



PROJECT BRIEF

Historic District Board of Review Application for Certificate of Appropriateness at 108 W 5th St (rear of 701-703 West St) to build a 40-ft x 47-ft pole barn.

Application Date: April 1, 2024

HDBR Meeting Date: May 28, 2024

Project Description:

Certificate of Appropriateness application to build a 40-ft x 47-ft pole barn.

Current Zoning:

Central Business District (CBD)

Project Location:

108 W 5th St (rear of 701-703 West St)

Applicant:

Brian Marshall
 201 Plum St
 Madison, IN 47250

Owner:

Same

Supporting Documents: (Only include items included with application – sample list below)

- COA application
- Photo of property
- Site Plan
- Structure/Floor Plan
- Copy of HDBR meeting public sign

Alterations, Historical Information, & Prior Approvals:

Date	NA
Style	Vacant Lot
Evaluation	Non-contributing
Survey Notes	

Alterations:

Historical Information/Misc. Important Information:

Lot recently split from 701-703 West St

Prior COA Approvals:

Guidelines, Standards, & Ordinances

HDBR Guidelines:

Madison Historic District Design Guidelines – 24.0 NEW CONSTRUCTION - OUTBUILDINGS p. 101-102

24.1 The design of new garages and other accessory buildings should be compatible with dwellings in the historic district.

24.2 Site new garages and accessory buildings appropriately on the lot.

24.5 Materials used for new garages and outbuildings should reflect the historical development of the property.

24.6 Generally, the eaves and roof ridge of any new outbuilding should not be higher than those of the existing primary building.

24.7 Windows which are readily visible from the public right-of-way should be appropriate to the style of the house. Visible pedestrian doors should either be appropriate for the style of house to which the outbuilding relates or be flat with no panels.

24.8 Metal garage doors with a paneled design may be appropriate.

24.9 At double garages, two single garage doors rather than one larger, double door should be installed.

Ordinance:

151.34 Visual Compatibility Factors

(A) Height. The height of proposed buildings shall be visually compatible with adjacent buildings.

(B) Proportion of building's front facade. The relationship of the width of building to the height of the front elevation shall be visually compatible to buildings, squares, and places to which it is visually related.

(C) Proportion of openings within the facility. The relationship of the width of the windows to height of windows in a building shall be visually compatible with buildings, squares, and places to which the building is visually related.

(D) Rhythm of solids to voids in front facades. The relationship of solids to voids in the front facade of a building shall be visually compatible with buildings, squares, and places to which it is visually related.

(E) Rhythm of spacing of buildings on streets. The relationship of the building to open space between it and adjoining buildings shall be visually compatible to the buildings, squares, and places to which it is visually related.

(F) Rhythm of entrance or porch projection. The relationship of entrances and porch projections to sidewalks of buildings, squares, and places shall be visually compatible to the buildings to which it is visually related.

(G) Relationship of materials, and texture. The relationship of materials, and texture of the facade of a building shall be visually compatible with the predominant materials used in the buildings to which it is visually related.

(H) Roof shapes. The roof shape of a building shall be visually compatible with the buildings to which it is visually related.

(I) Walls of continuity. Appurtenances of a building such as walls, wrought iron, fences, evergreen landscape masses, and building facades, shall, if necessary, form cohesive walls of enclosure along a street, to insure visual compatibility of the building to the buildings, squares, and places to which it is visually related.

(J) Scale of a building. The size of a building, the building mass of a building in relation to open spaces, the windows, door openings, porches, and balconies shall be visually compatible with the buildings, squares, and places to which it is visually related.

Secretary of the Interior Standards:

NA

Preservation Brief:

NA

Conformance with Guidelines, Ordinance & Standards:

The project is in conformance with the guidelines and ordinance. The planned materials on this structure are appropriate with the change from metal siding to LP Smart siding. The design of the siding may be questionable however will show that it is new construction. While typically a garage on its own parcel would not be appropriate, this site is zoned commercial and there are other garages within the commercial district.

Think GIS Map





MADISON

Indiana
Planning, Preservation and Design

101 W Main St
Madison, IN 47250
(812) 265-8324

Application for Certificate of Appropriateness

Paper applications will be accepted by the Office of Planning, Preservation, and Design; however, electronic submissions through our Permit Portal are preferred. This application can be submitted electronically at www.madison-in.gov/reporting.

HDBR Staff Review Fee	\$ 10.00
HDBR Application Fee*	\$ 25.00
HDBR Ad Fee*	\$ 15.00
Sign Fee*	\$ 2.00 per street

* Required for applications being heard before the HDBR.

Purpose: All exterior changes visible from the public right-of-way (streets/alleys) within the Madison Historic District requires a Certificate of Appropriateness (COA). Applications must be complete before the HDBR or Staff can begin the review process. Submit this application form, all supplemental documentation as required, and the required fee(s).

This application must be filed at least 15 days prior to scheduled meeting to be eligible for consideration at that meeting. Actual deadlines vary due to holidays, office business hours and operating schedule, media publishing deadlines, etc. Deadlines are published publicly and can also be provided by contacting the Planning Office.

