

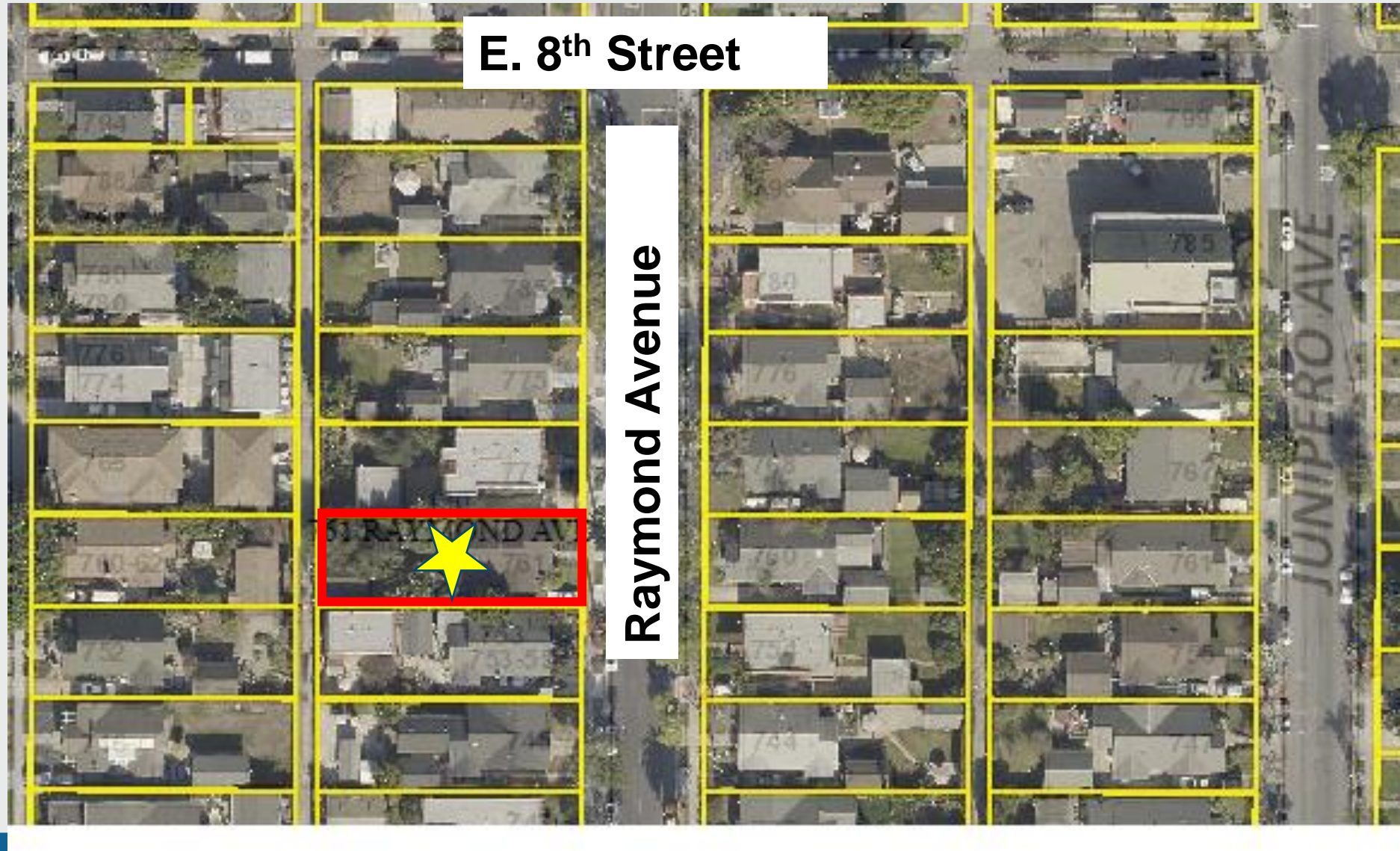


# Certificate of Appropriateness 761 Raymond Avenue

Cultural Heritage Commission  
November 30, 2021



# VICINITY MAP



# BACKGROUND

- Single-story 1,136 S.F. single family dwelling and 480-square-foot two-car garage
- Built in 1920
- Craftsman Architectural Style
- Lot Size: 5,850 S.F.
- Zone: R-1-N (Single-Family Residential, Standard Lot)
- Rose Park Historic Dist. – Contributing Structure

# PROJECT SCOPE

- Construct a new one-story, 480-square-foot rear addition to the primary structure, consisting of a new master bedroom, master bathroom, and laundry room area.



