

## GERMAN VILLAGE COMMISSION AGENDA

Tuesday, December 3, 2019

4:00 p.m.

111 N. Front Street, Room 204

Applicants or their representatives must attend this hearing. If applicants are absent it is likely that the application will be continued until the Commission's next hearing. Meeting Accommodations: It is the policy of the City of Columbus that all City-sponsored public meetings and events are accessible to people with disabilities. If you need assistance in participating in this meeting or event due to a disability as defined under the ADA, please call the City's ADA Coordinator at (614) 645-8871, or email [zdjones@columbus.gov](mailto:zdjones@columbus.gov), at least three (3) business days prior to the scheduled meeting or event to request an accommodation.

- I. CALL TO ORDER
- II. NEXT COMMISSION MONTHLY BUSINESS MEETING – Cancelled, due to proximity to holidays.
- III. NEXT COMMISSION HEARING – 4:00 p.m., Tuesday, January 7, 2020.  
111 N. Front Street (Michael B. Coleman Government Center); 2<sup>nd</sup> Floor, Room 204.
- IV. SWEAR IN STAFF
- V. INTRODUCTION OF COMMISSIONERS
- VI. APPROVAL OF MINUTES, Tuesday, November 5, 2019
- VII. STAFF APPROVALS
- VIII. PUBLIC FORUM
- IX. APPLICATIONS FOR CERTIFICATES OF APPROPRIATENESS

### STAFF RECOMMENDED APPLICATIONS

1. **GV-19-12-016** (*not required to attend*)  
275 E Beck Street  
Dana & Ash Aminian (Owners)
  - MOVED TO STAFF APPROVAL

### CONTINUED APPLICATIONS

### IT IS ESTIMATED THAT THE FOLLOWING APPLICATIONS WILL NOT BE HEARD BEFORE 4:05 P.M.

2. **GV-19-10-046** (*attending*)  
222-224 Lear Street  
Kelly Fankhauser & Mary Dietrich (Applicants)/ Beck Corner, LLC (Owner)
  - Enclose the northwest rear porch, per the submitted drawings.

*The following is taken from the November 5, 2019 German Village Commission meeting minutes:  
Continue Application GV-19-10-046, 222-224 Lear Street, to allow the applicant time to revise the design:  
MOTION: Ferriell/Thiell (6-0-0) CONTINUED.*

#### Commissioner Comments:

- *Concerned that the proposed infill would obscure the corner of the original residence, which is currently visible, since it's an open porch.*
- *Based on the submitted drawings, the Commissioners could not tell if the porch enclosure, as proposed, would be flush with the wall of the existing residence (not appropriate).*
- *Recommended that the applicant submit a detail of the infill, showing that the glass for the enclosure will be located behind the existing beam and the corner support post will remain in the same place, so that the corner of the original residence is not obscured.*



- *Noted that their preferred option (not suggested by the applicant) would be to maintain both rear porches (open) and replace the fenestration in the middle of the back wall as desired (e.g., all glass, if that's what they preferred); however, given that the rear elevation is not visible from public view, the Commission was supportive of both fenestration options presented by applicant and those discussed at the meeting.*
- *The Commission noted that it is not possible to view both rear porches at the same time, from any point on the public right-of-way, so it is not necessary that they both receive the same treatment.*

**IT IS ESTIMATED THAT THE FOLLOWING APPLICATIONS WILL NOT BE HEARD BEFORE 4:15 P.M.**

**3. GV-19-11-053 (attending)**

**577-581 City Park Avenue**

**Matthew Brady (Owner)**

- Install two (2) new skylights on west (rear) roof slope, not visible from public right-of-way, per submitted photo and cut sheets.  
*NOTE: Location change from previous approval GV-19-08-022 (included in materials available for review).*
- Repair sidewalk and install new planter box, per submitted photo.

