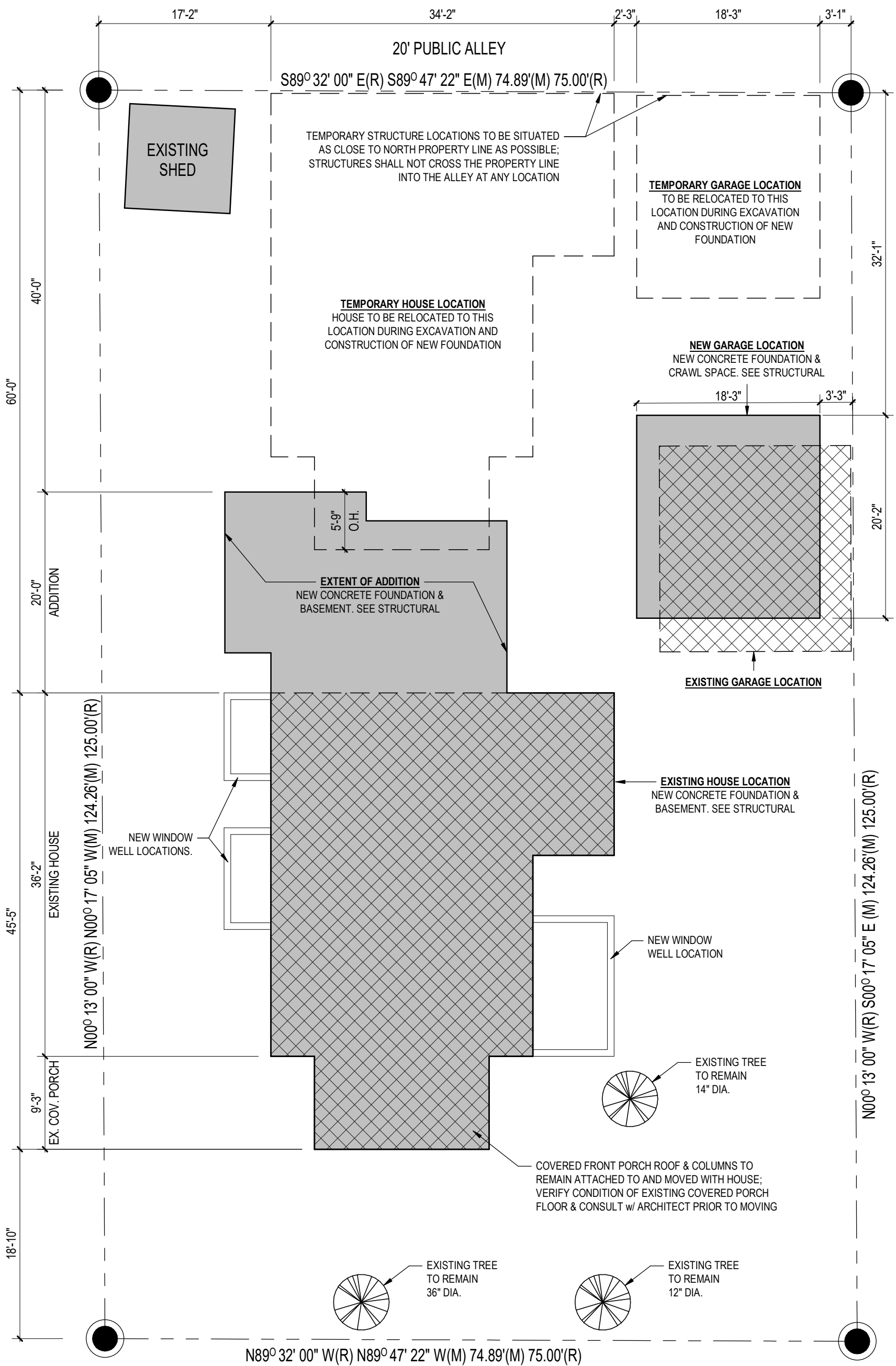




DAJDESIGN

922A MAIN STREET
LOUISVILLE, CO 80027
P. 303.527.1100
INFO@DAJDESIGN.COM

WILT / SERPE RESIDENCE

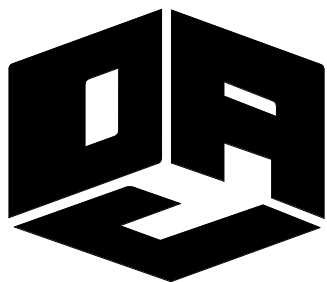
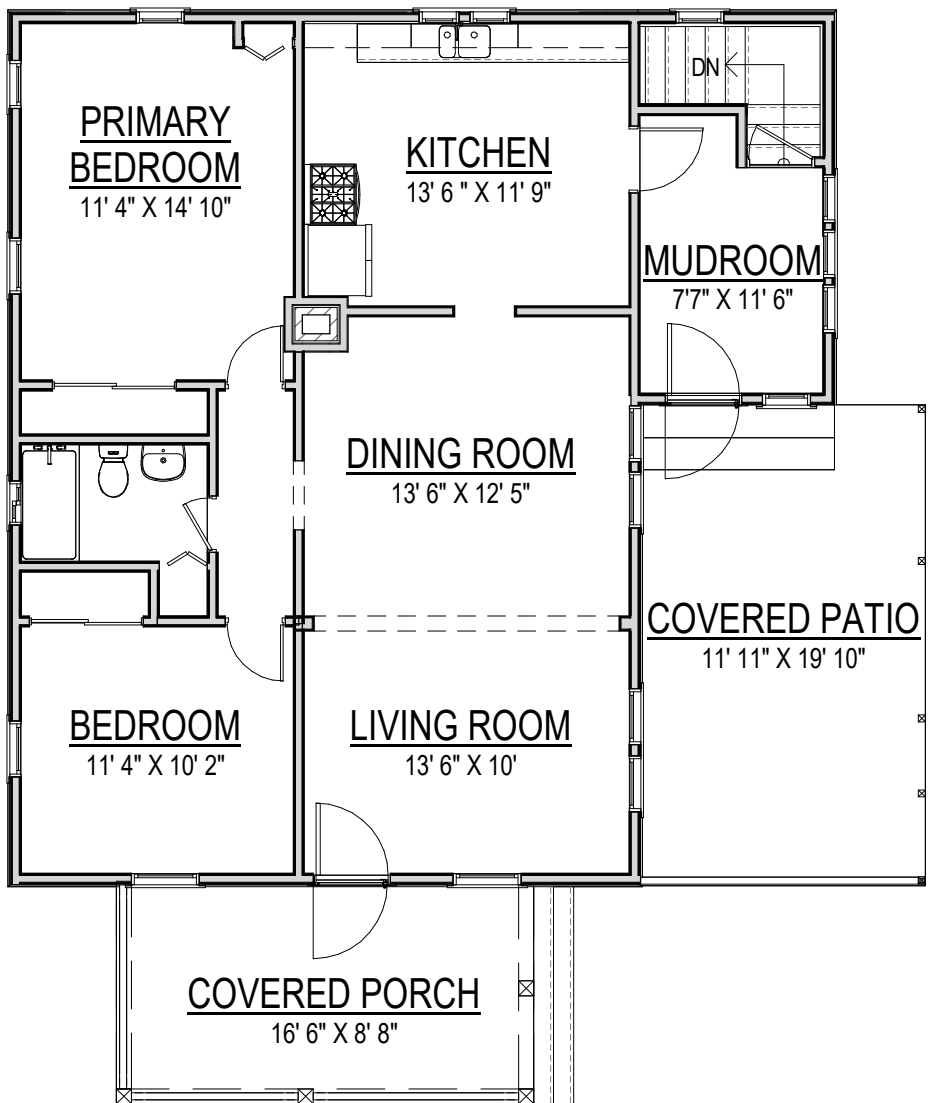
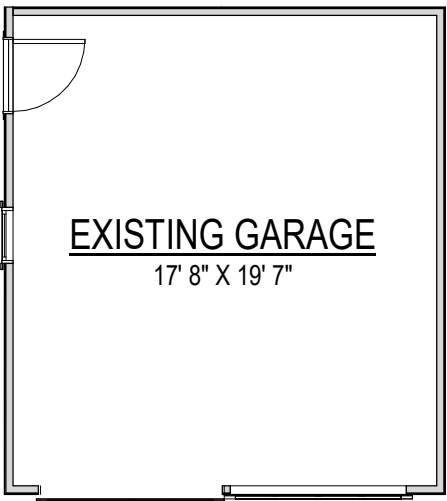
917 REX AVENUE
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TEMP. RELOCATION SITE PLAN

1" = 10'-0"

0 5' 10' 20'





