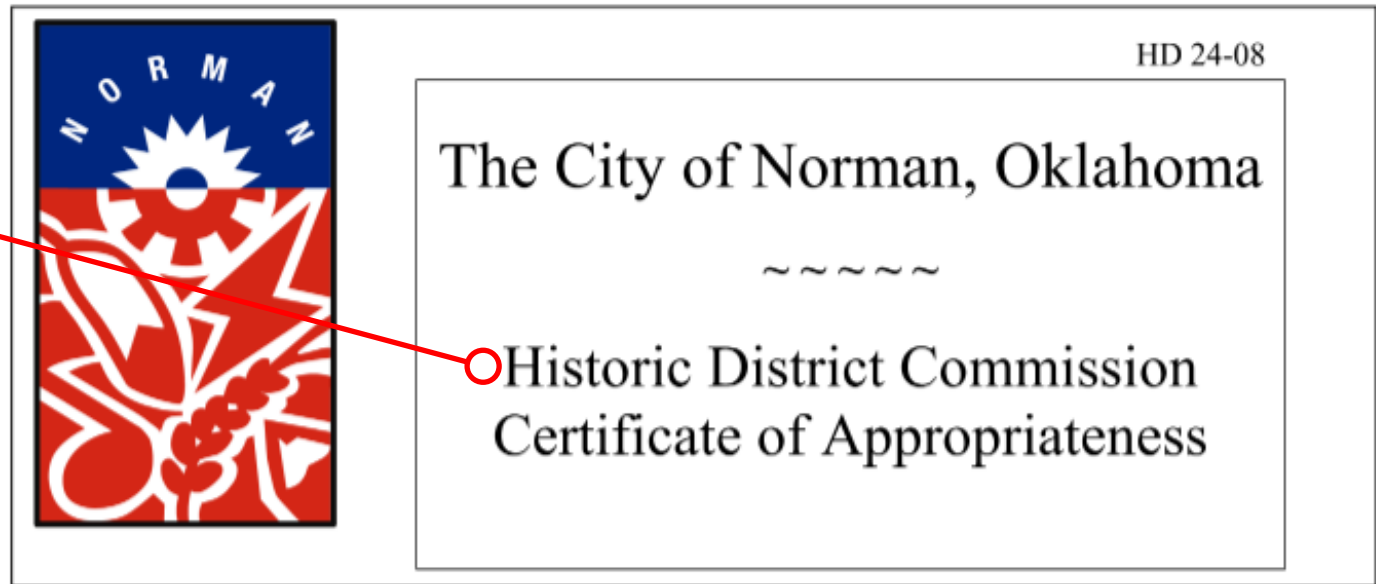


Property to be demoed due to critical structural damage



New Construction

Property will be rebuilt to match exterior approved by COA on July 1 2024. Drawing set presented on previous pages.



Owner: Edwin Amaya
800 Brian Ct
Moore, OK 73160

A Certificate of Appropriateness has been issued for the property located at:

1320 Oklahoma Ave

for demolition of the carport; demolition and replacement of an existing entry canopy on first floor with option 2; installation of a new entry canopy on second floor; replacement of the existing siding with alternative smooth texture siding material; replacement of all existing windows; installation of a new storage shed; installation of a side yard fence, expansion of the existing walkways; addition of option 2C dormers to attic space; replacement of a retaining wall in rear yard; elimination of south entry door; replacement of the rear entry door; and installation of a parking pad off the alleyway, as submitted (see attached).

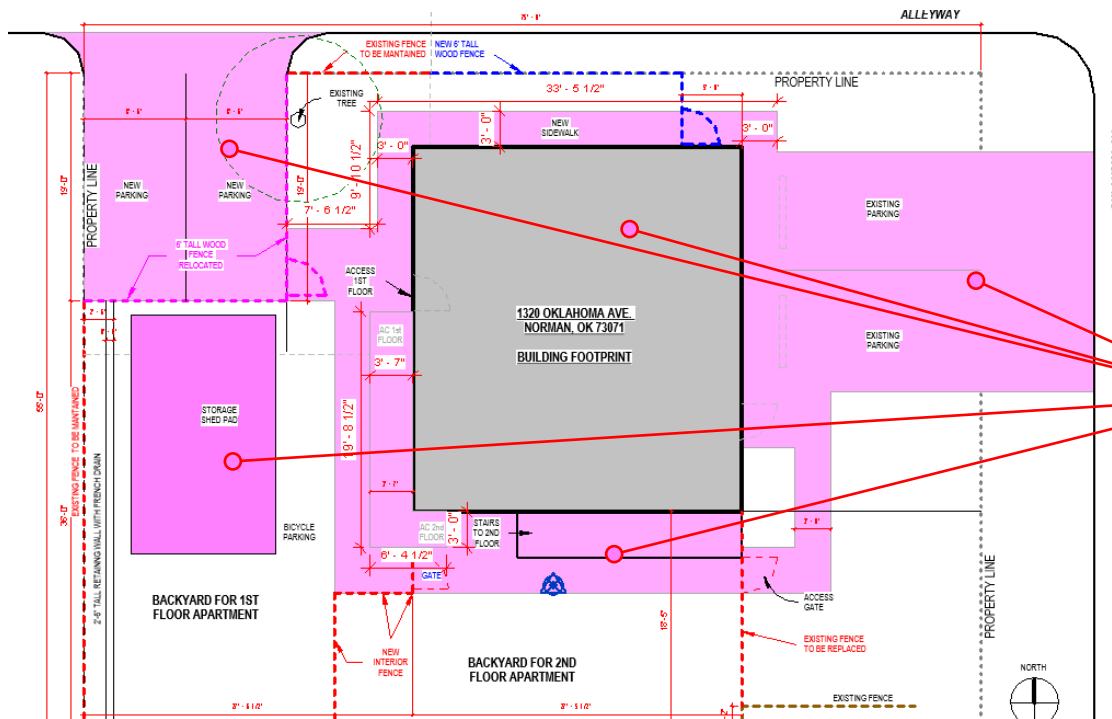
Philip Michael Zorba

Michael Zorba, Chair
Historic District Commission

Impervious Area Calculation

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Impervious Areas