*The following is taken from the November 5, 2019 German Village Commission meeting minutes:*

*Continue Application GV-19-11-053, 577-581 City Park Avenue, in the absence of the applicant:*

*MOTION: Ferriell/Durst (6-0-0) CONTINUED.*

**NEW APPLICATIONS**

**4. GV-19-12-017**

**829 Macon Alley**

**Frank & Joan Ferri (Owners)**

- Remove chimney from north (side) elevation, per the submitted photo.

**IT IS ESTIMATED THAT THE FOLLOWING APPLICATIONS WILL NOT BE HEARD BEFORE 4:35 P.M.**

**5. GV-19-12-018 (attending)**

**227 E Sycamore Street**

**Javier Invernizzi (Owner)**

- Construct pergola in rear yard, per submitted drawings.

**6. GV-19-12-019 (attending)**

**536 S Fifth Street**

**Able Roof (Applicant)/ Brent Kirkpatrick (Owner)**

- Remove existing vinyl siding on existing residence and install new vinyl siding per submitted materials.

**IT IS ESTIMATED THAT THE FOLLOWING APPLICATIONS WILL NOT BE HEARD BEFORE 4:55 P.M.**

**7. GV-19-12-020 (attending)**

**804 City Park Ave.**

**William Hugus Architects (Applicant)/ Nelson Heinrichs III (Owner)**

- Replace front door "C" with a new wood door to match existing.
- Install new French balcony railing to opening "A". GVC has previously approved the removal of steps at this location and the railing is required by code.

**8. GV-19-12-021 (attending)**

**846 South Fifth Street**

**William Hugus Architects (Applicant)/ Todd Monroe (Owner)**

- Add a hobby/studio/workshop above existing 2-car garage built in 2019.
- Will have HVAC system, but no plumbing.
- No variances are required per Zoning Staff.
- Colors and finishes to match existing.

**IT IS ESTIMATED THAT THE FOLLOWING APPLICATIONS WILL NOT BE HEARD BEFORE 5:15 P.M.**

**9. GV-19-12-022**

**40 E Whittier Street**

**Laurie Gunzelman (Applicant)/ Thomas Robinson (Owner)**

- Demolition of existing 1-car wood framed garage.
- Construct a new 1-car wood framed garage with same size foot print (16'x21') in a similar location to the existing garage at the rear of the site.
- Materials for the new garage would be consistent with those of the house.

**10. GV-19-12-023**

**324 Jackson St.**

**Brenda Parker (Applicant)/ Shannon Keeran (Owner)**

- Construct new 2-story rear addition with full roof deck.
- Replace siding and windows on existing dormers, and include new door to access roof deck.
- Replace existing vinyl window in front living room with new wood window, and restore bricked-in window opening with new stone header & sill to match existing design.
- Raise roof height on existing garage to allow for an 8' garage door height.

**IT IS ESTIMATED THAT THE FOLLOWING APPLICATIONS WILL NOT BE HEARD BEFORE 5:45 P.M.**

**11. GV-19-12-024**

**31-35 E Livingston Avenue**

**Moody Nolan, Inc. (Applicant)/ Wickford Holdings, LLC (Owner)**

*An application, photos, a material board and conceptual drawings have been submitted. A hotel was conceptually reviewed by the GVC in March 2018, May 2018, June 2018, and July 2018.*

- Demolish an existing one-story office building at 31-35 E. Livingston Avenue and a portion of the existing structure along City Park Avenue.
- Construct a four-story hotel on E. Livingston Avenue, per the submitted drawings.
- Construct below grade parking (135 spaces) with a courtyard and green space cap. Access to underground parking to be from Blenkner Street.
- Renovate existing structure (485-489 City Park Ave.) and adjacent courtyard.