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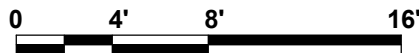
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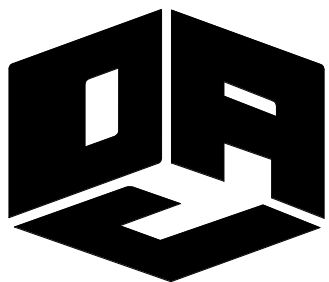
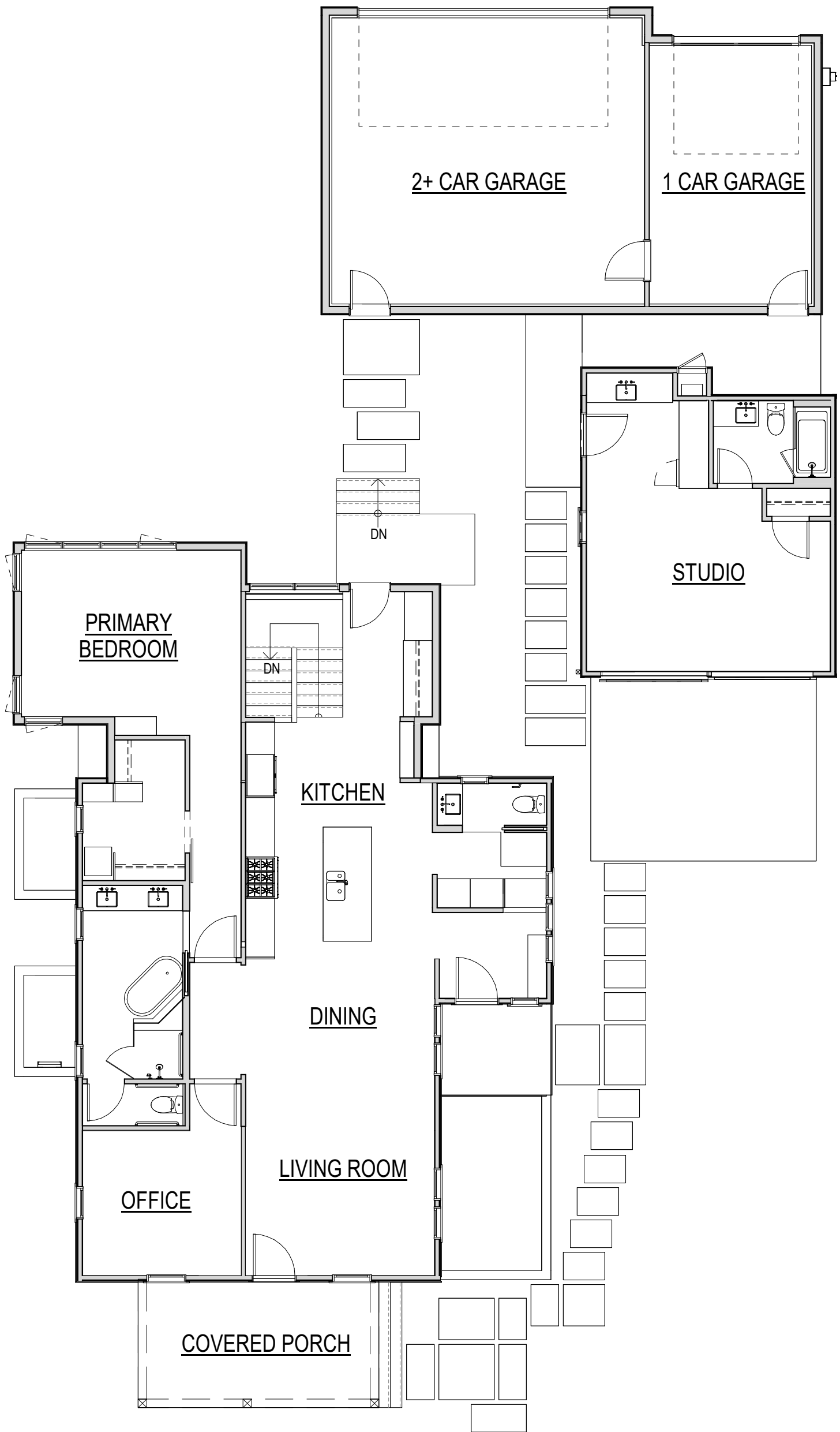
EXISTING FLOOR PLANS

1/8" = 1'-0"

WILT / SERPE RESIDENCE

917 REX AVENUE
LOUISVILLE, CO 80027
TALBOT WILT & DIANA SERPE





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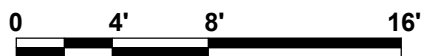
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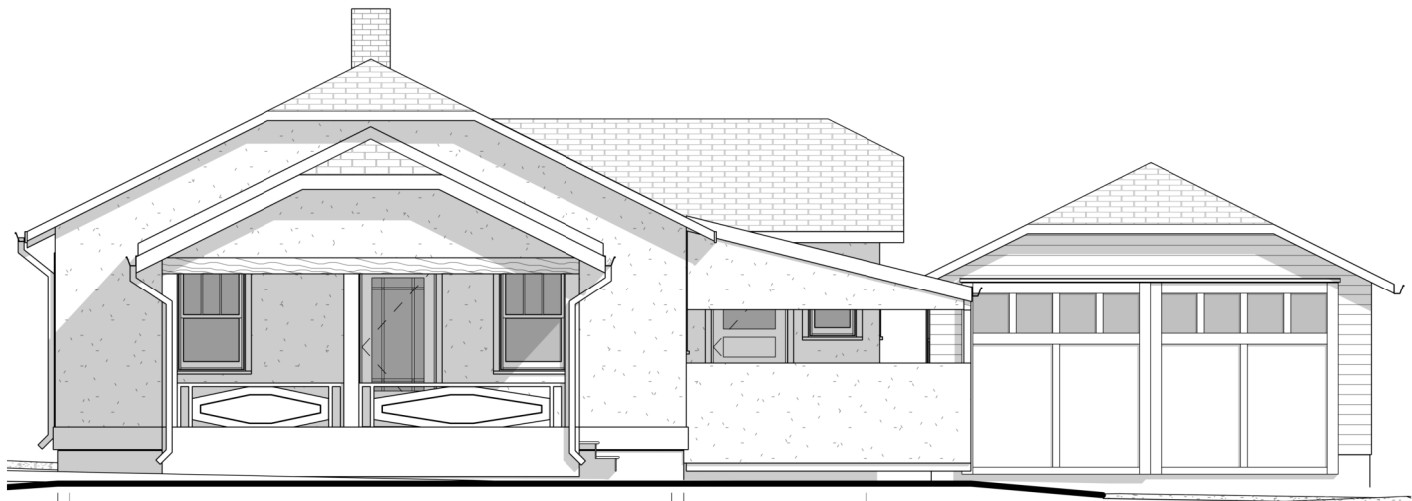
PROPOSED FLOOR PLANS

1/8" = 1'-0"

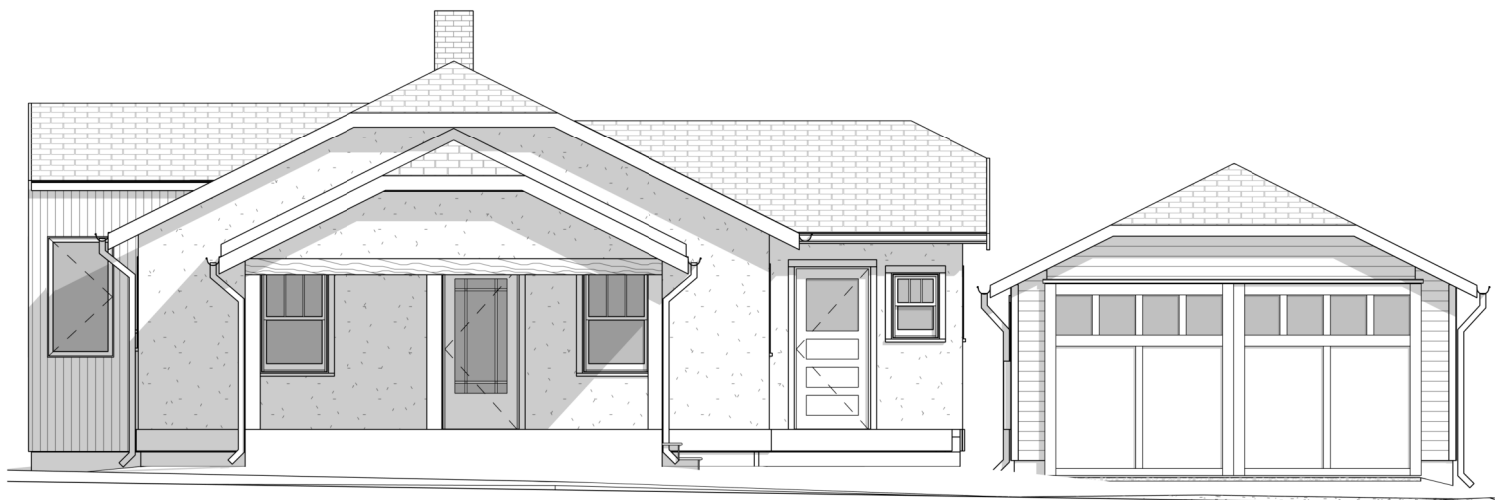
WILT / SERPE RESIDENCE

917 REX AVENUE
LOUISVILLE, CO 80027
TALBOT WILT & DIANA SERPE

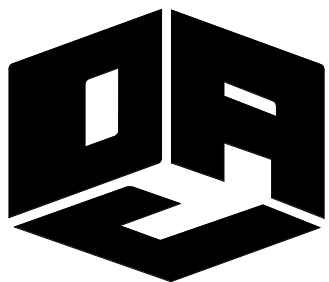




1 **SOUTH ELEVATION - EXISTING**
A3 1/8" = 1'-0"



