



The Columbia Historic Zoning Commission will meet on Thursday, April 13, 2023 at 4:00 PM in Conference Room A on the basement level of City Hall, 700 N. Garden Street, to consider the following:

I. Roll Call

II. Approval of Minutes

III. Old Business

1. Case #23-0039 Request from Gail Lewis for exterior alterations at [311 W. 7th Street](#).

Documents:

1. All Documents
 2. 23-0039_Staff Report_311 W 7th St_03062023
 3. StPeter_NR_Nomination
 4. StPeter_NR_Photos
 5. 23-0039_Staff Report_311 W 7th St_03062023
2. Case #23-0009 Request from Mike Wolfe for approval of accessory structure, fencing, and site and setting modifications at [616 N. Main Street](#).

Documents:

1. Exhibits v2
 2. Exhibits v1
 3. Application
 4. Staff Report_616 N Main Street

3. Case #23-0046 Request from Mike Wolfe for exterior alteration at [315 W. 6th Street](#).

Documents:

1. All Documents
2. 23-0046 Staff Report 315 W 6th Street

IV. New Business

1. Case #23-0074 Request from First United Methodist Church for awning and canopy approval at 222 West 7th Street.

Documents:

1. Application and Project Proposal
2. Case #23-0077 Request from Bryson Leach for signage approval at 900 West 7th Street.

Documents:

1. Application and Proposal
3. Case #23-0078 Request from David Kierstead for exterior alterations approval at 1000 South High Street.

Documents:

1. Application and Proposal
4. Case #23-0089 Request from The Matthews Family Partnership for fence approval at 700 North Main Street.

Documents:

1. Application and Exhibits
5. Case #23-0103 Request from Stephen Walker for exterior door replacement at 21 Public Square.

Documents:

1. Proposal
2. Other Existing Door Images
3. Current Image_21 Public Sq
4. Historic Image_21-25 Public Sq
5. Historic Image 1960_21-25 Public Sq
6. Historic Image 1974_21-25Public Sq
7. Historic Image_21 Public Sq
8. Application

V. Other Business

1. Administrative Approvals

Documents:

1. 900 W 7th CoA

VI. Adjourn

Anyone requesting accommodations due to disabilities should contact the City's ADA Coordinator at 931-560-1570 prior to the meeting.

The 2023 meeting schedule and Historic District Design Guidelines can be found on the City of Columbia Historic Zoning Commission webpage.

An interactive map showing the boundaries of the historic districts can be found accessed from the City's website.

For other questions, please contact the Department of Development Services at 931-560- 1560.



CITY OF
COLUMBIA
TENNESSEE

Gail
DEVELOPMENT SERVICES
700 NORTH GARDEN STREET
COLUMBIA, TN 38401
PHONE: (931) 560-1560
FAX: (931) 560-1541

HISTORIC ZONING COMMISSION

CERTIFICATE OF APPROPRIATENESS APPLICATION AND CHECKLIST

DEADLINE: 3RD MONDAY OF THE MONTH AT 4:00 PM

APPLICATION REVIEW GUIDELINES (PRE-APPLICATION MEETING REQUIRED PRIOR TO SUBMITTAL)

Application Requirements: All applications must be complete and include the required supporting materials listed on this form. **Ten (10) hard copies of the request plus a PDF version on a thumb drive or CD.** must be submitted to the Development Services Department for review by the published deadline. Incomplete applications will not be forwarded to the HZC for consideration.

Application Deadlines: Applications and support materials must be submitted according to the published Deadline Schedule. Application deadlines are the 3rd Monday of each month at 4PM. Regular HZC meetings typically take place on the second Thursday of each month at 4:00 PM in Columbia City Hall.

Application Representation: The applicant or an authorized representative of the applicant **must attend the HZC meeting to support the application.** At the meeting, staff will present a recommendation for the item, and then the applicant will be provided an opportunity to discuss the proposed scope of work and answer any commission questions.

