CITY OF NORMAN, OK
HISTORIC DISTRICT COMMISSION MEETING
Municipal Building, Council Chambers, 201 West Gray, Norman, OK 73069
Monday, December 07, 2026 at 5:30 PM

AGENDA

It is the policy of the City of Norman that no person or groups of persons shall on the grounds of race, color, religion, ancestry, national origin, age, place of birth, sex, sexual orientation, gender identity or expression, familial status, marital status, including marriage to a person of the same sex, disability, relation, or genetic information, be excluded from participation in, be denied the benefits of, or otherwise subjected to discrimination in employment activities or in all programs, services, or activities administered by the City, its recipients, sub-recipients, and contractors. In the event of any comments, complaints, modifications, accommodations, alternative formats, and auxiliary aids and services regarding accessibility or inclusion, please call 405-366-5424, Relay Service: 711. To better serve you, five (5) business days' advance notice is preferred.

ROLL CALL

MINUTES

1. CONSIDERATION OF APPROVAL, REJECTION, AMENDMENT, AND/OR POSTPONEMENT OF THE MINUTES AS FOLLOWS:

   HISTORIC DISTRICT COMMISSION MEETING MINUTES OF NOVEMBER 2, 2026.

CERTIFICATE OF APPROPRIATENESS REQUESTS

2. (HD 26-27) CONSIDERATION OF APPROVAL, REJECTION, AMENDMENT, AND/OR POSTPONEMENT OF THE CERTIFICATE OF APPROPRIATENESS REQUEST FOR THE PROPERTY LOCATED AT 916 CLASSEN BOULEVARD FOR THE FOLLOWING MODIFICATIONS: A) DEMOLITION OF THE EXISTING GARAGE; B) CONSTRUCTION OF A GARAGE APARTMENT; C) INSTALLATION OF DRIVEWAY AND PARKING PADS.

   The applicant requests postponement to the January 4, 2027 Historic District Commission meeting.

3. (HD 26-29) CONSIDERATION OF APPROVAL, REJECTION, AMENDMENT, AND/OR POSTPONEMENT OF THE CERTIFICATE OF APPROPRIATENESS REQUEST FOR THE PROPERTY LOCATED AT 435 CHAUTAUQUA AVENUE FOR THE FOLLOWING MODIFICATIONS: A) REMOVAL OF ALUMINUM SIDING AND REPLACEMENT OF WOOD SHAKE SIDING; B) REMOVAL OF METAL AWNINGS AND THE INSTALLATION OF GABLES OVER FRONT ENTRANCES; C) REPLACEMENT OF FRONT DOORS.

4. (HD 26-30) CONSIDERATION OF APPROVAL, REJECTION, AMENDMENT, AND/OR POSTPONEMENT FOR THE CERTIFICATE OF APPROPRIATENESS REQUEST FOR THE PROPERTY LOCATED AT 434 CHAUTAUQUA AVENUE FOR THE FOLLOWING MODIFICATIONS: A) RESTORATION OF THE EXISTING GARAGE AND CARPORT; B) REMOVAL OF A SECONDARY DOOR ON THE CARPORT AND INFILL WITH WOOD LAP SIDING; C) REPLACE EXISTING REAR GRAVEL DRIVEWAY WITH CONCRETE DRIVEWAY.

5. (HD 26-31) CONSIDERATION OF APPROVAL, REJECTION, AMENDMENT, AND/OR POSTPONEMENT OF THE CERTIFICATE OF APPROPRIATENESS REQUEST FOR THE PROPERTY LOCATED AT 615 E BOYD STREET FOR THE FOLLOWING MODIFICATION: A) REMOVAL OF AN AWNING AND THE INSTALLATION OF SHUTTERS ON THE FRONT ELEVATION OF THE PRINCIPAL STRUCTURE.

REPORTS/UPDATES

6. STAFF REPORT ON ACTIVE CERTIFICATES OF APPROPRIATENESS AND ADMINISTRATIVE BYPASS ISSUED SINCE NOVEMBER 2, 2026.

7. DISCUSSION OF PROGRESS REPORT REGARDING FYE 2026-2027 CLG GRANT PROJECTS.

MISCELLANEOUS COMMENTS

ADJOURNMENT

CITY OF NORMAN, OK
HISTORIC DISTRICT COMMISSION MEETING
Municipal Building, Council Chambers, 201 West Gray, Norman, OK 73069
Monday, November 02, 2026, at 5:30 PM

MINUTES

The Historic District Commission of the City of Norman, Cleveland County, State of Oklahoma, met in Regular Session in the Council Chambers at the Municipal Building, on Monday, November 02, 2026, at 5:30 PM and notice of the agenda of the meeting was posted at the Norman Municipal Building at 201 West Gray, and on the City website at least 24 hours prior to the beginning of the meeting.

ROLL CALL

PRESENT
Commissioner Michael Zorba
Commissioner Karen Thurston
Commissioner Kendel Posey
Commissioner Susan Skapik
Commissioner Tyler Burns
Commissioner Trent Baggett

ABSENT
Commissioner Mitch Baroff

STAFF PRESENT
Anais Starr, Planner II/Historic Preservation Officer
Beth Muckala, Assistant City Attorney III
Bailey LaChance, Administrative Technician IV
Heavenlee Mendenhall, Administrative Technician II

GUESTS PRESENT
Joe Ripperger, 623 S. Lahoma, Norman, OK
Jade Noles, 2018 Morning Dew Trail. Norman, OK
Samson Adeoye, 414 S Lahoma, Norman, OK

MINUTES

1. CONSIDERATION OF APPROVAL, REJECTION, AMENDMENT, AND/OR POSTPONEMENT OF THE MINUTES AS FOLLOWS:

   HISTORIC DISTRICT COMMISSION MEETING MINUTES OF OCTOBER 5, 2026.

   Motion made by Commissioner Baggett, **Seconded** by Commissioner Thurston.

   Voting Yea: Commissioner Zorba, Commissioner Thurston, Commissioner Posey, Commissioner Skapik, Commissioner Burns, Commissioner Baggett

October 5, 2026, Historic District Meeting Minutes were approved.

CERTIFICATE OF APPROPRIATENESS REQUESTS

2. (HD 26-24) CONSIDERATION OF APPROVAL, REJECTION, AMENDMENT, AND/OR POSTPONEMENT OF THE CERTIFICATE OF APPROPRIATENESS REQUEST FOR THE PROPERTY LOCATED AT 625 S LAHOMA AVENUE FOR THE FOLLOWING: A) DEMOLITION OF THE EXISTING GARAGE.

   Motion to approve item A) Demolition of the existing garage, as submitted, made by Commissioner Thurston, **Seconded** by Commissioner Posey.

   Staff Report

   Anais Starr, Planner II/Historic Preservation Officer, presented the staff report.

   Applicant Presentation

   Joe Ripperger, the applicant's representative, presented the demolition proposal.

   Commissioner Baggett sought clarification on whether the structure would be rebuilt. Mr. Ripperger stated it would not be rebuilt.

   Public Comment

   There were no public comments.

   Commission Discussion

   Commissioner Zorba stated the structure was in poor condition and met the guidelines for demolition based on its condition, size, and modern use as a garage.

   Commissioner Thurston agreed, stating the structure posed a safety concern and met the demolition guidelines.

   Voting Yea: Commissioner Zorba, Commissioner Thurston, Commissioner Posey, Commissioner Skapik, Commissioner Burns, Commissioner Baggett

   HD 26-24 item A was approved.

3. (HD 26-26) CONSIDERATION OF APPROVAL, REJECTION, AMENDMENT, AND/OR POSTPONEMENT OF A CERTIFICATE OF APPROPRIATENESS REQUEST FOR THE PROPERTY LOCATED 414 S LAHOMA AVENUE FOR THE FOLLOWING MODIFICATION: A) THE ADDITION OF STUCCO TO THE WATER TABLE ON THE REAR ELEVATION.

   Motion made to approve item A) the addition of stucco to the water table on the rear elevation, as submitted, by Commissioner Posey, **Seconded** by Commissioner Thurston.

   Staff Report

   Anais Starr, Planner II/Historic Preservation Officer, presented the staff report.

Commissioner Zorba asked whether the structure was contributing. Ms. Starr confirmed it was.

Commissioner Burns asked whether the property was located in the floodplain. Ms. Starr confirmed that was correct.

Applicant Presentation

Samson Adeoye, the applicant, presented the proposed modifications.

Commissioner Posey asked whether the area proposed for replacement was a later addition to the home based on the roofline and rear door. Mr. Adeoye stated it appeared to be an addition.

Commissioner Zorba asked what was beneath the existing siding and whether Mr. Adeoye intended to apply stucco over it. Mr. Adeoye stated he did not want to install any concrete barriers and planned to use the stucco to help with water resistance.

Commissioner Thurston asked whether alternative drainage solutions, such as French drains, had been considered instead of applying stucco over the existing wood siding. Mr. Adeoye stated there was visible water damage to the wood siding and explained he planned to address additional drainage concerns as needed.

Commissioner Zorba asked whether the property had experienced flooding or if the water damage was caused by rainwater splashing against the structure. Mr. Adeoye stated the property appeared to have flooded previously, and a floodplain permit was required for work on the property. He added he hoped to address potential water issues while improving the appearance of the home.

Commissioner Baggett confirmed the property's location and noted the nearby creek was known to rise. Mr. Adeoye stated the property appeared to have experienced water intrusion in the past. Commissioner Baggett then asked for clarification on the proposed stucco installation. Mr. Adeoye explained he intended to remove the existing siding, install backer board, and then apply stucco across the rear of the home for a consistent appearance.

Public Comment

There were no public comments.

Commission Discussion

Commissioner Baggett expressed concern about the long-term effectiveness of the proposed stucco installation.

Commissioner Zorba stated he understood the proposed installation method and the applicant's aesthetic goals.

Commissioner Thurston referenced Guideline 3.2.4, which discourages covering or replacing original materials with contemporary alternatives. She noted the existing siding appeared to be in relatively good condition and suggested repairing or replacing

damaged boards and addressing drainage issues rather than altering the historic exterior.

Commissioner Posey reiterated the area appeared to be a later addition based on the roofline. Commissioner Thurston noted the age of the addition was unknown, and stucco would not match the existing concrete footing. Commissioner Zorba asked whether using a concrete mixture instead of stucco would make a difference. Commissioner Thurston stated stucco was not appropriate for the structure and the existing siding did not appear damaged enough to warrant replacement.

Commissioner Burns stated the rear section appeared to be a later addition due to differences in the foundation, although historical maps did not clearly confirm this. He acknowledged the need for preventive measures due to the property's location in the floodway but expressed concern that covering the siding would conflict with the guidelines. He stated he was undecided, recognizing both the need for water protection and the importance of preserving the existing materials.

Commissioner Baggett asked whether Mr. Adeoye had consulted a builder or other professional regarding alternative solutions to prevent water damage. Mr. Adeoye stated the property sloped significantly toward the creek, and the historical significance of the addition was uncertain. He explained his goal was to minimize potential water damage and related liability.

Commissioner Thurston expressed concern about setting a precedent and emphasized the guidelines clearly prohibit removing or covering original wall materials.

Commissioner Skapik expressed mixed feelings, acknowledging the proposed changes could create a more consistent appearance but also recognizing covering the existing materials would conflict with the guidelines.

Ms. Starr clarified the applicant proposed removing the existing siding and replacing it with backer board and stucco rather than applying stucco over the siding. Mr. Adeoye confirmed that was correct and stated the stucco would extend to the height of the existing stem wall.

Commissioner Burns asked about the room accessed through the rear door. Mr. Adeoye explained it was an enclosed porch or sunroom with a concrete floor, situated below the main home's raised foundation. Commissioner Burns noted flooding could potentially enter that area without reaching the main living space. Mr. Adeoye agreed but emphasized replacing the wood siding with a more water-resistant material could help minimize future flood damage and maintenance.

Commissioner Zorba suggested removing the existing siding, installing a waterproof barrier, and reinstalling the siding as an alternative to stucco. He noted this approach could be considered a repair and asked whether the applicant had considered it if waterproofing was the primary concern.

Commissioner Thurston stated in the Guidelines on 3.2.4 it states it is not appropriate to remove or cover any wall material, so her opinion is still the same.

Commissioner Zorba stated he was open to either approach but expressed concern that the proposed stucco might not match the existing textured concrete. He noted the

finished appearance could potentially look inconsistent or not blend well with the existing structure.

Ms. Starr reminded the Commission this portion of the structure is not visible from the front.

Commissioner Baggett referenced Guideline 3.2.7, which allows substitute materials, such as cement fiberboard, to be considered on a case-by-case basis. He suggested this might be a more appropriate alternative to stucco.

Commissioner Zorba acknowledged other alternatives might be available and explained the applicant could either request a postponement to explore additional options or proceed with a vote on the current proposal. Mr. Adeoye stated he did not want to postpone.

Voting Yea: Commissioner Zorba, Commissioner Posey, Commissioner Skapik

Voting Nay: Commissioner Thurston, Commissioner Burns, Commissioner Baggett

HD 26-26 item A was denied.

4. (HD 26-27) CONSIDERATION OF APPROVAL, REJECTION, AMENDMENT, AND/OR POSTPONEMENT OF THE CERTIFICATE OF APPROPRIATENESS REQUEST FOR THE PROPERTY LOCATED AT 916 CLASSEN BOULEVARD FOR THE FOLLOWING MODIFICATIONS: A) DEMOLITION OF THE EXISTING GARAGE; B) CONSTRUCTION OF A GARAGE APARTMENT; C) INSTALLATION OF DRIVEWAY AND PARKING PADS.

Motion made to approve item A) Demolition of the existing garage, as submitted, by Commissioner Skapik, **Seconded** by Commissioner Burns.

Staff Report

Anais Starr, Planner II/Historic Preservation Officer, presented the staff report.

Commissioner Zorba sought confirmation that the garage was constructed after the period of significance. Ms. Starr explained the house was moved to the property around 1946, and the garage was added sometime afterward.

Commissioner Baggett questioned why the house was considered contributing while the garage was not. Ms. Starr clarified the historic surveys identified the house as contributing but did not identify the garage as contributing, suggesting the garage was constructed at a later date.

Applicant Presentation

Samson Adeoye, the applicant, presented the proposed demolition.

Commissioner Thurston noted the garage foundation appeared to be split, with significant rot and water damage. Mr. Adeoye confirmed that was correct.

Commissioner Skapik asked whether repairs or stabilization methods had been considered to preserve the structure. Mr. Adeoye stated he had not explored repair options and believed demolition was necessary, adding a structural engineer appeared to agree.

Public Comment

Kevin Michael Ozman, 2511 Fairfield Dr. (comment)

Commission Discussion

Commissioner Burns referenced the structural engineer's report recommending demolition and reconstruction of the garage due to the existing foundation being beyond economical repair. Commissioner Zorba noted reasonable repair costs were a consideration under the demolition guidelines.

Commissioner Skapik emphasized the importance of exploring preservation and repair options before approving demolition, noting removing historic structures could impact the character of the neighborhood.

Commissioner Zorba stated the garage appeared to meet several demolition eligibility criteria under Guideline 2.4.4.

Commissioner Thurston discussed the structural engineer’s findings and whether repairs were feasible.

Commissioner Skapik emphasized exploring preservation options.

Commissioner Zorba clarified eligibility did not necessarily warrant demolition approval and noted additional interior photographs would have been helpful.

Commissioner Burns noted the structural engineer recommended demolition.

Commissioner Skapik questioned whether the recommendation from the structural engineer would change if repairs or stabilization measures were considered.

Commissioner Skapik suggested exploring options to preserve and incorporate the existing garage into the proposed apartment.

Commissioner Zorba clarified non-contributing structures were still subject to demolition guidelines and should remain compatible with the historic district.

Ms. Starr noted Commissioners appeared to want additional information and suggested postponing the request.

Commissioners discussed the need for additional information to determine whether the garage could be repaired.

Commissioner Burns suggested obtaining a contractor's assessment of its repairability, while Commissioners Thurston and Zorba requested more detailed photographs of the damage.

Ms. Starr advised the applicant he could proceed with a vote or request a postponement to provide additional information. She explained postponement would allow the applicant to return in December with additional information.

Beth Muckala, Assistant City Attorney III, clarified if the request was denied, a future application would need to be significantly different to be considered.

Commissioner Zorba suggested obtaining a second professional opinion or repair estimate to strengthen the request and expressed concern about whether additional documentation alone would qualify as a significant change following a denial.

Commissioners Thurston and Zorba requested an independent assessment, repair estimate, and additional photographs to better evaluate the garage's condition.

Ms. Starr explained the postponement and appeal options.

Mr. Adeoye expressed concern that the Commission's reasoning was subjective and questioned the need for another engineer's report.

Commissioners Thurston and Baggett emphasized additional supporting evidence was needed to justify demolition, particularly photographs documenting the structural damage.

Commissioner Thurston questioned whether the garage was beyond repair, emphasizing higher repair costs were common in historic districts and did not necessarily justify demolition. Commissioner Burns referenced the structure's economic repairability, while Commissioner Thurston maintained that preservation costs should be considered differently from those of modern construction.

Commissioner Zorba noted professional assessments can involve some subjectivity, and demolition requests are evaluated on a case-by-case basis. He explained the existing photographs did not clearly demonstrate the severity of the structural damage and encouraged the applicant to provide additional evidence to support the demolition request.

Motion made by Commissioner Thurston to amend the motion on the floor to postpone HD 26-26 item A) demolition of the existing garage to the December 7, 2026, meeting, **Seconded** by Commissioner Posey.

Voting Yea: Commissioner Zorba, Commissioner Thurston, Commissioner Posey, Commissioner Skapik, Commissioner Burns, Commissioner Baggett

HD 26-26 item A was postponed.

Motion made by Commissioner Burns to approve item B) construction of a garage

apartment, as submitted, **Seconded** by Commissioner Posey.

Staff Report

Anais Starr, Planner II/Historic Preservation Officer, presented the staff report.

Commissioner Burns sought clarification that the principal structure had a footprint of 980 square feet, and the proposed new structure would have a footprint of 1,129 square feet. Ms. Starr confirmed that was correct.

Applicant Presentation

Samson Adeoye, the applicant, presented the proposed modifications.

Public Comment

There were no public comments.

Commission Discussion

Commissioner Zorba expressed concern that the proposed structure significantly exceeded the square footage allowed under the guidelines, identifying its size as the primary issue.

Commissioner Thurston stated the proposed structure exceeded the guidelines and did not appear compatible with the primary structure in terms of design and materials.

Ms. Starr clarified that new construction could incorporate modern design elements.

Commissioner Thurston emphasized the materials should remain compatible with the primary structure.

Commissioner Zorba stated the proposed garage apartment's footprint of 1,129 square feet exceeded the primary home's footprint of approximately 988 square feet. He emphasized the secondary structure should not dominate the primary residence and suggested reducing its footprint to approximately half of the home. He also requested the height of the primary residence to determine whether the proposed 27-foot-tall garage apartment would be compatible. Commissioner Zorba reiterated the proposed structure was too large and requested the height of the existing home to ensure any revised design would not overwhelm the primary residence.

Ms. Starr recommended looking at 904 Miller for an example of a garage apartment.

Mr. Adeoye asked about restrictions for the second floor. Commissioner Zorba explained the historic district guidelines address design elements such as windows and doors and recommended the applicant review those requirements with his architect.

Motion made by Commissioner Thurston to amend the motion on the floor to postpone HD 26-26 item B) construction of a garage apartment to the January 4, 2027, meeting, **Seconded** by Commissioner Posey.

Voting Yea: Commissioner Zorba, Commissioner Thurston, Commissioner Posey, Commissioner Skapik, Commissioner Burns, Commissioner Baggett

HD 26-26 item B was postponed.

Commissioner Zorba advised Mr. Adeoye to have his architect review the historic district guidelines regarding parking pads and driveways. He clarified existing front-yard parking could remain, but additional paving or parking pads in front of the home were not permitted.

Motion made by Commissioner Thurston to postpone item C) installation of driveway and parking pads to the January 4, 2027, meeting, **Seconded** by Commissioner Posey.

Voting Yea: Commissioner Zorba, Commissioner Thurston, Commissioner Posey, Commissioner Skapik, Commissioner Burns, Commissioner Baggett

HD 26-26 item C was postponed.

5. (HD 26-25) CONSIDERATION OF APPROVAL, REJECTION, AMENDMENT, AND/OR POSTPONEMENT OF THE CERTIFICATE OF APPROPRIATENESS REQUEST FOR THE PROPERTY LOCATED AT 707 JUNIPER LANE FOR THE FOLLOWING MODIFICATIONS: A) DEMOLITION OF THE EXISTING HOUSE AND ATTACHED STRUCTURES; B) DEMOLITION OF AN ACCESSORY STRUCTURE.

Staff Report

Anais Starr, Planner II/Historic Preservation Officer, presented the staff report.

Applicant Presentation

Jade Noles, the applicant, presented the demolition proposal.

Commissioner Baggett asked whether the request was contingent upon purchasing the property. Mr. Noles confirmed the property was under contract, and purchase was contingent depending upon the outcome of the meeting.

Commissioner Baggett asked about the anticipated closing date. Mr. Noles explained the purchase was contingent upon obtaining the necessary approvals. Commissioner Baggett then asked staff whether a demolition approval would transfer to another party if the applicant did not purchase the property. Commissioner Zorba expressed his belief that demolition approvals did not transfer with the property. Beth Muckala, Assistant City Attorney III, advised the Commission could include a condition with the motion limiting approval to the applicant and submitted plans.

Commissioner Skapik asked whether they would consider purchasing and restoring the property if demolition was not approved. Mr. Noles stated he would not be interested in purchasing the property without demolition approval.

Commissioner Zorba sought clarification on whether the applicant also had a structural engineers report. Mr. Noles stated they had just the general inspectors report.

Commissioner Thurston asked for clarification regarding the inspection report's description as visual and non-invasive. Mr. Noles confirmed the inspector had entered the home but did not inspect concealed areas within the walls.

Commissioner Burns suggested obtaining a structural engineer's report, noting it would provide a more thorough assessment of the home's condition than the general recommendations included in the home inspection report.

Commissioner Thurston sought clarification as to whether the applicant wanted to repair the foundation. Mr. Noles confirmed he did not intend to repair the foundation.

Public Comment

Samson Adeoye, 414 S Lahoma (Comment)

Commission Discussion

Ms. Muckala clarified separate demolition standards applied to garages and principal structures, as outlined in the staff reports.

Commissioner Burns requested additional documentation, including a report from a qualified professional and photographs, to better assess the structure's condition and determine whether demolition was warranted.

Commissioner Zorba stated the inspection report, and photographs did not demonstrate sufficient structural concerns to justify demolition. He noted additional evidence of significant structural issues would be needed for him to support the request.

Commissioner Baggett stated he had personally observed the property and believed it had significant structural issues. He encouraged the Commissioners to view the property before the next meeting if the request was postponed.

Commissioner Burns requested additional structural documentation to better assess the home's condition.

Commissioner Skapik stated the issues presented appeared repairable and did not justify demolition.

Commissioner Zorba noted the utilities were not operational during the inspection, making their condition difficult to determine, and emphasized that outdated or nonfunctioning systems alone did not warrant demolition.

Ms. Starr clarified economic considerations were one factor under the demolition guidelines.