2 **SOUTH ELEVATION - PROPOSED**
A3 1/8" = 1'-0"



DAJDESIGN

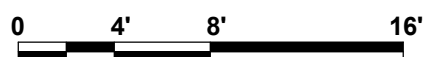
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INFO@DAJDESIGN.COM

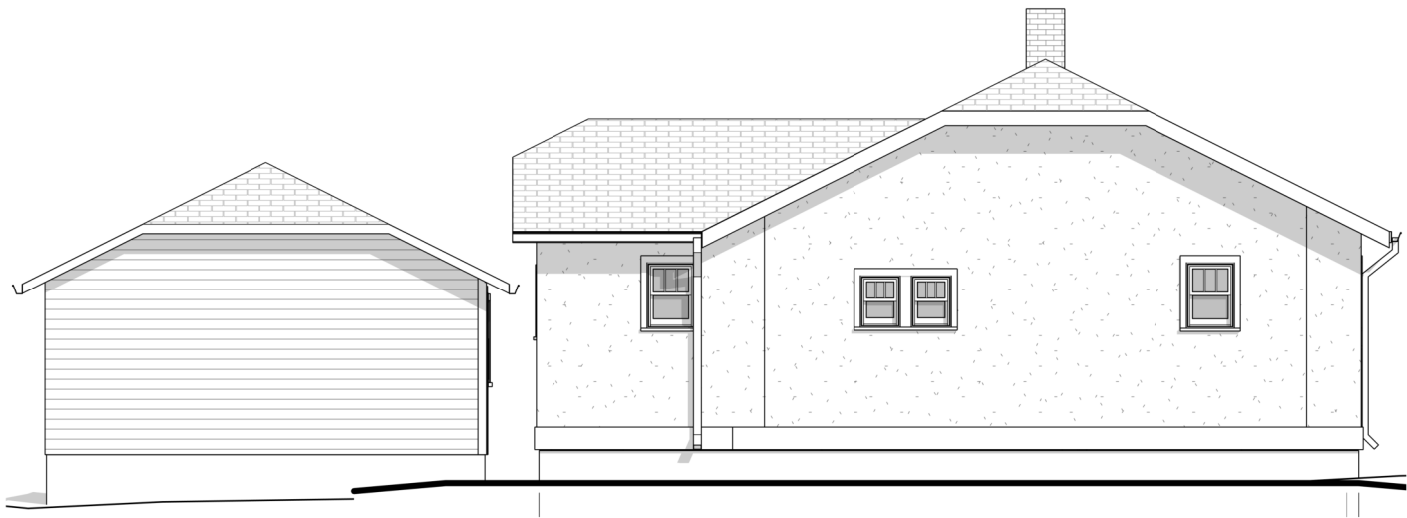
SOUTH ELEVATIONS

1/8" = 1'-0"

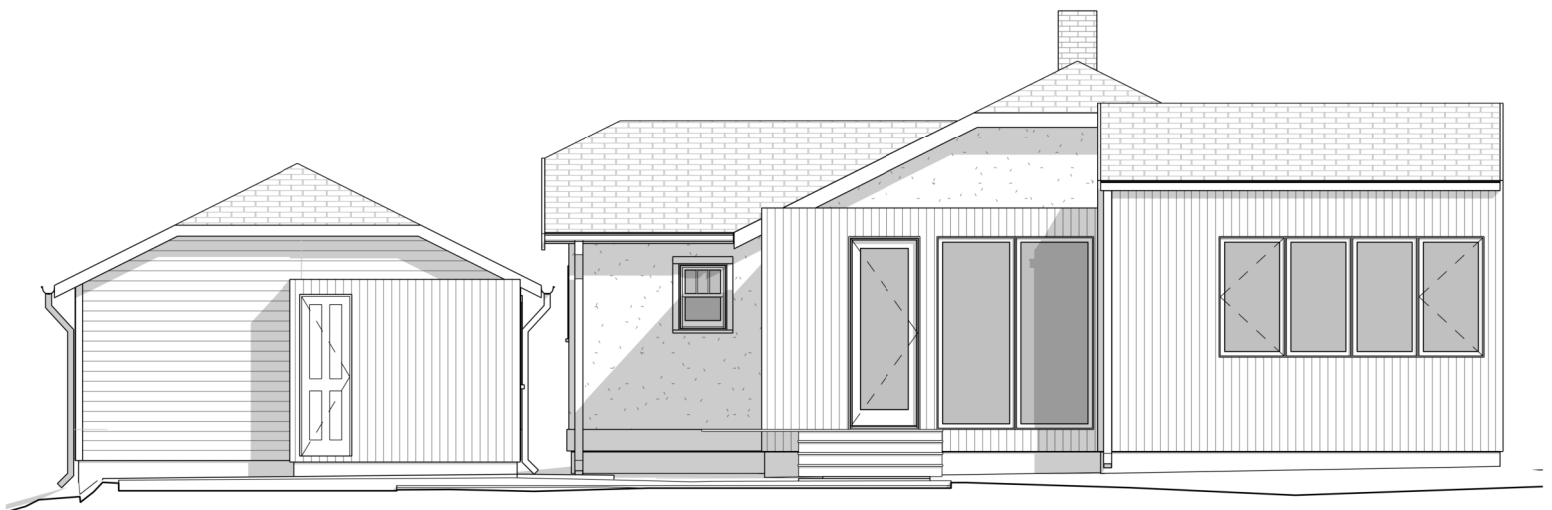
WILT / SERPE RESIDENCE

917 REX AVENUE
LOUISVILLE, CO 80027
TALBOT WILT & DIANA SERPE





1
A4 NORTH ELEVATION - EXISTING
1/8" = 1'-0"



2
A4 NORTH ELEVATION - PROPOSED
1/8" = 1'-0"



DAJDESIGN

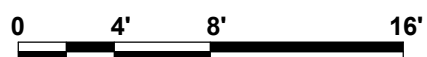
922A MAIN STREET
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INFO@DAJDESIGN.COM

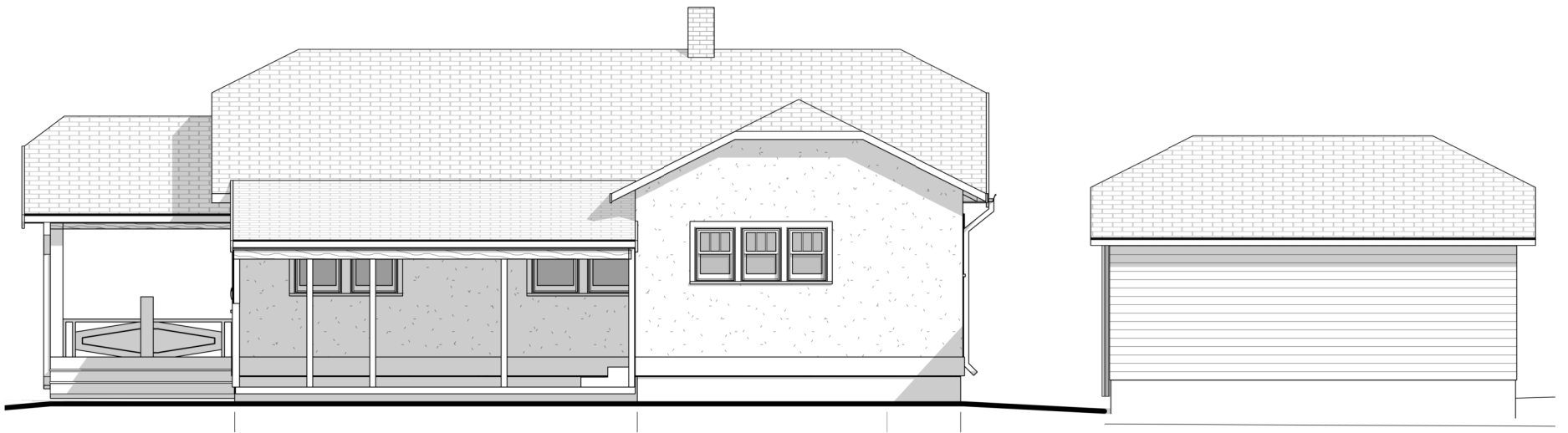
NORTH ELEVATIONS

1/8" = 1'-0"