# EXISTING CONDITIONS

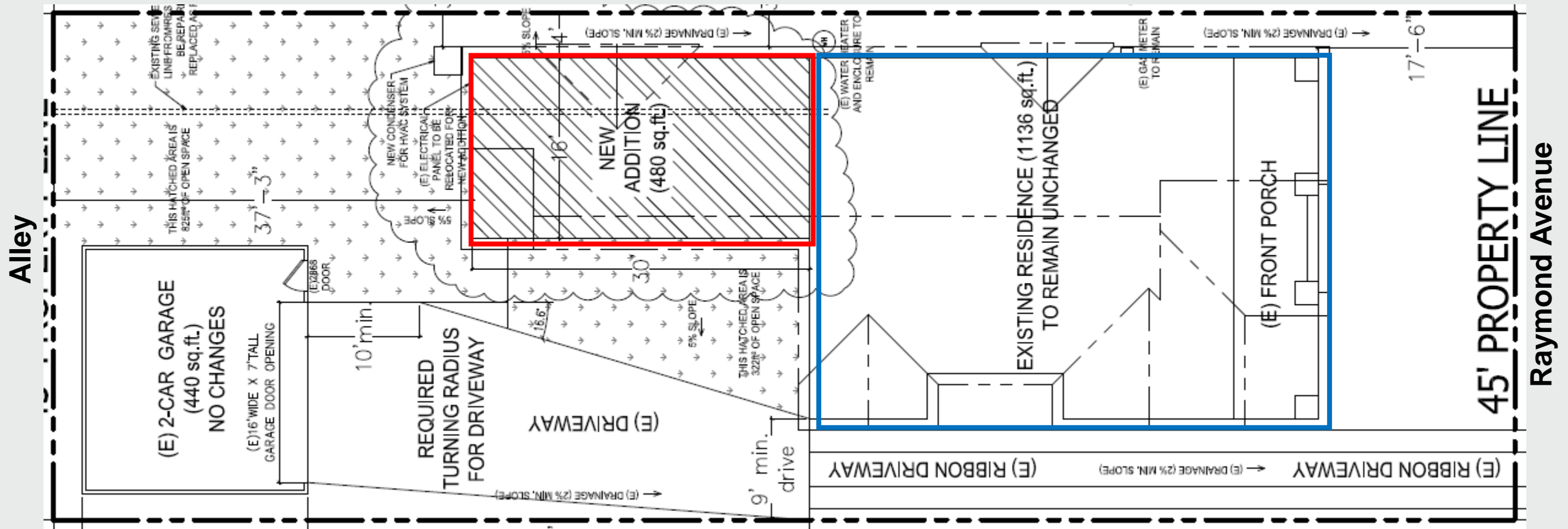



Existing Main residence



Existing Two-Car Garage