Building Permit Requirements: In addition to an application, most proposals will require additional permitting from the City. Building or demolitions permits cannot not be issued without an approved COA for structures within a Historic District.

All work specifications must be completed as presented and approved: The HZC must review and approve any modifications or amendments to approved plans prior to any work taking place.

*Please contact City Staff with any questions or to discuss any concerns during the HZC review & submittal process:
Columbia Development Services Department (931) 560-1560.*

HISTORIC DISTRICT DESIGN GUIDELINES

The individual *Historic District Design Guidelines* provide guidance for most commonly proposed changes. The HZC consults the design criteria when reviewing applications for Certificates of Appropriateness. **Please refer to the guidelines prior to submitting an application.** The guidelines, along with other useful links, are available on the City website at www.columbiatn.com

REQUIRED APPLICATION SUPPORTING MATERIALS

Please consult the list below for the necessary supporting materials to include within application packets. **Ten (10 hard copies of the request plus a PDF version on a thumb drive or CD** are required for HZC review:

NEW CONSTRUCTION, NEW ADDITIONS	EXTERIOR ALTERATIONS	DEMOLITION, RELOCATION
- o Description of project and proposed materials - o Site plan - o Lot survey - o Architectural elevations or drawings - o Photographs of project site location - o Photographs of existing building.	- o Description of project and proposed materials - o Photographs of project site location - o Architectural elevations or drawings - o Specification information for any proposed materials/architectural features - o Documentation of earlier historic appearance (restoration only) - o Photographs of existing building.	o Please consult the <i>Historic District Design Guidelines</i>. Pre-application meeting with the City Staff is required for proposed principal structure demolitions and relocations.

Note: The applicant shall provide any additional information as determined by the Development Services Department that will be necessary to obtain a full and complete review of the request by City Staff and/or by the Historic Zoning Commission.

The Columbia Historic Zoning Commission follows the *Secretary of the Interiors Standards for Rehabilitation and Guidelines for Rehabilitating Historic Buildings*. Further guidance may be found online: <http://www.nps.gov/tps/standards/rehabilitation.htm>

CERTIFICATE OF APPROPRIATENESS APPLICATION
HISTORIC ZONING COMMISSION

APPLICANT

NAME	Gail Lewis	PHONE	931-381-4361
ADDRESS	514 Hemingway Dr Columbia TN 38401	EMAIL	colewis087@gmail.com

PROPERTY OWNER

NAME	Christopher Bowhay	PHONE	713-825-7632
ADDRESS	311 W. 7th St Columbia TN 38401	EMAIL	priest@saintpeterscolumbia.org

PROJECT INFORMATION: WORK SPECIFIC

☐ NEW CONSTRUCTION (select type) ☐ Principle Structure ☐ Accessory Structure ☐ NEW ADDITION (select type) ☐ Principle Structure ☐ Accessory Structure	
☐ DEMOLITION (select type) ☐ Principle Structure ☐ Accessory Structure ☐ Site Features ☐ SIGNAGE (select type) ☐ Wall ☐ Freestanding ☐ Window ☐ Temporary ☐ Other	☒ EXTERIOR ALTERATIONS (select type) ☐ Roofing/Roof Structure (Dormers, Chimneys) ☐ Exterior Door Replacement/Alterations ☐ Exterior Window Replacement/Alterations ☐ Foundation Alterations ☐ Exterior Siding/Finishes/Masonry ☐ Porch/Deck Alterations ☒ Other (explain): Add railings for safety purposes.
☐ Loss of architectural and historical integrity and its removal will not adversely affect the district's historic character ☐ Denial of demolition will result in unreasonable economic hardship of the applicant ☐ Public safety and welfare requires the removal of the structure(s) ☐ Structural instability or deterioration of structure(s) as demonstrated through report by structural engineer or architect. Report clearly details physical condition of structure(s), reasons why rehabilitation is not feasible, and cost estimates for rehabilitation versus demolition. Additional report details proposed future action on site.	