WILT / SERPE RESIDENCE

917 REX AVENUE
LOUISVILLE, CO 80027
TALBOT WILT & DIANA SERPE

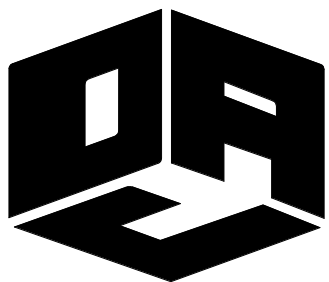




1 EAST ELEVATION - EXISTING
A5 1/8" = 1'-0"



2 EAST ELEVATION - PROPOSED
A5 1/8" = 1'-0"



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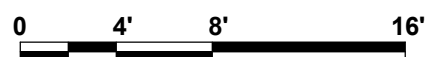
922A MAIN STREET
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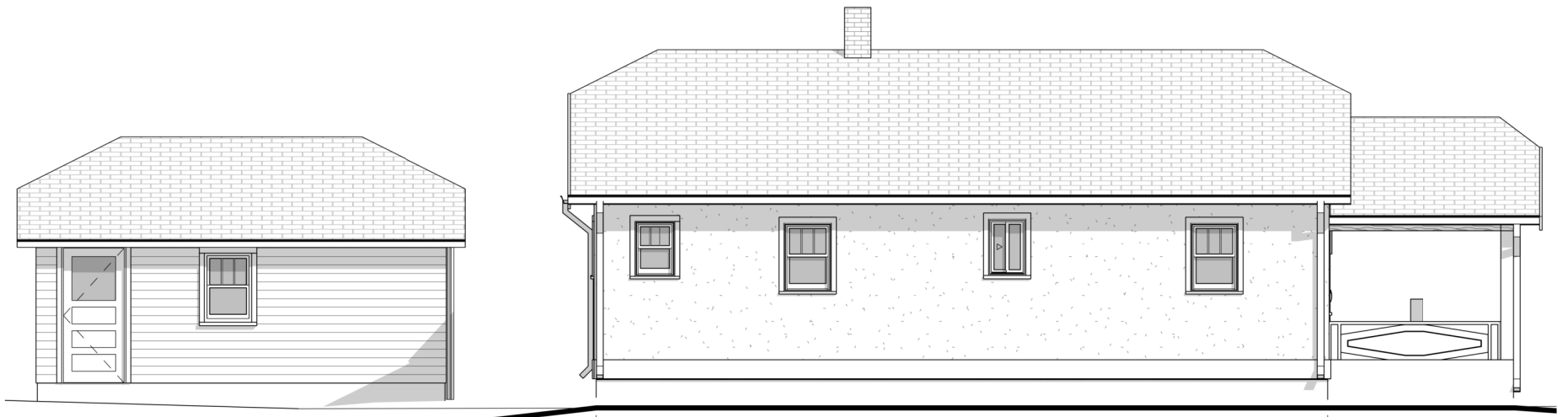
EAST ELEVATIONS

1/8" = 1'-0"

WILT / SERPE RESIDENCE

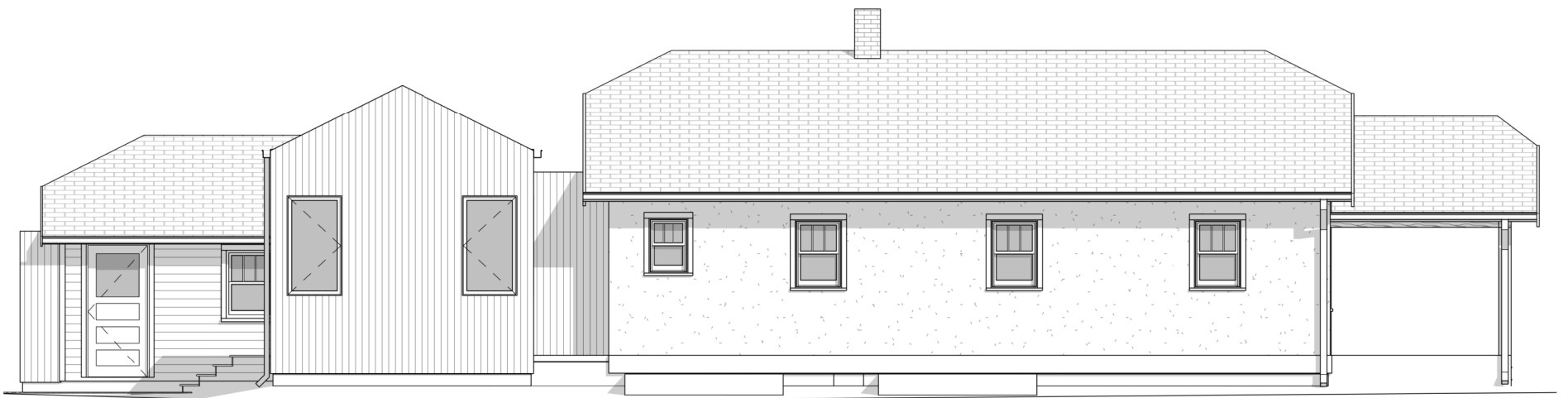
917 REX AVENUE
LOUISVILLE, CO 80027
TALBOT WILT & DIANA SERPE





1
A6

WEST ELEVATION - EXISTING
1/8" = 1'-0"



2
A6

WEST ELEVATION - PROPOSED
1/8" = 1'-0"



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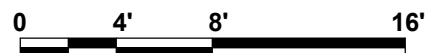
922A MAIN STREET
LOUISVILLE, CO 80027
P. 303.527.1100
INFO@DAJDESIGN.COM

WEST ELEVATIONS

1/8" = 1'-0"

