

# Certificate of Appropriateness

The office building at 2329 W Main St, 3<sup>rd</sup> Fl, Littleton, CO 80102.

A contributing property in the Littleton Historic District.

## DECISION CRITERIA NOTICE

**General Decision Criteria.** A Certificate of Appropriateness may be approved, approved with conditions, or denied based on the following criteria.

1.

*Federal Standards.* The proposed changes are in compliance with the Secretary of the Interior's Standards for the Treatment of Historic Properties with Guidelines for Preserving, Rehabilitating, Restoring, & Reconstructing Historic Buildings as adopted by the National Park Service; *The proposed changes will have minimal impact on the existing structures and will sustain the existing form, integrity and materials of the historic property.*

2.

*Littleton Design Standards and Guidelines.* The proposed changes are in compliance with the adopted design standards and guidelines documents, such as the Downtown Littleton Historic Preservation Design Guidelines, as outlined in the Design Requirements section on the city's Envision Littleton webpage; *The proposed changes are in compliance with the Littleton Historic Preservation Guidelines and are similar in design to several structures which have been erected in the Downtown Littleton area.*

3.

*Original Features.* The proposed work preserves, rehabilitates, or reconstructs the original architectural features, and proposed new features are visually compatible with designated historic structure(s) located on the property in terms of design, finishes, material, scale, mass, and height; *The proposed work will in no way affect the original architectural features and will visually enhance the property.*

4.

*Compatibility.* If property is in a designated historic district, the proposed work is visually compatible with the development on abutting properties and those on the same block. The HPC shall consider characteristics such as setbacks and building scale; *The proposed structure is visually compatible with other properties in the surrounding area and will enhance the overall look of the property.*

5.

*Character, Interest, and Value.* Aside from changes that do not require a Certificate of Appropriateness, as set out in paragraph B.3.a, above, the proposed work does not adversely affect the special character or historical, architectural, or aesthetic interest or value of a landmark or property in a historic district; *The proposed changes will not have any adverse effects on the property or surrounding properties.*

6.

*Color and Materials.* The architectural style, arrangement, textures, paint colors especially if applied to brick or stone, and arrangement of colors and materials used on existing and proposed structures are compatible with the character of the existing landmark or property in a historic district;

The colors and materials of the new structure will compliment the existing color scheme of the building. The tan color is a close match to the existing patio and accent colors of the building.

**7.**

*Exterior Features.* The proposed work preserves, enhances, or restores, and does not damage or destroy the exterior architectural features of a historical landmark or property in a historic district. All existing architectural features will remain intact and the new structure will enhance the look of the property.