Commissioner Skapik emphasized the importance of preserving historic neighborhood character, even for non-contributing structures, and stated the home's condition did not justify demolition. Commissioner Skapik asked how many houses the Commission has voted to demolish. Ms. Starr noted the Commission had approved approximately two house demolitions previously. One of the requested demolitions was a house that was

very deteriorated with water and mold penetration throughout the walls, floors, and ceiling.

Commissioner Zorba compared the property to a previously approved demolition at 904 Miller and noted the current structure did not appear to be in similarly severe condition.

Mr. Noles asked what additional evidence would be needed to support demolition.

Commissioner Thurston emphasized extensive repairs were common in historic districts. Mr. Noles acknowledged restoration might be possible but was not financially practical for their plans.

Motion made by Commissioner Thurston to amend the motion on the floor to postpone HD 26-25 item A) demolition of existing house and accessory structures, to the January 4, 2027 meeting, **Seconded** by Commissioner Posey.

Voting Yea: Commissioner Zorba, Commissioner Thurston, Commissioner Posey, Commissioner Skapik, Commissioner Burns, Commissioner Baggett

HD 26-25 item A was postponed.

Motion made by Commissioner Posey to postpone item B) demolition of accessory structure, to the January 4, 2027, meeting, **Seconded** by Commissioner Thurston.

Voting Yea: Commissioner Zorba, Commissioner Thurston, Commissioner Posey, Commissioner Skapik, Commissioner Burns, Commissioner Baggett

HD 26-25 item B was postponed.

6. (HD 26-28) CONSIDERATION OF A FEEDBACK SESSION FOR THE PROPERTY LOCATED AT 707 JUNIPER LANE FOR THE FOLLOWING MODIFICATIONS: A) CONSTRUCTION OF A NEW HOUSE, B) CONSTRUCTION OF A DETACHED GARAGE AND DRIVEWAY.

Staff Report

Anais Starr, Planner II/Historic Preservation Officer, presented the staff report.

Commissioner Skapik expressed concern about new homes being out of proportion with surrounding structures. Mr. Noles stated the renderings made the proposed home appear larger than intended.

Commissioner Zorba recommended providing more accurate renderings and reviewing recent construction within the historic districts to ensure the proposed home's scale and height were compatible with the neighborhood.

Commissioners Skapik and Zorba emphasized the importance of appropriate window and door proportions and materials.

Commissioner Posey noted the proposed design appeared more consistent with th Southridge Historic District than Chautauqua.

Commissioner Zorba emphasized the importance of compatibility with the surrounding neighborhood in terms of height, massing, and architectural style.

Mr. Noles stated the project was an investment and he was willing to incorporate the Commission's feedback to ensure compatibility with the neighborhood.

Commissioner Zorba clarified a structural engineer's recommendation or financial considerations alone would not necessarily justify demolition, as requests were evaluated on a case-by-case basis using multiple criteria.

REPORTS/UPDATES

7. STAFF REPORT ON ACTIVE CERTIFICATES OF APPROPRIATENESS AND ADMINISTRATIVE BYPASS ISSUED SINCE OCTOBER 5, 2026.

   Anais Starr, Planner II/Historic Preservation Officer, gave report on the one Certificate of Appropriateness approved by administrative bypass since October 5, 2026.

8. DISCUSSION OF PROGRESS REPORT REGARDING FYE 2026-2027 CLG GRANT PROJECTS.

   Anais Starr, Planner II/Historic Preservation Officer, updated the Commission on the 26-27 CLG Grant projects.

9. DISCUSSION OF SCHEDULE OF MEETINGS FOR 2027.

MISCELLANEOUS COMMENTS

ADJOURNMENT

The meeting was adjourned at 7:42 p.m.

Passed and approved this _____ day of _____.

CITY OF NORMAN, OK

STAFF REPORT

MEETING DATE: December 7, 2026

REQUESTER: Samson Adeoye, Legends Construction II, LLC

PRESENTER: Anais Starr, Planner II/Historic Preservation Officer

ITEM TITLE: (HD 26-27) CONSIDERATION OF APPROVAL, REJECTION, AMENDMENT, AND/OR POSTPONEMENT OF THE CERTIFICATE OF APPROPRIATENESS REQUEST FOR THE PROPERTY LOCATED AT 916 CLASSEN BOULEVARD FOR THE FOLLOWING MODIFICATIONS: A) DEMOLITION OF THE EXISTING GARAGE; B) CONSTRUCTION OF A GARAGE APARTMENT; C) INSTALLATION OF DRIVEWAY AND PARKING PADS.

The applicant requests postponement to the January 4, 2027 Historic District Commission meeting.

CITY OF NORMAN, OK

STAFF REPORT

MEETING DATE: December 7, 2026

REQUESTER: Tommy and Marissa Adler, Owners

PRESENTER: Anais Starr, Planner II/Historic Preservation Officer

ITEM TITLE: (HD 26-29) CONSIDERATION OF APPROVAL, REJECTION, AMENDMENT, AND/OR POSTPONEMENT OF THE CERTIFICATE OF APPROPRIATENESS REQUEST FOR THE PROPERTY LOCATED AT 435 CHAUTAUQUA AVENUE FOR THE FOLLOWING MODIFICATIONS: A) REMOVAL OF ALUMINUM SIDING AND REPLACEMENT OF WOOD SHAKE SIDING; B) REMOVAL OF METAL AWNINGS AND THE INSTALLATION OF GABLES OVER FRONT ENTRANCES; C) REPLACEMENT OF FRONT DOORS.

BACKGROUND

Historical Information

2004 Chautauqua Historic District Nomination Survey Information:

435 Chautauqua Ave. *435 South Chautauqua Avenue. Ca. 1946. Minimal Traditional. This noncontributing, one-story, stone duplex has an asphalt-covered, side-gabled roof and a stone foundation. The wood windows are one-over-one hung with metal storms. The wood doors are slab with metal storms. The entry porches are sheltered by a metal awning. Decorative details include brick sills, minimal eave overhang and double windows. The building is set facing south rather than the dominant west of the other properties on the block. The house is noncontributing due to insufficient age.*

Sanborn Insurance Maps

The 1925 and 1944 Sanborn Insurance Maps do not show any structures, indicating the existing duplex was built after 1944.

Previous Action

There have been no Certificate of Appropriateness requests for this property since the establishment of the Chautauqua Historic District in 1995.

Overall Project Description

The property owners recently purchased this house and propose several alterations to improve its appearance and functionality. The property owners' representative, Power Construction, proposes removal of the aluminum siding encapsulating the original wood shake siding found on the gabled ends. The applicant proposes replacing the deteriorated existing wood shake found underneath the aluminum siding with new wood shake siding. The applicant further proposes removing the existing metal awnings over the front entrances and replacing them

with small gables to provide better weather protection for residents when entering the structure. Finally, the applicant proposes to replace the existing wood front doors with wood doors with a different design. The applicant submitted a mockup of the elevation illustrating the proposed entrances, siding, and doors, as well as specification sheets for the proposed materials.

REQUESTS

a) Removal of aluminum siding and replacement of wood shake siding.

Project Description

The applicant proposes removing the aluminum siding encasing the original wood shake siding located on the gable ends. The wood shake siding underneath is deteriorated, and the applicant requests to replace the wood shake siding with new wood shake siding.

Reference - Historic District Ordinance

36-535.a.2.g: *To safeguard the heritage of the City by preserving and regulating historic district structures in such a way that maintains or restores their historic integrity while allowing modern-day uses and conveniences for their residents.*

36.535.c.3*:* ***Reviewing non-contributing structures.*** *Non-contributing structures should be controlled only to the degree necessary to make them compatible with the general atmosphere of any district with regard to exterior alteration, additions, signs, site work, and related activities.*

Reference - Preservation Guidelines

3.2 Guidelines for Exterior Walls.

A review by the Historic District Commission will use the following criteria for the issuance of a Certificate of Appropriateness (COA):

.1 Preserve Original Walls*. Retain and preserve exterior walls that contribute to the overall historic form and character of a building, including functional and decorative features and details.*

.2 Retain Original Building Materials*. Retain and preserve exterior wall materials that contribute to the overall historic character of a building.*

.3 Replace Only Deteriorated Portions*. If replacement of a deteriorated wall or feature is necessary, replace only the deteriorated portion in-kind rather than the entire feature. Match the original in material, design, dimension, detail, texture, and pattern. Compatible substitute materials can be considered if in-kind replacement material are not available or feasible.*

.4 Avoid Covering Original Materials*. Building materials and decorative elements are important character-defining components of historic buildings. It is not appropriate to remove or cover any wall material or detail with coatings or contemporary substitute materials. Vinyl and aluminum siding is not appropriate for use in historic districts.*

.5 Replace Missing Features*. When replacing an exterior wall or feature, replace it with a new wall or feature based on accurate documentation of the original or a new design that is compatible with the historic character of the building and the district. Compatible substitute materials can be considered if in-kind replacement material are not available or feasible.*

.6 Avoid False Historical Appearances*. Features or details of walls and fences that are introduced to a property shall reflect its style, period, and design. Fences and walls features shall not create a false historical appearance by reflecting other time periods, styles, or*

geographic regions of the country.

***.7 Substitute Materials**. Cement fiberboard (e.g. Hardiplank® siding) will be considered on a case-by-case basis. Exterior insulating and finish systems (EIFS) will not be considered for use in historic structures.*

Considerations/Issues

The *Preservation Guidelines for Exterior Walls* state that historic structures are to retain their original materials and features. Though the duplex was built in 1946, it is a non-contributing structure due to insufficient age for the period of significance for the Chautauqua Historic District. Sometime after 1946, the exterior wood siding located on the gabled ends of the structure was encapsulated with aluminum siding. The *Guidelines* allow for the removal of modern synthetic material such as aluminum siding and restoration of the original wood siding if still present. In this case, the applicant states the underlying original wood shake siding is deteriorated and proposes to replace it with new wood shake siding of the same design. Though this structure is non-contributing and was built after the period of significance for the Chautauqua Historic District, part of its historic character could be restored with the removal of aluminum siding and replacement of the wood shake siding underneath. This request is consistent with the *Guidelines for Exterior Walls*.

The Commission must determine whether the request to remove aluminum siding and replace the wood shake siding on this non-contributing structure meets the *Preservation Guidelines* and whether the proposed work is compatible with this property and the Chautauqua Historic District.

Commission Action

Consideration of approval, rejection, amendment, and/or postponement of (HD 26-23) the Certificate of Appropriateness request for 435 Chautauqua Avenue for the following: a) a) Removal of aluminum siding and replacement of wood shake siding.

b) Removal of metal awnings and the installation of gables over front entrances.

Project Description

The applicant proposes removing the metal awning over the front entrances and replacing them with small gables. The gables will be comprised of wood with wood shake siding.

Reference - Historic District Ordinance

***36-535.a.2.g:** To safeguard the heritage of the City by preserving and regulating historic district structures in such a way that maintains or restores their historic integrity while allowing modern-day uses and conveniences for their residents.*

***36.535.c.3**: **Reviewing non-contributing structures.** Non-contributing structures should be controlled only to the degree necessary to make them compatible with the general atmosphere of any district with regard to exterior alteration, additions, signs, site work, and related activities.*

Reference - Preservation Guidelines

3.16 Guidelines for Entrances, Porches, and Balconies

The Historic District Commission will use the following criteria for review of a Certificate of Appropriateness (COA):

.1 Preserve Original Entrances, Porches, and Balconies*. Retain and preserve entrances, porches, and balconies that contribute to the overall historic character of a building, including columns, pilasters, piers, entablatures, balustrades, sidelights, fanlights, transoms, steps, railings, floors, and ceilings.*
.2 Replace Only Deteriorated Elements*. If replacement of a deteriorated detail or element of an entrance, porch, or balcony feature is necessary, replace only the deteriorated detail or element in-kind rather than the entire feature. Match the original in design, dimension, and material. Compatible substitute materials can be considered only if using the original material is not available.*
.3 Match Original*. If full replacement of an entrance, porch, or balcony is necessary, replace it in-kind, matching the original in design, dimension, detail, texture, and material. Compatible substitute materials can be considered only if the original material is no longer available.*
.4 Replace Missing Features*. Replace missing entrance, porch, or balcony features with a new feature based on accurate documentation of the missing original or a new design compatible with the historic character of the building and the district.*
.9 Avoid False Historical Appearances*. Features or details that are introduced to a house shall reflect its style, period, and design. Features shall not create a false historical appearance by reflecting other time periods, styles, or geographic regions of the country.*
13. Respect Design. *Original design, construction, and materials shall be respected on primary façades. Installation of non-original materials, such as decorative tile, is not appropriate.*

3.12 Guidelines for Windows
.13 Install Awnings Carefully. *Install fabric awnings over window, doors, storefronts, or porch openings with care to ensure that historic features are not damaged or obscured. Awnings composed of wood or metal are not permitted unless there is historic documentation of their use.*

3.18 Guidelines for Utilities and Energy Retrofit
A review by the Historic District Commission will use the following criteria for the issuance of a Certificate of Appropriateness (COA):
1. Retain Inherent Energy-Conserving Features. *Retain and preserve the inherent energy-conserving features of historic buildings and their sites, including shade trees, porches, awnings, as well as operable windows, transoms, shutters, and blinds.*
2. Use Traditional Energy-Saving Practices. *Increase the thermal efficiency of historic buildings by observing appropriate traditional practices, such as weather stripping and caulking, and by introducing energy-efficient features such as awnings, operable shutters, and storm windows and doors, where appropriate.*

3.2 Guidelines for Exterior Walls
A review by the Historic District Commission will use the following criteria for the issuance of a Certificate of Appropriateness (COA):
.1 Preserve Original Walls*. Retain and preserve exterior walls that contribute to the overall historic form and character of a building, including functional and decorative features and details.*
.2 Retain Original Building Materials*. Retain and preserve exterior wall materials that contribute to the overall historic character of a building.*

***.3 Replace Only Deteriorated Portions**. If replacement of a deteriorated wall or feature is necessary, replace only the deteriorated portion in-kind rather than the entire feature. Match the original in material, design, dimension, detail, texture, and pattern. Compatible substitute materials can be considered if in-kind replacement material are not available or feasible.*

***.4 Avoid Covering Original Materials**. Building materials and decorative elements are important character-defining components of historic buildings. It is not appropriate to remove or cover any wall material or detail with coatings or contemporary substitute materials. Vinyl and aluminum siding is not appropriate for use in historic districts.*

***.5 Replace Missing Features**. When replacing an exterior wall or feature, replace it with a new wall or feature based on accurate documentation of the original or a new design that is compatible with the historic character of the building and the district. Compatible substitute materials can be considered if in-kind replacement material are not available or feasible.*

***.6 Avoid False Historical Appearances**. Features or details of walls and fences that are introduced to a property shall reflect its style, period, and design. Fences and walls features shall not create a false historical appearance by reflecting other time periods, styles, or geographic regions of the country.*

***.7 Substitute Materials**. Cement fiberboard (e.g. Hardiplank® siding) will be considered on a case-by-case basis. Exterior insulating and finish systems (EIFS) will not be considered for use in historic structures.*

Considerations/Issues

The *Preservation Guidelines for Windows* provide specific guidance on the addition of awnings to a structure but not for the removal of awnings. The *Preservation Guidelines for Entrances, Porches, and Balconies and the Guidelines for Exterior Walls* state that it is not appropriate to remove or add a feature to entrances on historic structures. However, in this case, the house is non-contributing to the Chautauqua Historic District due to insufficient age, and it is unclear if the existing metal awnings are original to the structure.

The Commission has previously approved the installation of new entrance gables or awnings for protection from inclement weather. Most recently, the Commission approved a new entryway gable for 485 College Avenue at its July 2025 meeting. The *Guidelines for Entrances, Porches and Balconies* state that new features are to be compatible in materials, style, design, size, and proportions with the existing structure.

The proposed gables are a simple design found in modern-day construction and are compatible with this structure and the surrounding Chautauqua Historic District. The proposed gables' size and proportions are appear appropriate for the structure. Wood is consistent with the allowable materials found in the *Guidelines*.

The Commission must determine whether replacing the metal awnings with the proposed gabled entrances, as submitted, meets the Preservation Guidelines and whether the proposed work is compatible with this structure and the Chautauqua Historic District.

Commission Action

Consideration of approval, rejection, amendment, and/or postponement of (HD 26-29) the Certificate of Appropriateness request for 435 Chautauqua Avenue for the following: b) Removal of metal awnings and the installation of gables over front entrances.

c) Replacement of front doors.
Project Description
The applicant proposes replacing the current wood front doors with a wood door with a different design. The proposed new doors are shown on the submitted specification sheet.

Reference - Historic District Ordinance
36-535.a.2.g: *To safeguard the heritage of the City by preserving and regulating historic district structures in such a way that maintains or restores their historic integrity while allowing modern-day uses and conveniences for their residents.*

36.535.c.3*:* ***Reviewing non-contributing structures.*** *Non-contributing structures should be controlled only to the degree necessary to make them compatible with the general atmosphere of any district with regard to exterior alteration, additions, signs, site work, and related activities.*

Reference - Preservation Guidelines
3.14 Guidelines for Doors
A review by the Historic District Commission will use the following criteria for the issuance of a Certificate of Appropriateness (COA):
.1 Retain and Preserve Original Doors. *Retain and preserve original doors and door surrounds including frames, glazing, panels, sidelights, fanlights, surrounds, thresholds, and hardware on front doors and side doors visible from the street.*
.2 Replace Only Deteriorated Features. *If replacement of a deteriorated door feature or details is necessary, replace only the deteriorated feature in-kind rather than the entire unit.*
.4 Retain Historic Glass. Retain original glass in historic doors. Bubbles and waves give old glass its distinctive look and add to the historic character of the house.
.5 Glass Variations
a. *Privacy glass may only be located in the rear or on the side of the structure, where not visible from the front. Smoked or tinted glass is not appropriate for use in historic structures.*

b. *Beveled glass in doors is allowed as long as it is compatible with style of the historic building and the original configuration of windowpanes remains.*

c. *Colored glass may be used in transoms and sidelights if supported by historical documentation or compatible with the architectural style.*
.6 Wood Doors. *Wood doors are required unless there is documentation that other materials were historically used on a particular structure. Keep wood doors appropriately stained or painted to protect from weather.*
.7 Replacement Doors. *Replacement doors on a historic structure are to be wood and in appropriate design, size and details in keeping with the style of the house. Installation of steel doors on the front of a historic structure is prohibited. Aluminum clad doors are permissible on the rear of the structure upon review on a case-by-case basis.*
.8 Preserve Original Openings. *Do not create new openings in the front or side façades of historic structures. Do not enlarge or diminish existing openings to fit stock door sizes. If new openings are necessary to meet code requirements, they shall be compatible with historic doors for that structure in proportion, shape, location, pattern, size, materials, and details.*
.9 Materials. *Wood is allowable for in-kind replacement of doors. Fiberglass and aluminum–clad doors can be considered on non-contributing resources and on rear elevations of historic structures when not visible from the front right-of-way. Vinyl is prohibited for historic*

and non-contributing structures.

3.16 Guidelines for Entrances, Porches, and Balconies
The Historic District Commission will use the following criteria for review of a Certificate of Appropriateness (COA):
.9 Avoid False Historical Appearances*. Features or details that are introduced to a house shall reflect its style, period, and design. Features shall not create a false historical appearance by reflecting other time periods, styles, or geographic regions of the country.*

Considerations/Issues
The *Preservation Guidelines for Doors* state it is not appropriate to alter front doors on historic structures. This structure is non-contributing due to insufficient age. The existing wood doors appear to be this 1946 house's original doors. However, the new property owners want a half-light door to increase the light into the structure. Additionally, the existing doors are deteriorated, and they wish to improve the security of the entrances.

Per the *Guidelines*, wood doors are appropriate material for historic and non-contributing structures. The *Guidelines for Doors* states that beveled glass is allowed as long as it is compatible with style of the historic building. The Commission would need to determine if the proposed door design is appropriate for this structure and whether it would create a false historical appearance by reflecting another time period or style of house.

The Commission must determine whether replacing the front doors meets the *Preservation Guidelines* and whether the proposed work is compatible with this structure and the Chautauqua Historic District.

Commission Action
Consideration of approval, rejection, amendment, and/or postponement of (HD 26-29) the Certificate of Appropriateness request for 443 Chautauqua Avenue for the following: c) replacement of front doors.

Docusign Envelope ID: B32F1230-8ECB-8A40-835A-CCE40C5D44C9

The City of Norman Historic District Commission

APPLICATION FOR CERTIFICATE OF APPROPRIATENESS (COA)

Staff Only Use:	
HD Case #	
Date	
Received by:	

Note: *Any relevant building permits must be applied for and paid for separately in the Planning and Community Development Office 405-366-5311.*

Address of Proposed Work:	435 Chautauqua Ave

Applicant's Contact Information:

Applicant's Name:	Tyler Burns
Applicant's Phone Number(s):	[redacted]
Applicant's E-mail address:	[redacted]
Applicant's Address:	[redacted]
Applicant's relationship to owner:	☒ Contractor ☐ Engineer ☐ Architect

Owner's Contact Information: (if different than applicant)

Owner's Name:	Tommy & Marissa Adler
Owner's Phone Number(s):	[redacted]
Owner's E-mail:	[redacted]

Project(s) proposed: (List each item of work proposed. Work not listed here cannot be reviewed.)

1) Coverting Lap Siding to Shake Siding

2) Replace two front doors

3) Removal of Two Metal Awnings and Adding Two Gable Roofs above entries

4) Removing Tree - Damaging Foundation

Supporting documents such as project descriptions, drawings and pictures are required see checklist page for requirements.

Authorization:

I hereby certify that all statements contained within this application, attached documents and transmitted exhibits are true to the best of my knowledge and belief. In the event this proposal is approved and begun, I agree to complete the changes in accordance with the approved plans and to follow all City of Norman regulations for such construction. I authorize the City of Norman to enter the property for the purpose of observing and photographing the project for the presentations and to ensure consistency between the approved proposal and the completed project. I understand that no changes to approved plans are permitted without prior approval from the Historic Preservation Commission or Historic Preservation Officer

Property Owner's Signature:	**Date:** 11/2/2026

☒ (If applicable): I authorize my representative to speak in matters regarding this application. Any agreement made by my representative regarding this proposal will be binding upon me.