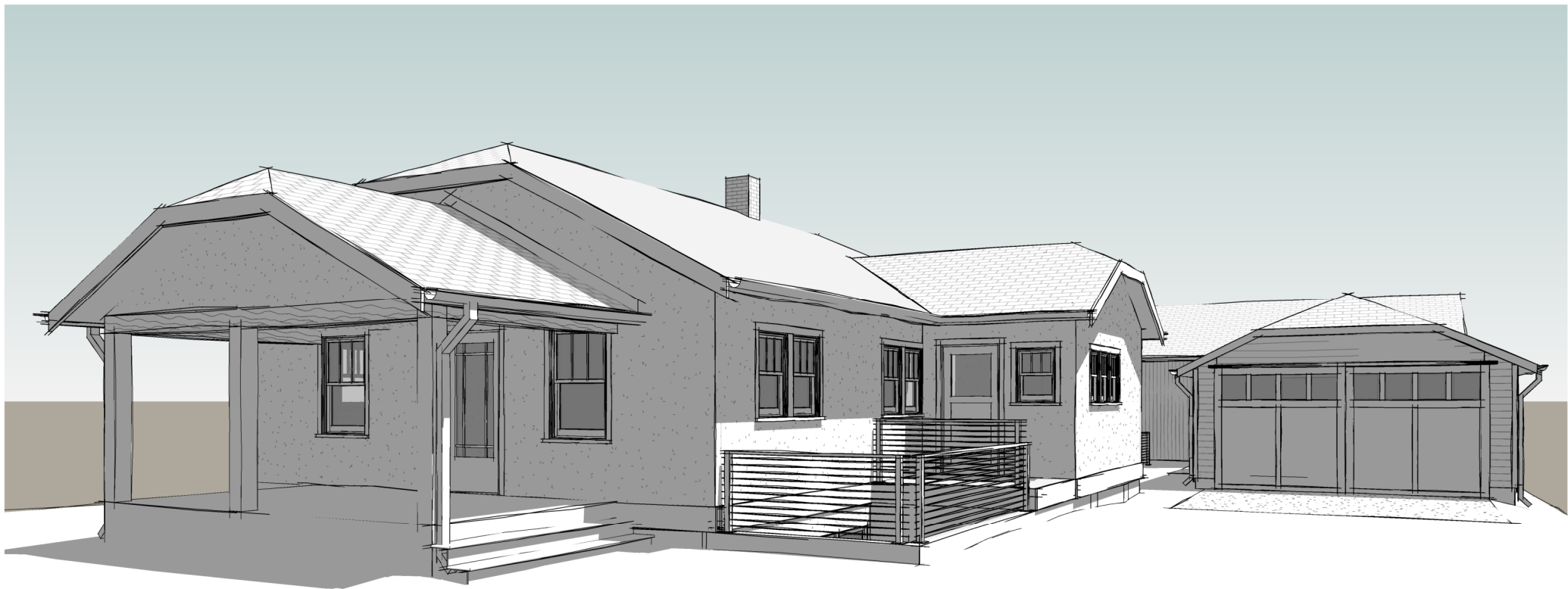
WILT / SERPE RESIDENCE

917 REX AVENUE
LOUISVILLE, CO 80027
TALBOT WILT & DIANA SERPE

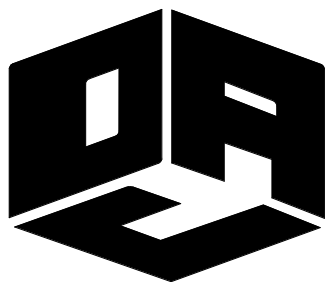




1
A7 **SOUTHEAST PERSPECTIVE - EXISTING**



2
A7 **SOUTHEAST PERSPECTIVE - PROPOSED**

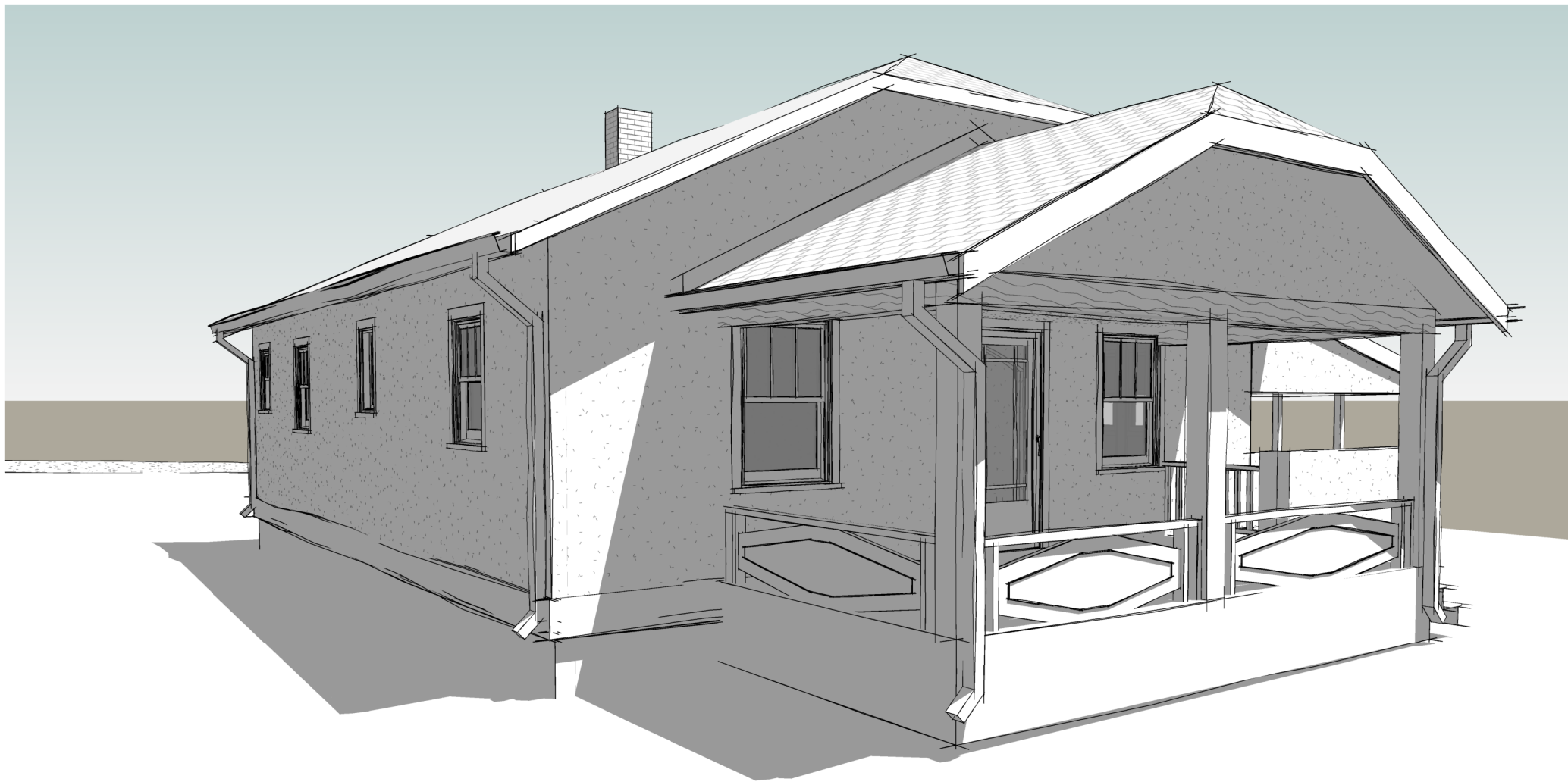


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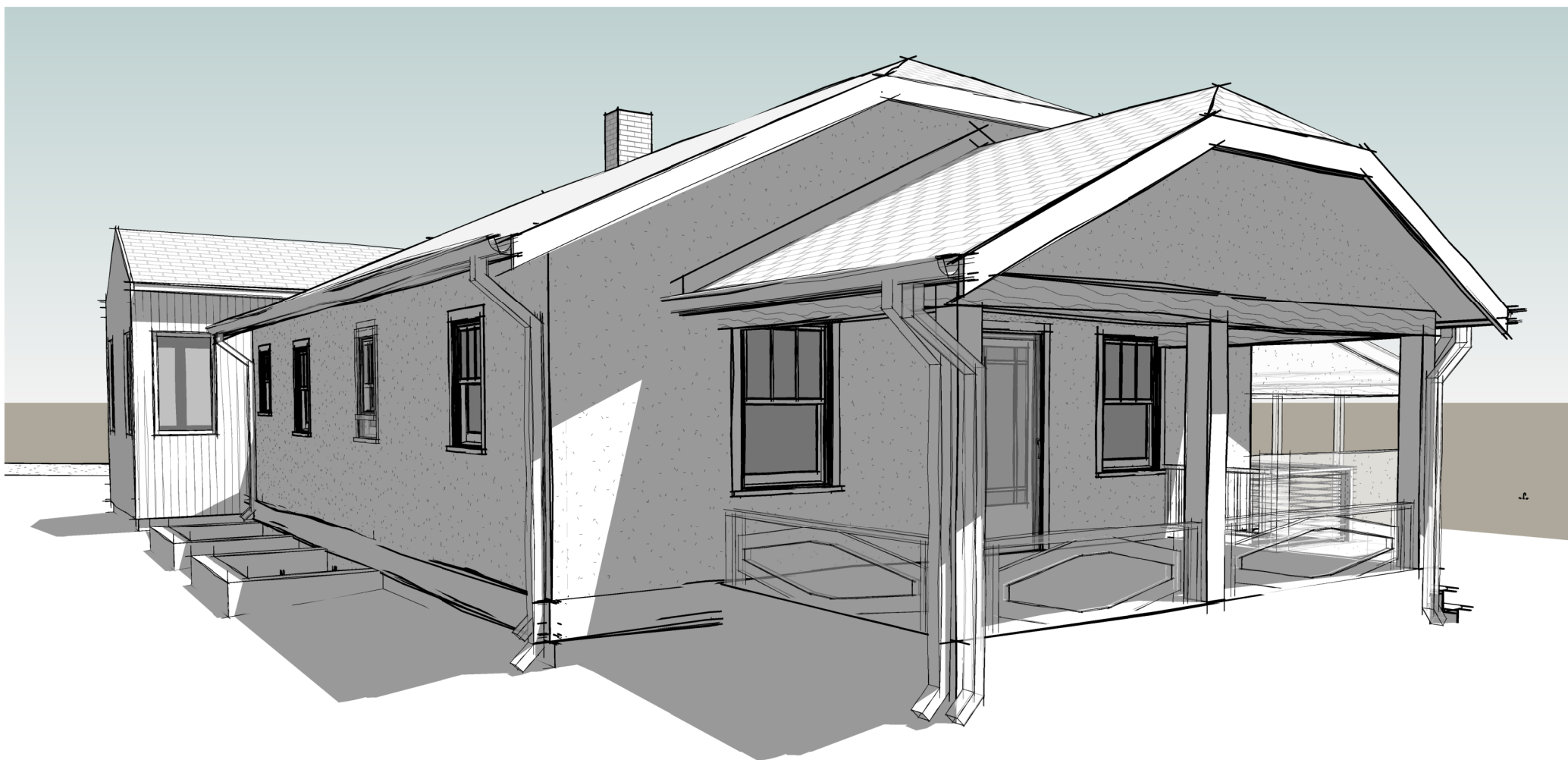
922A MAIN STREET
LOUISVILLE, CO 80027
P. 303.527.1100
INFO@DAJDESIGN.COM

