



PROJECT BRIEF – Historic District Board of Review

Application for Certificate of Appropriateness 751
Jefferson St. to build a 12'x30' shed in side yard.



Current Zoning: Historic District Residential (HDR)	Project Location: 751 Jefferson St.
Applicant: Caleb Denton	Owner: same

Preliminary Staff Recommendation: **Approve**

Conditions:

1. N/A

Reasoning:

History, Relevant Information, & Prior Approvals:

History:

N/A

Relevant Information:

Possible 1980s alterations to main house.

Prior Approvals:

N/A



Alterations, Historical Information, & Prior Approvals:

Date	c. 1818
Style	Federal
Evaluation	Non-contributing
Survey Notes	Possible c.1980 alterations

Guidelines, Standards, & Ordinances

HDBR Guidelines Not Met:

N/A

Ordinance Points Not Met:

N/A

Conformance with Guidelines, Ordinance & Standards:

This project is in conformance with the guidelines and ordinance

HISTORIC RESOURCE INVENTORY FORM

Resource Address: 751 Jefferson St Madison Indiana 47250 USA
County: Jefferson
Historic name:
Present name:
Local place name:
Visible from public right of way: Yes
Ownership: Private
Owner/Address:
Land unit size:
Site/Setting: Ground slopes to east with forested hill to the rear. Gravel parking area at front with concrete retaining walls and stairs. Stairs and sidewalk to upper porch. Concrete pad with wood poles on hill.



Lat/Long: 38.7419761522908200, -85.3775762024467500 [WGS84]

UTM: Zone 16S, 641001.4684 mE, 4289393.5610 mN

Parcel No.

Historical Information

Historic Function: Domestic: Single Dwelling	Current Function: Domestic: Single Dwelling
Construction Date: ca. 1940-1949 , circa 1940*	Architect:
Original or Significant Owners:	Builder:
Significant Date/Period:	Developer:
Areas of Significance:	

Architectural Information

Category: building, House	Style:	☒ Additions ☐ Alterations ☐ Moved ☐ Other Ancillary structures: 1 total including Dog House
Structural: frame	Exterior Material(s): asphalt shingles, Concrete block	
Stories: 2, Bays:	Roof Material: asphalt shingles	
Form or Plan: Vernacular, rectangular	Roof Type: Gable Front	
Foundation: concrete block	Windows: wood 1/1 double-hung sashes	
General condition: Excellent	Chimney(s):	
Basement:	Porch:	

Historical Summary:

There may be c. 1980 alterations.

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	Level of potential eligibility	Landmark potential
☐ Individually eligible	☒ National	☐ National
☐ Eligible as contributing resource	☐ State	☐ State
☒ Not eligible / non-contributing	☒ Local	☐ Local
☐ Not determined		

Integrity: Concrete front porch and basement addition, artificial siding.



Description/Remarks

This is a 2-story house built in 1940. The structural system is frame. The foundation is concrete block. Exterior walls are asphalt shingles and concrete block. Vinyl siding on rear side addition. The building has a gable front roof clad in asphalt shingles. Windows are wood, 1/1 double-hung sashes. Full-width raised porch with hipped asphalt shingle roof, square wood columns on brick side walls. Wood side entry stairs. Multi-light wood door at center. There is a single-story, front and rear, concrete block and frame addition. Front and rear additions.

Survey and Recorder

Project: Madison, Indiana	Sequence/Key no.:	Survey Date: February 2022
Prepared By: Douglas Kaarre, The Lakota Group/Douglas Gilbert Architect	Report Title/Name: Madison Local Historic District Update	Previous Surveys: Madison Reconnaissance Survey (2002-2004), surveyed Sep 05, 2002, Site Number 3-0793
Inventoried: 09/20/2021 11:43:42 am Last updated: 08/08/2022 4:42:47 pm by Doug Kaarre / 312.467.5445 x 220	Level of Survey: ☒ Reconnaissance ☐ Intensive	Additional Research Recommended? ☐ Yes ☐ No



MADISON

Indiana
Planning, Preservation and Design

101 W Main St
Madison, IN 47250
(812) 265-8324

Application for Certificate of Appropriateness

Paper applications will be accepted by the Office of Planning, Preservation, and Design; however, electronic submissions through our Permit Portal are preferred. This application can be submitted electronically at www.madison-in.gov/reporting.