PROJECT INFORMATION	
ADDRESS: <u>St. Peter's Episcopal Church</u> <u>311. W. 7th St, Columbia, TN</u>	
SQUARE FOOTAGE OF PROPOSED ADDITIONS/NEW CONSTRUCTION :	
EXISTING: _____ ft ²	PROPOSED: _____ ft ²
HEIGHT OF STRUCTURE FOR ADDITIONS/NEW CONSTRUCTION :	
EXISTING: _____ ft	PROPOSED: _____ ft
SQUARE FOOTAGE OF PROPOSED SIGNAGE	

PROJECT INFORMATION: DESCRIPTION & SCOPE OF PROJECT
DESCRIBE PROPOSED PROJECT(S) AND LIST ALL PROPOSED MATERIALS. ATTACH ADDITIONAL SHEETS IF NECESSARY: For safety purposes, we would like to expand the number of railings to an area that currently has a 3-4ft. drop-off. This area is regularly used. Our current concern is that we have 2 wheelchair bound and a number of walker-dependent parishioners. The materials used will be wrought iron and will resemble the current railings. (The front rails may be a bit different but will be decorative from the road.)

In filling out this application, I attest that (1) I am familiar with the rules, regulations, and procedures of the City of

Gail Lewis
APPLICANT NAME

Gail Lewis
APPLICANT SIGNATURE

2-9-23
DATE

Fr. Christopher Bowhay
PROPERTY OWNER NAME

C. P. Bowhay
PROPERTY OWNER SIGNATURE

2-5-23
DATE

STAFF USE ONLY

DOCKET NO.	
RECEIPT NO.	

FEE PAID	
REQUESTED AGENDA	

DATE NOTICES SENT TO ADJACENT PROPERTY OWNERS	
DATE OF PUBLIC NOTICES IN DAILY HERALD	

COMMISSION ACTION	
-------------------	--

HISTORIC ZONING COMMISSION
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HISTORIC ZONING COMMISSION

APPLICANT

NAME	Gail Lewis	PHONE	931-381-4361
ADDRESS	514 Hemingway Dr Columbia TN 38401	EMAIL	colewis007@gmail.com

PROPERTY OWNER

NAME	Mike Sharpton	PHONE	931-698-6578
ADDRESS	311 W 24th St Columbia TN 38401	EMAIL	sharpton_mike@yahoo.com