*The following is from the October 1, 2019 GVC hearing:*

Commissioner Comments:

- *Requested breakdown of parking (e.g., required spaces vs. proposed spaces) and better understanding of existing parking agreements that may be affected.*
- *Questioned if trees could survive in courtyard over parking structure or if any/all trees within the courtyard would be potted/in planters.*
- *Questioned feasibility of a hotel, on this property, if all zoning and parking requirements were met. Further questioned if a height variance is required, to make a hotel economically viable, at this location?*
- *One Commissioner was concerned that rooftop/balcony spaces may be converted to outdoor bar space by a future tenant, without having to return to the Commission. Applicant indicated that as proposed, Code would require exterior changes (triggering Commission review), if a future tenant wanted to create a rooftop bar space.*

- *Commissioner discussion about whether the Guidelines intend for development adjacent to the historic district to be considered. Commissioner consensus that buildings outside of the boundaries of the district are not to be taken under consideration. Further discussion about park boundaries (e.g., Central Park in NYC) and new development proposed at the inside edge of the district not being looked at any differently from new development proposed within the interior of the district.*
- *Commissioner discussion about importance of development along interior edges of district being compatible with and reflective of what is found interior to the district- edges are first chance to experience district, where district announces itself, etc.*
- *Commissioners present were not supportive of proposed height, given that it would exceed the height of the surrounding building, located within the historic district.*
- *Two Commissioners noted opposition to proposed massing.*

**NO ACTION TAKEN**

### **STAFF APPROVALS**

*(The following applicants are not required to attend)*

- **GV-19-09-023**  
**582 S Pearl Street**  
**Aaron Misiak (Owner)**  
Approve Application GV-19-12-014, 582 S Pearl Street, as submitted, with the following clarifications:  
New Paver Patio
  - Remove existing, 15'x16' (240 s.f.) rear yard, brick patio.
  - Level ground to create a flat even surface and lay a larger, 30'x15' paver patio over a compacted sand base (as opposed to concrete or some other impermeable option). New patio to be in same general area, per submitted photos.
  - Applicant to select pavers from one of the three (3) options submitted for review:
    1. Unilock, Holland, Untumbled Granite and Charcoal paver
    2. Unilock, Bursells Block in Limestone or Sandstone
    3. Oberfields, Lexington Pavers Granite and/or Charcoal
  - Dispose of any/all debris in accordance with Columbus City Code.
  - All work to be completed in accordance with all applicable City Building Codes and industry standards, to allow for appropriate drainage away from this and neighboring houses.
- **GV-19-12-001**  
**385 Jackson Street**  
**Nathaniel Busch (Applicant)/ Patricia Smith & Tom Hager (Owners)**  
Approve Application GV-19-12-001, 385 Jackson Street, as submitted, with the following clarifications:
  - Replacement of a vinyl basement window (installed without approval) with a window from the HPO Approved Window List: Fiber Frame 2100 Series. **Window cut sheet to be submitted to HPO staff for final review and approval, prior to purchase and installation.**
- **GV-19-12-002**  
**242 E Lansing Street**  
**Jennifer & Vernon Morrison (Owners)**  
Approve Application GV-19-12-002, 242 E Lansing Street, to extend previously approved COA# GV-19-10-006, exactly as previously approved, for a period of one (1) year (New Expiration Date: September 5, 2021):  
*NOTE: The extension will allow for the approved sidewalk repairs to occur after planned pipeline repairs.*  
Repair Windows
  - Examine all windows on all elevations and make all necessary repairs to ensure proper operation of upper and lower sashes.
  - Repair any/all double-hung, wood windows as needed with new materials of exact same dimension and profile; like-for-like, in accordance with industry standards for wood windows.

Install New Storm Windows

- Install twelve (12) new, low profile, metal storm windows, per the submitted photos and cut sheets.
- New storm windows to be installed inside the existing window frame.
- Storm window color to match the primary trim color as closely as possible.
- Double caulk to provide air-tight installation on top and sides. Do not caulk breather holes.
- Horizontal bar on all new storm windows to align with horizontal sash bar on existing windows.
- Storm windows to operate smoothly.
- All work to be in accordance with the performance manual.