HDBR Staff Review Fee	\$ 10.00
HDBR Application Fee*	\$ 25.00
HDBR Ad Fee*	\$ 15.00
Sign Fee*	\$ 2.00 per street

* Required for applications being heard before the HDBR.

Purpose: All exterior changes visible from the public right-of-way (streets/alleys) within the Madison Historic District requires a Certificate of Appropriateness (COA). Applications must be complete before the HDBR or Staff can begin the review process. Submit this application form, all supplemental documentation as required, and the required fee(s).

This application must be filed at least 15 days prior to scheduled meeting to be eligible for consideration at that meeting. Actual deadlines vary due to holidays, office business hours and operating schedule, media publishing deadlines, etc. Deadlines are published publicly and can also be provided by contacting the Planning Office.

APPLICANT INFORMATION

Name: Caleb Denton
Street: 751 Jefferson Street
City: Madison State: IN Zip: 47250
Phone (Preferred): 812 493 1072
Phone (Alternate): _____
Email: Dentoncaleb4@gmail.com

OWNER INFORMATION (IF DIFFERENT*)

Name: _____
Street: _____
City: _____ State: _____ Zip: _____
Phone (Preferred): _____
Phone (Alternate): _____
Email: _____

* If Applicant is not Owner, MUST submit documentation from owner authorizing applicant on their behalf.

PROPERTY FOR WHICH THE WORK IS REQUESTED

Address and/or Legal Description of Property: 751 Jefferson Str.

Zoning Classification: R-8

Type of Project (Check all that apply)

- ☒ New Building
- ☐ Addition to Building
- ☐ Relocating a Building
- ☐ Demolition

- ☐ Restoration, Rehabilitation, or Remodel
- ☐ Fence or Wall
- ☐ Sign
- ☐ Other: _____

Description of Existing Use: concrete pad

Description of Proposed Use: Big shed/small barn

Name of Contractor (If applicable): _____

Per the City of Madison Historic District Ordinance, an application must include the following in addition to the usual material required for a building permit at the time of application. For site plans all four (4) setbacks from property line MUST be labeled. Only one (1) copy of each supporting document is necessary.

Repair, Replace, or Repair/Replace:

- ☐ Structure Plan - Elevations (Only required if making changes to openings or adding/removing features)
- ☐ Site Plan MUST have all four (4) setbacks labeled. (Only if changing footprint)
- ☐ Photographs (current/proposed) with captions
- ☐ Samples/brochures

New Buildings and New Additions:

- ☐ Structure Plan - Elevations (Only required if making changes to openings or adding/removing features)
- ☐ Site Plan MUST have all four (4) setbacks labeled.
- ☐ Floor Plan
- ☐ Photographs of proposed site and adjoining properties with captions
- ☐ Samples/brochures

Sign and Fence/Walls:

- ☐ Photograph of Existing with captions
- ☐ Sketches/Photo of proposed
- ☐ Samples/brochures
- ☐ COA Addendum

Moving Buildings:

- ☐ Map showing existing location
- ☐ Map showing proposed location
- ☐ Photographs of structure with captions

Demolition:

- ☐ Photographs with captions

Provide a detailed Narrative statement describing the proposed scope of work. If the project includes more than one type of project, please divide the description into sections.

Metal siding to match the house, The concrete is in so there will be no digging. Metal Roof, 1 mandoor, maybe A Garage door on the side of the barn facing the Road.

Include a list of existing and proposed materials for each applicable category. New Construction, Relocation, or Demolition are on the next page.

