

PROJECT BRIEF

Historic District Board of Review Application for Certificate of Appropriateness at 929 W. Second St. to replace old deck with new two-level deck.

Application Date: April 11, 2023

HDBR Meeting Date: May 22, 2023



Project Description:

Certificate of Appropriateness application to replace old deck with new two-level deck.

Current Zoning:

Historic District Residential (HDR)

Project Location:

929 W. Second St.

Applicant:

Chris & Regina Erlewein

929 W. Second St.

Madison, IN 47250

Owner:

Same

Supporting Documents:

COA application

Photo of property & previous deck

Photo of new deck

Copy of HDBR meeting public sign

GIS map

Alterations, Historical Information, & Prior Approvals:

Date	c. 1840
Style	Federal
Evaluation	Contributing
Survey Notes	

Alterations:

Replacement 1/1 vinyl windows, replacement doors, addition at rear

Historical Information/Misc. Important Information:

N/A

Prior COA Approvals:

N/A

Guidelines, Standards, & Ordinances
--

HDBR Guidelines:

Madison Historic District Design Guidelines – 27.0 New Construction-Decks p. 109

27.1 Locate decks only on the rear ground level of historic buildings or other ground floor level where the deck is not visible from public view. To help reduce the visual impact, the sides of decks should be recessed or set in from each rear corner, rather than flush.

27.2 Design decks to eliminate physical or visual damage to significant historic architectural features.

27.3 Decks should be attached to the historic building so that they may be removed without significant damage.

27.4 Provide proper flashing and other details to reduce or eliminate moisture damage to the historic structure.

Conformance with Guidelines, Ordinance & Standards:

The project is *not* in conformance with Guideline 27.1 because the deck is of two-story design and is readily visible from Pearl Street, thus impacting the aesthetics of the primary historic structure; is *not* in conformance with the ordinance because the new deck is not compatible with the projections on the rear of other related and nearby structures.

Ordinance:

151.34 Visual Compatibility Factors

(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.

Secretary of the Interior Standards:

N/A

Preservation Brief:

N/A



HDCA-23-44

Certificate of Appropriateness (COA) Application

Status: Active

Date Created: Apr 10, 2023

Applicant

Regina Erlewein
erlewein5@aol.com
929 West Second St
Madison, Indiana 47250
7655410850

Primary Location

929 W SECOND ST
MADISON, IN 47250

Owner:

Chris & Regina Erlewein
929 West Second St West Second Street
Madison, Indiana 47250

Internal Review

Notification Sign

1

Send for HDBR review



General Information

Are you the owner?

Yes

Zoning Classification

downtown

Legal Description of Property

011-04494-00 PT Lot 14 H & G 11-144-69 929 W Second St

Will you be working with a Contractor?

Yes

Description of Existing Use

Replace old deck with new 2 level deck

Description of Proposed Use

recreation

Contractor Information

Company Name

Rooster Landscaping

License Number

982

Phone

812-571-3345

Mailing Address

4280 SR 62

State

IN

Contractor Name

Salvador Rios

Expiration Date

03/02/2024

Email

NA

City

Hanover

Zip Code

47243

Type of Project

Select which applies to your project.

Other

Define Other

deck

Description(s) of Work

Scope of Work

Replace old rotting deck with a new 2 story deck. Lower deck to be concrete patio, and stone patio. Upper deck to be composite deck that looks like natural wood. The lower deck/patio area is concealed by an existing privacy fence. Upper deck will have composite floor and posts that look like natural wood and will complement the style and age of the house.

Building Elements

Deck



Existing Material

wood

Proposed Material

concrete lower, composite wood look upper deck

Demolition



Existing Material

rotting wood

Proposed Material

concrete and composite and treated lumber

Acknowledgement

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

Digital Signature

Regina Mae Erlewein
04/10/2023

- 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.

