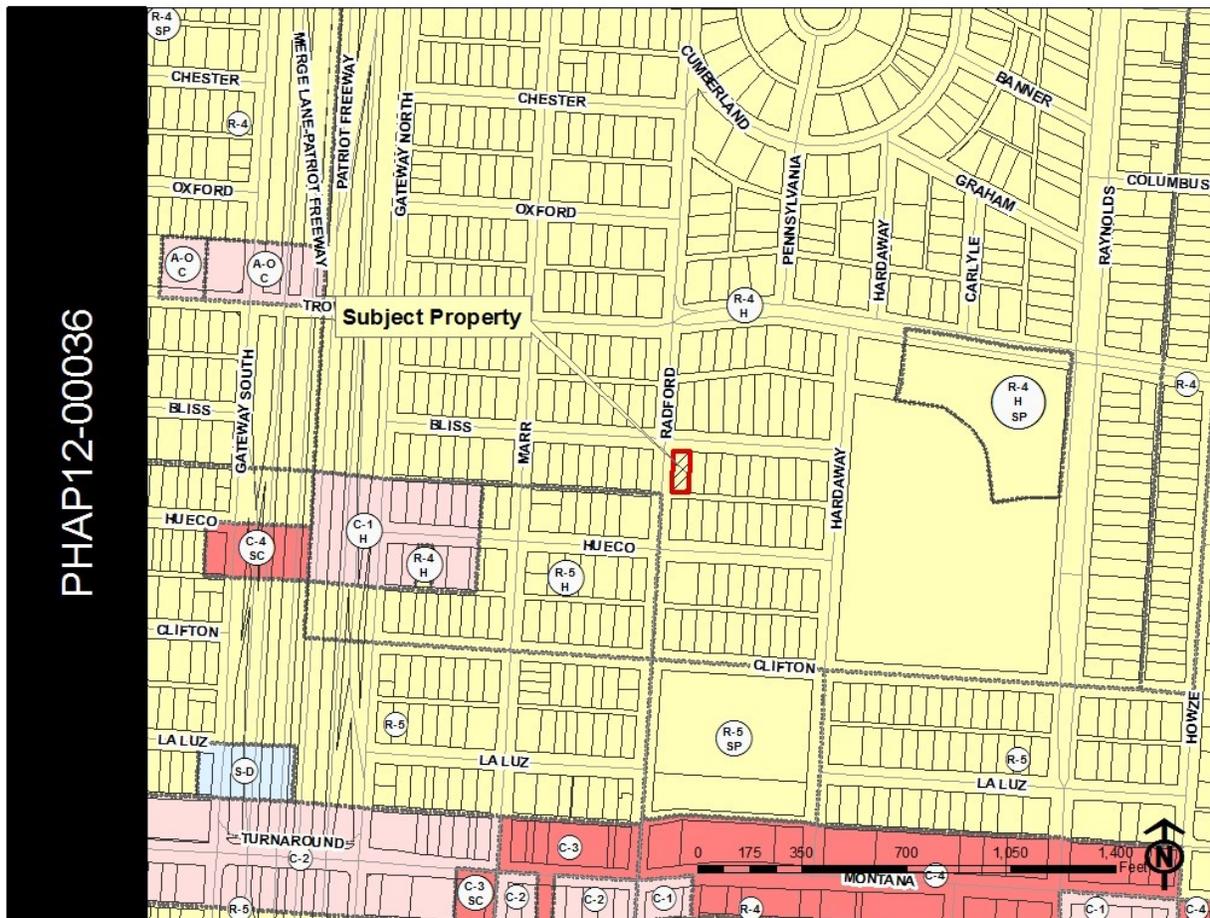




PHAP12-00036

Date: October 8, 2012
Application Type: Certificate of Appropriateness
Property Owner: Ed Roden Lucero
Representative: Ed Roden Lucero
Legal Description: Block 97 of Government Hill and Lot 1 (8106 Sq. Ft.), City of El Paso, El Paso County, Texas.
Historic District: Austin Terrace
Location: 4500 Bliss Avenue
Representative District: #2
Existing Zoning: R-4/H (Residential/Historic)
Year Built: 1942
Historic Status: Non-Contributing
Request: Certificate of appropriateness for the demolition and reconstruction of a patio and the removal of an overhang at the rear façade of the building.
Application Filed: 9/24/2012
45 Day Expiration: 11/08/2012

ITEM #5



GENERAL INFORMATION:

The applicant seeks approval for:

The demolition and reconstruction of a patio and the removal of an overhang at the rear façade of the building.

STAFF RECOMMENDATION:

The Historic Preservation Office recommends APPROVAL of the proposed scope of work based on the following recommendations:

The Magoffin Historic District Design Guidelines recommend the following:

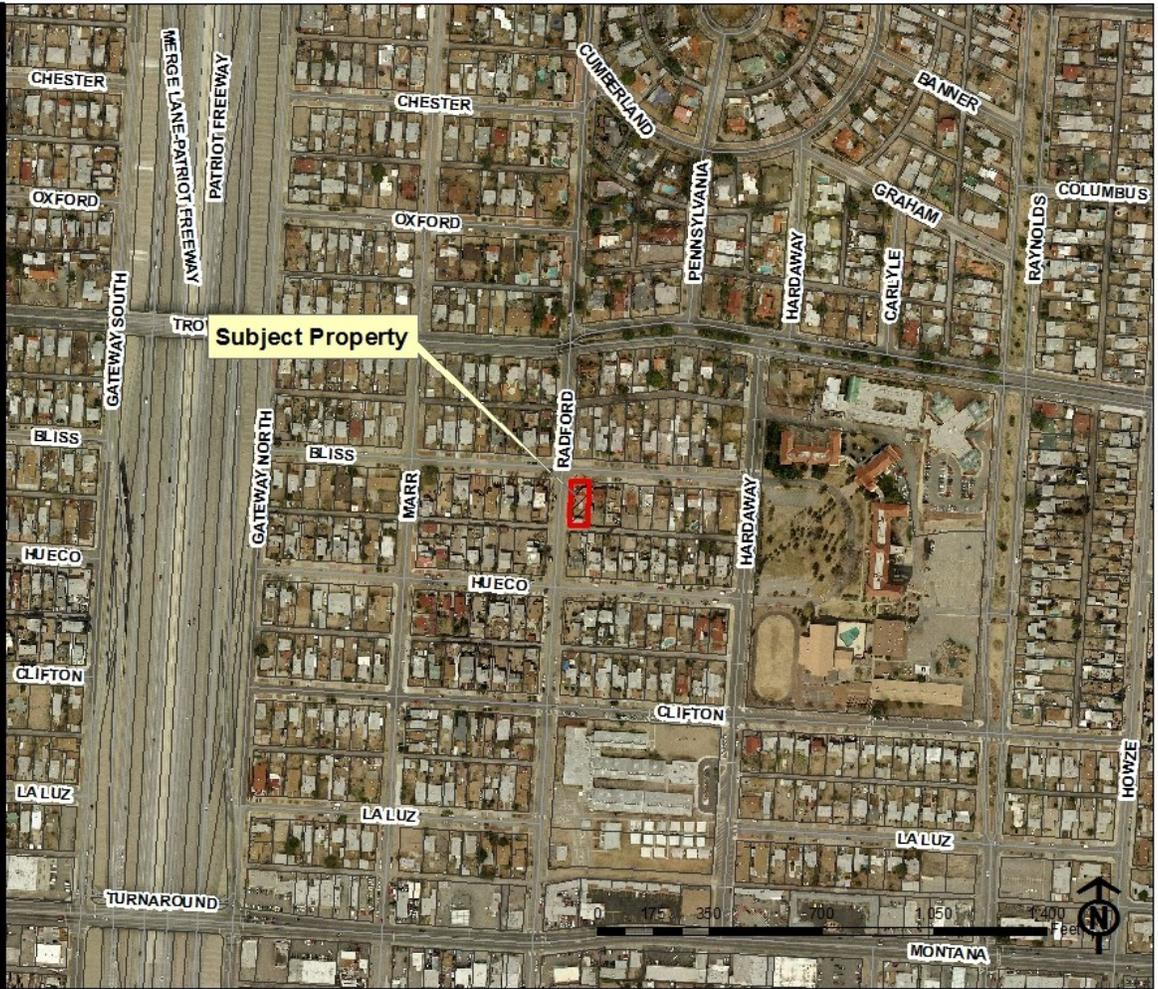
- Any new construction must be compatible in size, texture, color, design, proportion and detail to adjacent buildings and streetscapes.
- New structures should respect the integrity of existing buildings.
- Setbacks, proportion, rhythm, and building elements should all be addressed.
- Maintain the predominant existing building line.

The Secretary of the Interior's Standards for Rehabilitation recommend the following:

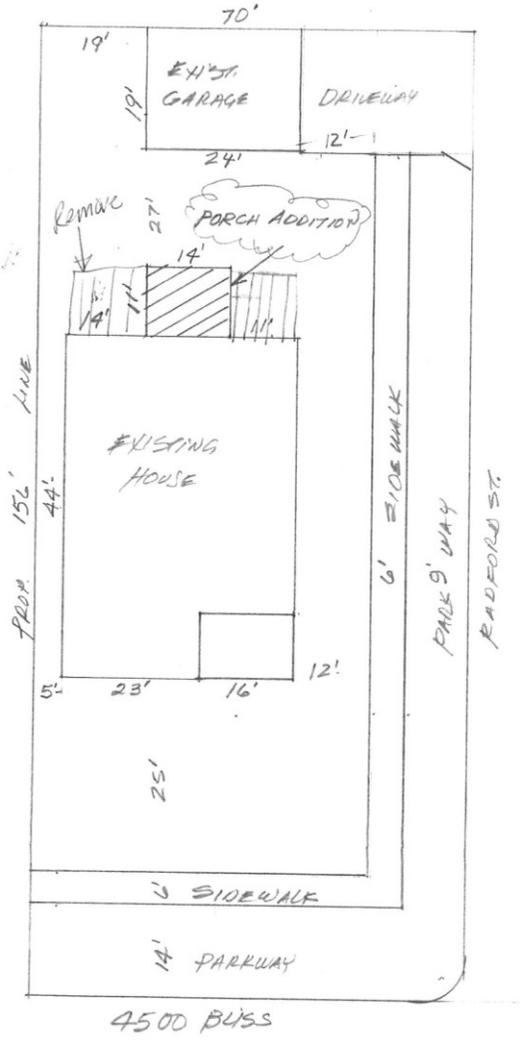
- New construction will not destroy historic materials, features, and spatial relationships that characterize the property.

AERIAL MAP

PHAP12-00036



SITE PLAN



FLOOR PLAN AND FRAMING