Repair/Replace Wood Siding/Trim & Paint: Main House and Garage

- Repair and/or replace all damaged, deteriorated, and missing wood siding and trim elements, as necessary. All replacement wood to be of exact same dimension and profile as the original; like-for-like, according to industry standards.
- Prepare all exterior, wooden surfaces on the main house for repainting using the appropriate hand tools.
- Glaze and caulk as necessary.
- Prime all new and bare wood surfaces with the appropriate exterior primer according to manufacturer's specifications. Paint color chips for any new colors are to be submitted to Historic Preservation Office staff for final review and approval, prior to application of the paint.
- Paint main house and garage to match existing color scheme, per the submitted photos. Any new colors are to be submitted with paint color chips to Historic Preservation Office staff for final review and approval.
- **Any previously unpainted, masonry (i.e., brick/stone/concrete sills, lintels, porch columns, etc.) is to remain unpainted.**
- **Any previously painted masonry is to be left as is, or be painted to match the original color of the unpainted masonry as closely as possible.**

Remove Existing Sidewalks and Re-install

- Remove any/all damaged and deteriorated, brick public sidewalks, and set aside intact brick pavers. Dispose of all debris and unsalvageable bricks in accordance with Columbus City Code.
- Level ground to create a flat even surface and relay sidewalk over compacted sand base, using existing brick pavers, in the exact same location and of the exact same dimension and bond pattern (running bond) as existing, per the submitted photos. Any damaged brick pavers are to be replaced with new brick pavers to match existing in color, size and texture as closely as possible.
- All work to be in accordance with industry standards and all applicable City Building Codes.
- Maintain any/all existing sandstone curbs, and repair, as necessary, in accordance with all applicable industry standards, and/or replace with like sandstone curbing.

• **GV-19-12-003**

**123 Lansing Street**

**Chris & Jennifer Tipton (Owners)**

Approve Application GV-19-12-003, 123 Lansing Street, as submitted, with the following clarifications:

Fence Repair/Repainting

- Make any/all necessary repairs to deteriorated picket fence, shown in the submitted photographs. Any/all replacement wood to be of east same dimension and profile. No change to design or location of previously approved fence (COA#98-4-21).
- Fence to be painted or stained with opaque stain within one (1) year. Color to be white, to match existing. Any new colors to be submitted to the Historic Preservation Office staff for review and approval, prior to application of paint/stain.

- **GV-19-12-004**  
**828 S Fifth Street**  
**Amy Conley (Owner)**  
Approve Application GV-19-12-004, 828 S Fifth Street, as submitted:  
Garage Door Replacement
  - Replace the existing, damaged and deteriorated wood garage door with a new wood garage door, per the submitted cut sheet. New wood door to have recessed panels with no windows or faux hardware. Door to be painted green, to match the existing door color, shown in the submitted photograph.
  
- **GV-19-12-005**  
**582 S Pearl Street**  
**Aaron Misiak (Owner)**  
Approve Application GV-19-12-005, 582 S Pearl Street, as submitted, with the following clarifications:  
Replace Wood Steps: Rear Entrance
  - Remove deteriorated wood steps, located off of the rear entrance, per the submitted photos.
  - Construct new wood steps with a planter box along the left (south) side, per the submitted drawings. New steps to sit below the level of the door sill, like existing steps.
  - Steps to be painted or stained with an opaque stain, to match existing color, within one (1) year. Any new paint/stain colors to be submitted to the Historic Preservation Office staff for final review and approval, prior to application of paint/stain.
  
- **GV-19-12-006**  
**610-612 S Grant Avenue**  
**Blackrock Landscaping (Applicant)/ Sally Farmer (Owner)**  
Approve Application GV-19-12-006, 610-612 S Grant Ave, as submitted, with the following clarifications:  
Remove Existing Sidewalks/Walkways and Re-install
  - Remove any/all damaged and deteriorated, brick public sidewalks and rear walkways, shown in submitted photos. Set aside intact brick pavers. Dispose of all debris and unsalvageable bricks in accordance with Columbus City Code.
  - Level ground to create a flat even surface and relay sidewalk and walkways over compacted sand base, using existing brick pavers, in the exact same location and of the exact same dimension and bond pattern (herringbone and running bond) as existing. Any damaged brick pavers are to be replaced with new brick pavers to match existing in color, size and texture as closely as possible.
  - All work to be in accordance with industry standards and all applicable City Building Codes.
  - Maintain any/all existing sandstone curbs, and repair, as necessary, in accordance with all applicable industry standards, and/or replace with like sandstone curbing.
  