Attachments



C53D6267-B4F3-4942-847A-8B86DBCB62F2.jpeg

Uploaded by Regina Erlewein on Apr 10, 2023 at 9:19 pm

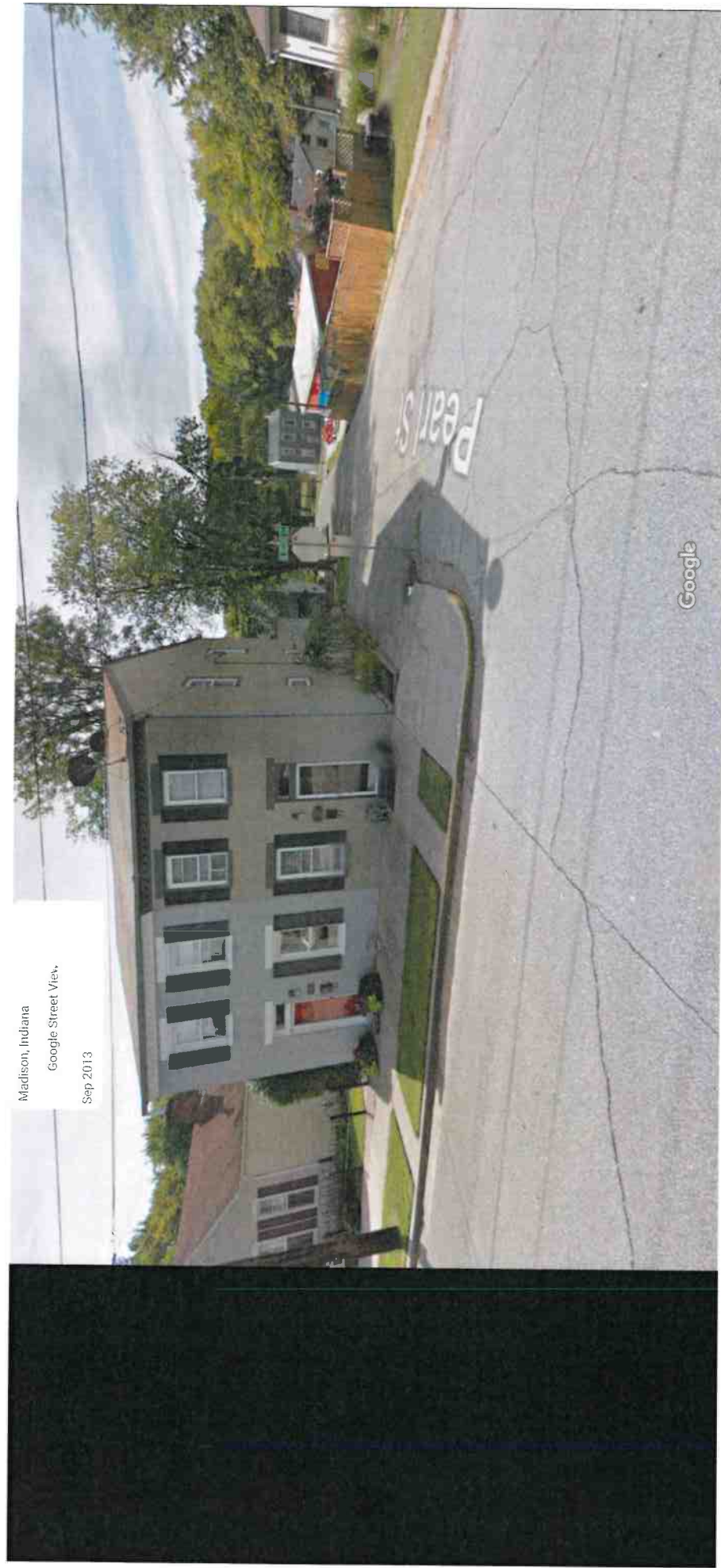


F9B3A9D8-0A8F-410E-B6AB-A2EDB04FBC37.jpeg

Uploaded by Regina Erlewein on Apr 10, 2023 at 9:21 pm







Madison, Indiana
Google Street View,
Sep 2013

Image capture: Sep 2013 © 2023 Google



929 W 2nd St

All

Street View & 360°



Madison, Indiana
Google Street View,
Sep 2013

Image capture: Sep 2013 © 2023 Google



929 W 2nd St

All

Street View & 360°



Image capture Sep 2013 © 2023 Google



929 W 2nd St

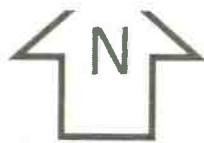
All

Street View & 360°





2nd Street



34' Lot Line

Sidewalk

929 W. 2nd St.

927 W. 2nd St.

Chris & Regina
Erlewein

Neighbor

Existing Residence

Existing Residence

Neighbor's Yard

Parking Spaces

58'