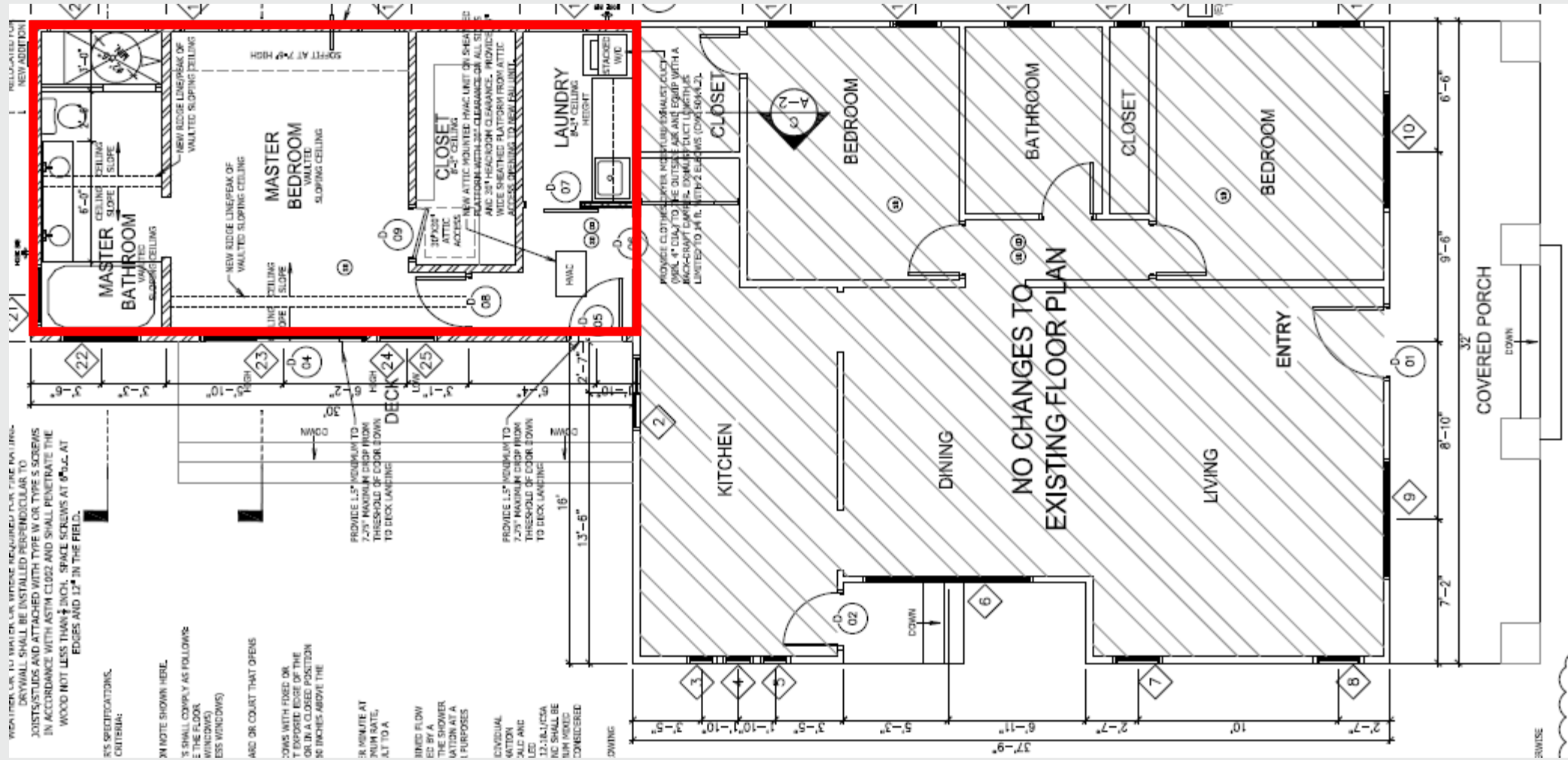
# PROPOSED SITE PLAN



 New 480-Sq.Ft. Addition



# PROPOSED FLOOR PLAN

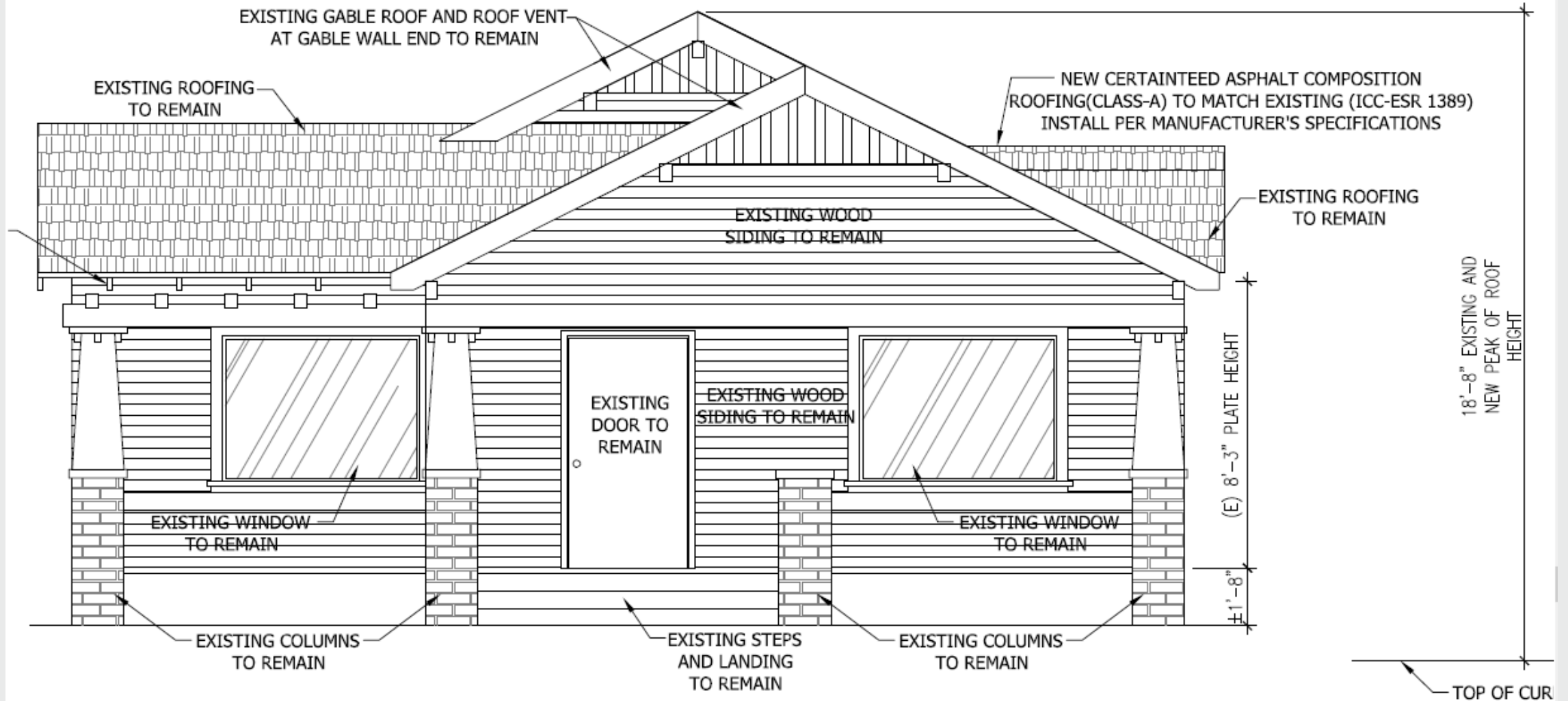


