




MEMORANDUM

TO: Historic Preservation Board
Town of Belleair

CC: Cathy DeKarz, Management Analyst
Town of Belleair

FROM:  Christopher Brimo, AICP
Calvin, Giordano & Associates, Inc.

SUBJECT: 1574 Druid Road South
Special Certificate of Appropriateness (COA)

DATE: October 31, 2018

Pursuant to Section 74-332 (Historic Preservation) of the Belleair Code, CGA met with Town representatives on October 24, 2018 to review the proposed renovations to a historically significant (Resolution No. 2018-18) single-family residence located at 1574 Druid Road South, Belleair. This two-story Colonial Revival/Plantation style home is currently under a contract for purchase; the current owner of record has authorized the buyers to proceed with the Special Certificate of Appropriateness (COA) application. The letter of authorization is included with the application.

Due to a considerable amount of rot and deterioration that is evident on the structure, the buyers (Philip and Amanda Wolf), are proposing to make modifications to correct these issues and restore the property. The applicants are also proposing to replace the double exterior staircase, which previously existed on the south elevation. A complete description of the modifications and improvements are listed in the COA application, supplemental materials, and the staff report.

The existing structure has two features that are not shown as a part of the proposed renovation. The large window under the second story roof eave has an existing muntin detail that is not shown on the proposed elevation drawings. The Secretary of the Interior Standards recommends 'Identifying, retaining, and preserving windows--and their functional and decorative features--that are important in defining the overall historic character of the building'. It is recommended that if possible, the decorative features (muntins) be replicated on the new window(s).

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The second feature is the two brick chimneys. It was originally recommended that the brick chimneys remain even if the fireplaces were being removed. However, the project architect indicated that without the structural support of the fireplaces, the chimneys cannot remain. Additional detail is being provided by the architect to address this.

The Secretary of the Interior Standards states that improvements and additions should be designed and constructed so that the character-defining features of the historic building are not radically changed, obscured, damaged, or destroyed in the process of rehabilitation.

CGA reviewed the proposed modifications as stated in the applicant's submittal and found the proposal to be in keeping with the general intent of the Secretary of the Interior Standards for Rehabilitation. Notwithstanding the previous comments, the materials and architectural style being proposed will mimic and replicate the existing and former features of the residence.