Lot Line 58'

Pearl Street

Lot Line 83'

Lot Line 38'



Concrete
Patio

Stone
Patio

Grass

22'

19

16'

18'

19'

Fence

3'

Fence/Lot Line 25'

Retaining Wall

Lot Line 72'

HISTORIC RESOURCE INVENTORY FORM

Resource Address: 927-929 W 2nd St Madison Indiana 47250 USA
County: Jefferson
Historic name:
Present name:
Local place name:
Visible from public right of way: Yes
Ownership:
Owner/Address:
Land unit size:
Site/Setting:



Lat/Long: 38.737282000000000, -85.3922349313175000 [WGS84]

UTM: Zone 16S, 639736.5853 mE, 4288850.1431 mN

Parcel No. GIS/Ref/ID: 31098

Historical Information

Historic Function: Domestic: Multiple Dwelling	Current Function: Domestic: Multiple Dwelling
Construction Date: ca. 1840-1849 , circa 1840*	Architect:
Original or Significant Owners:	Builder:
Significant Date/Period:	Developer:
Areas of Significance: Architecture Community Planning and Development	

Architectural Information

Category: building, Duplex	Style: Federal	<input checked="" type="checkbox"/> Additions (c. 1890) <input type="checkbox"/> Alterations <input type="checkbox"/> Moved <input type="checkbox"/> Other Ancillary structures:
Structural:	Exterior Material(s): brick (common bond)	
Stories: 2, Bays:	Roof Material: asphalt shingles	
Form or Plan: Duplex, rectangular	Roof Type: Side Gable , flush eaves , Dentils	
Foundation: parged	Windows: replacement vinyl 1/1 double-hung sashes	
General condition: Good	Chimney(s):	
Basement:	Porch:	

Historical Summary:

Status (Current Listing or Designation)

National: ☐ indiv. ☒ district ☐ landmrk.

State/Province: ☐ indiv. ☐ district ☐ landmrk.

Local: ☐ indiv. ☒ district ☐ landmrk.

2006, Madison National Historic Landmark District

1982, Madison Local Historic District

Evaluation (Preparer's Assessment of Eligibility)

Recommendation

- ☐ Individually eligible
☒ Eligible as contributing resource
☐ Not eligible / non-contributing
☐ Not determined

Level of potential eligibility

- ☐ National
☐ State
☐ Local

Landmark potential

- ☐ National
☐ State
☐ Local

Eligibility: Applicable NHL Criteria: 1, 4

Description/Remarks

This is a 2-story duplex in the Federal style built in 1840. The foundation is parged. Exterior walls are brick (common bond). The building has a side gable roof clad in asphalt shingles with flush eaves and dentils. Side gabled roof with dentils under the eaves at the front. Windows are replacement vinyl, 1/1 double-hung sashes. Rectangular stone lintels and sills; windows have shutters. Replacement doors. Transoms over the doors and rectangular lintels. There an addition.

Survey and Recorder

Project: Search for '929 w 2' in Madison, Indiana (3 results)	Sequence/Key no.:	Survey Date: December 2021
Prepared By: Peggy Veregin, The Lakota Group/Douglas Gilbert Architect	Report Title/Name: Madison Local Historic District Update	Previous Surveys: Madison Reconnaissance Survey (2002-2004) ID #31098, surveyed Jul 23, 2002, Site Number 2-395
Inventoried: 09/20/2021 11:43:05 am Last updated: 07/11/2022 10:29:59 pm by /	Level of Survey: <input checked="" type="checkbox"/> Reconnaissance <input type="checkbox"/> Intensive	Additional Research Recommended? <input type="checkbox"/> Yes <input type="checkbox"/> No

IUPPS CONFIRM 2023/04/23 #00000 2304230805-00A NORM NEW

From: Indiana 811 (tickets@indiana811.org)

To: erlewein5@aol.com

Date: Sunday, April 23, 2023 at 09:13 PM EDT

Click [here](#) to access our online system, Exactix, 24/7. Benefits include the ability to:

- Check the status of the Members' response if they use Indiana 811's Positive Response Tool
- Create, print, and manage your Tickets
- Attach pictures or plans when creating your Tickets
- Access satellite/aerial maps

For information regarding the 811 process, please visit <https://indiana811.org/public/>.