- **GV-19-12-007**  
**203 E Beck Street**  
**Chris Hune (Owner)**  
Approve Application GV-19-12-007, 203 E Beck Street, as submitted, with the following clarifications:  
Exterior Painting: North and West Elevations
  - Paint siding and trim on north and west elevations, to match the existing color scheme, per the submitted photos. Any new colors are to be submitted with paint color chips to Historic Preservation Office staff for final review and approval.
  - Repair and/or replace all damaged, deteriorated, and missing wood trim elements, as necessary. All replacement wood to be of exact same dimension and profile as the original wood trim; like-for-like, according to industry standards.
  - Prepare all exterior, wooden surfaces on the main house for repainting using the appropriate hand tools.
  - Glaze and caulk as necessary.

- Prime all new and bare wood surfaces with the appropriate exterior primer according to manufacturer's specifications. Paint color chips for any new finish coat colors are to be submitted to Historic Preservation Office staff for final review and approval, prior to application of the paint.
- **Any previously unpainted, masonry (i.e., brick/stone/concrete sills, lintels, porch columns, etc.) is to remain unpainted.**
- **Any previously painted masonry is to be left as is, or be painted to match the original color of the unpainted masonry as closely as possible.**
- **GV-19-12-008**  
**576-578 S Fifth Street**  
**Crystal & Brian Santin (Owners)**  
Approve Application GV-19-12-008, 576-578 S Fifth Street, to extend previously approved COA# 19-2-21, exactly as previously approved, for a period of one (1) year (New Expiration Date: February 5, 2021):
  - Remove rear porch roof (non-original) and replace with enclosed addition, per submitted drawings.
  - Replace exterior doors and transoms on front and side elevations. Doors to be Jeldwen Aurora Custom Fiberglass, ¾ lite panel doors, with a smooth finish. Cut sheets to be submitted to HPO staff for review and approval, prior to purchase and installation.
  - Replace shingle roofing on front porch hoods with bronze standing seam metal roofing.
  - New porch hood over exterior door, on the south (side) elevation. Bronze, standing seam metal roof proposed.
  - New gabled dormer on the north roof slope, per submitted drawings.
  - Repair or replace slate on existing dormers with EcoStar Slate, to match original.
  - Replace concrete sidewalk on south side of residence with brick.
  - New AC units and generator, along north side of residence.
  - New six-foot tall vehicle gate and fence with man gate, off of Dixon Alley.
  - Replace sidewalk on north side of residence and repair existing metal gate, which provides access to north side of residence.
  - Add brick pathway and decorative metal fencing in south tree lawn, per submitted drawings.
  - Exterior paint colors to be submitted to HPO staff for final review and approval, prior to application of paint.
  - Cut sheets for any/all new exterior light fixtures to be submitted to HPO staff for final review and approval, prior to purchase and installation.
  - New windows to be all wood or aluminum-clad wood units, from the Historic Preservation Office Approved Window List. Window cut sheets to be submitted to HPO staff for final review and approval, prior to purchase and installation.  
*NOTE: Repair of two (2) stained glass windows on west elevation and replacement of all other existing windows, approved under COA# 18-12-3.*
- **GV-19-12-009**  
**576-578 S Fifth Street**  
**Crystal & Brian Santin (Owners)**  
Approve Application GV-19-12-009, 576-578 S Fifth Street, to extend previously approved COA# 18-12-3, exactly as previously approved, for a period of one (1) year (New Expiration Date: December 3, 2020):
  - Repair two (2) west elevation stained glass windows. Replace all other existing windows with clad-wood from approved list, 1 over 1 double hung sash, casings and size to match original openings. Window cut sheet to be submitted to Historic Preservation Office staff for final review and approval.
  - Replace non-original sky lights with Velux units of the same size. Cut sheet to be submitted to HPO staff.
  - Repair &/or replace chimney caps and pots with aluminum cages. Cut sheet to be submitted to HPO staff.
  - Replace original wood siding on garage with same profile as original; to be smooth-faced wood or Boral.
  - Replace non-original garage door with same dimension and profile; like-for-like. Cut sheet to be submitted to HPO staff.