APPLICANT INFORMATION

Name: BRIAN MARSHALL
 Street: 201 Plum St
 City: MADISON State: IN Zip: 47250
 Phone (Preferred): 812 701-5651
 Phone (Alternate): _____
 Email: _____

OWNER INFORMATION (IF DIFFERENT*)

Name: _____
 Street: _____
 City: _____ State: _____ Zip: _____
 Phone (Preferred): _____
 Phone (Alternate): _____
 Email: _____

* If Applicant is not Owner, MUST submit documentation from owner authorizing applicant on their behalf.

PROPERTY FOR WHICH THE WORK IS REQUESTED

Address and/or Legal Description of Property: 108 West Fifth St.

Zoning Classification: _____

Type of Project (Check all that apply)

- | | |
|--|--|
| <input checked="" type="checkbox"/> New Building | <input type="checkbox"/> Restoration, Rehabilitation, or Remodel |
| <input type="checkbox"/> Addition to Building | <input type="checkbox"/> Fence or Wall |
| <input type="checkbox"/> Relocating a Building | <input type="checkbox"/> Sign |
| <input type="checkbox"/> Demolition | <input type="checkbox"/> Other: _____ |

Description of Existing Use: _____

Description of Proposed Use: Auto Storage

Name of Contractor (If applicable): BOSS CONSTRUCTION

Include a list of existing and proposed materials for each applicable category.

Check all that apply	Building Element	Guideline Page #	Approval Types	Existing Material	Proposed Material
<input type="checkbox"/>	New Construction - Residential	94	HDBR		
<input checked="" type="checkbox"/>	New Construction - Outbuildings	101	HDBR		metal siding & roof
<input type="checkbox"/>	New Construction - Commercial	103	HDBR		Steel garage door fiberglass man door
<input type="checkbox"/>	New Construction - Additions	109	HDBR		Vinyl windows
<input type="checkbox"/>	New Construction - Decks	109	HDBR/STAFF		
<input type="checkbox"/>	New Construction - Accessibility	110	HDBR/STAFF		
<input type="checkbox"/>	New Construction - Energy Retrofit	112	HDBR/STAFF		
<input type="checkbox"/>	Relocation	115	HDBR		
<input type="checkbox"/>	Demolition	116	HDBR		
<input type="checkbox"/>	Other: _____		HDBR/STAFF		

Please read the following statements. Your signature below acknowledges that you have read the statements and attest to their accuracy:

- I understand that the approval of this application by City Staff or the HDBR does not constitute approval of other federal, state, or local permit applications.
- I understand that I (or my representative) will need to attend the HDBR Hearing. If no representation is present at the meeting, the application will be deemed incomplete and will be placed on the next month's agenda.
- I have reviewed the City of Madison's "Historic District Guidelines" in preparing this Application.
- I understand that I must post the notification sign(s) provided by the HDBR on site for 15 consecutive days immediately prior to the meeting on which my application will be heard by the HDBR.

4-1-24
Date

[Signature]
Signature of Applicant

COMPLETED BY PLANNING OFFICE	Meeting Information: Historic District Board of Review
Application Accepted on: _____	101 W Main St, Madison, IN 47250 - Council Chambers
Application Accepted by: _____	Meeting Date: _____ Time: 5:30PM
Application to be Reviewed by:	Action on Application:
<input type="checkbox"/> HDBR <input type="checkbox"/> STAFF	<input type="checkbox"/> HDBR/STAFF COA issued <input type="checkbox"/> HDBR/STAFF COA denied
	<input type="checkbox"/> HDBR Extended <input type="checkbox"/> Sent to HDBR by Staff

Documentation Review (Completed by Planning Office)

- | | |
|---|--|
| ___ Owner Authorization provided (if req'd) | ___ Required supporting documents are provided |
| ___ Site plan is adequate | ___ COA Addendum (if req'd) |
| ___ Application is complete | ___ Notification Sign given to applicant |