PERSPECTIVES - SOUTHEAST VIEW

WILT / SERPE RESIDENCE
917 REX AVENUE
LOUISVILLE, CO 80027
TALBOT WILT & DIANA SERPE



1
A8 **SOUTHWEST PERSPECTIVE - EXISTING**



2
A8 **SOUTHWEST PERSPECTIVE - PROPOSED**

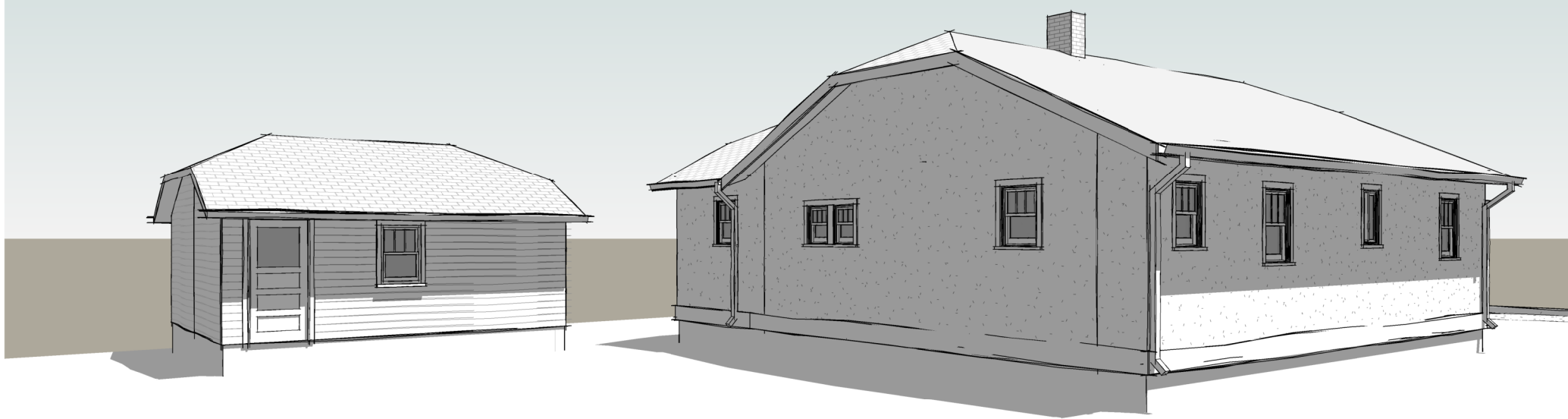


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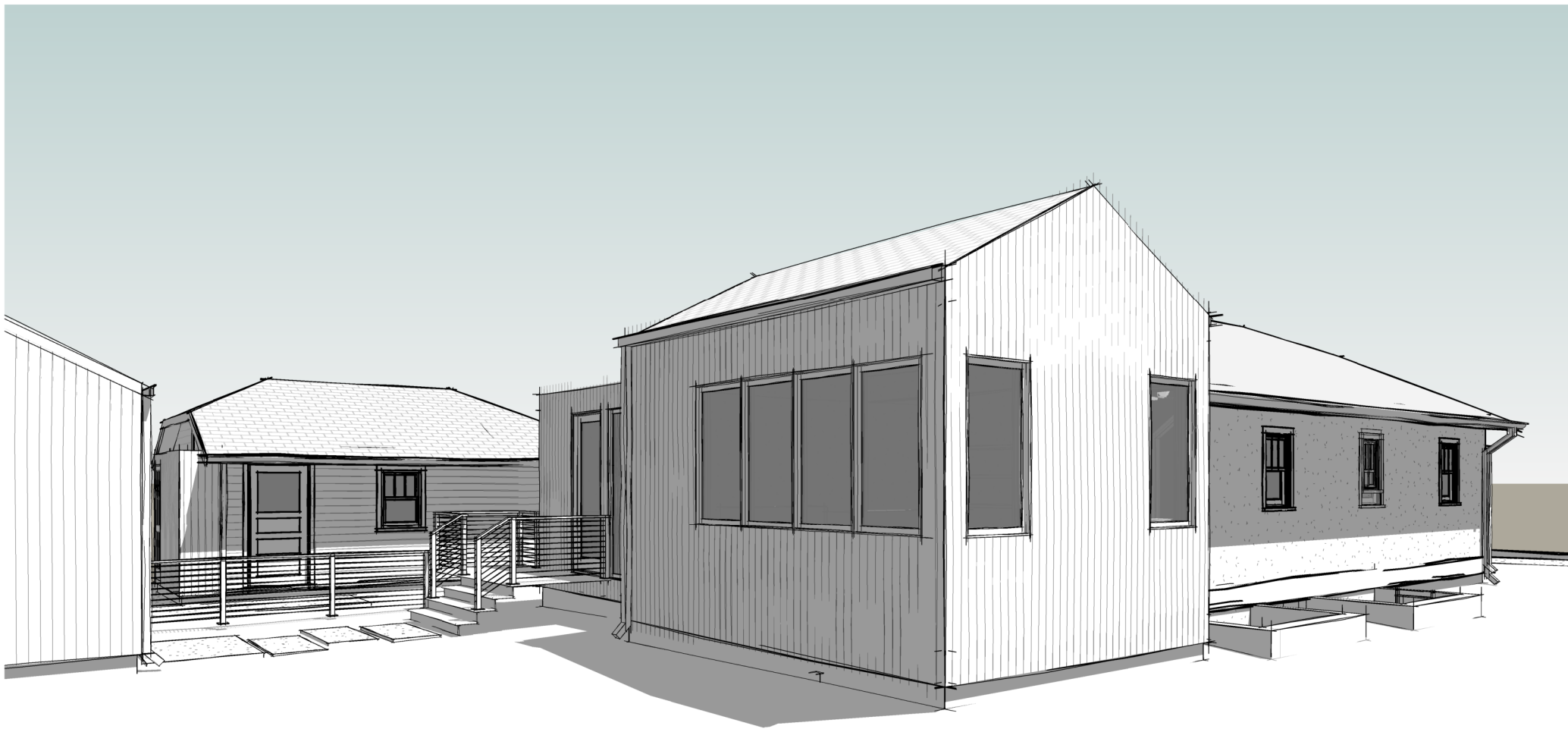
922A MAIN STREET
LOUISVILLE, CO 80027
P. 303.527.1100
INFO@DAJDESIGN.COM

PERSPECTIVES - SOUTHWEST VIEW

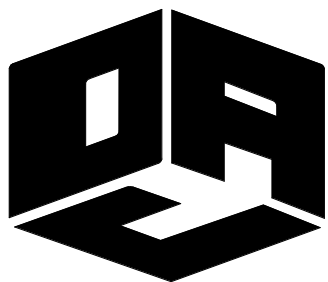
WILT / SERPE RESIDENCE
917 REX AVENUE
LOUISVILLE, CO 80027
TALBOT WILT & DIANA SERPE



1
A9 **NORTHWEST PERSPECTIVE - EXISTING**



2
A9 **NORTHWEST PERSPECTIVE - PROPOSED**



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PERSPECTIVES - NORTHWEST VIEW

WILT / SERPE RESIDENCE

917 REX AVENUE
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TALBOT WILT & DIANA SERPE



Historic Preservation Fund Grant and Loan Application and Information

(Revised June 2019)

Guidelines

The City of Louisville's Historic Preservation Fund (HPF) and is intended to help retain the character of Historic Old Town Louisville by promoting the preservation and rehabilitation of historic resources.

Staff contact

Felicity Selvoski, Historic Preservation Planner
749 Main St.
Louisville, CO 80027
(303) 335-4594
fselvoski@louisvilleco.gov

Deadlines

There are no application deadlines, although the date of application will determine when the public hearing for a case can occur. Please reach out to staff if there is a specific date you are targeting. Applications will be considered as they are received, but are subject to the availability of funds.

Eligible Applicants

Any owner of a historic resource (at least 50 years old) or resource that helps to define the character of Historic Louisville is eligible to apply to the HPF. "Resources" include, but are not limited to, primary structures, accessory structures, outbuildings, fences, existing or historical landscaping, archaeological sites, and architectural elements of structures.

Owners of property in Historic Old Town Louisville which will experience new construction may also be awarded grants to preserve the character of Historic Old Town. The purpose of these incentives it to limit mass, scale, and number of stories, to preserve setbacks, to preserve pedestrian walkways between buildings, and to utilize materials typical of historic buildings, above mandatory requirements. For additional information on the requirements, please reach out to the Historic Preservation Planner.

Historic Structure Assessments

Prior to any structure being declared a landmark, the property will undergo a building assessment to develop a preservation plan and establish priorities for property maintenance. At a regular meeting, the Historic Preservation Commission will review the building history, application, and relevant information to determine whether there is probable cause to believe the building may be eligible for landmarking. If probable cause is found, the owner will be eligible for a building assessment grant in an amount up to \$4,000 (residential properties) and \$9,000 (commercial properties) to offset the cost of the assessment.

Landmarking Grants

In addition to the pre-landmarking grant for a structural assessment, landmarked residential properties are eligible for a \$5,000 incentive grant and up to \$40,000 in matching grant funds for preservation projects for a period of 36 months from when a property is declared a landmark. Commercial landmarked properties are eligible for a \$50,000 incentive grant and up to \$150,000 in matching grant funds for preservation projects for a period of 36 months from when a property is declared a landmark. For properties showing extraordinary circumstances relating to building size, condition, architectural details, or other unique condition compared to similar Louisville properties, the grant limitations may be exceeded. Please reach out to the Historic Preservation Planner for more information on the grant programs.

Eligible Costs and Improvements:

Eligible costs include hard costs associated with the physical preservation of historic fabric or elements. Labor costs are eligible IF the work is to be done by someone other than the applicant/owner (whose labor can only be used for matching purposes with an acceptable written estimate). Example eligible improvements:

Repair and stabilization of historic materials:

- Siding
- Decorative woodwork and moulding
- Porch stairs and railing
- Cornices
- Masonry (such as chimney tuckpointing)
- Doors and Windows

Removal of non-historic materials, particularly those covering historic materials:

- Siding, trim and casing
- Porch enclosures
- Additions that negatively impact the historic integrity
- Repair/replacement to match historic materials

Energy upgrades:

- Repair and weather sealing of historic windows and doors
- Code required work

Reconstruction of missing elements or features:

(Based on documented evidence such as historic photographs and physical evidence)

- Porches and railings
- Trim and mouldings
- False-fronts

Ineligible Costs and Improvements:

- Redecorating or any purely cosmetic change that is not part of an overall rehabilitation
- Soft costs such as appraisals, interior design fees, legal, accounting and realtor fees, sales and marketing, permits, inspection fees, bids, insurance, project signs and phones, etc.
- Excavation, grading, paving, landscaping or site work such as improvements to paths or fences unless the feature is part of the landmark designation, except for correcting drainage problems that are damaging the historic resource
- Repairs to additions on non-historic portions of the property
- Reimbursement for owner/self labor (which can count only towards the matching costs)
- Interior improvements, unless required to meet current code
- Outbuildings which are not contributing structures to a landmarked site or district

Application Review Process

Applications will be screened by Historic Preservation Commission (HPC) staff to verify project eligibility. If any additional information is required, staff will contact the applicant directly. The HPC will evaluate the applications in a public meeting at which the applicant will be allowed to make statements. The HPC will make a recommendation to City Council, and City Council will take final action on the application.

Project Review and Completion

Any required design review or building permits must be obtained before beginning work on the project. If a property has already been landmarked, in some circumstances an Alteration Certificate must be approved by the HPC. Any changes made during the building permit approval process may require additional review by the Historic Preservation Commission, depending on the extent of the changes.