Authorized Representative's Printed Name: Tyler Burns	
Authorized Representative's Signature: DocuSigned by:	**Date:** 11/2/2026

435 Chautauqua Ave

Narrative of proposed work

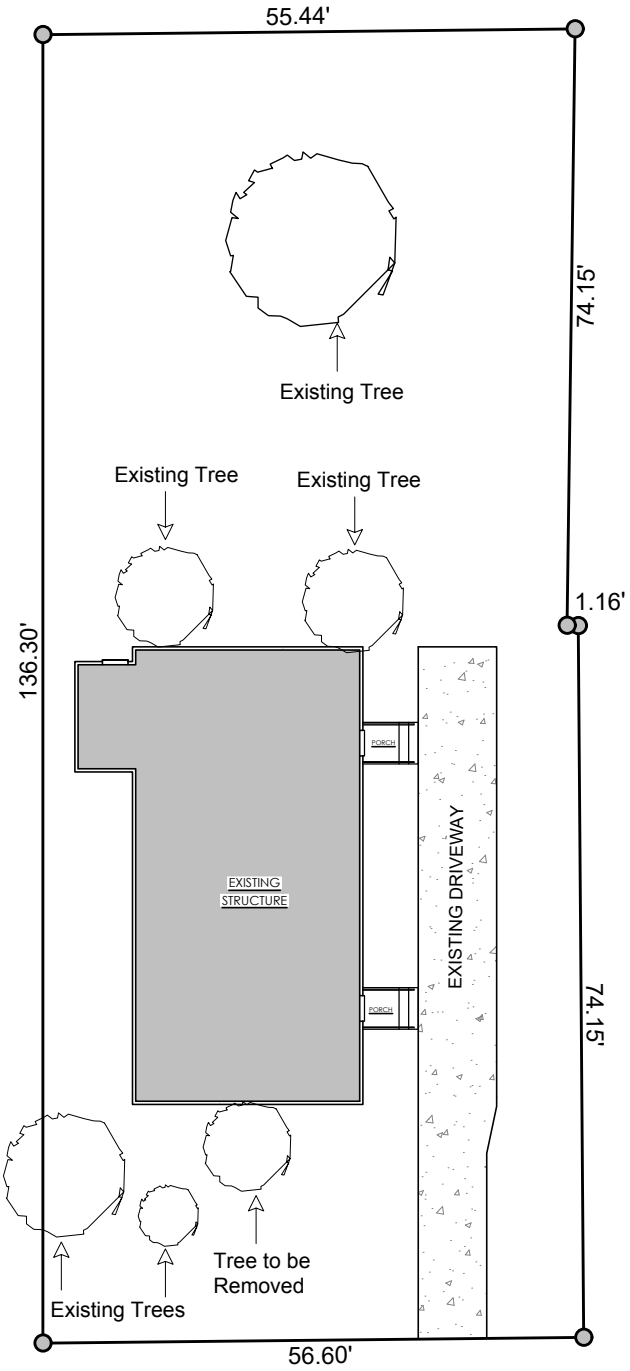
1. Remove metal and wood shake siding due to deterioration and replace it with new wood shake siding. Remove metal awnings and install wood gables. Remove the wood front door and replace it with a new wood front door.

2. Current siding is metal siding with wood shake underneath. Due to its deterioration, we would like to replace it with new cedar shake siding.

3. We are not replacing any windows.

4. Replace the front door with a custom wood half-lite door featuring diamond glass detail. Attached a visual mockup of the door Norman Door will build locally.

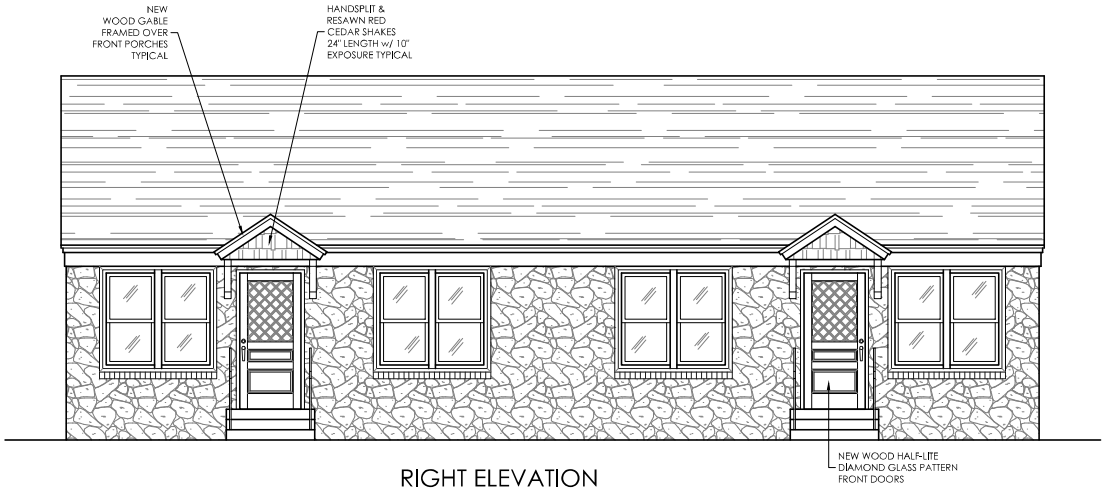
11/17/2026



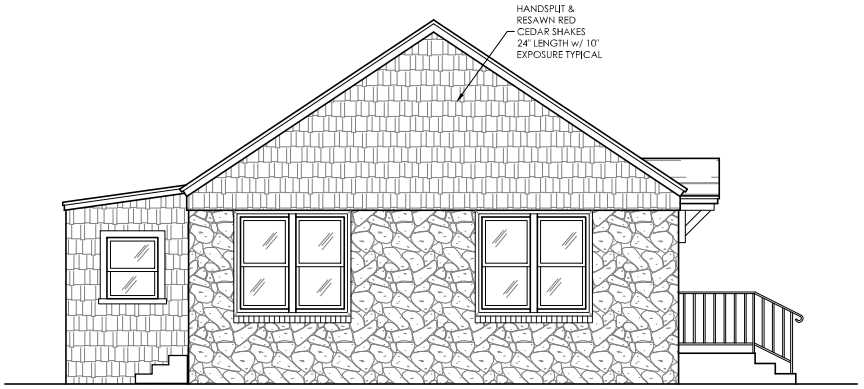
CHAUTAUQUA AVE

1 SITE PLAN
SCALE: 1" = 20'

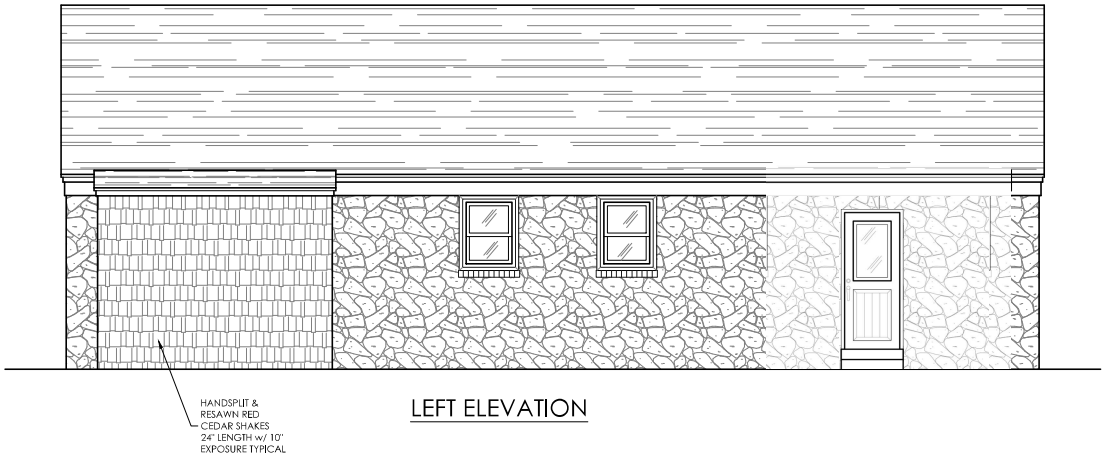
435 CHAUTAUQUA AVE
CLEVELAND COUNTY
NORMAN, OKLAHOMA



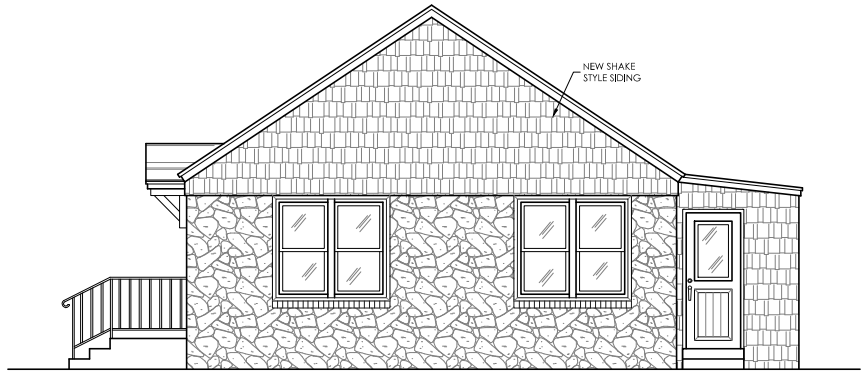
RIGHT ELEVATION



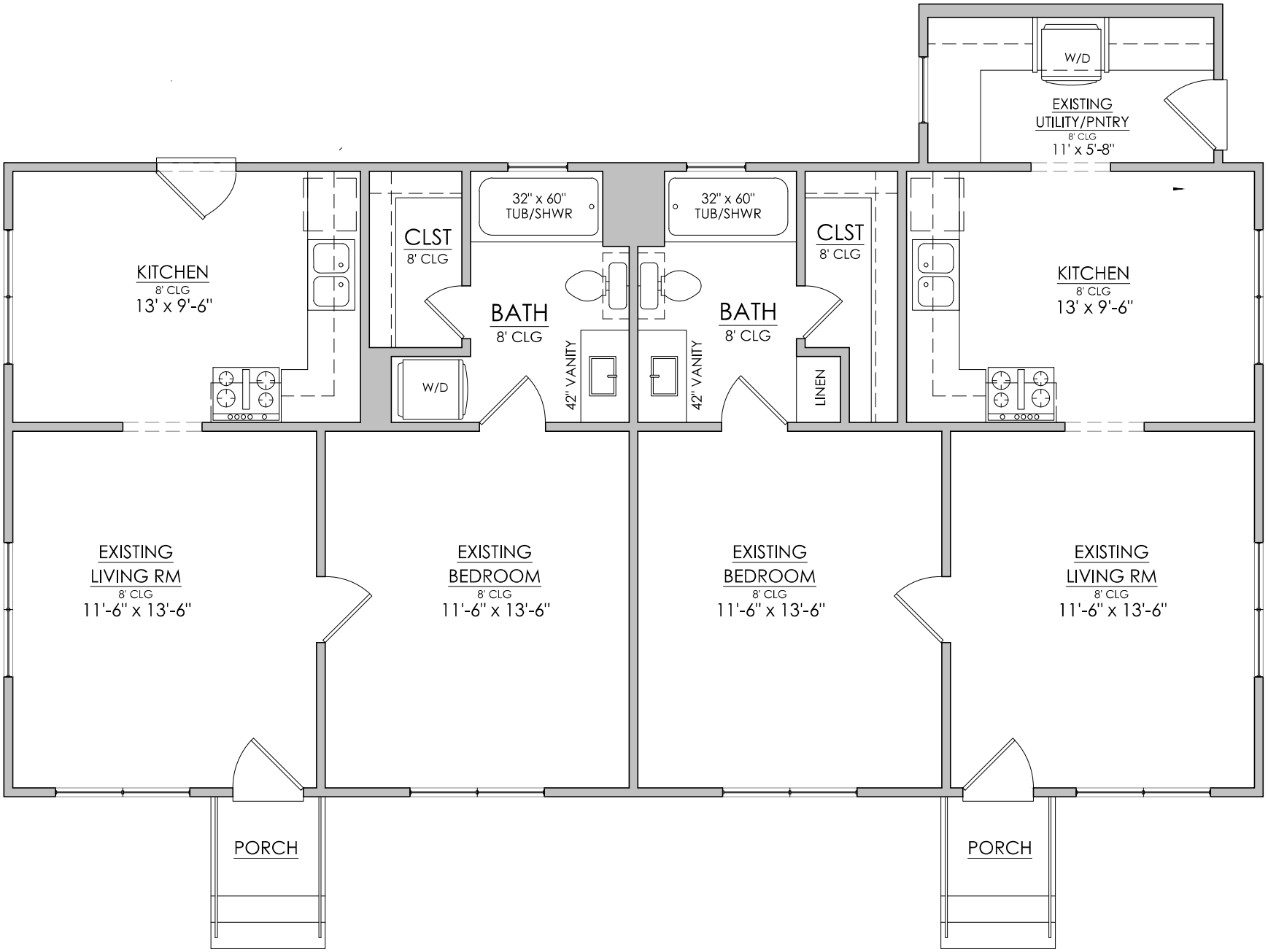
FRONT ELEVATION



LEFT ELEVATION



REAR ELEVATION


W/D
EXISTING
UTILITY/PNTRY
8' CLG
11' x 5'-8"
KITCHEN
8' CLG
13' x 9'-6"
CLST
8' CLG
32" x 60"
TUB/SHWR
32" x 60"
TUB/SHWR
CLST
8' CLG
KITCHEN
8' CLG
13' x 9'-6"
BATH
8' CLG
BATH
8' CLG
W/D
42" VANITY
42" VANITY
LINEN
EXISTING
LIVING RM
8' CLG
11'-6" x 13'-6"
EXISTING
BEDROOM
8' CLG
11'-6" x 13'-6"
EXISTING
BEDROOM
8' CLG
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EXISTING
LIVING RM
8' CLG
11'-6" x 13'-6"
PORCH
PORCH







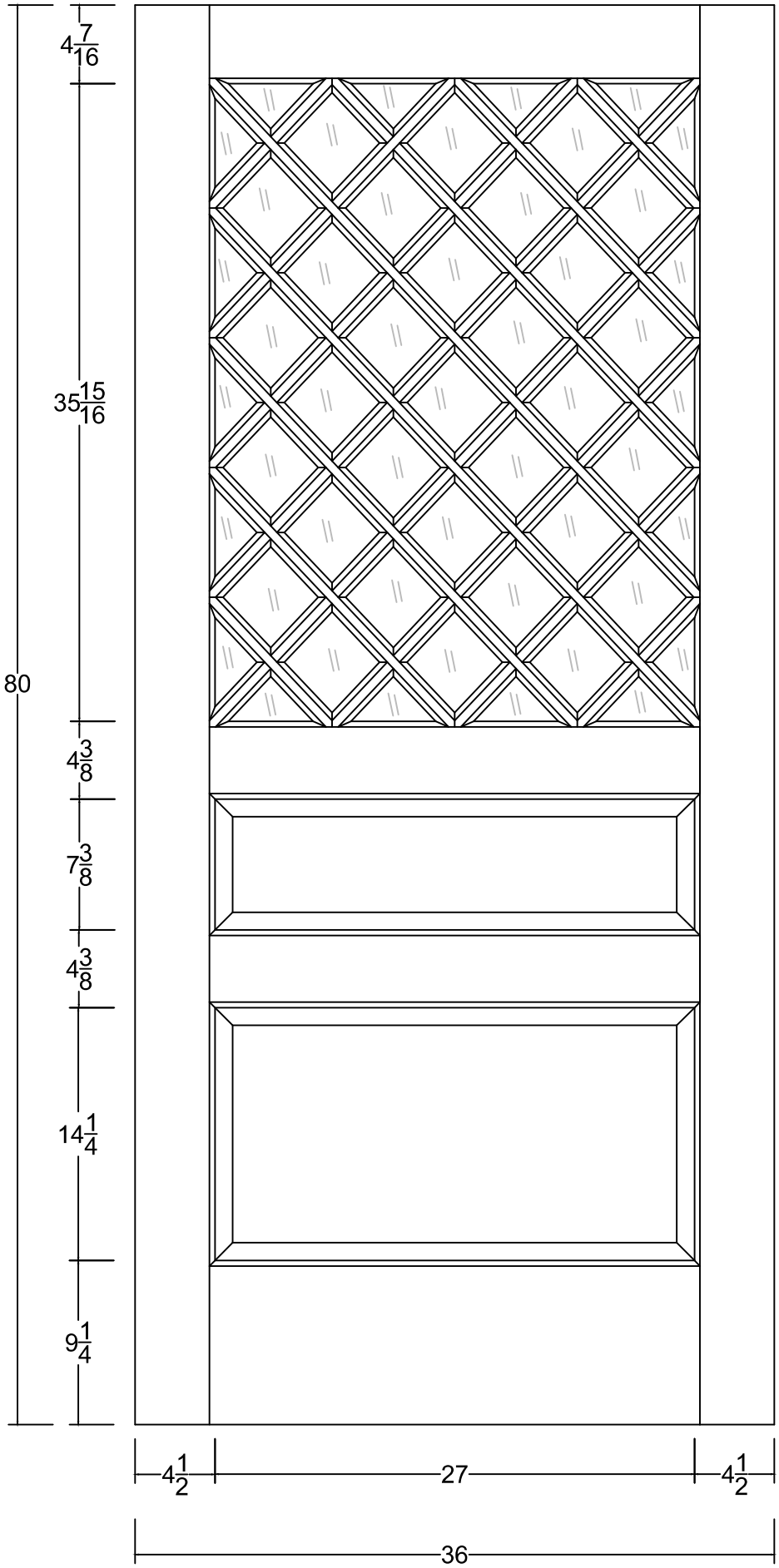












36

(ALL MEASUREMENTS INCLUDE THE STICKING)

CITY OF NORMAN, OK

STAFF REPORT

MEETING DATE: December 7, 2026

REQUESTER: Nina and Kash Barker, Owners

PRESENTER: Anais Starr, Planner II/Historic Preservation Officer

ITEM TITLE: (HD 26-30) CONSIDERATION OF APPROVAL, REJECTION, AMENDMENT, AND/OR POSTPONEMENT FOR THE CERTIFICATE OF APPROPRIATENESS REQUEST FOR THE PROPERTY LOCATED AT 434 CHAUTAUQUA AVENUE FOR THE FOLLOWING MODIFICATIONS: A) RESTORATION OF THE EXISTING GARAGE AND CARPORT; B) REMOVAL OF A SECONDARY DOOR ON THE CARPORT AND INFILL WITH WOOD LAP SIDING; C) REPLACE EXISTING REAR GRAVEL DRIVEWAY WITH CONCRETE DRIVEWAY.

Background

Historical Information

2004 Chautauqua Historic District Nomination Survey Information:

434 Chautauqua Avenue. *Ca. 1920. Bungalow/Craftsman. This contributing, two-story Craftsman/Bungalow-style structure has exterior walls that are a combination of weatherboard and wood shingle. The structure has a decorative concrete block foundation. The asphalt-shingle, side gambrel roof is cross-gabled. Wood windows are predominantly vertical, four-over-one, hung. The wood front door is glazed and paneled. The partial porch has been screened. Decorative details include sets of triple windows.*

Sanborn Insurance Map Information

The 1925 and 1944 Sanborn Insurance Maps show a garage located adjacent to the north property line, and in the same location as the existing garage. This indicates that the existing garage is original to the property.

Previous Actions

March 3, 2014 – A Certificate of Appropriateness (COA) was issued for the removal of a two-story, non-original rear addition to the principal structure, the construction of a new rear addition, rebuilding of an existing deck, and relocation of a window on the north elevation to accommodate internal programming. All proposed work has been completed.

May 15, 2014 – A COA request to modify the front facade was denied. The requests to remove the front porch and replace it with a porch of a different design were postponed to allow for additional information to be submitted.

June 2, 2014 – A COA was granted for modifications to the front porch.

June 24, 2014 – City Council heard an appeal of the Historic District denial of a COA request for front façade modifications. The Council remanded the request back to the Historic District Commission for review of additional information from the applicant.

July 7, 2014 – The Historic District Commission reviewed the request for front façade modifications along with the additional information supplied by the applicant. The Commission denied the request, finding that the applicant failed to provide evidence that the existing façade was not original to the historic principal structure.

July 6, 2015 – A COA was granted to allow modifications to the dormer peaks to prevent future water penetration.

July 6, 2026 – A COA was granted for the following modifications: a) demolition of the existing historic one-car garage and one-car carport; b) construction of a new two-car garage with both overhead car doors to be smooth metal with composite wood trim containing sixteen squares, and an aluminum-clad exterior entry door, contingent on approval from the Board of Adjustment; c) installation of a new concrete driveway.

Overall Project Description

As noted under the "Previous Actions" section of this report, the applicant received a COA to demolish the existing garage and construct a new garage, contingent on the Board of Adjustment granting a 2.5-foot variance from the required 5-foot side setback. The BOA did approve the requested variance. The applicant is now returning with a proposal to repair and restore the existing historic garage and non-historic carport. To improve functionality, the applicant also proposes removing the secondary door located in the carport and infilling the opening with wood lap siding to match the existing structure. Additionally, the applicant will replace the existing gravel driveway with a concrete driveway 12'7" in width.

The applicant plans to repair the existing fencing, which does not require review by the Historic District Commission.

REQUEST

a) Restoration of the existing garage and carport.

Project Description:

As stated under the "Overall Project Description" section of this report, the Board of Adjustment did not approve the variance request to the side setback to allow for the construction of a new garage. However, the property owners wish to keep the original structure and location of the existing historic garage. The owners' representative, Old Home Rescue, is now returning with an amendment to the original approved COA request for the repair and restoration of the existing historic structure. The applicant plans to keep as much of the existing exterior materials as possible and replace only deteriorated materials in-kind, matching the existing structure. The windows will be retained and repaired while the wood siding will be removed in order to install sheathing to stabilize the structure prior to lifting it to pour a new foundation. New double tear wood siding matching the existing will be installed on the exterior. The request proposes a smooth metal overhead garage door with composite wood trim containing sixteen squares, and a steel entry door, as approved at the July 6, 2026, Historic District meeting.

Reference - Historic District Ordinance

36-535.a.2.g: *To safeguard the heritage of the City by preserving and regulating historic district structures in such a way that maintains or restores their historic integrity while allowing modern-day uses and conveniences for their residents. (0-0910-12).*

Preservation Guidelines

2.4 Guidelines for Garages

A review by the Historic District Commission will use the following criteria for the issuance of a Certificate of Appropriateness (COA):

.1 Preserve Historic Garage Structures*. Retain and preserve garages in their original locations and configurations. Even if the function changes, the exterior appearance shall remain the same.*

.2 Preserve Original Materials*. Retain and preserve character-defining materials, features, and details of historic garages, including foundations, siding, masonry, windows, garage doors, and architectural trim. When necessary, repair character-defining materials, features, and details of historic garages in-kind according to pertinent guidelines.*

.3 Replace Only Deteriorated Portions*. If replacement of a deteriorated element or detail of a historic garage is necessary, replace only the deteriorated portion in-kind rather than replacing the entire feature. Match the original in design, dimension, texture, and material. Consider compatible substitute materials only if the original materials are no longer available.*

.10 Reconstruction of Historic Garage. *The reconstruction of out buildings shall be based on historic evidence, such as photographs, Sanborn maps or other documentation. If no such evidence exists, the design should be derived from the architectural style of the principal building and historic patterns and characteristics of the historic district. Wood, brick and stucco are appropriate materials for reconstruction of a historic garage. Overhead garage doors with the appearance of double doors will be considered on a case-by-case basis. Historic garages shall be located at the end of a driveway along the side property line and face the front street right-of way.*

.12 Carports. *Carports shall be unattached to the primary structure and meet the following:*

a. *Located in the rear yard behind the principal structure, with no visibility from the front right-of-way(s). Corner lots are considered to have two front elevations.*

b. *Constructed of wood or masonry. Cement fiberboard to be considered on a case-by-case basis.*

c. *Maximum footprint size of 400 square feet with an eave height no greater than 10 feet.*

d. *In no case shall the carport be taller, wider or deeper than the historic principal structure of the lot.*

Considerations/Issues

The *Guidelines for Garages* encourage the preservation and repair of historic garages. As noted under the “Background Information” section of this report, the current garage is the original historic garage built in the 1920s. After 1944, two additions were made to the rear of the structure: a storage area and a carport. The original historic structure has a footprint of 254 square feet, with additions totaling 276 square feet, for a total under-roof area of approximately 530 square feet. The historic garage is in a traditional location at the end of the front driveway behind the rear corner of the principal structure.