  New 480-Sq.Ft. Addition





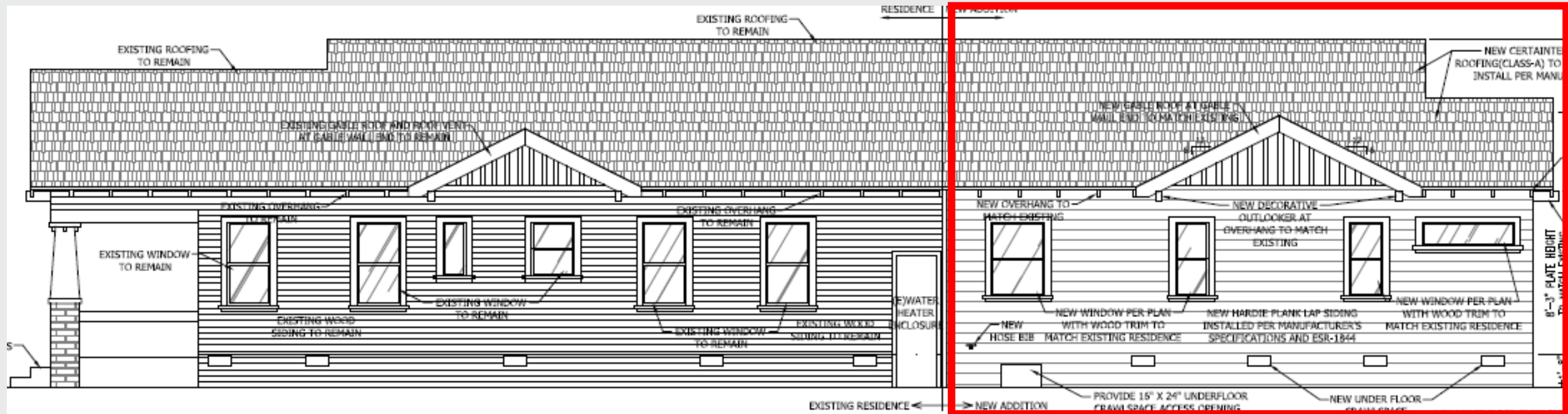
# PROPOSED FRONT ELEVATION



Proposed East Elevation (Front)