Disbursement of Funds

In most cases, grants will take the form of reimbursement after work has been completed, inspected and approved as consistent with the approved grant application. In planning your project, you should arrange to have adequate funds on hand to pay the costs of the project. Incentives may be revoked if the conditions of grant approval are not met. Under some circumstances, incentives, particularly loans, may be paid prior to the beginning of a project or in installments as work progresses.

Grant/Loan Process Outline

1. Applicant meets with Preservation Planner to discuss the scope of work.
2. Applicant meets with contractors and receives quotes.
3. Applicant submits application and documentation to staff.
4. Staff will review the application for completeness and then schedule the meeting with the HPC. Staff will notify applicant of hearing date.
5. Public Notice Sign is posted on property by applicant advertising meeting date and neighbors within 500 feet are notified.
6. The HPC reviews the scope of work and quotes and makes a recommendation to City Council. The applicant must be present to answer questions.
7. Staff will schedule the City Council meeting. The applicant must be present to answer questions. City Council will make the final decision.
8. The grant agreement is signed by the applicant(s) and mayor. At this point, the applicant may apply for a building permit to begin the work outlined in grant agreement.
9. Inspections are completed by Building Department as required. Preservation Planner inspects work for sensitivity to historic structure
10. Applicant submits contractor invoices to staff as work is completed.
11. Staff reviews invoices for completeness and compares with invoice approved by HPC.
12. If approved, staff submits pay request to Finance Department. The check is cut to Applicant.
13. If denied, staff works with applicant to identify reasons for denial and methods of resolution.
14. Applicant to repeat steps 11 through 14 until project is complete.

Incentives from the Historic Preservation Fund may be considered taxable income and applicants may wish to consult with a tax professional.

Historic Preservation Application

The following information must be provided to ensure adequate review of your proposal. Please type or print answers to each question. Please keep your responses brief but thorough. If you have any questions about the application or application process, please reach out to the Historic Preservation Planner.

TYPE(S) OF APPLICATION

- | | |
|---|--|
| ☐ Probable Cause Hearing/Historic Structure Assessment | ☐ Historic Preservation Fund Loan |
| ☐ Landmark Designation | ☐ Landmark Alteration Certificate |
| ☐ Historic Preservation Fund Grant | ☐ Demolition Review |
| | ☐ Other: _____ |

1. OWNER/APPLICANT INFORMATION

Owner or Organization

Name(s): _____

Mailing Address: _____

Telephone: _____

Email: _____

Applicant/Contact Person (if different than owner)

Name: _____

Company: _____

Mailing Address: _____

Telephone: _____

Email: _____

2. PROPERTY INFORMATION

Address: _____

Legal Description: _____

Parcel Number: _____ Year of construction (if known): _____

Landmark Name and Resolution (if applicable): _____

Primary Use of Property: _____



3. REQUEST SUMMARY

4. PROJECT DESCRIPTION (Please do not exceed space provided below.)

- a. Provide a brief description of the proposed scope of work.
- b. Describe how the work will be carried out and by whom. Include a description of elements to be rehabilitated or replaced and describe preservation work techniques that will be used.
- c. Explain why the project needs historic preservation funds. Include a description of community support and/or community benefits, if any.

5. DESCRIPTION OF REHABILITATION *(Attach additional pages as necessary.)*

Name of Architectural Feature:

Describe feature and its condition:	Describe proposed work on feature:
-------------------------------------	------------------------------------

Name of Architectural Feature:

Describe feature and its condition:	Describe proposed work on feature:
-------------------------------------	------------------------------------

Name of Architectural Feature:

Describe feature and its condition:	Describe proposed work on feature:
-------------------------------------	------------------------------------

Name of Architectural Feature:

Describe feature and its condition:	Describe proposed work on feature:
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5. DESCRIPTION OF REHABILITATION *(Attach additional pages as necessary.)*

Name of Architectural Feature:

Describe feature and its condition:	Describe proposed work on feature:
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Name of Architectural Feature:

Describe feature and its condition:	Describe proposed work on feature:
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Name of Architectural Feature:

Describe feature and its condition:	Describe proposed work on feature:
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Name of Architectural Feature:

Describe feature and its condition:	Describe proposed work on feature:
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5. DESCRIPTION OF REHABILITATION *(Attach additional pages as necessary.)*

Name of Architectural Feature:

Describe feature and its condition:	Describe proposed work on feature:
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Name of Architectural Feature:

Describe feature and its condition:	Describe proposed work on feature:
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Name of Architectural Feature:

Describe feature and its condition:	Describe proposed work on feature:
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Name of Architectural Feature:

Describe feature and its condition:	Describe proposed work on feature:
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6. COST ESTIMATE OF PROPOSED WORK

Please provide a budget that includes accurate estimated costs of your project. Include an **itemized breakdown** of work to be funded by the incentives and the work to be funded by the applicant. Include only eligible work elements. Use additional sheets as necessary.

Type of Incentive: ☐ GRANT ☐ LOAN ☐ BOTH

Feature	Proposed Work to be Funded	Fund Request	Match (M)	Total
A.		\$	\$	\$
B.		\$	\$	\$
C.		\$	\$	\$
D.		\$	\$	\$
E.		\$	\$	\$
F.		\$	\$	\$
G.		\$	\$	\$
H.		\$	\$	\$
I.		\$	\$	\$
J.		\$	\$	\$
K.		\$	\$	\$
	Total Proposed Work	\$	\$	\$

For loan requests, indicate total loan request here:	\$
--	----

If partial incentive funding were awarded, would you complete your project? ☐ YES ☐ NO

7. ADDITIONAL MATERIALS REQUIRED

The following items must be submitted along with this application:

- ☐ One set of photographs for each feature as described in Item 4 "Description of Rehabilitation". Digital is preferred.
- ☐ A construction bid if one has been completed for your project (recommended).
- ☐ Working or scaled drawings, spec sheets, or materials of the proposed work, if applicable to your project.

8. ASSURANCES

The Applicant hereby agrees and acknowledges that:

- A. Funds received as a result of this application will be expended solely on described projects, and must be completed within established timelines.
- B. Awards from the Historic Preservation Fund may differ in type and amount from those requested on an application.
- C. Recipients must submit their project for any required design review by the Historic Preservation Commission and acquire any required building permits before work has started.
- D. All work approved for grant funding must be completed even if only partially funded through this incentives program.
- E. Unless the conditions of approval otherwise provide, disbursement of grant or rebate funds will occur after completion of the project.
- F. The incentive funds may be considered taxable income and Applicant should consult a tax professional if he or she has questions.
- G. If this has not already occurred, Applicant will submit an application to landmark the property to the Historic Preservation Commission. If landmarking is not possible for whatever reason, Applicant will enter into a preservation easement agreement with the City of Louisville. Any destruction or obscuring of the visibility of projects funded by this grant program may result in the City seeking reimbursement.
- H. The Historic Preservation Fund was approved by the voters and City Council of Louisville for the purpose of retaining the city's historic character, so all work completed with these funds should remain visible to the public.

Signature of Applicant/Owner

Date

Signature of Applicant/Owner

Date

APPENDIX A: HELPFUL TERMS & DEFINITIONS

BASIC PRESERVATION

The Concept of Significance

A building possessing architectural significance is one that represents the work of a noteworthy architect, possesses high artistic value or that well represents a type, period or method of construction. A historically significant property is one associated with significant persons, or with significant events or historical trends. It is generally recognized that a certain amount of time must pass before the historical significance of a property can be evaluated. The National Register, for example, requires that a property be at least 50 years old or have extraordinary importance before it may be considered. A property may be significant for one or more of the following reasons:

- Association with events that contributed to the broad patterns of history, the lives of significant people, or the understanding of Louisville's prehistory or history.
- Construction and design associated with distinctive characteristics of a building type, period, or construction method.
- An example of an architect or master craftsman or an expression of particularly high artistic values.
- Integrity of location, design, setting, materials, workmanship, feeling and association that form a district as defined by the National Register of Historic Places Guidelines.

The Concept of Integrity "Integrity" is the ability of a property to convey its character as it existed during its period of significance. To be considered historic, a property must not only be shown to have historic or architectural significance, but it also must retain a high degree of physical integrity. This is a composite of seven aspects or qualities, which in various combinations define integrity, location, design, setting, materials, workmanship, feeling and association. The more qualities present in a property, the higher its physical integrity. Ultimately the question of physical integrity is answered by whether or not the property retains a high percentage of original structure's identity for which it is significant.

The Period of Significance Each historic town has a *period of significance*, which is the time period during which the properties gained their architectural, historical or geographical importance. Louisville, for example, has a period of significance which spans approximately 75 years (1880- 1955). Throughout this period of significance, the City has been witness to a countless number of buildings and additions which have become an integral part of the district. Conversely, several structures have been built, or alterations have been made, after this period which may be considered for removal or replacement.

BUILDING RATING SYSTEM

Contributing: Those buildings that exist in comparatively "original" condition, or that have been appropriately restored, and clearly contribute to the historic significance of downtown. Preservation of the present condition is the primary goal for such buildings.

Contributing, with Qualifications: Those buildings that have original material which has been covered, or buildings that have experienced some alteration, but that still convey some sense of history. These buildings would more strongly contribute, however, if they were restored.