00000 IUPPSa 04/23/2023 21:13:48 2304230805-00A NORM NEW STRT

NORMAL NOTICE

Ticket : 2304230805 Date: 04/23/2023 Time: 21:10 Oper: INDIANA811 Chan:000

State: IN Cnty: JEFFERSON Twp: MADISON
Cityname: MADISON Inside: Y Near: N
Subdivision:

Address : 929
Street : W 2ND ST
Cross 1 : PEARL ST Within 1/4 mile: Y
Location: SOUTH SIDE OF PROPERTY; EAST SIDE OF PROPERTY
:
Grids : 3844C8523B 3844C8523C 3844D8523B 3844D8523C
Boundary: n 38.737969 s 38.736601 w -85.393051 e -85.390249

Work type : INSTALL DECK/PERGOLA
Done for : REGINA ERLEWEIN
Start date: 04/26/2023 Time: 07:00 Hours notice: 58/048 Priority: NORM
Ug/Oh/Both: U Blasting: N Boring: N Railroad: N Emergency: N
Duration : 2 WEEKS Depth: 2 FT

Company : REGINA ERLEWEIN Type: HOME
Co addr : 929 WEST SECOND STREET
City : MADISON State: IN Zip: 47250
Caller : REGINA ERLEWEIN Phone: (765)541-0850
Contact : ROOSTER LANDSCAPING & CONSTRUCTION - OFFICE Phone:
BestTime:
Mobile : (812)571-3345
Email : ERLEWEIN5@AOL.COM

Remarks : All tickets are taken and processed on Eastern Daylight Time
Will you be white-lining the dig site area? NO
:

Submitted date: 04/23/2023 Time: 21:10

Utilities notified:

Ticket 2304230805 for ID4752 - Status Change

From: windstreamprs@korweb.com (windstreamprs@korweb.com)

To: erlewein5@aol.com

Date: Sunday, April 23, 2023 at 09:14 PM EDT

Our records indicate you called in dig request **2304230805** at **929 W 2ND ST, MADISON, IN.**

This email is a status update relating to ticket number **2304230805** for code **ID4752**.

Ticket: **2304230805**
Member
Code: **ID4752**
Company: **REGINA ERLEWEIN**
Done For: **REGINA ERLEWEIN**
Work to
begin on: **4/26/2023 7:00:00 AM**
County: **JEFFERSON**
City: **MADISON**
Address: **929W 2ND ST**
Contact: **REGINA ERLEWEIN**
Phone: **(765)541-0850**
Completed
on: **4/23/2023 9:12:20 PM**
Response: **_CLEARED**

Facility	Work Performed	Action Code
COMMUNICATIONS Cleared		

Remarks:**Notes:**

Windstream has addressed your ticket as noted above. If you have any further questions please contact our Damage Prevention Groups at 1-800-289-1901. Please note! The positive response you received is just for Windstream Telecommunications. If you have questions regarding responses from other utilities, please contact them directly. Windstream is working with the one call center to promote Safety and Damage Prevention. It's a shared responsibility. Thank you for doing your part in supporting public safety. Please visit <http://www.call811.com> regarding best practices.



Address: 4005 E. Eichel Avenue, Evansville, Indiana
Phone: 812-483-7923
Website: www.otsutilities.com



Know what's below.
Call before you dig.

LOCATE STATUS FORM

Request #: 2304230805	Request Type: Standard	Received Date: 2023/04/23 21:10	Locate Status: LOCATE COMPLETED
Utilities Locating for: CenterPoint Indiana Gas (ID1443)		Excavation Date: 2023/04/26 07:00	Rescheduled Date: 2023/04/26 07:00
Requested by: REGINA ERLEWEIN		Phone: 7655410850	Email Address: ERLEWEIN5@AOL.COM
Company Name: REGINA ERLEWEIN		Company Address: 929 WEST SECOND STREET , MADISON	Work Started: No
Locate Address: 929, W 2ND ST		City, State: MADISON, INDIANA	Type of Work: INSTALL DECK/PERGOLA
Description of Work: SOUTH SIDE OF PROPERTY; EAST SIDE OF PROPERTY			

LOCATED AREA: EXCVATOR SHALL NOT WORK OUTSIDE THE LOCATED AREA WITHOUT OBTAINING ANOTHER LOCATE!