PROJECT INFORMATION: WORK SPECIFIC

☐ NEW CONSTRUCTION (select type) ☐ Principle Structure ☐ Accessory Structure ☐ NEW ADDITION (select type) ☐ Principle Structure ☐ Accessory Structure ☐ SIGNAGE (select type) ☐ Wall ☐ Freestanding ☐ Window ☐ Temporary ☐ Other ☒ EXTERIOR ALTERATIONS (select type) ☐ Roofing/Roof Structure (Dormers, Chimneys) ☐ Exterior Door Replacement/Alterations ☐ Exterior Window Replacement/Alterations ☐ Foundation Alterations ☐ Exterior Siding/Finishes/Masonry ☐ Porch/Deck Alterations ☒ Other (explain): Add railings for safety purposes.	
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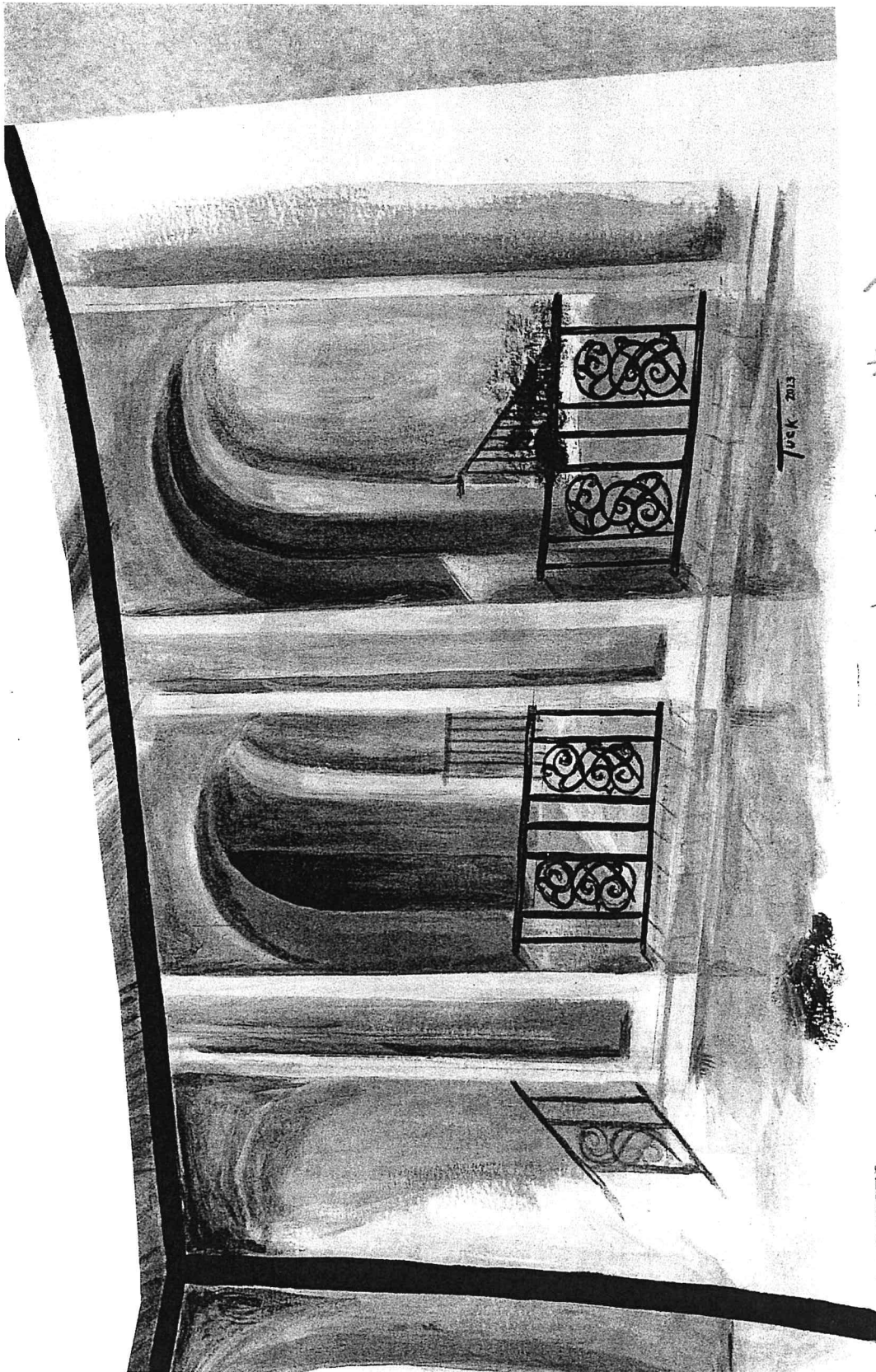
In filling out this application, I attest that (1) I am familiar with the rules, regulations, and procedures of the City of