Supporting category

These are typically buildings that are newer than the period of historic significance and therefore do not contribute to our ability to interpret the history of Louisville. They do, however, express certain design characteristics that are compatible with the architectural character of the historic district. They are "good neighbors" to older buildings in the vicinity and therefore support the visual character of the district.

Non-contributing building category

These are buildings that have features that deviate from the character of the historic district and may impede our ability to interpret the history of the area. They are typically newer structures that introduce stylistic elements foreign to the character of Louisville. Some of these buildings may be fine examples of individual building design, if considered outside the context of the district, but they do not contribute to the historic interpretation of the area or to its visual character. The detracting visual character can negatively affect the nature of the historic area.

Non-contributing, with Qualifications: These are buildings that have had substantial alterations, and in their present conditions do not add to the historic character of the area. However, these buildings could, with substantial restoration effort, contribute to the downtown once more.

PRESERVATION APPROACHES

While every historic project is different, the Secretary of the Interior has outlined four basic approaches to responsible preservation practices. Determining which approach is most appropriate for any project requires considering a number of factors, including the building's historical significance and its existing physical condition. The four treatment approaches are:

- **Preservation** places a high premium on the retention of all historic fabric through conservation, maintenance and repair. It reflects a building's continuum over time, through successive occupancies, and the respectful changes and alterations that are made.
- **Rehabilitation** emphasizes the retention and repair of historic materials, but more latitude is provided for replacement because it is assumed the property is more deteriorated prior to work.
- **Restoration** focuses on the retention of materials from the most significant time in a property's history, while permitting the removal of materials from other periods.
- **Reconstruction** establishes limited opportunities to re-create a non-surviving site, landscape, building, structure, or object in all new materials.

The Secretary of the Interior's website outlines these approaches and suggests recommended techniques for a variety of common building materials and elements. An example of appropriate and inappropriate techniques for roofs is provided in the sidebars. Additional information is available from preservation staff and the Secretary's website at: www.cr.nps.gov/hps/tps/standguide/index.htm

THE SECRETARY OF THE INTERIOR'S STANDARDS

The Standards are neither technical nor prescriptive, but are intended to promote responsible preservation practices that help protect our Nation's irreplaceable cultural resources. For example, they cannot, in and of themselves, be used to make essential decisions about which features of the historic building should be saved and which can be changed. But once a treatment is selected, the Standards provide philosophical consistency to the work.

June 3, 2024

Amelia Brackett-Hogstad
Historic Preservation Planner
City of Louisville
749 Main Street
Louisville, CO 80027

RE: 917 REX HISTORIC PRESERVATION APPLICATION

Dear Ms. Brackett-Hogstad,

Please find our historic preservation application for 917 Rex Street. Following the Historic Structure Assessment, conducted by DAJ Design, the owners of 917 Rex have elected to preserve the house and garage at 917 Rex in as close to its known original condition as possible with modifications to the rear of the house including a relatively small, single-level addition. Also, we are proposing to add a new basement to the house in order to increase the usable floor area without adding a large, above grade, multi-level addition. Below are the objectives for our application:

Objectives

- Requesting Landmark status for the house and garage.
- Requesting grant funding for historic preservation of the house and the garage.
- Requesting an alteration certificate for the house:
 - Remove the wood railings from the front porch
 - Remove the covered side patio (not historic)
 - New foundation and basement
 - Alterations to the north side of the house to expand and add a rear addition.
- Requesting an alteration certificate for the garage:
 - Refurbish the sliding garage doors and add glass panels
 - New foundation and crawlspace
 - Alterations to the north side of the garage to expand and add a rear addition.
 - Convert to conditioned studio space

The current house sits on an original concrete foundation with the covered front porch completing the original footprint of the house. There is a side porch roof that is not original and this can be removed without affecting the original footprint or massing of the house. There are no other additions to the house in its nearly 90 years of existence.

There is also an historic garage facing, but set back from Rex Street. The garage sits along the east property line and does not conform to the current required side yard setback. The garage is nearly entirely original with a new asphalt roof possibly as the only non-original feature.

The stucco siding on the house, the shiplap siding on the garage, the windows, doors, and trim are all historic features of both the house and garage. All of these items highlight an example of a minimally altered historic house and garage in old town Louisville. However, the above listed features, as well as several structural items, are in need of repair to extend the lifespans of both structures.



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Below is an outline of the scope of work for the historic preservation portion of the project. Included in this outline are descriptions illustrating the typical conditions found in other Louisville historic preservation projects with budget costs associated with those scopes of work. The average budget costs are derived from our extensive experience in conducting local historic preservation work.

Proposed Work for Grant Application

- Demolition
 - Remove the non-historic shed roof, columns, walls, & concrete patio in the southeast corner of the house.
 - Remove the interior lath & plaster from the walls so that required structural elements may be installed.
 - Remove windows, doors, and garage doors to be refurbished or replaced.
 - Remove the brick chimney to be replaced.
 - Shore both buildings to be temporarily moved.
- Site Grading & Drainage
 - Rough and final grading of the site to create proper drainage away from the house and garage per soils report.
 - Provide adequate drainage from the gutter and downspout system.
- Foundation
 - Excavation and installation of new concrete foundations for the house and garage.
 - New damp-proofing for both foundations as required by code.
 - New perimeter drains & sump pumps for both foundations as required by code.
- Floor Framing
 - Install the necessary support beams, columns, and floor joists as prescribed by the structural engineer and required by code.
- Wall & Roof Framing
 - Install the necessary support beams, columns, and struts as prescribed by the structural engineer and required by code.
- Envelope - Exterior Walls
 - New weather barrier for house and garage as required by code.
 - New stucco siding for the house to match the historic stucco texture.
 - New shiplap siding with a dutch cove profile for the garage to match the historic wood siding.
- Exterior Appendages
 - Install the necessary support beams, columns, and struts as prescribed by the structural engineer and required by code for the covered front porch roof.
 - Repair / replace the wood finishes at the covered front porch.
 - Replace the covered front porch floor.
- Roofing & Waterproofing
 - Replace the gutters and downspouts at the house and garage.
 - Add roof venting as required by code.



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- **Windows & Doors**
 - Re-install historically accurate windows and exterior doors in existing wall rough-openings at the house and garage.
 - Re-install the historic sliding garage doors.
- **Exterior Details**
 - Replace soffits, fascia, and barge rafters at the house and garage.
 - Repair / replace the window and door trim at the house and garage.
 - Repair / replace the frieze boards at the house and garage.
 - Repair / replace the skirt board at the house.
 - Add new corner trim to the garage.
 - Add a new false chimney to match the existing chimney at the house.
- **Insulation & Drywall**
 - Install new 1/2" GWB on all interior walls and 5/8" GWB on all interior ceilings with screw attachment specifications by the structural engineer. These are required structural elements for the house and garage.
 - Insulate the house and garage as required by code.
- **House Move**
 - Temporarily move the house and garage while new concrete foundations are poured.
 - Place both the house and garage on their respective new foundations. The house will be placed back in the current location. The garage will be moved slightly to conform with setback requirements.
- **Non-Historic**
 - All items not qualifying for grant funding relating to the existing house and garage.
 - Rear addition to the house.
 - New 3-car garage at the north side of the property.

The below table outlines the 917 Rex project costs delineating the cost differences between total budget costs, typical grant fund requests per item, proposed qualifying costs under the “extraordinary circumstances” provision per item, the grant request amount, and the owner matching funds per item:

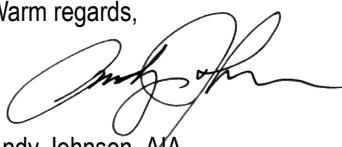
Proposed Budgets Qualifying for Grant Funding

Qualifying Items	Total Budget	Fund Request for Typical Items	Qualifying for Extraordinary Circumstances	Grant Request	Grant Match
Demolition	\$11,750	\$2,500	\$9,250	\$5,875	\$5,875
Site Grading & Drainage	\$2,350	\$1,500	\$850	\$1,175	\$1,175
Foundation	\$72,262	\$6,000	\$66,262	\$36,131	\$36,131
Floor Framing	\$23,500	\$4,000	\$19,500	\$11,750	\$11,750
Wall & Roof Framing	\$29,376	\$4,000	\$25,376	\$14,688	\$14,688
Envelope - Exterior Walls	\$35,250	\$5,000	\$30,250	\$17,625	\$17,625
Exterior Appendages	\$5,876	\$3,500	\$2,376	\$2,938	\$2,938
Roofing & Waterproofing	\$12,926	\$2,000	\$10,926	\$6,463	\$6,463
Windows & Doors	\$68,150	\$20,000	\$48,150	\$34,075	\$34,075
Exterior Details	\$8,226	\$4,000	\$4,226	\$4,113	\$4,113
Insulation & Drywall	\$55,226	\$0	\$55,226	\$27,613	\$27,613
House Move	\$39,750	\$0	\$39,750	\$19,875	\$19,875
Non-Historic	\$519,364	-	-	-	-
Total Proposed Work	\$884,006	\$52,500	\$272,392	\$162,446	\$162,446

Percent of project funded by the Historic Preservation Fund: 18.38%

In summary, the requested grant amount is \$162,446 between funding for typical items and qualifying extraordinary circumstances. Please contact me if you have any questions.

Warm regards,



Andy Johnson, AIA



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