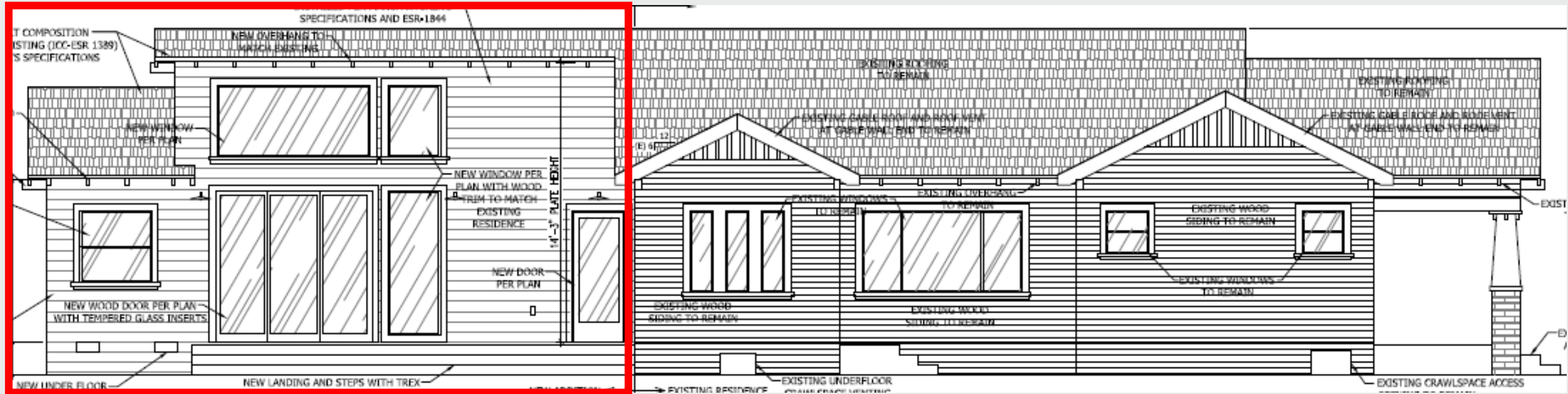
# PROPOSED SIDE ELEVATIONS



Proposed North Elevation (Side)