Gail Lewis Gail Lewis 2-9-23
 APPLICANT NAME APPLICANT SIGNATURE DATE

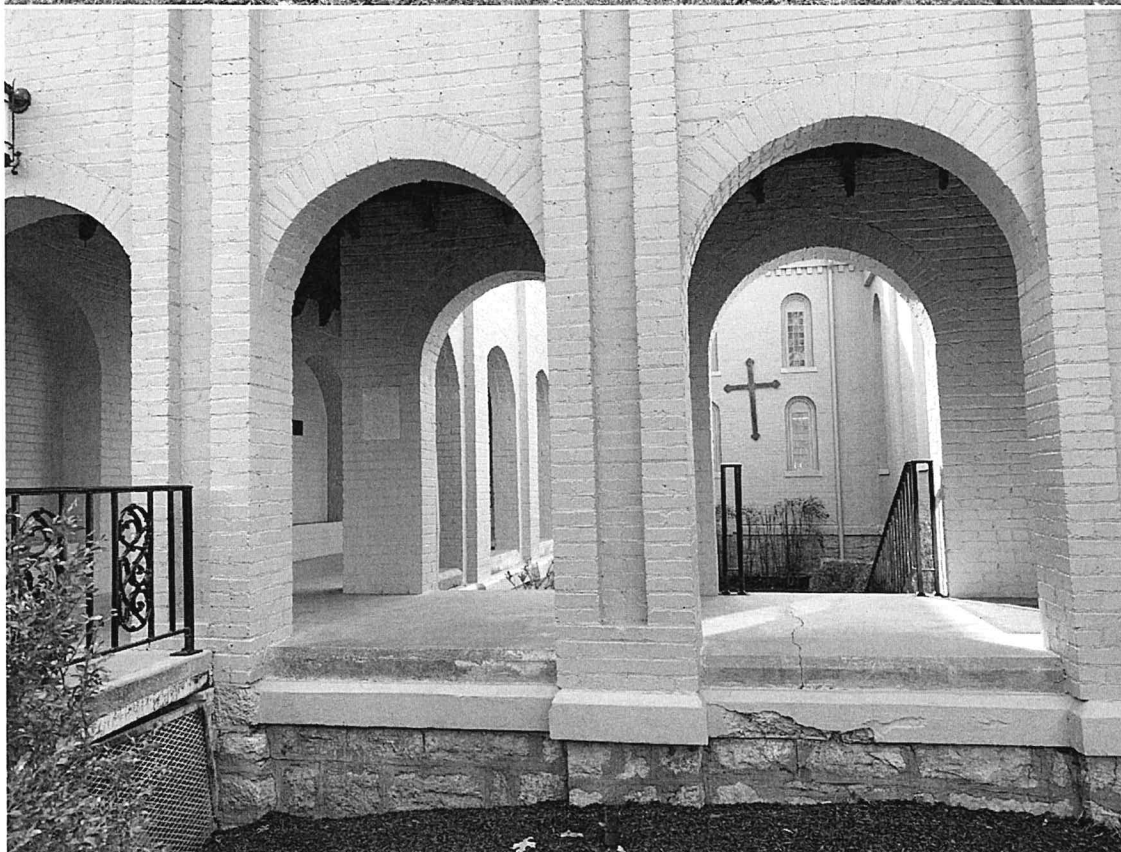
Mike Sharpton-Sr. Warden Mike Sharpton 2-5-23
 PROPERTY OWNER NAME PROPERTY OWNER SIGNATURE DATE