- Repair and/or replace all damaged, deteriorated, and missing wood siding, trim elements, soffit, and fascia, on house, as necessary. All replacement to be of same dimension and profile as the original wood trim; like-for-like, according to industry standards.
- Replace existing main, east, and west dormer asphalt shingle roofs with GAF Slateline Weathered Slate. All hips & ridges to be capped with galvanized metal ridge roll, All ridges, valleys, and flashings to be painted "gray." Any and all necessary venting to be CobraVent, VentSure, or comparable, installed on roof ridges only, underneath metal ridge roll per manufacturer's specs.
- Replace existing half round gutters with like for like.
- Repair and repaint existing wrought iron fence.
- Repair masonry throughout remove paint from all original lintels.
- Replace existing north elevation concrete sidewalk with concrete. Repair & relay existing brick sidewalk.

- **GV-19-12-010**  
**788 Mohawk Street**

**Brothers Roofing and Construction (Applicant)/ Michael Hall (Owner)**

Approve Application GV-19-12-010, 788 Mohawk Street, as submitted, with the following clarifications:

Remove and Install New Asphalt Shingle Roof

- Remove all asphalt shingles on the main roof, down to the sheathing. Dispose of all debris according to Columbus City Code.
- Replace any/all damaged, deteriorated, and missing sheathing with wood of appropriate dimension, as necessary.
- Install new, 30 lb. felt paper on all sheathing according to manufacturer's specifications.
- Replace any/all damaged and deteriorated metal valleys with new metal valleys of appropriate dimension, as necessary. Valleys are to be smooth not a "W" channel to maintain the appropriate historic appearance and profile.
- Replace any/all damaged metal flashing on all existing chimneys.
- Install new 235 lb., class C, self-sealing 3-tab shingles. Manufacturer and color, below, selected by the owner from the HPO Approved Roofing Shingles list:  

<u>Manufacturer:</u>	<u>Style:</u>	<u>Color:</u>
<input type="checkbox"/> GAF	Slateline (dimensional)	<input type="checkbox"/> Weathered Slate
- All ridges to be capped with galvanized metal ridge roll, in lieu of cut shingle tabs, and painted "Tinner's Red" or "Gray."
- Upon completion, all metal valleys and flashing are to be painted "Tinner's Red" or "Gray."
- Any/all necessary venting is to be performed on the roof ridge, underneath the metal ridge roll via CobraVent, VentSure, or comparable, in lieu of hat-vents and/or soffit vents.

- **GV-19-12-011**  
**829 Macon Alley**

**Frank & Joan Ferri (Owners)**

Approve Application GV-19-12-011, 829 Macon Alley, as submitted, with the following clarifications:

Repair Masonry Chimney

- Remove all defective material. Replace any/all damaged and missing brick with brick that matches the original material in size, shape, color, and texture.
- New mortar must be no harder than the historic mortar to allow for expansion and contraction of the masonry. Original mortar mix was composed of 1 part lime to 2 parts sand. White portland cement may be substituted for up to (but no more than) 20 percent of the lime content.  
*NOTE: The owner is advised to use the approved 12 parts sand-4 parts lime-1 part white portland cement formula approved by the National Trust For Historic Preservation. Please refer to Preservation Brief 2- "Repointing Mortar in Historic Brick Buildings", available at <http://www.cr.nps.gov/hps/tps/briefs/brief02.htm>*

Exterior Wood Trim Painting

- Prepare all exterior wooden surfaces for painting using the appropriate hand tools. Repair/replace all missing, damaged, and deteriorated wood as necessary according to industry standards. All replacement wood to be of same profile and dimension as the original; like-for-like.