Check all that apply	Building Element	Guideline Page #	Approval Types	Existing Material	Proposed Material
	Brickwork & Masonry	40	STAFF		
	Concrete & Stucco	42	STAFF		
	Siding	44	HDBR/STAFF		Metal
	Metal	49	STAFF		Siding
	Architectural Details	52	HDBR/STAFF		
	Awnings & Canopies	54	STAFF		
	Cornices	56	HDBR/STAFF		
	Chimneys	57	HDBR/STAFF		
	Doors & Entrances	59	HDBR/STAFF		metal
	Fire Escapes & Staircases	62	HDBR/STAFF		
	Foundations	63	STAFF		
	Historic Garages & Outbuildings	64	HDBR/STAFF		
	Light Fixtures	66	STAFF		
	Porches	68	HDBR/STAFF		
	Roofs	71	HDBR/STAFF		
	Signs	74	STAFF		
	Storefronts	78	HDBR/STAFF		
	Windows	82	HDBR/STAFF		
	Window Shutters and Screens	87	HDBR/STAFF		
	Fences and Walls	88	STAFF		
	Mechanical Units	91	STAFF		
	Pools, Fountains, Gazebos & Pergolas (existing)	93	STAFF		

Include a list of existing and proposed materials for each applicable category.

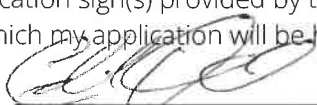
Check all that apply	Building Element	Guideline Page #	Approval Types	Existing Material	Proposed Material
	New Construction - Residential	94	HDBR		
☒	New Construction - Outbuildings	101	HDBR		
	New Construction - Commercial	103	HDBR		
	New Construction - Additions	109	HDBR		
	New Construction - Decks	109	HDBR/STAFF		
	New Construction -Accessibility	110	HDBR/STAFF		
	New Construction -Energy Retrofit	112	HDBR/STAFF		
	Relocation	115	HDBR		
	Demolition	116	HDBR		
	Other: _____		HDBR/STAFF		

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

- 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.

9-22-25

Date



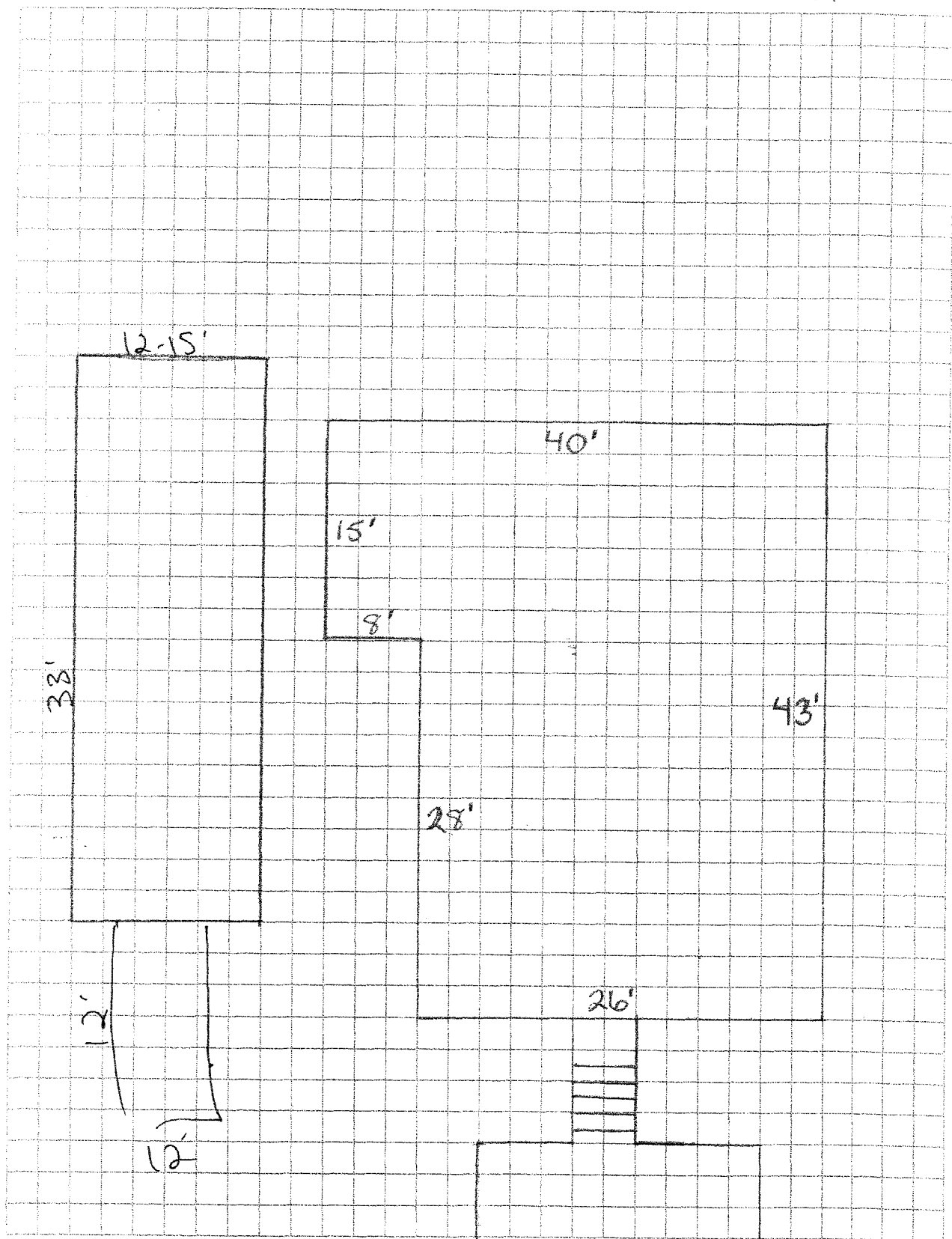
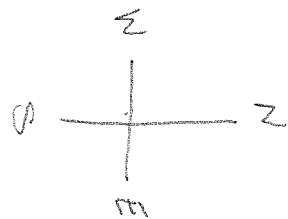
Signature of Applicant

