



# Historic Review Commission

## **AGENDA REPORT**

Department: Planning

Account Code: \_\_\_\_\_

Prepared By: Jasen Haskins, AICP

### **Subject**

Consider and act upon a recommendation to the City Council regarding a request to renovate an existing commercial structure, located at 110 East Oak Street, within the Downtown Historic District.

### **Recommendation**

Motion to recommend (**approval, approval with conditions, or denial**) as presented

### **Discussion**

**OWNER: BBHS Holdings, LLC.**

**APPLICANT: Blake Herpeche**

The Owner/Applicant proposes to make major renovations to the exterior facade as well as interior changes to accommodate a hair salon on the subject property. The applicant is proposing to paint the exterior brick with either a black or white color from a historic palette. The front double doors and garage door are to be removed and replaced with decorative pivot doors.

According to available records, the property was originally developed in 1910. However, it appears that the current structure was built sometime later as the brickwork is at least mid-twentieth century if not newer. Until 2021 the property was owned by Ladylike, LLC., a company with some historic significance to Wylie.

Generally, painted brick is not recommended in historic areas and the Zoning Ordinance discourages it (Section 6.3.E.2.d.1.). Currently, the building does not have pediments along the top of the facade, pilasters on the facade, nor decorative or architectural detailing on the windows as the structure was built before the DTH Ordinance was adopted. The remodel is not proposing to add these features.

This item will be considered at the May 14th City Council meeting.