Colour Code for Marking Underground Utility Lines Electric Gas / Oil Communication/ CATV Water Sewer Reclaimed Water Temporary Survey Proposed Excavation	CenterPoint Energy owned utilities are: <input checked="" type="checkbox"/> In Conflict <input type="checkbox"/> Not In Conflict <input checked="" type="checkbox"/> Field Marked <input type="checkbox"/> Not Marked <input type="checkbox"/> Field Cleared <input type="checkbox"/> Other:
	CenterPoint Energy Owned Utilities are High Profile: <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO
Comments to Excavator	

CAUTION: Any changes to location or scope of work require a documented agreement between the locator and excavator. The EXCAVATOR must not work outside the specified Locate Area without an additional or new locate request if no agreement is made. Refer to "Comments to Excavator" for agreed upon changes. Additionally, privately owned facilities may be present in Locate Area, check with property owner or call On the Spot Utility Resources, LLC for a Private Locate.

Completed By: Morrow, Tyler	CenterPoint Energy Gas Main Sizes and material in conflict are: <input checked="" type="checkbox"/> 2 in. <input type="checkbox"/> 4 in <input type="checkbox"/> 6 in <input type="checkbox"/> 8 in <input type="checkbox"/> 10 in <input type="checkbox"/> 12 in <input type="checkbox"/> Other: <input type="checkbox"/> Cast Iron <input type="checkbox"/> Steel <input checked="" type="checkbox"/> Plastic <input type="checkbox"/> Other:
Date: April 25, 2023	
Time: 10:18	Method of Field Marking: <input checked="" type="checkbox"/> Paint <input checked="" type="checkbox"/> Flags <input type="checkbox"/> Other:

Disclaimer: On the Spot Utility Resources, LLC **DOES NOT** locate all the utilities within your excavation area. You must have a positive response for all utilities in conflict of your excavation. Call 811 for more information.

This form revised February 2019

Please click here to complete our locate survey

Responses for Indiana 811 locate request 2304230805

From: Indiana 811 (tickets@indiana811.org)

To: erlewein5@aol.com

Date: Wednesday, April 26, 2023 at 07:16 AM EDT

This is a message from Indiana 811's Automated Positive Response System.

Please note that member facility operators, or their contract locator, may not participate in this system.

Below is the response status from the member facility operators, or their contract locators, associated with:

Ticket 2304230805

IN : JEFFERSON County, MADISON Township, MADISON City
929 W 2ND ST

CENTERPOINT ENERGY (SOUTH) (FORMERLY VECTREN)

- Underground facilities in the proposed excavation area have been marked.

Comment - DATECOMPLETED: 2023-04-25 10:18:48

DUKE ENERGY

- No underground facilities are in the proposed excavation or design area.

Comment - No Comment

DUKE ENERGY TELECOM

- Has Not Responded

FRONTIER

- No underground facilities are in the proposed excavation or design area.

Comment - No Comment

MADISON, CITY OF

- SEWER: No underground facilities are in the proposed excavation or design area.

Comment - No Comment

- WATER: Underground facilities in the proposed excavation area have been marked.

Comment - No Comment

METRO FIBERNET, LLC

- No underground facilities are in the proposed excavation or design area.

Comment - No Comment

TIME WARNER CABLE



2015 Flood Map

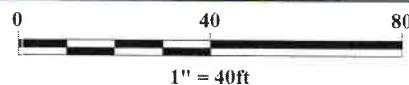
FLD_ZONE:

AE

- Regional Counties
- County Boundary
- Townships
- Water
- Parcels
- Corporate Boundary
- Sewer Structures

- Addresses
- Common Addresses

- Regional Count
- Regional Roads
- Regional Highw
- Water
- Railroad
- Dimensions
- Roads
- Highways
- Trails



MADISON HISTORIC DISTRICT BOARD OF REVIEW

Request for Certificate of Appropriateness



Application has been made by: (name) Regina Erlewein

Property Address: (address) 929 W. Second St.

Proposed Action to: (explain) Replace old deck with new 2 level deck

Meeting will be held on: (date) 5/22/2023

POSTING DEADLINE

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

5/08/2023

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 Historic Preservation (812) 274-0253 or Plan Commission (812) 265-8324