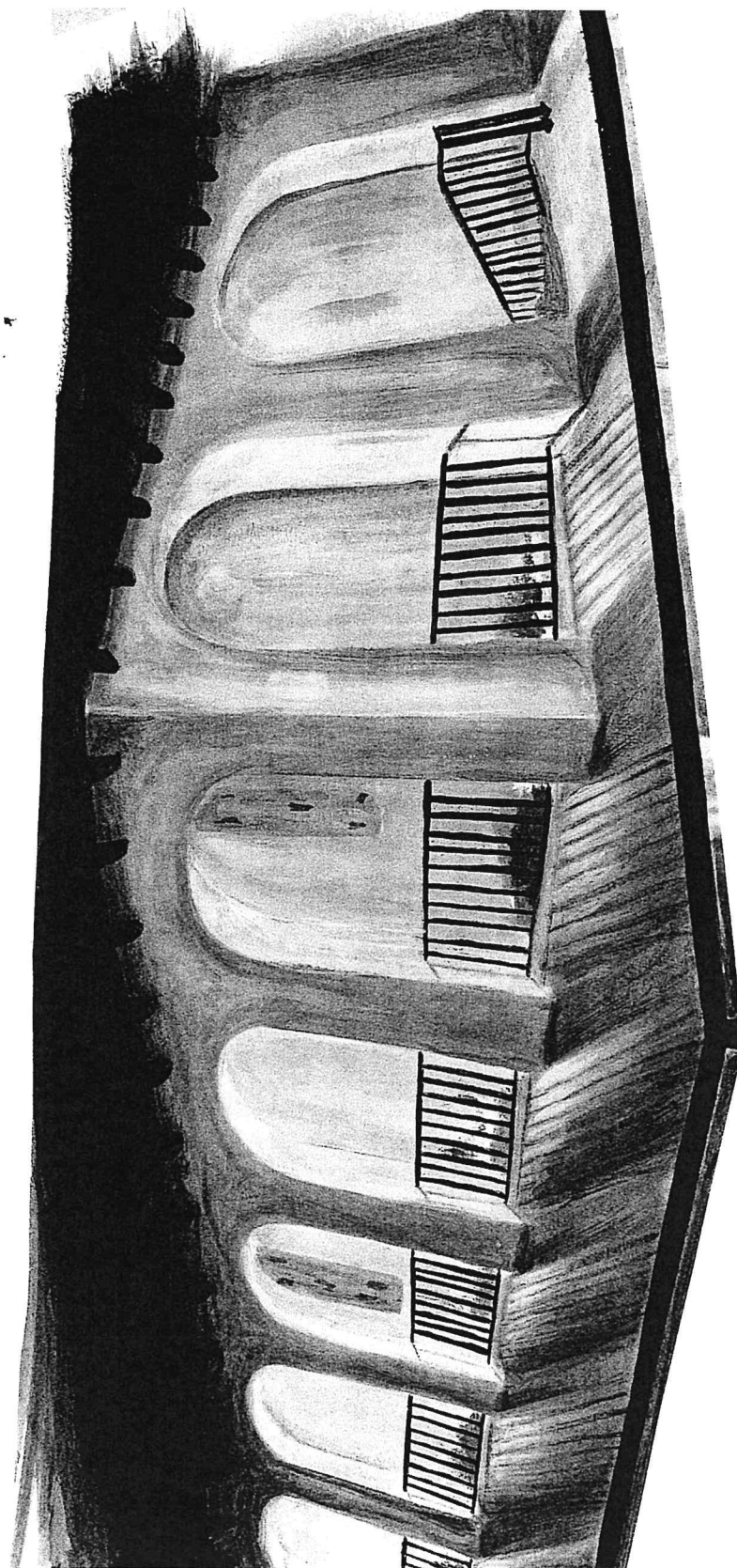
STAFF USE ONLY

DOCKET NO.		FEE PAID	
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DATE NOTICES SENT TO ADJACENT PROPERTY OWNERS			
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COMMISSION ACTION			



