



## Historic Preservation Commission

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### October 26, 2022 Historic Preservation Commission

#### **Title**

Petition of Lynch Associates Architects | 22-004602-COA | 1400, 1408, 1410 Martin Luther King, Jr. Blvd. and 409 West 31st Street | Amendment/Addition

#### **Description**

The applicant is requesting approval for amendments to a previously approved Certificate of Appropriateness for alterations to the buildings located at 1400, 1408, 1410 Martin Luther King Jr. Blvd. and 409 West 31st Street [File Nos. 20-001453-COA, 20-001457-COA and 20-001460-COA]. The work includes further alterations to buildings as well as a bathroom building addition and canopy between two existing metal buildings; the addition is minimally visible.

#### **Recommendation**

**Approval** for amendments to a previously approved Certificate of Appropriateness for alterations to the buildings located at 1400, 1408, 1410 Martin Luther King Jr. Blvd. and 409 West 31st Street [File Nos. 20-001453-COA, 20-001457-COA and 20-001460-COA] **with the following conditions** to be submitted to staff for final review and approval because the proposed amendments are otherwise visually compatible and meet the standards:

- 1. Provide additional information regarding location, size, shape, and operability for the window shown in the wall section on drawing sheet A9.**
- 2. Add headers, surround trim, and pronounced sills (windows) to all new window and door openings.**
- 3. Window sashes must be inset a minimum of 3 inches and storefront glazing must be inset a minimum of 4 inches.**
- 4. Revise the polycarbonate roof to be a roof material permitted by the ordinance.**
- 5. Screen the HVAC equipment proposed on the addition roof if visible from the right-of-way during construction.**

#### **Contact**

#### **Financial Impact**

#### **Review Comments**

#### **Attachments**

📎 [Submittal Packet.pdf](#)

📎 [Sanborn Maps.pdf](#)

📎 [Previous Submittal Packet.pdf](#)

📎 [Staff Recommendation - 22-004602-COA 1400, 1408, 1410 MLK 409 W 31st.pdf](#)