COMPLETED BY PLANNING OFFICE Application Accepted on: _____ Application Accepted by: _____ Application to be Reviewed by: ☐ HDBR ☐ STAFF	Meeting Information: Historic District Board of Review 101 W Main St, Madison, IN 47250 – Council Chambers Meeting Date: _____ Time: 5:30PM Action on Application: ☐ HDBR/STAFF COA issued ☐ HDBR/STAFF COA denied ☐ HDBR Extended ☐ Sent to HDBR by Staff
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Documentation Review (Completed by Planning Office)

☐ Owner Authorization provided (if req'd)
☐ Site plan is adequate
☐ Application is complete

☐ Required supporting documents are provided
☐ COA Addendum (if req'd)
☐ Notification Sign given to applicant



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Jefferson St.



MADISON
Indiana
Planning, Preservation and Design

MADISON HISTORIC DISTRICT BOARD OF REVIEW

Request for Certificate of Appropriateness

Application has been made by: (name) Caleb Denton

Property Address: (address) 751 Jefferson St.

Proposed Action to: (explain) _____
build a 12'x30' shed in side yard

Meeting will be held on: (date) October 27, 2025

POSTING DEADLINE

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

10-12-2025

Time of Meeting: 5:30 PM

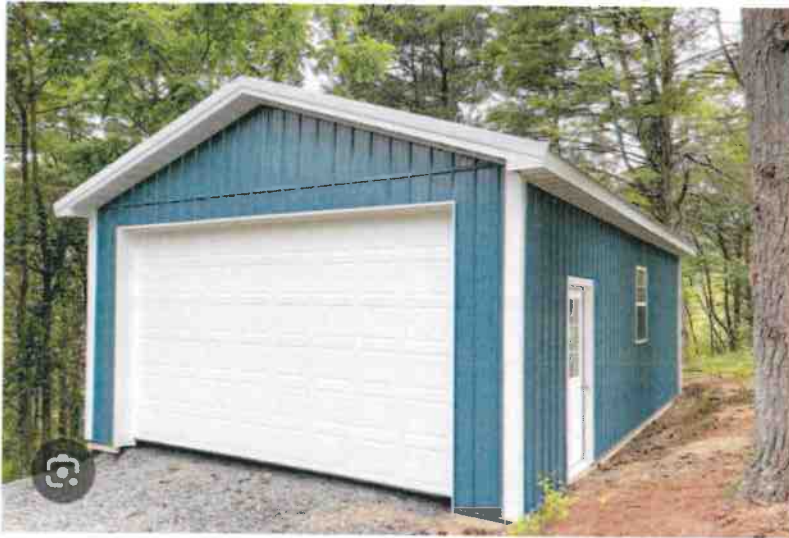
All interested persons are welcome to attend this hearing to voice their objections or support for the application.

For further information, Contact the Office of Planning, Preservation, & Design at (812) 265-8324.

10:58



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Q 15 x 30' barn blue

12'

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33