The proposal is to repair the existing historic structure and utilize in-kind material for exterior siding and trim as needed. The proposed double-teardrop wood siding is consistent with the *Preservation Guidelines* for exterior materials. The proposed metal overhead garage door with composite trim door is consistent with *Preservation Guidelines for Garages* and was previously approved by the Commission at the July 6, 2026 meeting. The applicant is requesting a steel entry door on the garage to address maintenance and durability issues caused by stormwater impacts during rain events. The Commission has approved steel entry door on the rear of structures, usually for security reasons. In this case, while the applicant's request does not strictly comply with the *Guidelines*, it is a practical solution to a persistent maintenance issue.

The Commission must determine whether the proposed restoration and repair of the garage and carport, as submitted, meet the *Preservation Guidelines* for materials and are compatible with the historic principal structure and the Chautauqua Historic District.

Commission Action:
Consideration of approval, rejection, amendment, and/or postponement of the Certificate of Appropriateness request (HD 26-30) for the property located at 434 Chautauqua Avenue for the following modifications: a) restoration of the existing garage and carport.

REQUEST

b) Removal of a secondary door on the carport and infill with wood siding.

Project Description:
The applicant proposes removing the non-original secondary door located on the carport portion of the structure and replacing it with wood lap siding that matches the existing structure's wall material. The removal of an opening on a historic structure requires review by the Historic District Commission.

Reference - Historic District Ordinance
36-535.a.2.g: *To safeguard the heritage of the City by preserving and regulating historic district structures in such a way that maintains or restores their historic integrity while allowing modern-day uses and conveniences for their residents. (0-0910-12).*

Preservation Guidelines
2.4 Guidelines for Garages
A review by the Historic District Commission will use the following criteria for the issuance of a Certificate of Appropriateness (COA):
.1 Preserve Historic Garage Structures*. Retain and preserve garages in their original locations and configurations. Even if the function changes, the exterior appearance shall remain the same.*
.2 Preserve Original Materials*. Retain and preserve character-defining materials, features, and details of historic garages, including foundations, siding, masonry, windows, garage doors, and architectural trim. When necessary, repair character-defining materials, features, and details of historic garages in-kind according to pertinent guidelines.*
.3 Replace Only Deteriorated Portions*. If replacement of a deteriorated element or detail of a historic garage is necessary, replace only the deteriorated portion in-kind rather than replacing the entire feature. Match the original in design, dimension, texture, and material. Consider compatible substitute materials only if the original materials are no longer available.*

.10 Reconstruction of Historic Garage. *The reconstruction of out buildings shall be based on historic evidence, such as photographs, Sanborn maps or other documentation. If no such evidence exists, the design should be derived from the architectural style of the principal building and historic patterns and characteristics of the historic district. Wood, brick and stucco are appropriate materials for reconstruction of a historic garage. Overhead garage doors with the appearance of double doors will be considered on a case-by-case basis. Historic garages shall be located at the end of a driveway along the side property line and face the front street right-of way.*

3.14 Guidelines for Doors
A review by the Historic District Commission will use the following criteria for the issuance of a Certificate of Appropriateness (COA):
.1 Retain and Preserve Original Doors. *Retain and preserve original doors and door surrounds including frames, glazing, panels, sidelights, fanlights, surrounds, thresholds, and hardware on front doors and side doors visible from the street.*
.8 Preserve Original Openings. *Do not create new openings in the front or side façades of historic structures. Do not enlarge or diminish existing openings to fit stock door sizes. If new openings are necessary to meet code requirements, they shall be compatible with historic doors for that structure in proportion, shape, location, pattern, size, materials, and details.*
.11 Replacement Garage Doors. *Retain and preserve wood overhead garage doors on historic garages. Retain double doors if possible. Replacement overhead garage doors with the appearance of double doors will be considered on a case-by-case basis. For historic garages, and garages that face the front or are visible from the right-of-way the following replacement door is allowed:*
a. *Wood is preferred. However, wood composite or metal with composite trim can be considered on a case-by-case basis. Vinyl is prohibited.*
b. *The original size, height and width of doors must be maintained.*
c. *Designs must match the style of the original historic garage door.*

Considerations/Issues
The *Preservation Guidelines* state original openings on historic structures should be preserved. This secondary door inside the carport is not original to the historic structure and not typical of garages in the Chautauqua Historic District. Since the door is not original to this historic structure, its removal will not have an impact on this structure. Additionally, this secondary door is not visible from the front right-of-way. The proposal to utilize wood siding that matches the existing structure to fill the opening is consistent with the *Preservation Guidelines*.

The Commission must determine whether the requested to remove the secondary door opening meets the *Guidelines* and is compatible with the historic garage structure.

Commission Action:
Consideration of approval, rejection, amendment, and/or postponement of the Certificate of Appropriateness request (HD 26-30) for the property located at 434 Chautauqua Avenue for the following modifications: b) removal of a secondary door on the carport and infill with wood lap siding.

REQUEST

c) Replace existing rear gravel driveway with concrete driveway.

Project Description:

The applicant proposes replacing the existing rear gravel driveway with concrete. The proposed concrete driveway will be 12'7" in width and will provide access from the alleyway to the carport section of the structure.

Reference - Historic District Ordinance

36-535.a.2.g: *To safeguard the heritage of the City by preserving and regulating historic district structures in such a way that maintains or restores their historic integrity while allowing modern-day uses and conveniences for their residents. (0-0910-12).*

Preservation Guidelines

2.9 Guidelines for Sidewalks and Driveways

A review by the Historic District Commission will use the following criteria for the issuance of a Certificate of Appropriateness (COA):

.3 New Driveway Composition*. Driveways shall be constructed from material allowed by the City Code. Existing gravel driveways may remain in place subject to other provisions in the City Code.*

.11 Rear Yard Area. *New parking areas are permitted off alleyway with no visibility or limited visibility from the front right-of-way(s). Corner lots are considered to have two front elevations. Rear yard parking must meet Norman City Codes.*

Considerations/Issues

The proposed concrete driveway will extend from the alleyway to the existing carport. The proposed concrete driveway will not be visible from the front streetscape. This is consistent with the *Guidelines for Sidewalks and Driveways* regarding materials and location.

The Commission must determine whether the proposed driveway, as submitted, meets the *Preservation Guidelines* and is compatible with the historic principal structure and the Chautauqua Historic District.

Commission Action:

Consideration of approval, rejection, amendment, and/or postponement of the Certificate of Appropriateness request (HD 26-30) for the property located at 434 Chautauqua Avenue for the following modifications: c) replace existing rear gravel driveway with concrete driveway.

.

Case No. _____

Histric District Certificate of Appropriateness (COA) Application

City of Norman Planning & Community Development – 225 N. Webster Avenue – Norman, OK 73069 – (405) 307-7112

SECTION 1: APPLICANT INFORMATION

Applicant Name: Rochele Scarborough (Old Home Rescue)

Address of Proposed work: 434 Chautauqua Avenue Norman, Oklahoma 73069

Phone number and email of contact person:

P: [redacted] E: [redacted]

Applicant relationship to owner: ☐ Self ☑ Contractor ☐ Engineer ☐ Architect

Property Owner's name, phone number, and email (if different than applicant):

Kash & Nina Barker

P: [redacted] E: [redacted]

REQUIRED DOCUMENTS

Applications will be scheduled for review at the next Historic District meeting only if the completed application and all required materials are submitted through the online portal by the first business day of the month. Support documents such as site plan, elevation drawings, specification sheets, and narrative must be submitted with the COA application form to be considered complete (see first page for list of required documents).

SECTION 2: PROPOSED WORK

Project(s) proposed (Work not listed here cannot be reviewed):

In addition to the previously approved COA from July 2026:

1. Repair existing historic 1-car garage and carport.
2. Pour new foundation and slab.
3. Remove secondary pedestrian door at Carport and infill to match adjacent.
4. Repair existing fences as needed.

SECTION 3: AUTHORIZATION AND SIGNATURES

I hereby certify that all statements contained within this application, attached documents and transmitted exhibits are true to the best of my knowledge and belief. In the event this proposal is approved and begun, I agree to complete the changes in accordance with the approved plans and to follow all City of Norman regulations for such construction. I authorize the City of Norman to enter the property for the purpose of observing and photographing the project for the presentations and to ensure consistency between the approved proposal and the completed project. I understand that no changes to approved plans are permitted without prior approval from the Historic Preservation Commission or Historic Preservation Officer.

Property Owners Signature: Nina Barker (Oct 30, 2026 14:22:24 CDT) **Date:**

Property Owner's Printed Name: Nina Barker

☐ (If applicable): I authorize my representative to speak in matters regarding this application. Any agreement made by my representative regarding this proposal will be binding upon me.

Authorized Representatives Printed Name: Rochele Scarborough

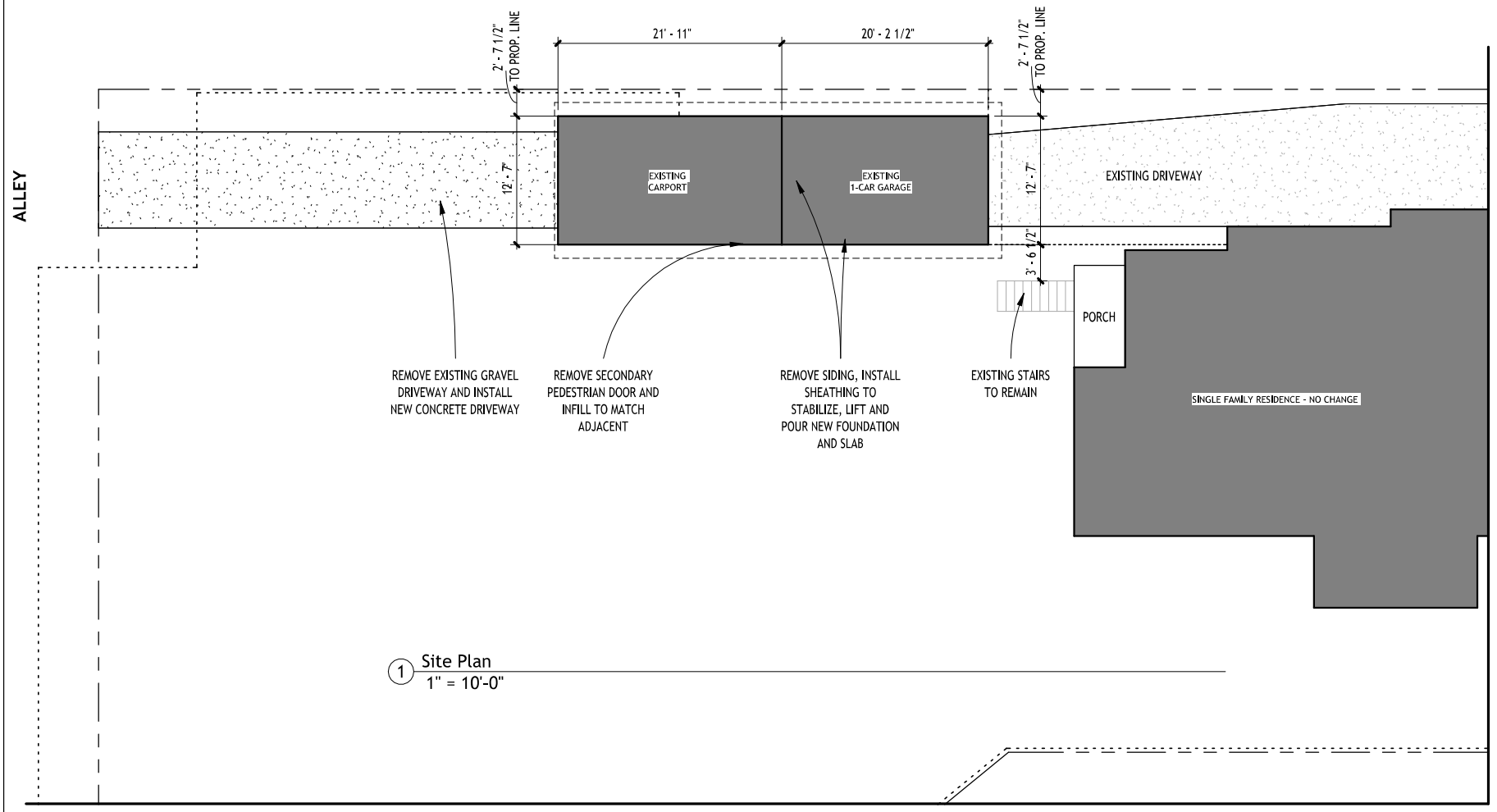
Authorized Representatives Signature: Rochele Scarborough **Date:** 10/30/2026

11/17/26

Barker Garage - 434 Chautauqua Avenue, Norman, OK 73069

Scope of Work

The proposed work includes repairing and stabilizing the existing historic garage and carport. All existing siding will be removed, 1x trim will be salvaged, and new sheathing will be installed to square and stabilize the framing. The structure will be temporarily lifted, a new concrete foundation poured, and then lowered onto the new foundation in its existing location. New building wrap, a rainscreen, and replica double-teardrop wood siding will be installed. Additional work includes repairing the existing wood windows, replacing the garage door, replacing the garage pedestrian door, removing and infilling the carport pedestrian door with matching siding, installing two exterior sconces, and repairing the site fences as needed. The rear gravel driveway will be replaced with concrete, while the existing front driveway will remain. The work is intended to preserve the structure and maintain its historic form and character.



1 Site Plan
1" = 10'-0"

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SITE PLAN LEGEND

- PROPERTY LINE
- EXISTING BUILDING FOOTPRINT
- EXISTING 6' TALL FENCE
- EXISTING 4' TALL FENCE

AREAS

EXISTING 1-CAR GARAGE:	276 SF
EXISTING CARPORT:	254 SF
EXISTING GARAGE AREA:	530 SF

SCOPE OF WORK

PREVIOUSLY APPROVED (JULY 2026, HD 26-15)
1. Installation of a new concrete driveway from alley to Carport.
2. Replacement of main Entry door at Garage.
3. Replacement of overhead door.

NEWLY PROPOSED SCOPE (NOVEMBER 2026)
1. Repair historic 1-Car Garage & Carport.
2. Pour new foundation and slab.
3. Remove secondary Entry door at Carport and infill to match adjacent.
4. Repair existing fences as needed.

SOW NARRATIVE

The proposed work includes repairing and stabilizing the existing historic garage and carport. All existing siding will be removed, 1x trim will be salvaged, and new sheathing will be installed to square and stabilize the framing. The structure will be temporarily lifted, a new concrete foundation poured, and then lowered onto the new foundation in its existing location. New building wrap, a rainscreen, and replica double-teardrop wood siding will be installed. Additional work includes repairing the existing wood windows, replacing the garage door, replacing the garage pedestrian door, removing and infilling the carport pedestrian door with matching siding, installing two exterior sconces, and repairing the site fences as needed. The rear gravel driveway will be replaced with concrete, while the existing front driveway will remain. The work is intended to preserve the structure and maintain its historic form and character.

Sheet Index

AS-1	SITE PLAN
A-1	FLOOR PLAN
A-2	EXTERIOR ELEVATIONS
A-3	EXTERIOR ELEVATIONS

OLD HOME RESCUE
401 S BLACKWELDER AVENUE
OKLAHOMA CITY, OK 73108
p: 405-549-9880
e: info@oldhomerescue.com

BARKER RESIDENCE - GARAGE

434 CHAUTAUQUA AVE
NORMAN, OK 73069

PREPARED FOR:	COA - 11/26
REVISION NO.:	04
ISSUE DATE:	11/17/26

SITE PLAN

SHEET NO.
AS-1

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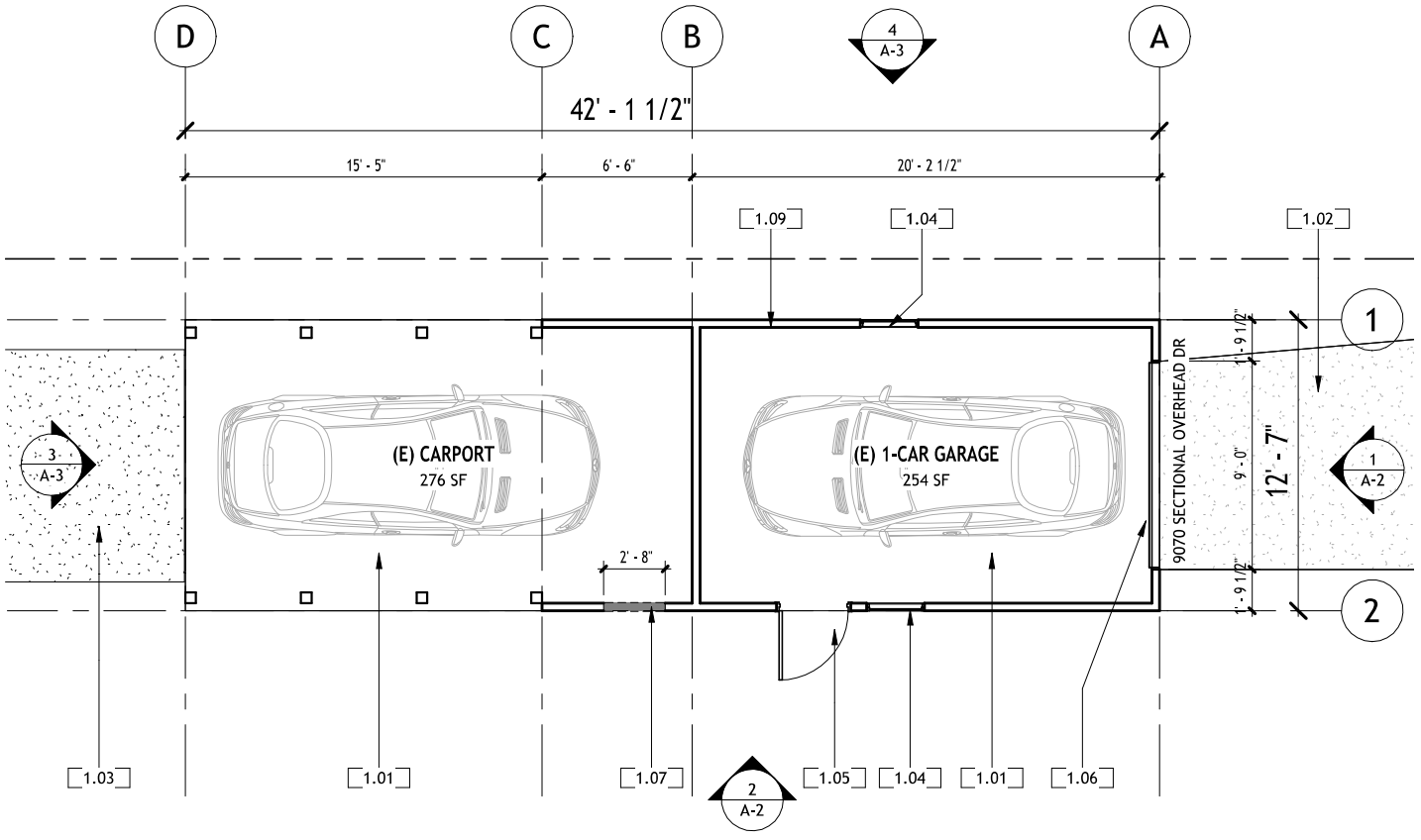

1 PROPOSED FLOOR PLAN
3/16" = 1'-0"

NOTES

1.01	POUR NEW FOUNDATION AT EXISTING GARAGE/CARPORT STRUCTURE
1.02	EXISTING FRONT DRIVEWAY TO REMAIN - PROTECT IN PLACE
1.03	REMOVE EXISTING REAR GRAVEL DRIVEWAY AND POUR NEW CONCRETE DRIVEWAY FROM ALLEY TO CARPORT
1.04	REPAIR EXISTING WOOD WINDOWS
1.05	INSTALL NEW METAL EXTERIOR DOOR
1.06	REMOVE AND DISPOSE OF EXISTING SECTIONAL OVERHEAD GARAGE DOOR. INSTALL NEW STEEL OVERHEAD GARAGE DOOR. PAINT TO MATCH EXISTING COLOR (SW2833, Roycroft Vellum).
1.07	REMOVE AND DISPOSE OF EXISTING EXTERIOR DOOR. INFILL AND INSTALL DOUBLE TEAR DROP WOOD SIDING TO MATCH ADJACENT. PAINT TO MATCH EXISTING COLOR (SW 2833, ROYCROFT VELLUM).
1.09	INSTALL NEW SHEATHING, BUILDING WRAP AND DOUBLE TEARDROP WOOD SIDING TO MATCH EXISTING PROFILE. PAINT TO MATCH EXISTING COLOR (SW 2833, ROYCROFT VELLUM)

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NORMAN, OK 73069

PREPARED FOR:	COA - 11/26
REVISION NO.:	04
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FLOOR PLAN

SHEET NO.
A-1

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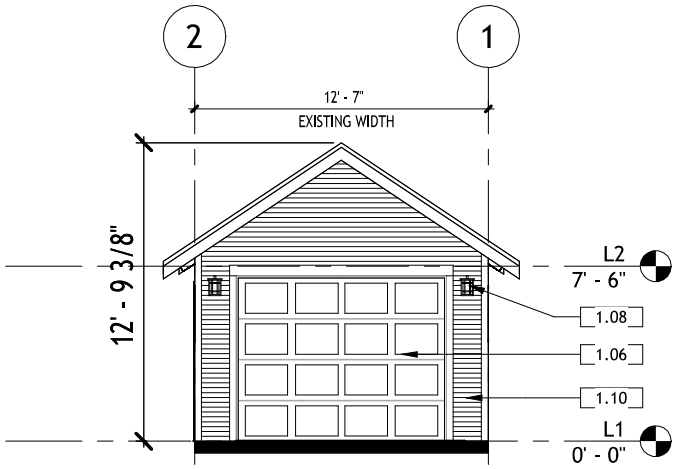
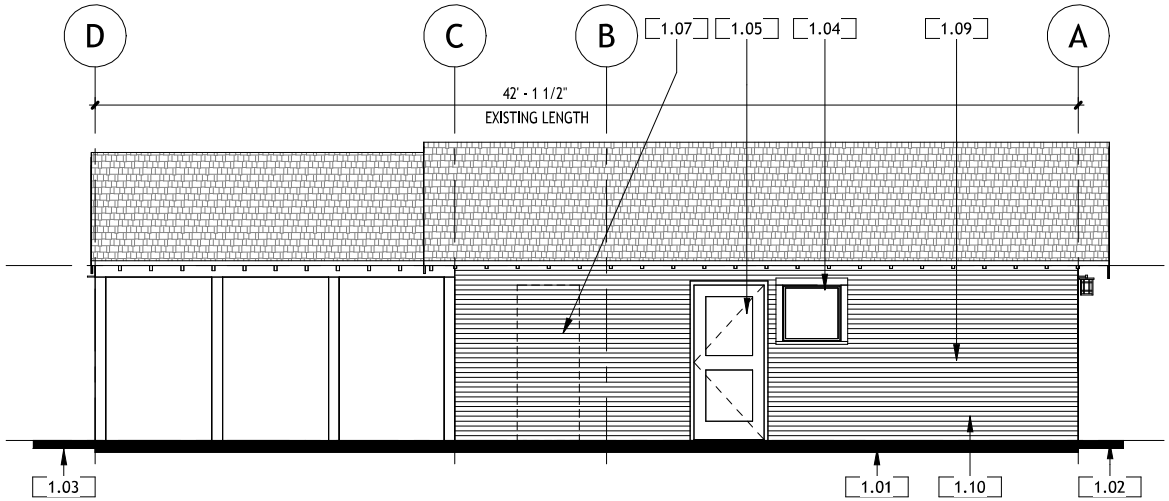