- Prime all bare and new wood with the appropriate exterior primer according to manufacturer's specifications.
- Owner has the option of selecting one (1) of the following appropriate painting methods: a) paint all wood trim, windows, doors, etc. the exact same color as currently exists on the wood trim or, b) submit a new paint schedule to the Historic Preservation Office staff for final review and approval, prior to application of paint.

Exterior Painting: Garage

- Repair and/or replace all damaged, deteriorated, and missing wood trim elements, on the garage, as necessary. All replacement wood to be of exact same dimension and profile as the original wood trim; like-for-like, according to industry standards.
  - Prepare all exterior, wooden surfaces on the garage for repainting using the appropriate hand tools.
  - Glaze and caulk as necessary.
  - Prime all new and bare wood surfaces with the appropriate exterior primer according to manufacturer's specifications: Siding to match gray color on main house and doors to be painted black.
  - **Any previously unpainted, masonry (i.e., brick/stone/concrete sills, lintels, porch columns, etc.) is to remain unpainted.**
  - **Any previously painted masonry is to be left as is, or be painted to match the original color of the unpainted masonry as closely as possible.**
  - Paint color chips for any previously painted masonry are to be submitted to Historic Preservation Office staff for final review and approval, prior to application of paint.
- **GV-19-12-012**  
**846 S Fifth Street**  
**Bello Giardino (Applicant)/ Todd Monroe (Owner)**  
Approve Application GV-19-12-012, 846 S Fifth Street, as submitted, with the following clarifications:  
Landscape/Hardscape
    - Remove overgrown/deteriorated/dead shrubs, per submitted photos.
    - Install new plantings in front of house, along front fence line, along the south (side) property line, and in the rear yard, per submitted landscape plan.
    - New plantings, including hornbeams, boxwoods, hydrangeas, dwarf lilacs, hostas and liriope are to be a sufficient distance from the house to avoid any damage to any historic masonry foundation or walls, and in accordance with applicable landscaping industry and building maintenance standards.
    - Level ground to create a flat even surface and install new brick paver walkway over compacted sand base, within the side yard, per the submitted landscape plan. Bond pattern to be herringbone, running bond, or basket weave.
    - Install new wood trellis/arbor, along the south side of the rear yard, per the submitted landscape plans and drawing. Trellis/arbor to be planted with wisteria and be 30 feet long (6 posts) and 7 feet tall. At no point shall the trellis/arbor exceed 8 feet in height, as measured from grade to the highest point of the structure.

- **GV-19-12-013**  
**541 S Lazelle Street**  
**Bello Giardino (Applicant)/ Robert Milnes (Owner)**  
Approve Application GV-19-12-013, 541 S Lazelle Street, as submitted, with the following clarifications:  
Exterior Painting
  - Repair and/or replace all damaged, deteriorated, and missing wood trim elements, as necessary. All replacement wood to be of exact same dimension and profile as the original wood trim; like-for-like, according to industry standards.
  - Prepare all exterior, wooden surfaces on the main house for repainting using the appropriate hand tools.
  - Glaze and caulk as necessary.
  - Prime all new and bare wood surfaces with the appropriate exterior primer according to manufacturer's specifications, and per submitted paint color chips: Sherwin Williams' Peppercorn (SW6991) and Black Magic (SW7674).
  - **Any previously unpainted, masonry (i.e., brick/stone/concrete sills, lintels, porch columns, etc.) is to remain unpainted.**

- **Any previously painted masonry is to be left as is, or be painted to match the original color of the unpainted masonry as closely as possible.**
- Paint color chips for any previously painted masonry are to be submitted to Historic Preservation Office staff for final review and approval, prior to application of paint.

Spot Tuck Point--(complete)

- Check all mortar joints on all elevations for soundness. All sound mortar to remain in place.
- Replace any/all missing damaged material and replace with new or used stone of the exact same shape, dimension, and color; like-for-like.
- Use hand tools to remove any/all loose mortar to a depth of 3/4".
- Moisten surface with water, and spot point as needed with mortar of matching color, texture, hardness, and joint profile.
- New mortar must be softer than the masonry, and no harder than the historic mortar, to allow for expansion and contraction of the masonry. Original mortar mix was composed of 1 part lime to 2 parts sand. White portland cement may be substituted for up to (but no more than) 20 percent of the lime content.