15 ft

3 FT

48

13 FT

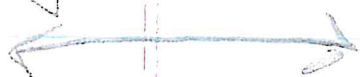
open walls

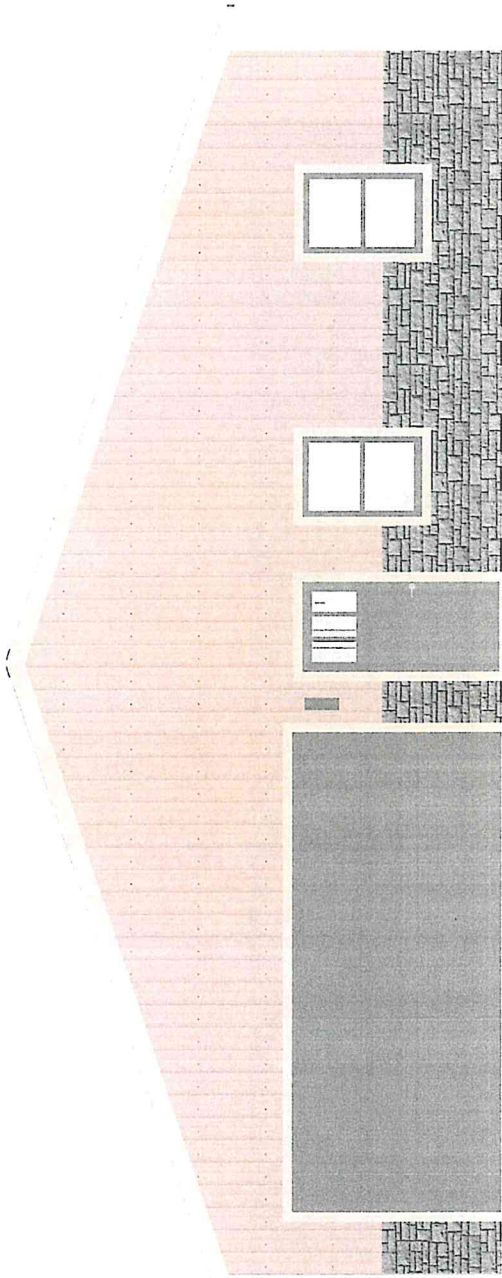
40

5th ST

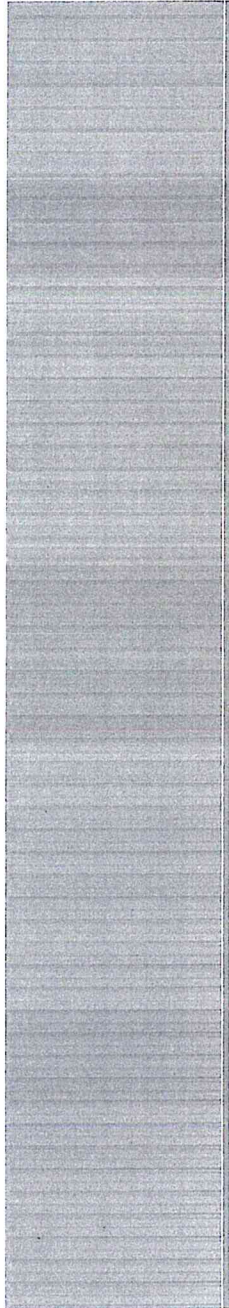
25

3F

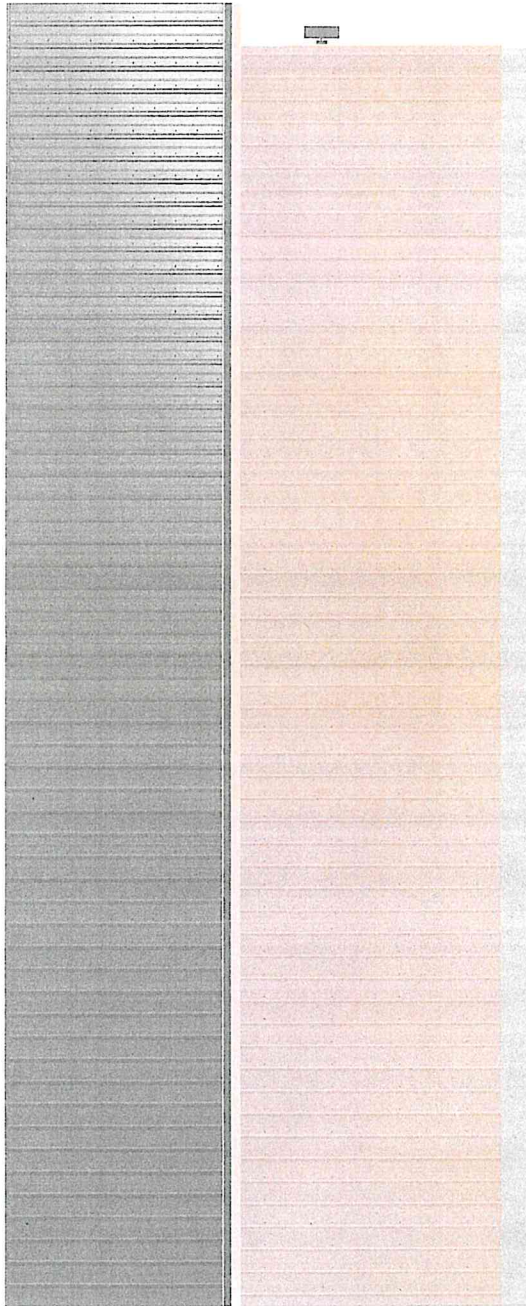




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MADISON
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**MADISON HISTORIC DISTRICT
BOARD OF REVIEW**

Request for Certificate of Appropriateness

Application has been made by: (name) Brian Marshall

Property Address: (address) 108 W 5th St (rear of 701-703 West St)

Proposed Action to: (explain) _____

Build a 40-ft x 47-ft pole barn.

Meeting will be held on: (date) April 22, 2024

POSTING DEADLINE

Place of Meeting: City Hall — 101 W. Main Street, Madison, IN 47250

4/7/2024

Time of Meeting: 5:30 PM

All interested persons are welcome to attend this hearing to voice their objections or support for the application.

For further information, Contact the Office of Planning, Preservation, & Design at (812) 265-8324.