1 FRONT ELEVATION - EAST
3/16" = 1'-0"



2 LEFT SIDE ELEVATION - SOUTH
3/16" = 1'-0"

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1.02	EXISTING FRONT DRIVEWAY TO REMAIN - PROTECT IN PLACE
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1.08	PROPOSED EXTERIOR SCONCE, TYP. OF (2)
1.09	INSTALL NEW SHEATHING, BUILDING WRAP AND DOUBLE TEARDROP WOOD SIDING TO MATCH EXISTING PROFILE. PAINT TO MATCH EXISTING COLOR (SW 2833, ROYCROFT VELLUM)
1.10	REPAIR OR INSTALL NEW DOUBLE TEARDROP WOOD SIDING AS NEEDED. PAINT TO MATCH EXISTING COLOR (SW 2833, ROYCROFT VELLUM)

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EXTERIOR ELEVATIONS

SHEET NO.
A-2

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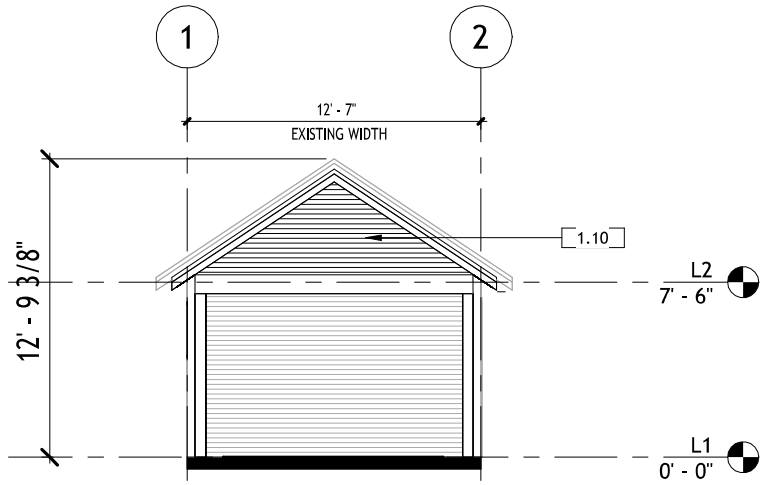
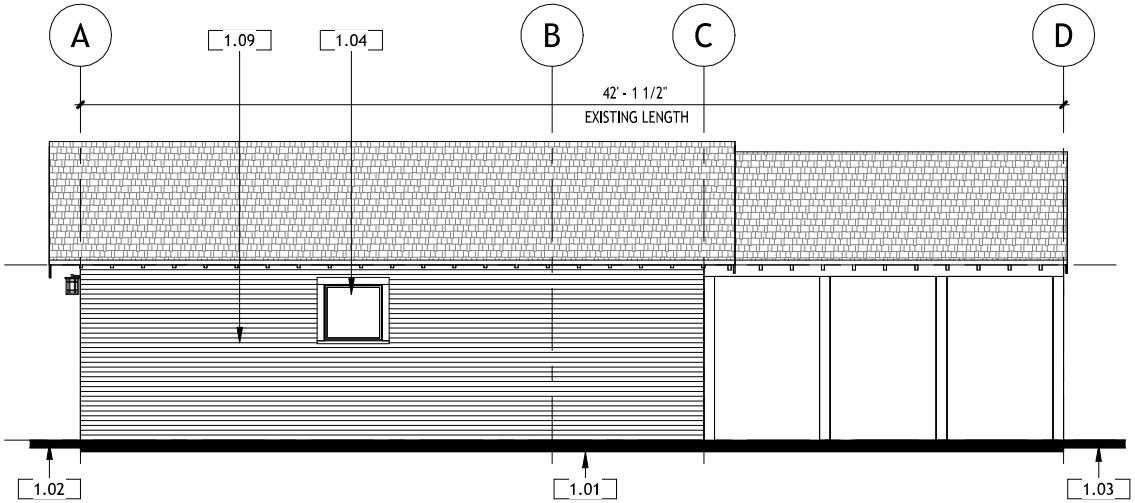


3 REAR ELEVATION - WEST
3/16" = 1'-0"



4 RIGHT SIDE ELEVATION - NORTH
3/16" = 1'-0"

NOTES

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EXTERIOR ELEVATIONS

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A-3

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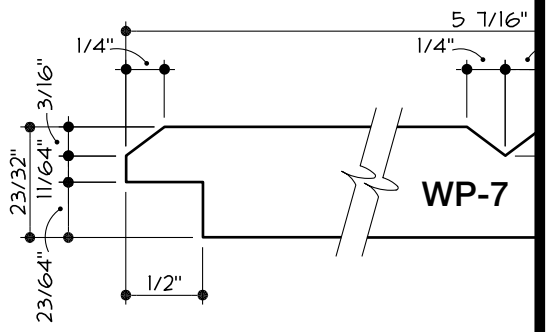
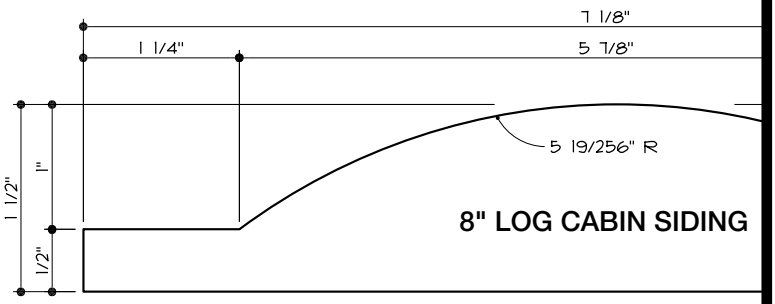
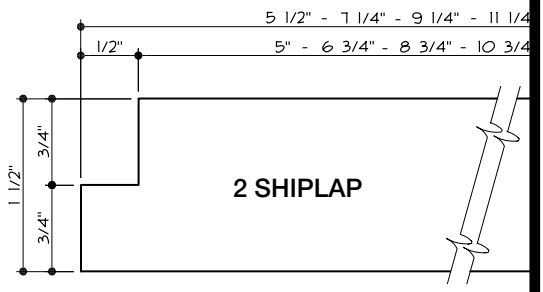


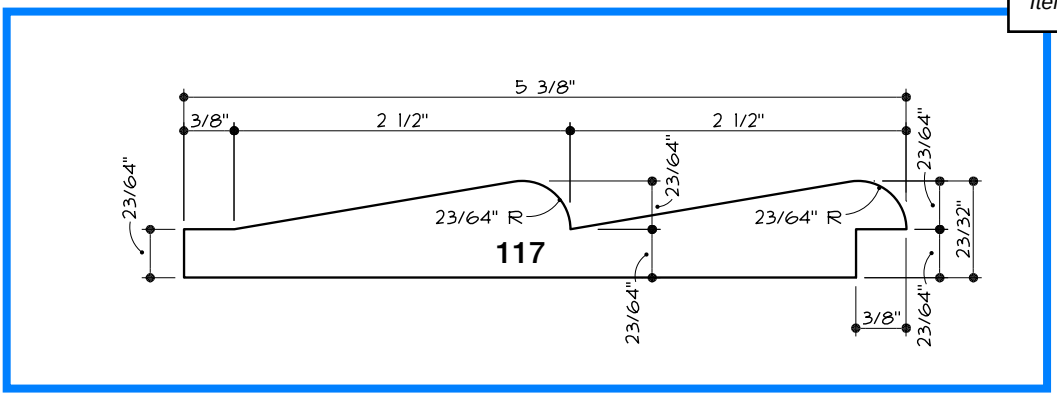




Western Wood Products Association

Standard Patterns

Siding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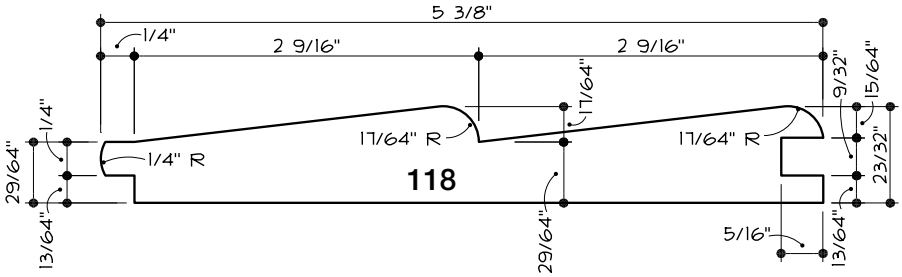
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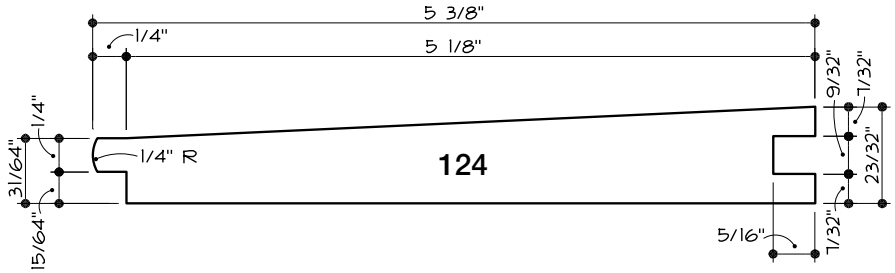
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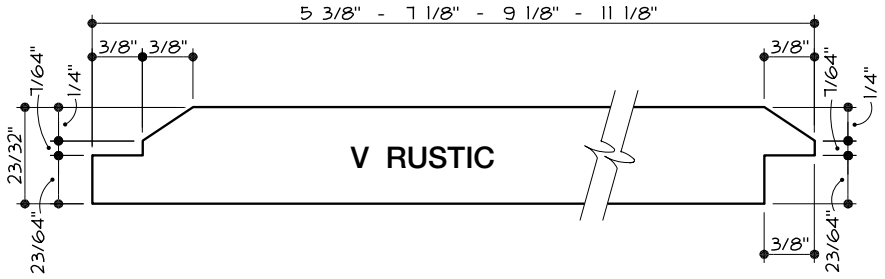
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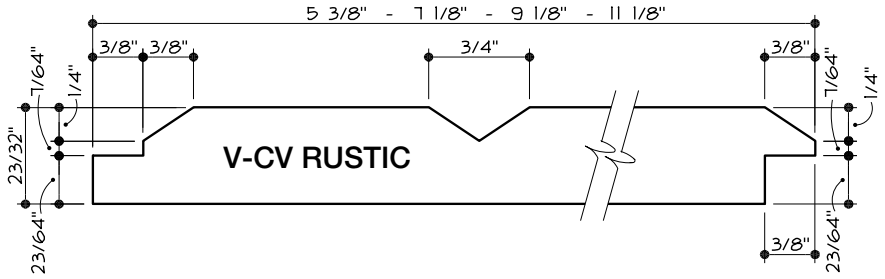
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23/64"

Item 4.

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3768

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(/) / Flat Trim & S4S (/flat-trim-moulding.html) / S4S Hardwood (/s4s-hardwood.html)

Americraft S4S Flat Trim Moulding, Solid Hardwood, 3 1/2"H x 3/4"P x 96"L, Stain Grade Sapele Mahogany

★★★★★ 4 customer reviews

Item No.: MLDW01X04S4SSA



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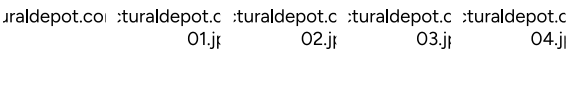

Item 4.

List Price: ~~$72.96~~

Save $10.94

$62.02

Add to Cart

Ships Monday

- 1 +

Add to Cart

Earn **$3.10** in DepotDollars

Save with Quantity Discounts

Height	Length	Projection
3 ½"	96"	¾"

Buy a Sample **$6.24**

Size (Height)

1 1/2 inches	2 1/2 inches
3 1/2 inches	4 1/2 inches
5 1/2 inches	7 1/4 inches
9 1/4 Inches	11 1/4 inches

Material

Sapele Mahogany



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Similar Products



(/MLDW01X09S4S.html)

Americraft S4S Flat Trim Moulding, 9 1/4"H x 3/4"P x 96"L (/MLDW01X09S4S.html)

Starting at
$6.80

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Quick Overview

The Americraft Hardwood Moulding line is the most complete collection of Hardwood Moulding available on the market. Each piece is crafted from FAS and Select-Grade wood, the highest grades available, ensuring on the highest quality moulding for your walls, floors, ceiling, cabinets, & more. Available in 9 stain-grade wood species, as well as paint-grade fingerjoint pine, we are sure to have the perfect finish to match your living room, kitchen, dining room, or whereever else you are looking to imbue your home with the timeless elegance of real hardwood.

- FAS Grade Wood, The Highest Grade Available
- S4S E1E Stop 887 Moulding for doors and windows.
- Easily cut and installed using standard woodworking tools
- Based on the most popular moulding profiles on the market.
- Complements both modern and traditional interior styles, enhancing any decor.
- Combine with our other profiles for a complete style in your living space. Hardwood Crown Moulding, Base Moulding, Door & Window Trim, Chair Rail, and more are all available in the Americraft Line



Helpful Resources

Request a Quote

Line Drawings

(https://cdn.architecturaldepot.com/pdf/line-drawings/LINEDRAW__MLDW01X04S4S.pdf.pdf)

Material: Sapele

Warranty Information

(https://cdn.architecturaldepot.com/pdf/warranty/WARRANTY-Americraft.pdf)

Installation Instructions

(https://cdn.architecturaldepot.com/pdf/installation/MLDW.pdf)

Architectural Specifications

(https://cdn.architecturaldepot.com/pdf/architectural-specifications/ekena-hardwood-specsheet.pdf)

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Legacy 20-Gauge Smooth Steel Entry Door

ProVia THE PROFESSIONAL WAY
800.669.4711
2150 State Route 39
Sugarcreek, OH 44681



OUTSIDE VIEW



INSIDE VIEW

QUOTE INFORMATION

Job:
Tag: Garage
Order #14237044-1
Qty: 1

DETAILS

Legacy Single Entry Door in PermaTech Composite Frame

32" x 80" Nominal Size
Unit Size: 33 9/16" x 81 11/16"
Frame Depth: 4 9/16"
2" PermaTech Brickmold
Left Hand Inswing - Inside Looking Out
006 Style 20-Gauge Smooth Steel Door
Snow Mist White Inside and Outside

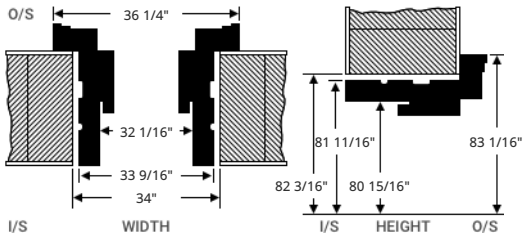
Hardware

All Hardware in Antique Brass Finish
Georgian Lockset (2 3/8" Backset)
Key Order Alike
Thumbturn Deadbolt (2 3/8" Backset)
Key Order Alike

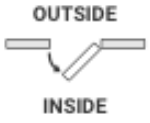
Frame

TUFTEX Smooth Snow Mist White Aluminum Frame Cladding
Snow Mist White Inside Frame
1 Tube of Snow Mist White Caulk
Mill Finish ZAC Auto-Adjusting Threshold (5 5/8" Depth)
Antique Brass Ball Bearing Hinges
Installation Kit for Composite Frames
Security Plate

SIZING



HANDING



ENERGY

ENERGY PERFORMANCE RATINGS

U-Factor (U.S/I-P)	Solar Heat Gain Coefficient
0.16	0.01

ADDITIONAL PERFORMANCE RATINGS

Visible Transmittance
0.00 -

Air Infiltration (cfm/ft2)
<= 0.04

ENERGY STAR® Certified In All 50 States.

CPD: PRD-N-88-32529-00001
STC: 25; OITC: 26; Acoustic Test Report: G0177.01

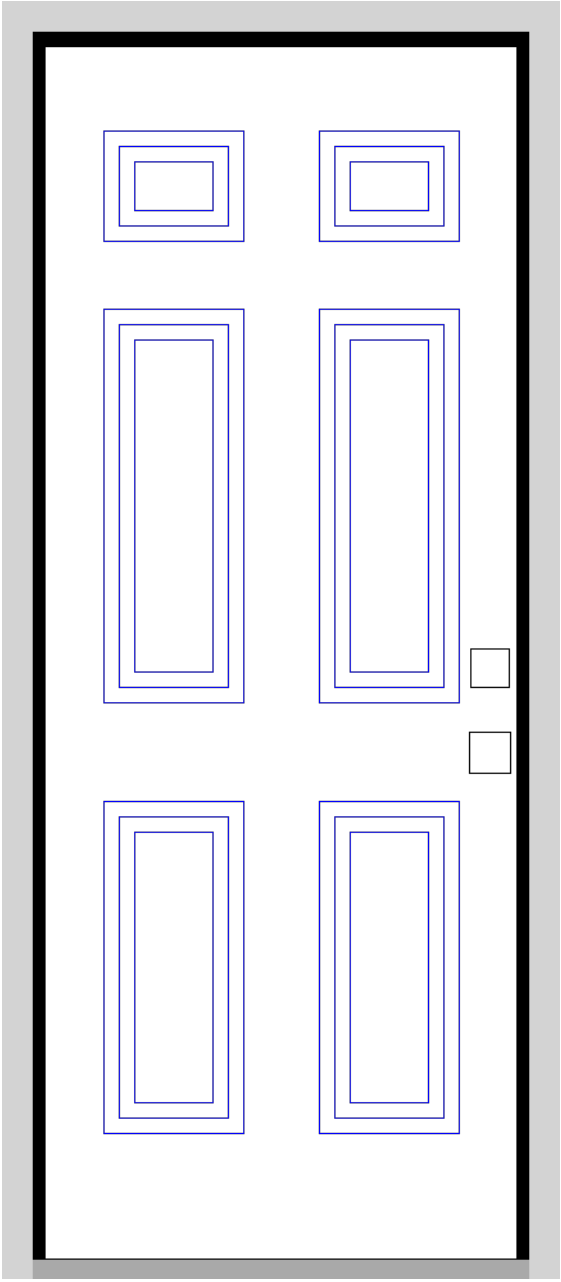
ENTRY DOOR

Scale Technical Drawing

ProVia THE PROFESSIONAL WAY
800.669.4711
2150 State Route 39
Sugarcreek, OH 44681

QUOTE INFORMATION

Job:
Tag: Garage
Order #14237044-1
Qty: 1

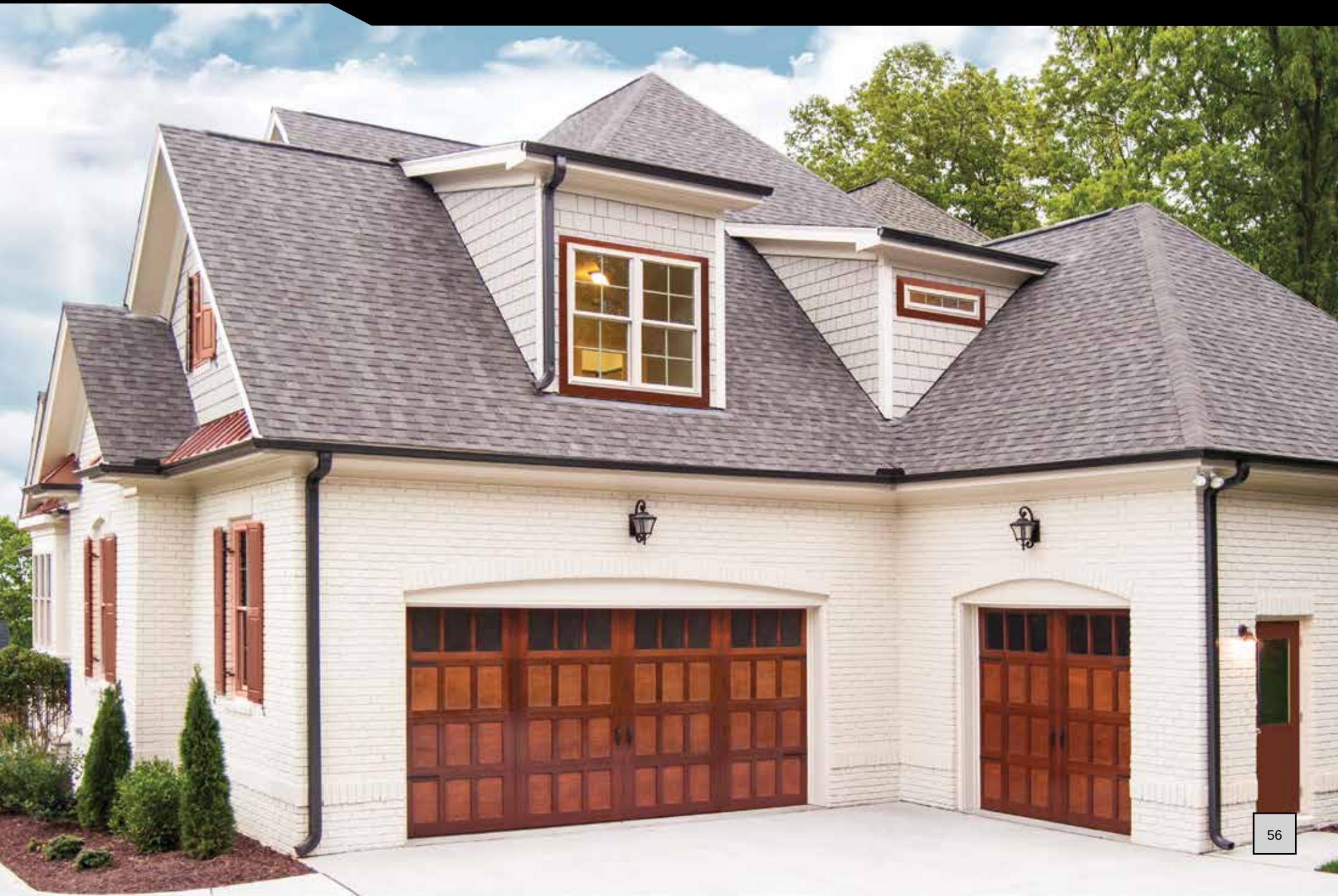


Illustrates trim overlap, not viewable glass

ENTRY DOOR

Wayne Dalton™

Residential Garage Doors





Wayne Dalton has been a trusted leader in the garage door industry since 1954, earning a reputation for innovative design, quality craftsmanship, and dependable customer service. Starting in the heart of Ohio with a focus on wood doors, our legacy of excellence has grown into one of the largest and most diverse residential garage door lineups available today. From award-winning innovations to extensive customization options—featuring panel designs, window styles, and colors to suit any architectural style—Wayne Dalton doors offer unmatched versatility and style. Backed by decades of ingenuity and a commitment to helping dealers succeed, Wayne Dalton continues to set the standard for industry-leading garage door solutions

Warranty

All Wayne Dalton garage doors are made with superior materials and come with a Limited Warranty.

Insulation

An insulated garage door can help in controlling the temperature in your garage space. The effectiveness of insulation is expressed in either as a U-factor* or an R-value**. The lower the U-factor or higher the R-value, the better the insulation in the door. Wayne Dalton offers two types of insulation in our garage doors.

Polyurethane Insulation – Foamed-in-place polyurethane insulation delivers twice the thermal performance of polystyrene insulation, as well as adds strength to the door and helps dampen sound transmission. U-factors range from 0.12 to 0.28 and R-values range from 9 to 16.22

Polystyrene Insulation – A rigid panel of insulation placed inside the door section, with a maximum R-value of 7.4.