*NOTE: The owner is advised to use the approved 12 parts sand-4 parts lime-1 part white portland cement formula approved by the National Trust For Historic Preservation. Please refer to Preservation Brief 2- "Repointing Mortar in Historic Brick Buildings", available at <http://www.cr.nps.gov/hps/tps/briefs/brief02.htm>.*

Remove Existing Sidewalks and Re-install

- Remove any/all damaged and deteriorated, brick public sidewalks and set aside intact brick pavers. Dispose of all debris and unsalvageable bricks in accordance with Columbus City Code.
- Level ground to create a flat even surface and relay north and east sidewalks over compacted sand base, using existing brick pavers, in the exact same location and of the exact same dimension and bond pattern (herringbone) as existing. Any damaged brick pavers are to be replaced with new brick pavers to match existing in color, size and texture as closely as possible.
- All work to be in accordance with industry standards and all applicable City Building Codes.
- Maintain any/all existing sandstone curbs, and repair, as necessary, in accordance with all applicable industry standards, and/or replace with like sandstone curbing.

*NOTE: Removal of split face block wall not included in staff approval. German Village Commission review required.*

- **GV-19-12-014  
503 City Park Ave.**

**Precision Slate & Tile Roofing (Applicant)/ Michael Zaller (Owner)**

Approve Application GV-19-12-014, 503 City Park Ave., as submitted, with the following clarifications:

- Remove existing deteriorated slate roof on south roof face.
- Install new North Country Black Slate roof on south face per submitted specifications.
- Install new metal flashing and ridge roll; to be "Tinner's Red".
- Repair fascia as needed to match existing.
- Install new K-style gutters per submitted specifications.

Install Slate Roof

- Remove all asphalt shingles down to the sheathing. Dispose of all debris according to Columbus City Code.
- Replace any/all damaged, deteriorated, and missing sheathing with wood of appropriate dimension, as necessary.
- Install new, 30 lb. felt paper on all sheathing according to manufacturer's specifications.
- Install new slate of appropriate color and profile in accordance with all applicable City Code and industry standards.
- Install new metal valleys of appropriate dimension. Valleys are to be smooth not a "W" channel to maintain the appropriate historic appearance and profile.
- Install new metal flashing on all existing chimneys.
- All ridges to be capped with copper, slate, or galvanized metal ridge roll painted "Tinner's Red" or "Gray."
- Upon completion, all metal valleys and flashing (excluding copper) are to be painted "Tinner's Red" or "Gray."

- **GV-19-12-015**  
**179 E Deshler Ave**  
**Sue Grant (Applicant)/ Julia Backoff & Christopher Burke (Owners)**  
Approve Application GV-19-12-015, 179 E Deshler Ave, as submitted, with the following clarifications:  
Hardscape
  - Replace gravel driveway with clay brick driveway with permeable pavement exfiltration to soil subgrade base.
  - Clay brick patten to be installed per proposed site plan.
  - Level ground to create a flat even surface and install new brick paver walkway over compacted sand base, within the south yard, per the submitted landscape plan. Bond pattern to be herringbone.
  
- **GV-19-12-016**  
**275 E Beck Street**  
**Dana & Ash Aminian (Owners)**  
Approve Application GV-19-12-016, 275 East Beck Street, as submitted, with the following clarifications:  
Staff Recommended Application
  - Remove birch tree (*under 12" caliper*) from the west side of property.
  - Plant new mature oak tree or 3" caliper tulip tree.
  
- X. NEW BUSINESS
  
- XI. OLD BUSINESS
  - **Review of Marvin Infinity windows, installed as test-case, at 680 City Park Avenue (COA# 18-11-7)**  
*Carried over from the November 2019 agenda, for further discussion, to allow the Commissioners time to inspect the installed windows in-person.*
  
- XII. ADJOURNMENT