  New 480-Sq.Ft. Addition

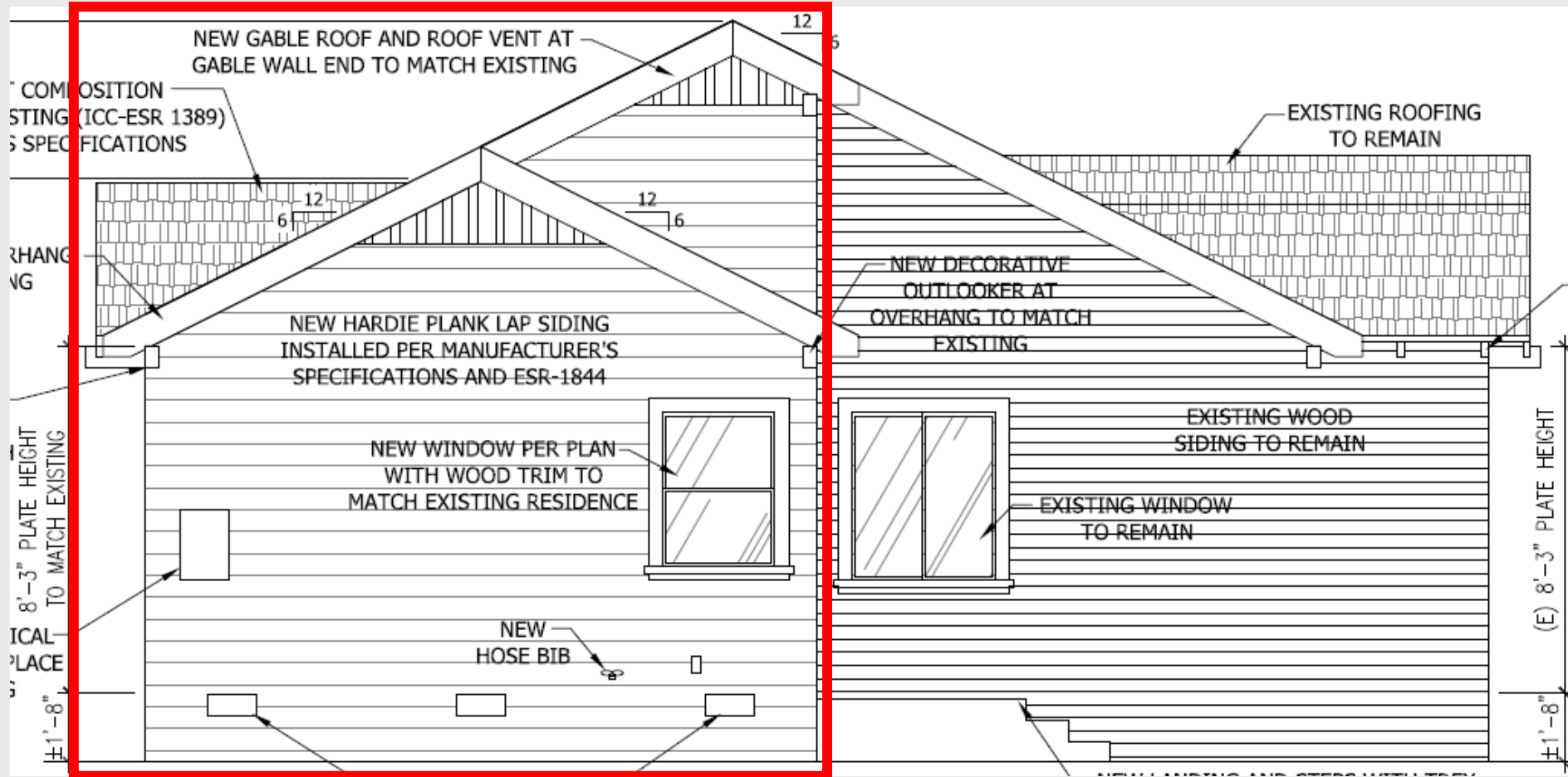
# PROPOSED SIDE ELEVATIONS



Proposed Side Elevation (South)

  New 480-Sq.Ft. Addition

# PROPOSED REAR ELEVATIONS

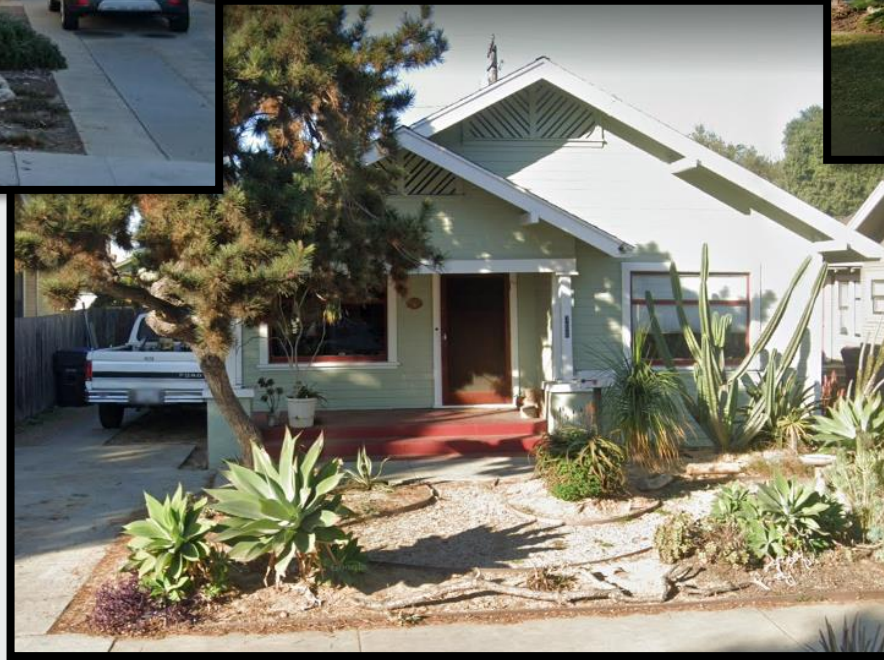


Proposed Elevation (Rear)

  New 480-Sq.Ft. Addition



# COMPATIBILITY WITH NEIGHBORHOOD



## **As proposed, the 480 S.F. one-story addition:**

1. In compliance with the Zoning Code;
2. Rose Park Historic District Design Guidelines;
3. Secretary of Interior's Standards;
4. Ordinance No. Ordinance C-7497 – Rose Park Historic District;
5. Craftsman Style Guide
6. Certificate of Appropriateness Findings.

# RECOMMENDATION

**Staff recommends approval of the Certificate of Appropriateness request for the construction of a one-story, attached, 480-square-foot addition to the rear of the main residence on the rear half of the property. The property is located at 761 Raymond Avenue, and the primary structure is a contributing structure in the Rose Park Historic District. (District 2)**





Thank you

**Refugio Torres Campos**

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