Pinch-Resistant Panels

Select Wayne Dalton models feature pinch-resistant panels, designed to push fingers out of harm's way if accidentally placed near a closing door.

Tight Tongue-and-Groove Joint Seals

Select Wayne Dalton models include snug-fitting tongue-and-groove joint seals that help reduce wind and weather from entering the garage.

WindSafe® Wind Load Options

Most Wayne Dalton garage doors offer wind load options that comply with one or more of the following agencies: Florida Building Code, Texas Department of Insurance and Miami-Dade County (FL).

Impact Wind Load Options

Select Wayne Dalton garage doors have been approved for impact resistance. Tests show these doors are capable of stopping the direct impact of a 9 lb. 2x4 board at 50 ft. per second.

TorqueMaster® Plus Counterbalance System

Wayne Dalton's exclusive counterbalance system safely and cleanly contains the garage door springs inside a steel tube. The TorqueMaster® Plus is designed to provide a safeguard against damage or injury that could result from the accidental release of spring tension and features an anti-drop safety device.

Bottom Weather Seal

All Wayne Dalton garage doors feature a vinyl bottom weather seal to help keep drafts and debris from entering the garage.

TruChoice® Custom Color System

With more than 6,000 colors to choose from, there have never been more choices to coordinate your garage door with your home! This state-of-the-art system uses a multi-step process that mixes each custom color and then bakes the color on for a top-quality factory finish.

**U-factor is independently tested and verified per ANSI/DASMA 105 using solid doors and specific product sizes.*
***Wayne Dalton uses a calculated door section R-value for our insulated doors.*

Actual colors may vary from brochure due to fluctuations in the printing process. Always request a color sample from your Dealer for accurate color matching.

Traditional Style

These timeless garage door designs coordinate with any style of home and are available in an assortment of trendy colors and window options. From uninsulated, one-layer construction to our most thermally efficient garage door, the Classic Steel Collection offers a door for every budget and home.



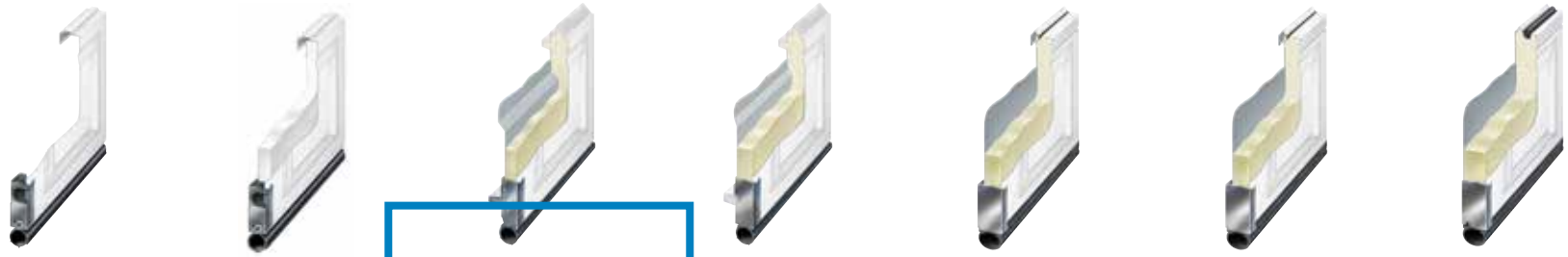
Model 8300, Flush Panel, Wood Grain Impressions™ Finish Collection Carbon Oak Plank, Clear Long WIndows



Model 9100, Short panel, Desert Tan finish, Stockton I windows



Model 8300, Wood Grain Impressions™ Finish Collection Carbon Oak Plank



	GOOD		BETTER		BEST		
	MODEL 8000	MODEL 8200	MODEL 9100	MODEL 9605	MODEL 8300	MODEL 8350	MODEL 8500
Construction	Steel	Steel/Insulation	Steel/Insulation/ ToughGard™ backer	Steel/Insulation/ Steel	Steel/Insulation/ Steel	Steel/Insulation/ Steel	Steel/Insulation/ Steel
Insulation*	N/A	Polystyrene, R = 7.4	Polyurethane U-factor: 0.26 R-value: 9	Polyurethane U-factor: 0.26 R-value: 10†	Polyurethane U-factor: 0.15 R-value: 12.12	Polyurethane U-factor: 0.15 R-value: 12.12	Polyurethane U-factor: 0.12 R-value: 16.22
TorqueMaster® Plus	•	•	•	•			
Joint Type	Tongue-and-Groove	Tongue-and-Groove	Pinch-Resistant	Pinch-Resistant	Tongue-and-Groove	Tongue-and-Groove	Tongue-and-Groove
WindSafe® Options	•	•	•	•	•	•	•
Impact Options	•	•	•	•	•	•	•
Warranty	10-Year Limited	10-Year Limited	Limited Lifetime	Limited Lifetime	Limited Lifetime	Limited Lifetime	Limited Lifetime

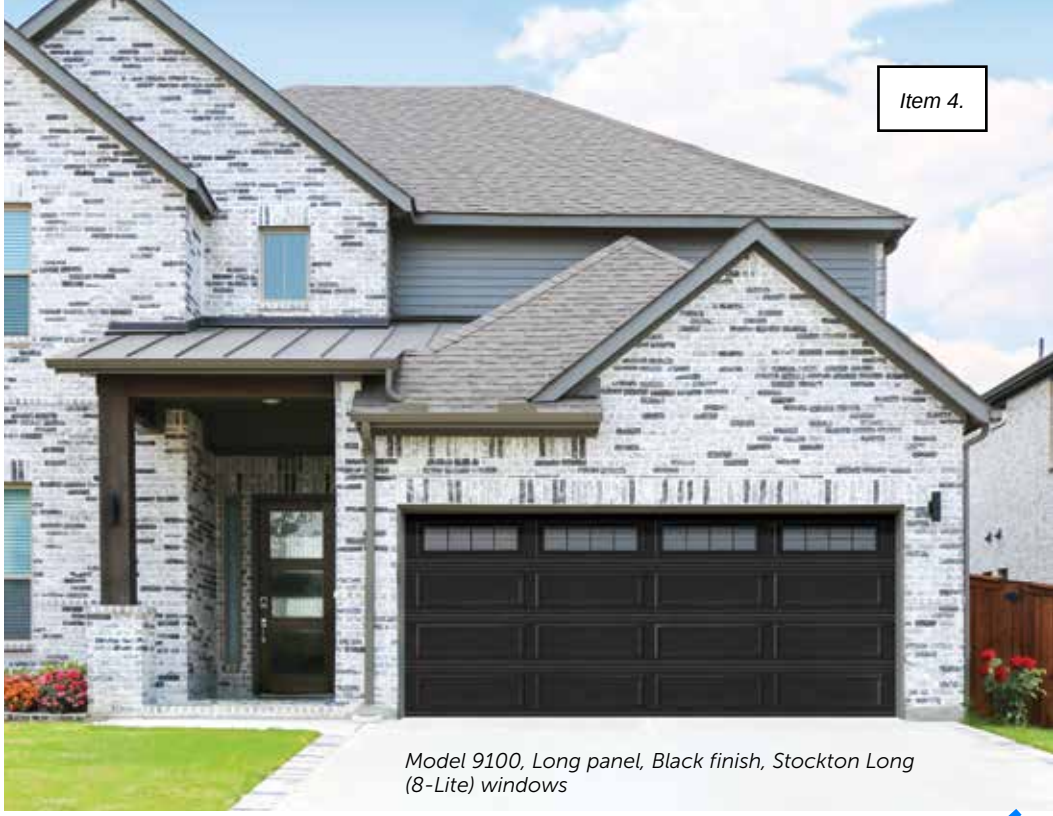
**U-factor is independently tested and verified per ANSI/DASMA 105 using solid doors and specific product sizes.*
***Wayne Dalton uses a calculated door section R-value for our insulated doors.*
†R-value = 10 at 8' high. R-value may differ slightly for other heights.

MODELS

9100 & 9605

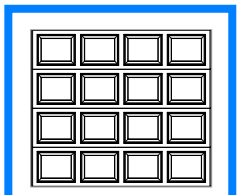


Model 9605, Flush panel, Custom painted after installation, Clear Long vertical windows

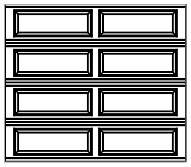


Model 9100, Long panel, Black finish, Stockton Long (8-Lite) windows

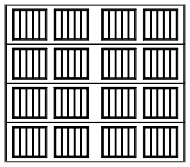
1 Choose Your Style



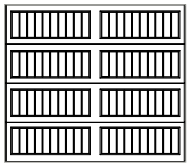
Short



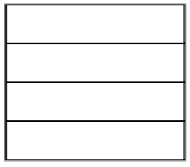
Long



Vertical Short



Vertical Long



Flush

2 Choose Your Color

Painted Finishes (Standard)



White



Almond



Sandstone



Gray



Brown



Black

Premium Finish

TruChoice® COLOR SYSTEM

Available on Model 9605

3 Choose Your Windows



Cascade Long



Clear Short



Clear Long



Sherwood Short



Stockbridge Long (4-Lite)



Stockton Short



Stockton Long (8-Lite)



Arched Stockton



Prairie Short



Prairie Long

Not all window styles available on all panel designs. Window configuration may vary depending on door size. See Dealer or website for complete window selection.

windSAFE

IMPACT GARAGE DOORS





WAYNE DALTON · DT SMARTSIDE SERIES

9100 DT SMARTSIDE TRIM
INSULATED STEEL + ENGINEERED WOOD

The 9100 DT SmartSide Trim marries the proven Wayne Dalton 9100 insulated steel door with LP SmartSide engineered wood cedar-grain trim to achieve the carriage-house look without a wood door's maintenance demands. LP SmartSide trim is 3/8-inch thick treated engineered wood — primed and ready for any exterior paint color — installed over the 9100 steel base with its R-9 polyurethane foamed-in-place insulation. DOORTEC offers 43 distinct DT trim layout designs, from clean barn-door lines to elaborate colonial patterns, giving OKC-area homeowners in Oklahoma City, Edmond, Norman, Moore, Yukon, Midwest City, Guthrie, El Reno, and Tulsa a fully custom-looking carriage door at a fraction of the cost of real wood.

CARRIAGE STYLE | AVAILABLE NOW | LIFETIME WARRANTY

R-VALUE	TRIM	THICKNESS
9	LP SmartSide	3/8″
DESIGNS	**COLOR**	**INSULATION**
43	White	Polyurethane

DOOR DETAILS

- DESIGNS
- SPECIFICATIONS
- HARDWARE
- FEATURES
- INSTALLATION

SPECIFICATIONS

All specification data sourced from DOORTEC and Wayne Dalton product documentation for the 9100 DT SmartSide Trim.

BASE DOOR	
BASE MODEL	Wayne Dalton 9100 Series Insulated Steel
INSULATION TYPE	Polyurethane Foamed-In-Place
R-VALUE	R-9
PANEL DESIGN	Steel base with LP SmartSide engineered wood trim overlay
LP SMARTSIDE TRIM	
TRIM MATERIAL	LP SmartSide Treated Engineered Wood
TRIM THICKNESS	3/8″
TEXTURE	Deep cedar-grain embossed surface
FACTORY FINISH	White — primed and ready for painting
DESIGN LAYOUTS	43 DT design options (DT 1 through DT 100, non-sequential)
COLOR & FINISH	
AVAILABLE COLOR	White (factory finish — can be repainted to any exterior color)
OPTIONS & ACCESSORIES	
HARDWARE KITS	Decorative hardware kits available — 7 styles (Arrow, Aspen, Barcelona, Bean, Conifer, Fleur-de-Lis, Spear)
KNOCKERS	Hammered knockers available — 6 styles
LIFT HANDLES	Decorative lift handles available — 6 styles
SPRING UPGRADE	25,000-cycle high-cycle spring option available

WIND LOAD	Wind load reinforcement options available — contact DOORTEC for details
DOCUMENTATION	
PRODUCT BROCHURE	Model 9100 Brochure (PDF)
WIND LOAD BROCHURE	Wind Load Option Brochure (PDF)
WARRANTY	Wayne Dalton 10-Year Limited Warranty (PDF)

REQUEST A FREE QUOTE

No obligation — one of our door experts will contact you within one business day.

FIRST NAME: John

LAST NAME: Smith

PHONE: (405) 555-0100

EMAIL *: john@email.com

CITY: Oklahoma City

SERVICE NEEDED: Select...

ADDITIONAL NOTES: Tell us about your project — door size, current setup, any questions...

SUBMIT QUOTE REQUEST →

Or call us directly: OKC (405) 720-7107 | Tulsa (918) 366-7832

REAL WOOD LOOK WITHOUT THE WOOD MAINTENANCE

Carriage-house style garage doors with real wood trim have always commanded premium curb appeal — but in Oklahoma City's climate, wood doors demand constant sealing, painting, and swelling-season adjustments. The 9100 DT SmartSide Trim solves that tradeoff. The

43 DESIGNS — FROM SIMPLE BARN LINES TO COLONIAL DETAIL

No two DT SmartSide trim layouts are the same. DOORTEC offers 43 distinct design configurations — numbered DT 1 through DT 100 on a non-sequential scale — ranging from clean horizontal board-and-batten arrangements to elaborate recessed-panel colonial patterns. Each

Wayne Dalton 9100 insulated steel base provides the structure and thermal performance — R-9 polyurethane foamed-in-place insulation, pinch-resistant panel geometry, and a reliable spring system — while LP SmartSide 3/8-inch treated engineered wood trim delivers the dimensional, cedar-grain carriage look that turns heads across Edmond, Norman, Moore, and Yukon. LP SmartSide is engineered to resist moisture, impact, and Oklahoma weather extremes that would challenge solid wood over time. DOORTEC is the authorized Wayne Dalton dealer and DT SmartSide installer serving the OKC metro — call (405) 720-7107 for a free quote.

design is produced using authentic LP SmartSide cedar-grain tri factory finished in white and ready to paint any exterior color after installation. Matching decorative hardware is available in seven designs — Arrow, Aspen, Barcelona, Bean, Conifer, Fleur-de-Lis, and Spear — in both kit form (hinges and pull handles) and as individual knockers and lift handles. DOORTEC installs across Oklahoma City, Midwest City, Guthrie, El Reno, and Tulsa — reach out today to select your DT design number and get a same-day quote.

Oklahoma City's most trusted garage door installation and repair company since 1964. Our showroom locations serving the entire OKC metro area.

GARAGE DOORS

Traditional Steel Doors
DoorLink Garage Doors
Steel Carriage Doors
Wood Carriage Doors
Full View Aluminum

COMMERCIAL

Overhead Doors
Commercial Openers
Dock Levelers
Dock Seals & Shelters

SERVICES

Garage Door Repair
Garage Door Openers
Attic Stairs
Warranty Information
Our Locations
Contact Us

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Serving Oklahoma City, Edmond, Norman, Moore, Yukon & surrounding areas

#1 Home Improvement Retailer

Item 4.

S Oklahoma City 10PM 73149 W. S Oklahoma City 10PM 73149 Shop All Services DIY Log In

... / Lighting / Outdoor Lighting / Outdoor Wall Lights / Home Decorators Collection Outdoor Wall Lights

Internet # 205196663 Model # 23212 Store SKU # 111832

Live Chat Feedback



Hover Image to Zoom








Home Decorators Collection

Port Oxford 10.6 in. 1-Light Oil Rubbed ChestnutHardwired Outdoor Wall Light Lantern Sconce with No Bulb Included

4.5 (803) Questions & Answers (131)

$69.97

Pay **$44.97** after **$25 OFF** your total qualifying purchase upon opening a new card.
Apply for a Home Depot Consumer Card

- 10.625 in. Outdoor Wall-Mount Lantern that complements exterior
- Oil Rubbed Finish with Pearl Mission Glass and Weather Resistant
- Compatible with (1)A19 100-watt Light Bulb (not included)
- View More Details

Item 4.

Product Height x Width (in.): **10.625in. x 7.25in.**

13.12in. x 9in. | 8.12in. x 5.75in. | **10.625in. x 7.25in.**

Pickup at
S Oklahoma City

Delivering to 73149

Limited Stock
Visit S Oklahoma City for availability

Delivery
Today
28 available
FREE

Check Nearby Stores | Delivery Details

Get it delivered as soon as today. Schedule your delivery in checkout.

Feedback

Need a Pro? We Can Help!

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☐ Add Pro Referral

What to Expect

Protect This Item

Select a Home Depot Protection Plan by Allstate for:

○ 2 Year / **$13.00**

◉ No thanks

What to Expect

— 1 + Add to Cart

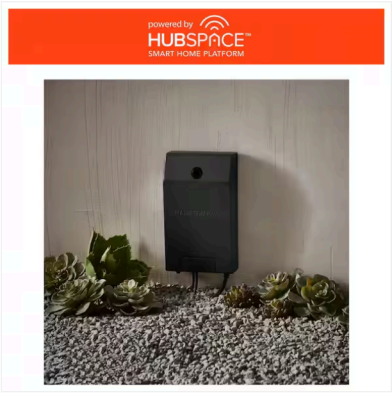
Pay in 4 interest-free payments of $17.50 with PayPal. Learn more

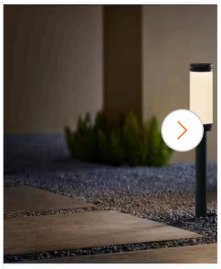
Free & Easy Returns In Store or Online

Return this item within **90 days** of purchase.

Read Return Policy







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Shop the Integrated LED Outdoor Integrated LV Landscape Bundle

Total Price for 4 items

$249.80

View Bundle

Ask about this product

Get an answer now with AI

Type a question

Get an Answer

AI-generated from the text of manufacturer documentation. To verify or get additional information, please contact The Home Depot customer service.

Feedback

Product Details

About This Product

Add a touch of mission styling to your decor with the Home Decorators Collection Port Oxford Outdoor Oil Rubbed Chestnut Wall Lantern. This beautiful fixture is presented in versatile hand applied multi-step oil rubbed chestnut finish and pearl mission glass panes. Add a new look to your outdoor space with this classic fixture.

Highlights

- Rugged die-cast aluminum housing is ideal for outdoor installation
- Pearl mission glass panes provide a glowing effect when illuminated
- Unique arm and window pane detail combine to create a look reminiscent of mission styling
- Wall-mount design can be installed to illuminate porches or other outdoor walled spaces
- ETL listed for wet locations
- Direct wire fixture, instructions included for ease of installation
- Accepts medium base bulb, sold separately (100-Watt maximum)
- Click here to learn more about exclusive Home Decorators Collection products
- Click here for more information on Electronic Recycling Programs
- Return Policy
- California residents see Prop 65 WARNINGS

Product Information

Internet # 205196663
Model # 23212
Store SKU # 111832

Additional Resources

Shop All Home Decorators Collection

From the Manufacturer

- Warranty
- Use and Care Manual
- Return Policy

Item 4.

Ask Magic Apron

What are the delivery options for this item?

What do I need to know before using it?

How soon can I get this delivered to my zip code?

Ask a Question

Specifications

Dimensions

Mounting Plate Width (in.)	4.5 in
Product Height (in.)	10.625 in
Product Length (in)	7.25 in
Product Width (in.)	7.25 in

Details

Design Style	Lantern
Exterior Fixture Type	Sconce
Features	No additional features
Fixture Color/Finish	Oil Rubbed Chestnut
Fixture Material	Aluminum
Glass Shade Type	Clear Glass
Included	Shade(s) Included
Light Bulb Base Code	E26
Light Bulb Type Included	No Bulb(s) Included
Max. Bulb Wattage (W)	100 W
Number of Lights	1
Pack Size	1
Power Source	Hardwired
Product Height x Width (in.)	10.625in. x 7.25in.
Product Size	Small
Rated	Wet Rated (Uncovered Outdoor)
Returnable	90-Day
Shade Material	Glass
Style	Rustic

Warranty / Certifications

Manufacturer Warranty	Two year limited warranty

How can we improve our product information? Provide feedback.

Feedback

Questions & Answers

69

HD 26-15

The City of Norman, Oklahoma

~ ~ ~ ~ ~

Historic District Commission
Certificate of Appropriateness

Owner: Kash & Nina Barker
434 Chautauqua Ave.
Norman, OK 73069

A Certificate of Appropriateness has been issued for the property located at:
434 Chautauqua Ave.
for the following modifications: A) Demolish existing historic 1-car garage and 1-car carport; B) Construction of a new 2-car garage with both overhead car doors to be smooth metal with composite wood trim containing sixteen squares, and an aluminum-clad exterior entry door, contingent on approval from the Board of Adjustment; C) Installation of a new concrete driveway, as submitted except for amendments listed under B (see attached).

Philip Michael Zorba

Michael Zorba, Chair
Historic District Commission

Attest:

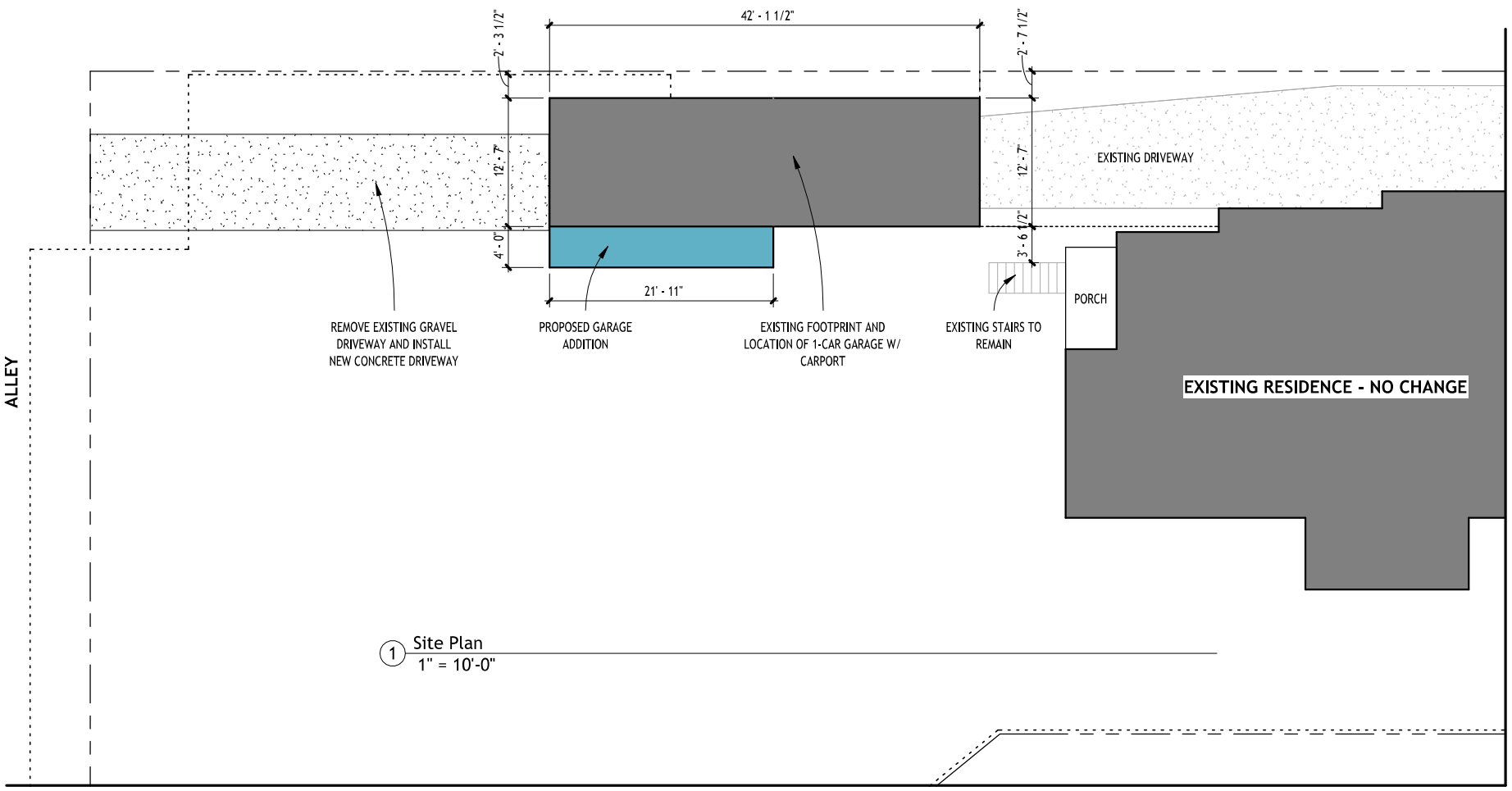
Anaïs Starr
Historic Preservation Officer

Approved: **July 16, 2026**
Effective Date: **July 16, 2026**
Expiration Date: **July 16, 2027**

This COA is valid for 12 months. Work must commence by expiration date or be re-reviewed by the Historic District Commission. If you have any questions, please

contact the Historic Preservation Officer, Anaïs Starr, at 405-366-5392 or Anais.starr@normanok.gov.

Your project may require a permit. Please check with the Development Services Department located at 225 N. Webster, 405-366-5313. To obtain a permit, please submit a copy of this COA with your request.



1 Site Plan
1" = 10'-0"

SITE PLAN LEGEND	
PROPERTY LINE	
EXISTING BUILDING FOOTPRINT	
EXISTING 6' TALL FENCE	
EXISTING 4' TALL FENCE	

AREAS	
EXISTING GARAGE FOOTPRINT:	530 SF
PROPOSED GARAGE ADDITION:	+87 SF
PROPOSED 2-CAR GARAGE:	617 SF

Sheet Index

AS-1	SITE PLAN
AD-1	EXISTING/ DEMO FLOOR PLAN
AD-2	EXISTING/ DEMO ELEVATIONS
A-1	PROPOSED FLOOR PLAN
A-2	PROPOSED ELEVATIONS
A-3	PROPOSED ELEVATIONS

OLD HOME RESCUE
401 S BLACKWELDER AVENUE
OKLAHOMA CITY, OK 73108
p: 405-549-9880
e: info@oldhomerescue.com

BARKER RESIDENCE - GARAGE
434 CHAUTAUQUA AVE
NORMAN, OK 73069

PROJECT NO.:
DATE: 06/01/26
REVISION NO.:

SITE PLAN

SHEET NO.
AS-1

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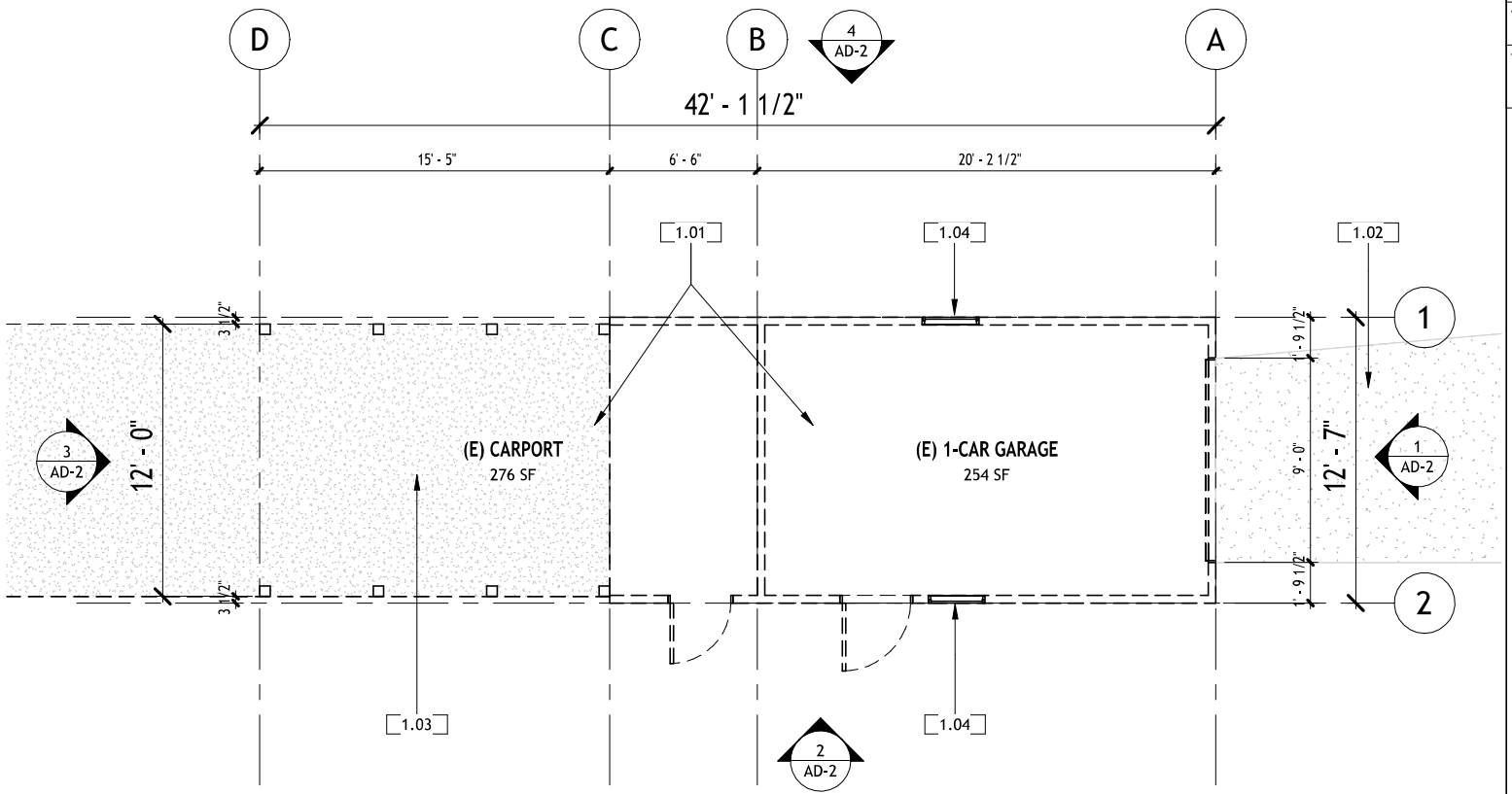

1 DEMO / EXISTING FLOOR PLAN
3/16" = 1'-0"

N

DEMO NOTES

1.01	REMOVE AND DISPOSE OF GARAGE AND CARPORT STRUCTURE IN ENTIRETY
1.02	EXISTING FRONT DRIVEWAY TO REMAIN - PROTECT IN PLACE
1.03	EXISTING REAR GRAVEL DRIVEWAY TO BE REMOVED
1.04	SALVAGE AND REPAIR EXISTING WOOD WINDOWS FOR REUSE IN NEW GARAGE

OLD HOME RESCUE
401 S BLACKWELDER AVENUE
OKLAHOMA CITY, OK 73108
p: 405-549-9880
e: info@oldhomerescue.com

BARKER RESIDENCE - GARAGE
434 CHAUTAUQUA AVE
NORMAN, OK 73069

PROJECT NO.:
DATE: 06/01/26
REVISION NO.:

EXISTING/ DEMO FLOOR PLAN

SHEET NO.
AD-1

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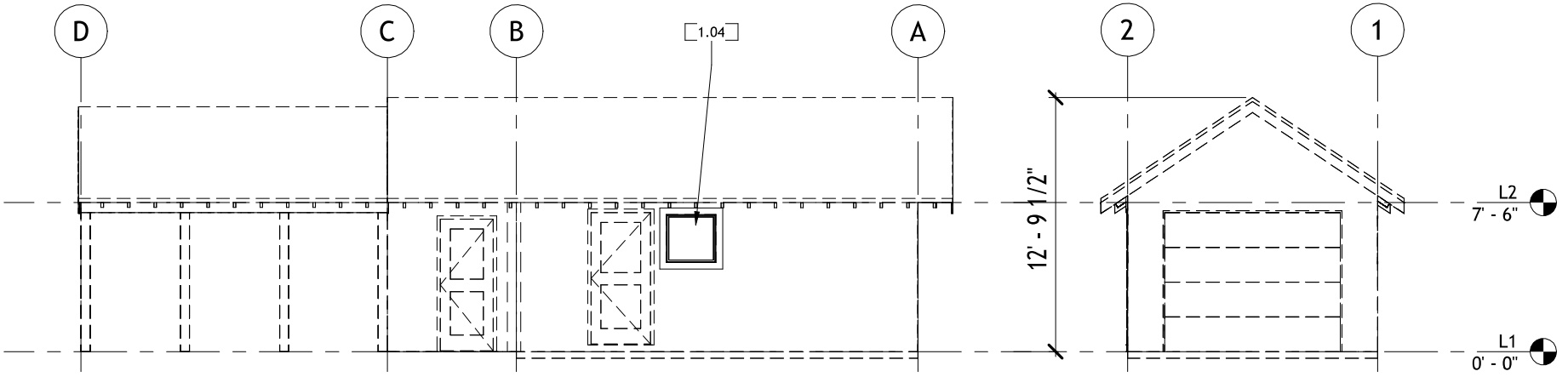
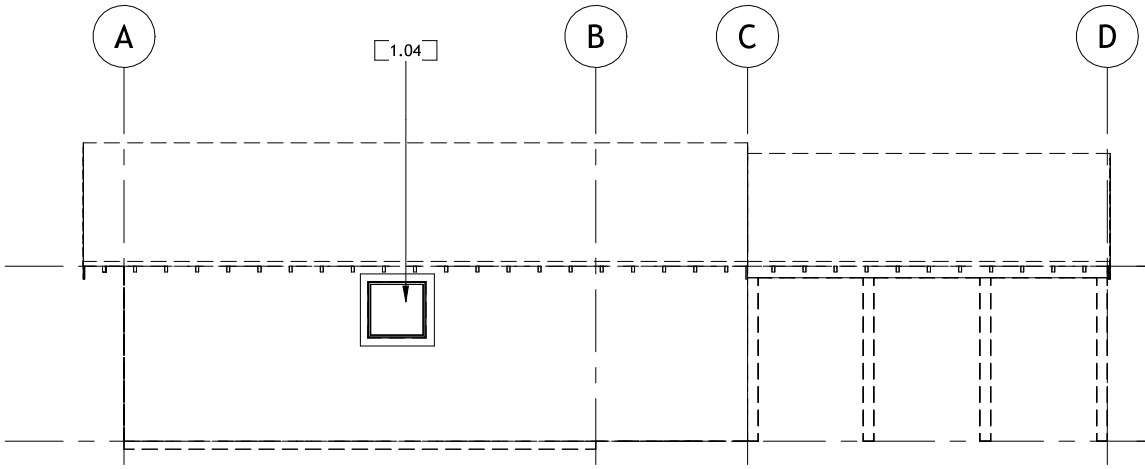
DEMO NOTES

1.04	SALVAGE AND REPAIR EXISTING WOOD WINDOWS FOR REUSE IN NEW GARAGE

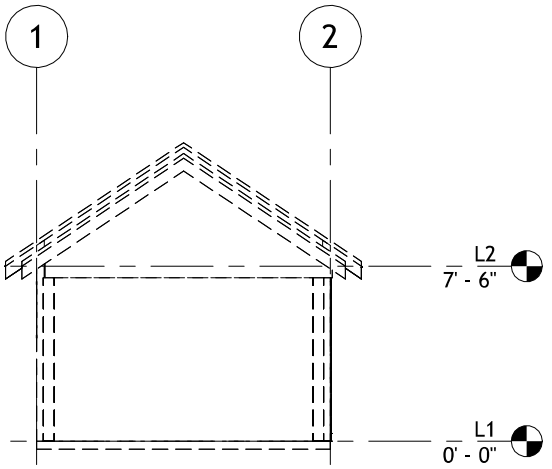


2 LEFT SIDE ELEVATION - SOUTH
3/16" = 1'-0"

1 FRONT ELEVATION - EAST
3/16" = 1'-0"



4 RIGHT SIDE ELEVATION - NORTH
3/16" = 1'-0"



3 REAR ELEVATION - WEST
3/16" = 1'-0"

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OKLAHOMA CITY, OK 73108
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e: info@oldhomerescue.com

BARKER RESIDENCE - GARAGE
434 CHAUTAUQUA AVE
NORMAN, OK 73069

PROJECT NO.:
DATE: 06/01/26
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EXISTING/ DEMO ELEVATIONS

SHEET NO.
AD-2

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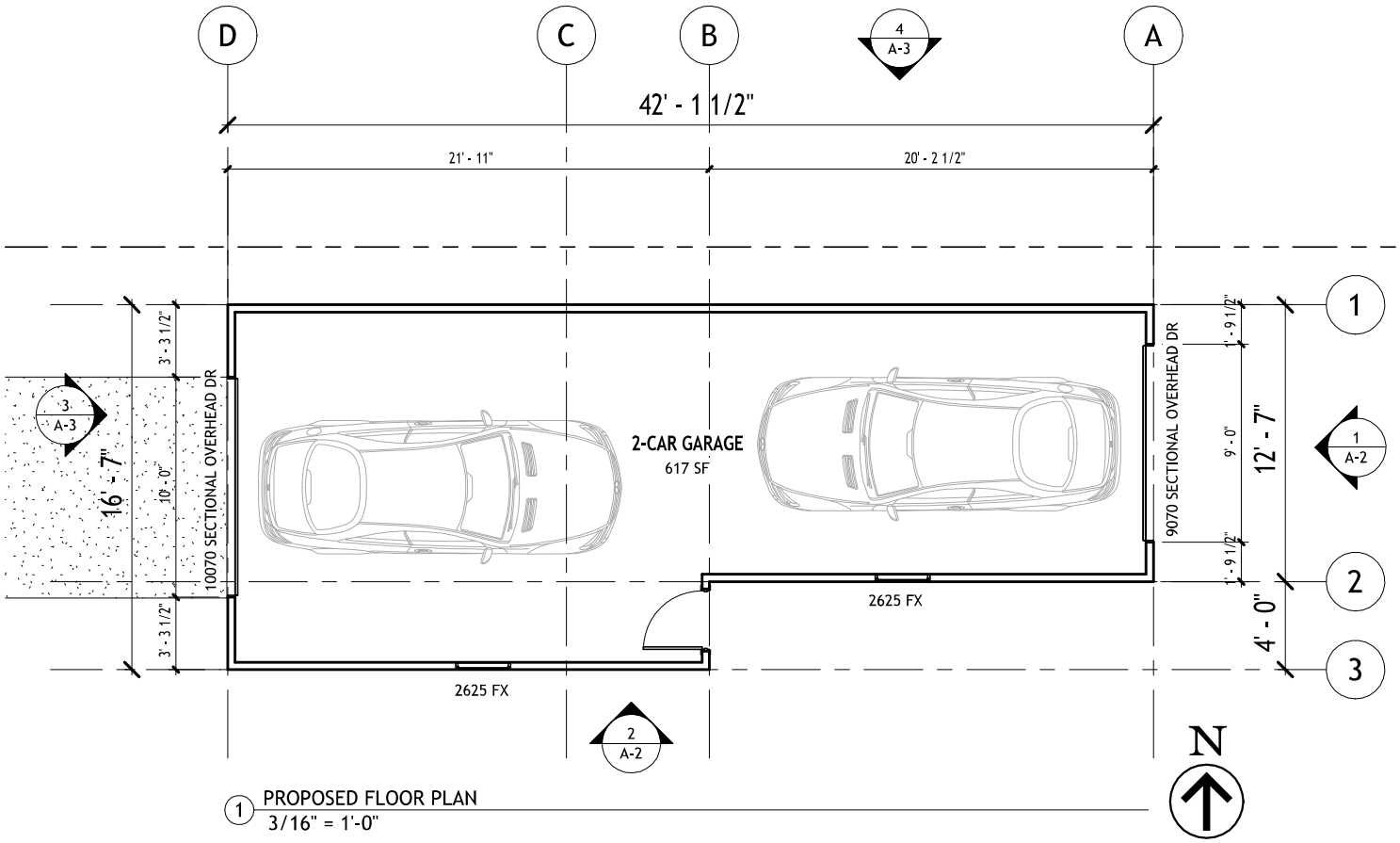

1 PROPOSED FLOOR PLAN
3/16" = 1'-0"

OLD HOME RESCUE
401 S BLACKWELDER AVENUE
OKLAHOMA CITY, OK 73108
p: 405-549-9880
e: info@oldhomerescue.com

BARKER RESIDENCE - GARAGE
434 CHAUTAUQUA AVE
NORMAN, OK 73069

PROJECT NO.:
DATE: 06/01/26
REVISION NO.:

PROPOSED FLOOR PLAN

SHEET NO.
A-1

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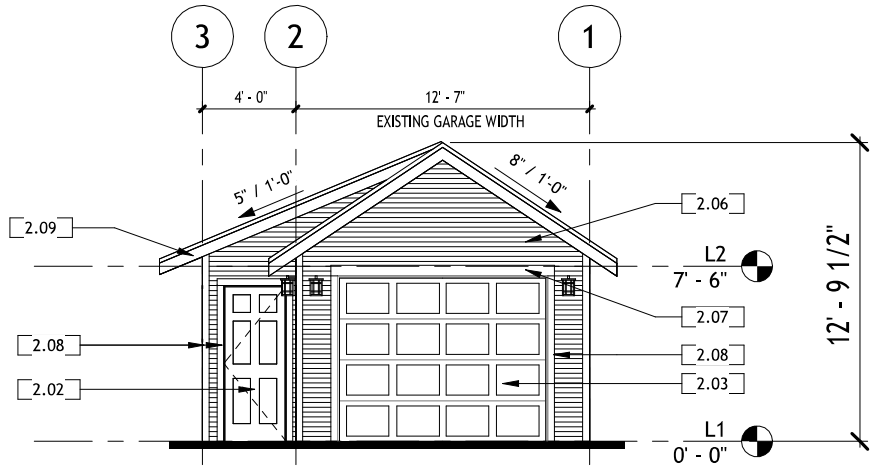
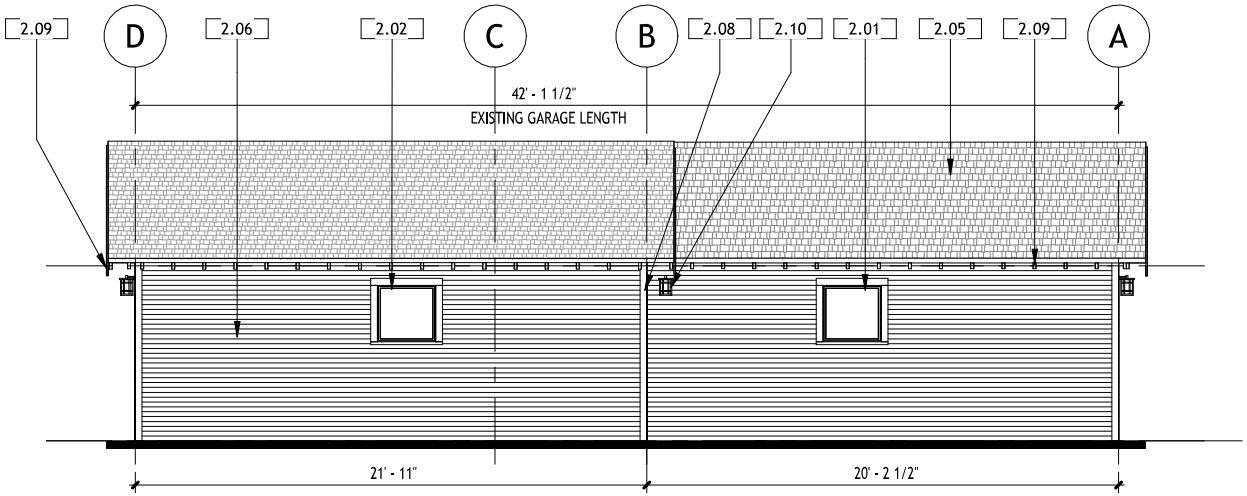


1 FRONT ELEVATION - EAST
3/16" = 1'-0"



2 LEFT SIDE ELEVATION - SOUTH
3/16" = 1'-0"

ELEVATION NOTES

2.01	INSTALL RESTORED, ORIGINAL WOOD FIXED WINDOWS IN APROXIMATELY THE SAME LOCATION
2.02	INSTALL RESTORED, ORIGINAL WOOD FIXED WINDOWS IN NEW LOCATION
2.03	ALUMINUM, INSULATED, PANELED, OVERHEAD GARAGE DOOR. PAINT TO MATCH EXISTING COLOR (SW2833, Roycroft Vellum).
2.05	ROOF SHINGLES TO MATCH EXISTING RESIDENCE.
2.06	T-117 WOOD SIDING. PAINT TO MATCH EXISTING COLOR (SW2842, Roycroft Suede).
2.07	1X6 TRIM. PAINT TO MATCH EXISTING COLOR (SW2833, Roycroft Vellum).
2.08	1X4 TRIM/CORNER BOARDS. PAINT TO MATCH EXISTING COLOR (SW2833, Roycroft Vellum).
2.09	1X6 BARGE BOARD/EXPOSED RAFTER TAILS. PAINT TO MATCH EXISTING COLOR (SW2833, Roycroft Vellum).
2.10	PROPOSED EXTERIOR SCONCE

OLD HOME RESCUE
401 S BLACKWELDER AVENUE
OKLAHOMA CITY, OK 73108
p: 405-549-9880
e: info@oldhomerescue.com

BARKER RESIDENCE - GARAGE
434 CHAUTAUQUA AVE
NORMAN, OK 73069

PROJECT NO.:
DATE: 06/01/26
REVISION NO.:

PROPOSED ELEVATIONS

SHEET NO.
A-2

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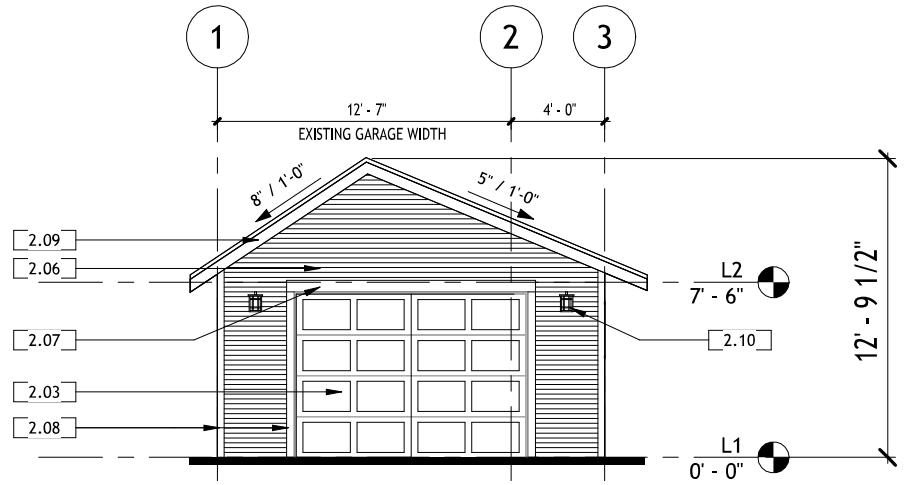
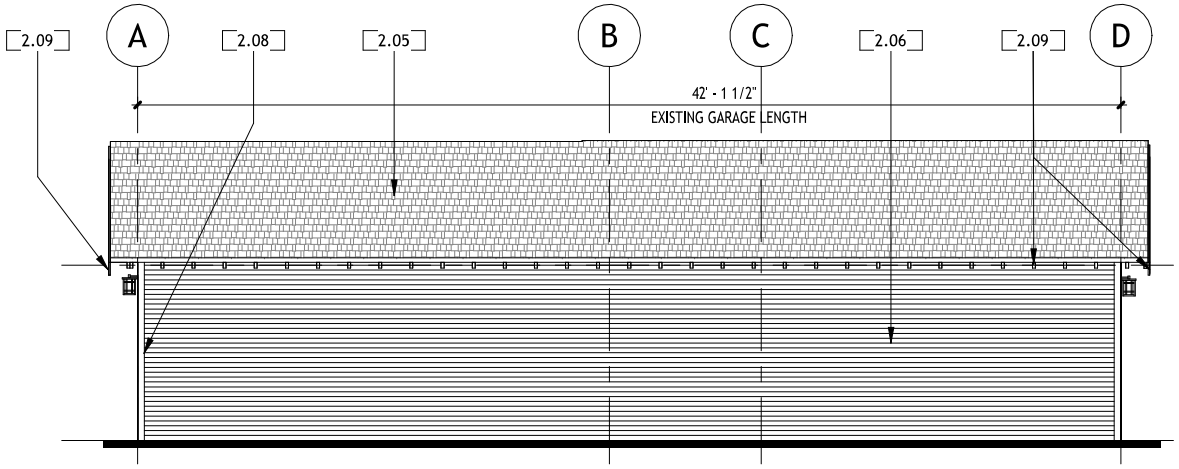


3 REAR ELEVATION - WEST
3/16" = 1'-0"



4 RIGHT SIDE ELEVATION - NORTH
3/16" = 1'-0"

ELEVATION NOTES

2.03	ALUMINUM, INSULATED, PANELED, OVERHEAD GARAGE DOOR. PAINT TO MATCH EXISTING COLOR (SW2833, Roycroft Vellum).
2.05	ROOF SHINGLES TO MATCH EXISTING RESIDENCE.
2.06	T-117 WOOD SIDING. PAINT TO MATCH EXISTING COLOR (SW2842, Roycroft Suede).
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434 CHAUTAUQUA AVE
NORMAN, OK 73069

PROJECT NO.:
DATE: 06/01/26
REVISION NO.:

PROPOSED ELEVATIONS

SHEET NO.
A-3

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434 Chautauqua COA

Final Audit Report 2026-07-15

Created:	2026-07-15
By:	Bailey LaChance (bailey.lachance@normanok.gov)
Status:	Signed
Transaction ID:	CBJCHBCAABAAz67RuZVXvC-ACCvuv49paadVsbRLt3Nd

"434 Chautauqua COA" History

Document created by Bailey LaChance (bailey.lachance@normanok.gov)
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Agreement completed.
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CITY OF NORMAN, OK

STAFF REPORT

MEETING DATE: December 7, 2026

REQUESTER: Molly Lutosky, Owner

PRESENTER: Anais Starr, Planner II/Historic Preservation Officer

ITEM TITLE: (HD 26-31) CONSIDERATION OF APPROVAL, REJECTION, AMENDMENT, AND/OR POSTPONEMENT OF THE CERTIFICATE OF APPROPRIATENESS REQUEST FOR THE PROPERTY LOCATED AT 615 E BOYD STREET FOR THE FOLLOWING MODIFICATION: A) REMOVAL OF AN AWNING AND THE INSTALLATION OF SHUTTERS ON THE FRONT ELEVATION OF THE PRINCIPAL STRUCTURE.

BACKGROUND

Historical Information

2016 Southridge Historic District Survey Information:

615 E Boyd Street. Ca. 1939. Modern Movement - Minimal Traditional. This noncontributing, two-story, brick and vinyl sided, single dwelling has a moderate pitched, asphalt covered, cross gabled roof and a brick foundation. As the brick is only on the façade, it is likely not original to the house. The replacement metal windows are one-over-one hung with a three-part sliding window and a large, fixed picture window. The door is not visible on the integral partial porch. The porch has square wood supports and a matching railing. The attached garage has been converted into living space. There is a brick exterior chimney on the west elevation. Also, on the west elevation is a secondary entry stoop sheltered by a metal awning. House has been added onto the rear and clad with Permastone on the façade. Noncontributing to Southridge Addition Historic District due to a lack of historic integrity.

Sanborn Insurance Maps

The 1925 and 1944 Sanborn Maps are not available for this section of the Southridge Addition.

Previous Actions

April 28, 2025 – A COA by Administrative Bypass was issued for the removal of vinyl siding and the restoration of wood siding underneath.

REQUESTS

a) Removal of an awning and the installation of shutters on the front elevation of the principal structure.

Project Description

The applicant proposes the removal of one metal awning on the front façade and the installation of composite/fiberglass paneled shutters for this non-contributing principal

structure. The proposed shutters are decorative and will not be operational. The applicant has submitted a mockup showing the front of the house with the proposed shutters, along with a specification sheet for the proposed shutters.

Reference
Historic District Ordinance
36-535.a.2.g: *To safeguard the heritage of the City by preserving and regulating historic district structures in such a way that maintains or restores their historic integrity while allowing modern-day uses and conveniences for their residents.*

36.535.c.3*:* ***Reviewing non-contributing structures.*** *Non-contributing structures should be controlled only to the degree necessary to make them compatible with the general atmosphere of any district with regard to exterior alteration, additions, signs, site work and related activities.*

Preservation Guidelines
3.11 Administrative Bypass for Windows
A review by the Historic District Commission will use the following criteria for the issuance of a Certificate of Appropriateness (COA):
.3 Awnings. *Window awnings are allowed that conform to following criteria:*
a*. Material is fabric.*
b. *Of traditional style and shape.*
c. *Located on the rear of the structure.*
d. *Installed over windows, doors, storefronts, or porch openings with care to ensure that historic features are not damaged or obscured.*

3.12 Guidelines for Windows
.13 Install Awnings Carefully. *Install fabric awnings over window, doors, storefronts, or porch openings with care to ensure that historic features are not damaged or obscured. Awnings composed of wood or metal are not permitted unless there is historic documentation of their use.*

3.18 Guidelines for Utilities and Energy Retrofit
A review by the Historic District Commission will use the following criteria for the issuance of a Certificate of Appropriateness (COA):
1. Retain Inherent Energy-Conserving Features. *Retain and preserve the inherent energy-conserving features of historic buildings and their sites, including shade trees, porches, awnings, as well as operable windows, transoms, shutters, and blinds.*
2. Use Traditional Energy-Saving Practices. *Increase the thermal efficiency of historic buildings by observing appropriate traditional practices, such as weather stripping and caulking, and by introducing energy-efficient features such as awnings, operable shutters, and storm windows and doors, where appropriate.*

3.2 Guidelines for Exterior Walls
A review by the Historic District Commission will use the following criteria for the issuance of a Certificate of Appropriateness (COA):
.1 Preserve Original Walls*. Retain and preserve exterior walls that contribute to the overall historic form and character of a building, including functional and decorative features and details.*

.2 Retain Original Building Materials*. Retain and preserve exterior wall materials that contribute to the overall historic character of a building.*

.3 Replace Only Deteriorated Portions*. If replacement of a deteriorated wall or feature is necessary, replace only the deteriorated portion in-kind rather than the entire feature. Match the original in material, design, dimension, detail, texture, and pattern. Compatible substitute materials can be considered if in-kind replacement material are not available or feasible.*

.4 Avoid Covering Original Materials*. Building materials and decorative elements are important character-defining components of historic buildings. It is not appropriate to remove or cover any wall material or detail with coatings or contemporary substitute materials. Vinyl and aluminum siding is not appropriate for use in historic districts.*

.5 Replace Missing Features*. When replacing an exterior wall or feature, replace it with a new wall or feature based on accurate documentation of the original or a new design that is compatible with the historic character of the building and the district. Compatible substitute materials can be considered if in-kind replacement material are not available or feasible.*

.6 Avoid False Historical Appearances*. Features or details of walls and fences that are introduced to a property shall reflect its style, period, and design. Fences and walls features shall not create a false historical appearance by reflecting other time periods, styles, or geographic regions of the country.*

.7 Substitute Materials*. Cement fiberboard (e.g. Hardiplank® siding) will be considered on a case-by-case basis. Exterior insulating and finish systems (EIFS) will not be considered for use in historic structures.*

Considerations/Issues

This is a non-contributing structure, and it is unclear if the existing metal awning is original to the structure. The *Preservation Guidelines for Windows* provides guidance on the addition of awnings but not the removal of awnings. The *Guidelines for Exterior Walls* state that it is not appropriate to remove or add a feature to historic structures. However, in this case, the house is non-contributing to the Southridge Historic District.

The *Guidelines for Energy Retrofit* allow for the installation of operable shutters as a means of energy conservation. However, the applicant is requesting decorative shutters that will not be operational for the front elevation of the principal structure. The Commission has approved the addition of decorative shutters to structures where the width and height of the shutters are designed to give the appearance of operability. The proposed shutters meet this sizing criteria except for the set of shutters proposed for the large picture window. The installation of shutters large enough to appear to cover the large picture window would render them out of proportion with the rest of the front elevation. However, it should be noted that the large picture window is most likely a later modification and not original to this house.

Per the *Guidelines*, new features should reflect the style, period, and design of the historic structure and not create a false sense of history. Minimal Traditional structures of the 1930s and 1940s would most likely have flat-panel shutters, traditional louvered shutters, or simple board-and-batten style shutters. This structure is non-contributing due to a lack of historic integrity caused by exterior modifications, including the application of Permastone on the front façade. This exterior modification makes it difficult to determine whether shutters were an original feature of this structure. The proposed flat-paneled shutters are design appropriate for

a Minimal Traditional structure and can be found on other houses in the Southridge District with shutters.

The *Guidelines* encourage wood as compatible with a historic structure and the surrounding historic district. The *Guidelines* also allow for the consideration of alternative materials for the shutters. The structure faces south, and the applicant is seeking durable material to withstand the elements, as the structure has limited overhangs along most of the front façade.

Since this is a non-contributing structure and has had significant façade modifications, adding shutters may be consistent with the *Guidelines.* In the past, the Commission has viewed fixed shutters as a temporary feature that does not permanently alter a structure's exterior.

The Commission must determine if the proposed composite shutters on the front elevation of this non-contributing principal structure meet the *Preservation Guidelines* and whether such proposed work is compatible with both the historic structure and the surrounding district.

Commission Action
Consideration of approval, rejection, amendment, and/or postponement of (HD 26-31) the Certificate of Appropriateness request for 615 E Boyd Street for the following modification: a) removal of an awning and the installation of shutters on the front elevation of the principal structure.

Docusign Envelope ID: 7912D75E-BDEF-8C2F-83F3-15C6595BAB5C

The City of Norman Historic District Commission
APPLICATION FOR CERTIFICATE OF APPROPRIATENESS (COA)

Application Submittal Steps:		
Step 1	Review guidelines for proposed work in the Historic Preservation Handbook available at City of Norman website: (*http://www.normanok.gov/planning/historic-preservation*) or by calling 405-366-5392).	
Step 2	Contact Historic Preservation Officer to discuss proposed work at (405-366-5392) or *anais.starr@normanok.gov*	
Step 3	Submit the following items by **12:00 p.m.** on the deadline date.	
	☐	**It is strongly recommended that you meet and /or discuss your proposed work with the Historic Preservation Officer, prior to the submission deadline!**
	☐	**Completed Application Form**
	☐	**Application Fee of $75**
	☐	**Copy of Property Deed to demonstrate ownership. If you do not have a copy, one may be obtained through the Cleveland County Court Office, 405-366-0240.**
	☐	**Site Plan, Elevation Drawings if needed and all other required supporting documents**
	☐	**Certified Adjacent Property Ownership List. A Radius Map delineating the adjacent property owners will be furnished and must be used to compile the list of the adjacent property owners. The adjacent property owner list must be certified by a licensed lawyer, engineer, surveyor, or abstract company.**

COA Application Review Process:

1) Your application, along with the filing fee and supporting documents, must be submitted by **noon** on the filing deadline in the Planning Department (201 W Gray Street, Building A).
2) After your application and required supporting documents are filed, the Historic Preservation Officer will review the application to ensure it is complete. Incomplete applications will not be forwarded to the Commission. If the COA request for proposed work is complete, it shall be placed upon the next month's Historic District Commission Meeting agenda for a public hearing. A legally required sign will be posted in the yard of the property of the request at least 7 days prior to the meeting. This sign must remain until 10 days after the public hearing for the COA request. At least 5 days prior to the meeting, a notification letter of your application request will be mailed to all adjacent property owners. These owners, and any other citizen, may attend the public hearing in support or protest of your request.
3) At the Commission meeting approximately one month after you file your completed application (first Monday of each month), your request will be considered at a public hearing. You will be sent notice of this meeting along with a staff report. You or a designated representative must be present at the meeting. The city staff will introduce your request, you and any interested citizen will have the opportunity to speak to the Commission concerning the request. After presentation of the request, the Commission will discuss and vote to approve or deny the request. Applicants may appeal a denial of their request to the City Council.
4) If you have any questions, please contact the Historic Preservation Officer at (405)366-5392.

Docusign Envelope ID: 7912D75E-BDEF-8C2F-83F3-15C6595BAB5C

The City of Norman Historic District Commission

APPLICATION FOR CERTIFICATE OF APPROPRIATENESS (COA)

Staff Only Use:	
HD Case #	
Date	
Received by:	

Note: *Any relevant building permits must be applied for and paid for separately in the Planning and Community Development Office 405-366-5311.*

Address of Proposed Work:	615 E Boyd St

Applicant's Contact Information:

Applicant's Name:	Tyler Burns
Applicant's Phone Number(s):	[redacted]
Applicant's E-mail address	[redacted]
Applicant's Address:	[redacted]
Applicant's relationship to owner:	☐ Contractor ☐ Engineer ☐ Architect

Owner's Contact Information: (if different than applicant)

Owner's Name:	Molly Lutosky
Owner's Phone Number(s)	[redacted]
Owner's E-mail:	[redacted]

Project(s) proposed: (List each item of work proposed. Work not listed here cannot be reviewed.)

1) Removal of one awning

2) Install Shutters on all Windows

3)

4)

Supporting documents such as project descriptions, drawings and pictures are required see checklist page for requirements.

Authorization:

I hereby certify that all statements contained within this application, attached documents and transmitted exhibits are true to the best of my knowledge and belief. In the event this proposal is approved and begun, I agree to complete the changes in accordance with the approved plans and to follow all City of Norman regulations for such construction. I authorize the City of Norman to enter the property for the purpose of observing and photographing the project for the presentations and to ensure consistency between the approved proposal and the completed project. I understand that no changes to approved plans are permitted without prior approval from the Historic Preservation Commission or Historic Preservation Officer

Property Owner's Signature:	**Date:** 10/23/2026

☐ (If applicable): I authorize my representative to speak in matters regarding this application. Any agreement made by my representative regarding this proposal will be binding upon me.

Authorized Representative's Printed Name: Tyler Burns	
Authorized Representative's Signature:	**Date:** 10/23/2026

Docusign Envelope ID: 7912D75E-BDEF-8C2F-83F3-15C6595BAB5C

The City of Norman Historic District Commission Certificate of Appropriateness Request
Application Checklist

Supporting Documents		
The purpose of supporting documentation is to illustrate existing conditions and proposed work as installed. Photos, site plan, elevation drawings, and specification sheets all need to clearly illustrate both the existing status as well as the proposed changes. It recommended that you meet with the Historic Preservation Officer prior to submitting your COA application request to ensure you have a complete application by deadline. Incomplete applications will not be forwarded for review by the Historic District Commission. Please contact staff to discuss project before submitting application (405)366-5392.		
☐ **A. Documentation of Existing Conditions –** Pictures of the appearance, condition and dimensions of any existing materials to be replaced or altered must be submitted.		
☐ **B. Site Plan –** Show existing structures and site elements as well as proposed structures and site elements. The following elements should be included on a site plan drawn to scale:		
	☐ Buildings, garages, sheds ☐ Fences, walls ☐ Sidewalks, driveways, parking pads ☐ Patios, decks, Swimming pools, etc. ☐ Trees (see F Tree Preservation Plan) **Note:** Additions and New Structures need to show adjacent property structures and site elements on the site plan.	
☐ **C. Illustration of the proposed materials and design -** Photos, drawings and/or samples must be provided to illustrate the design, materials, and finishes of the proposed work.		
☐ **D. Elevation drawings and floor plans indicating existing and proposed features:**		
	☐ Exterior materials ☐ Doors ☐ Foundation materials, dimensions ☐ Roof, ridgeline, chimneys	☐ Architectural Elements ☐ Windows ☐ Porches, stoops, gutters ☐Steps, ramps, railings
☐ **E. Trees Preservation Plan showing (required for major projects only, such as additions).** This can be included on site plan. Show existing large shade trees 8" in diameter or greater and existing ornamental trees greater than 4" in diameter. Description of how existing trees will be protected during construction needs to be provided. Any trees proposed to be removed must be indicated.		
☐ **F. Additional Documents for New Construction or Additions:**		
	☐ Streetscape elevation of existing structure and adjacent structures	☐ Floor height of proposed house addition, comparison to adjacent properties
	☐ Color Photos of site - front, side and rear	☐ Total height of proposed house or addition, comparison to neighboring structures
	☐ Site Plan to include structures, pavement, trees of subject property and adjacent properties	☐ Elevation drawings of each façade of proposed house or addition
	☐ Topographical information if proposing to change grades of site	☐ Floor Plans

Revised: 11/16/20
AIS




84

Premium Composite Shutters are crafted with decay resistant materials and a low-maintenance finish for long-lasting durability. They are made of composite materials, providing both functionality and authenticity.

Our Premium Composite Shutters are designed for use with functional hinges and hardware.

Sold unfinished or finished painted. Ready to install.



*Additional charges apply.

Exterior Finishing Options

Factory Finished*; Ready for Installation

Each shutter is wiped clean, prepped and prepared for the finish topcoat. Then the shutters are finished with premium Acrylic Urethane Enamel exterior paint.

Custom color charge may be applied to orders less than 60 square feet.

SPECIFICATIONS

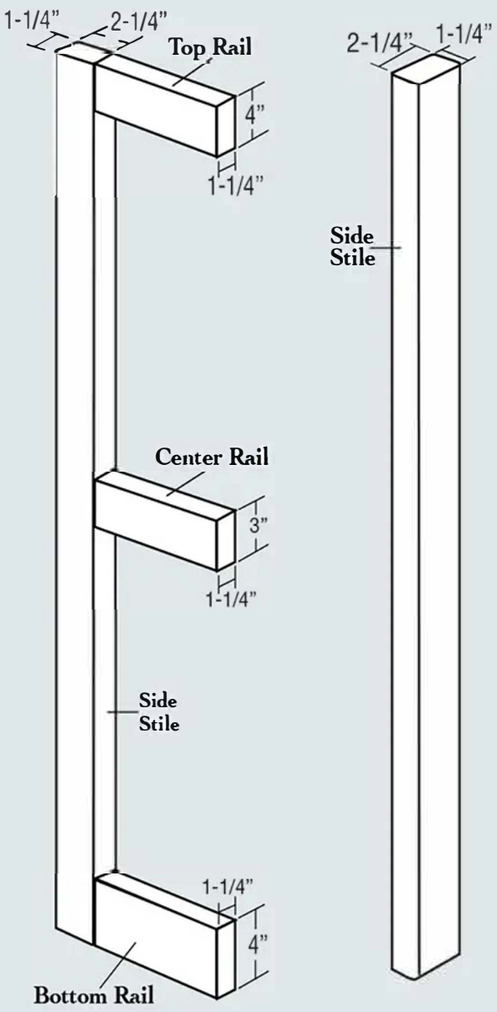
Composite Shutters are factory finished with a commercial coating that meets or exceeds AAMA specifications 613 & 623.

Vinyl safe Heat Reflective Colorants are required for colors with a (LRV) * light reflective value equal to or greater than 55 (Flat Black = 0, pure white =100).*

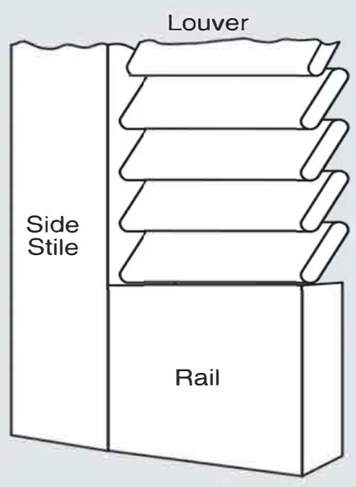
*** Color finishes by Sherwin Williams, Benjamin Moore, and PPG may be matched by supplying the manufacturer's brand name, color number and color name. Anything else can be matched by swatch.**

1-1/4" Flush Stile & Rail Frame Construction





Mortise & Tenon Construction





Traditional Louver Profile

Thickness: 5/16", 3/8"
Widths: 1-1/2", 1-7/8", 2-1/2"

SPECIFICATIONS

Side Stiles	**2 1/4" x 1-1/4"**	Louver Thickness	**5/16", 3/8"**
Top Rail	**4" x 1-1/4"**	Louver Widths	**1-1/2", 1-7/8", 2 1/2"**
Bottom Rail	**4" x 1-1/4"**	Maximum Width	**30"**
Center Rail	**3" x 1-1/4"**		

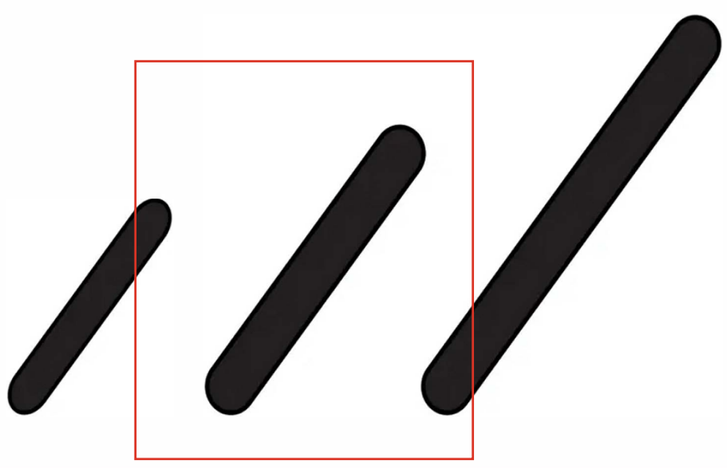
CUSTOM SHUTTER OPTIONS

*Additional charges may apply

Fiberglass/Composite Fixed Louver Shutters manufactured by Southern Shutter can be customized to meet most customers specifications. For additional options call 1-800-344-8590 or visit our website www.southernshutter.com.

1.	Custom Paint Color	5.	Mouse Holes
2.	Rail Width Modification	6.	False Control Rods
3.	3 Sections Rail Layout	7.	Solid Rail Arch (6" maximum drop)
4.	4 Sections Rail Layout		

COMPOSITE LOUVER OPTIONS



Composite Louver Profiles

- 5/16" x 1-1/2"
- 3/8" x 1-7/8"
- 3/8" x 2-1/2"