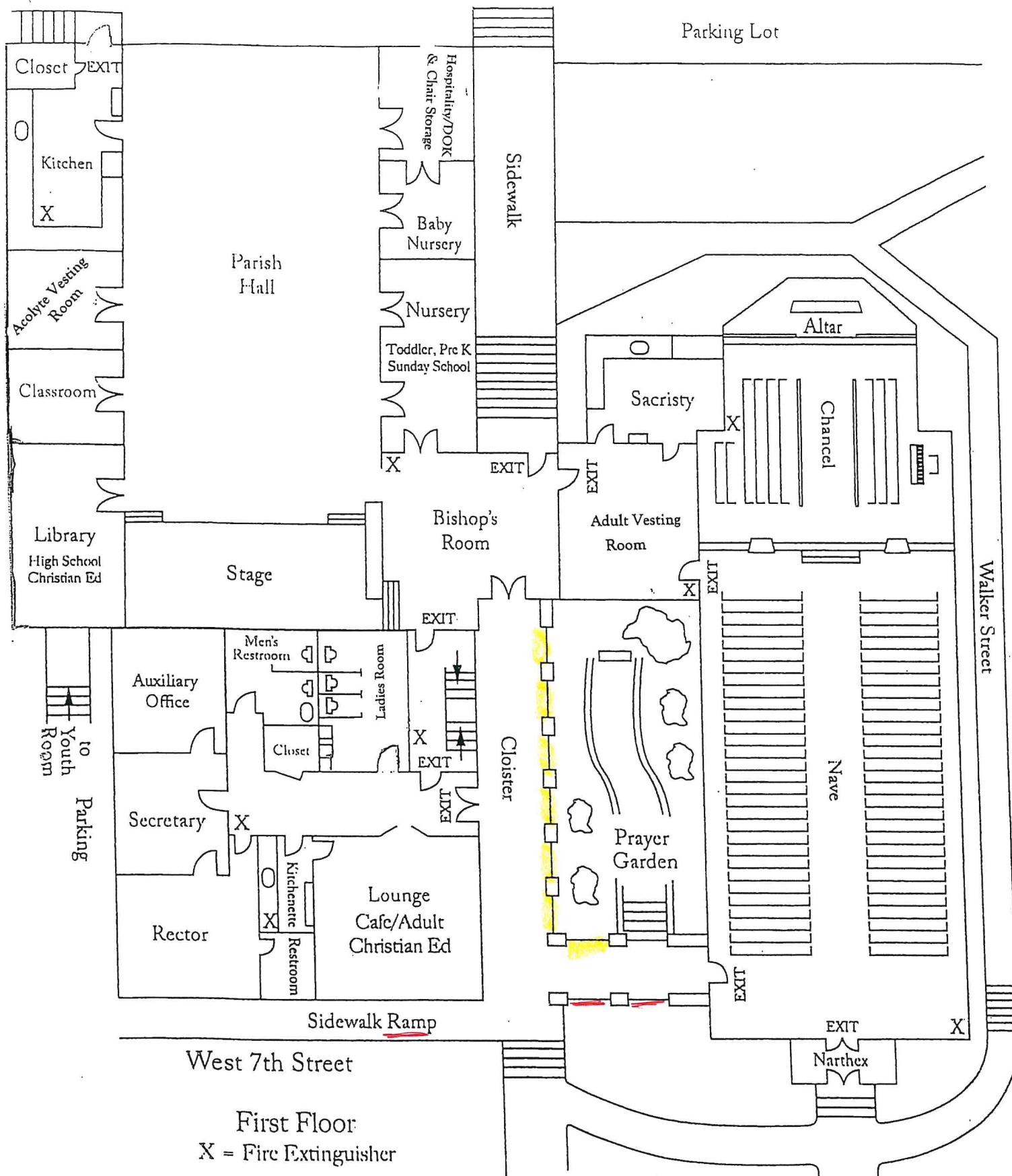
35" wrought iron (same height as handicap walk-up)





36" wrought iron (same height as stair rails)





St. Peter's Episcopal Church
 Columbia, Tennessee

- straight rails
 - design rails - similar to ramp design



CITY OF COLUMBIA TENNESSEE
HISTORIC ZONING COMMISSION
STAFF REPORT

CONTACT INFORMATION

Kevin C. McCarthy, Planning Associate II, kmccarthy@columbiatn.com, 931-560-1531

DOCKET/CASE/APPLICATION
NUMBER

23-0039

APPLICANT/PROPERTY OWNER

Gail Lewis/ St Peters Episcopal Church

HEARING DATE

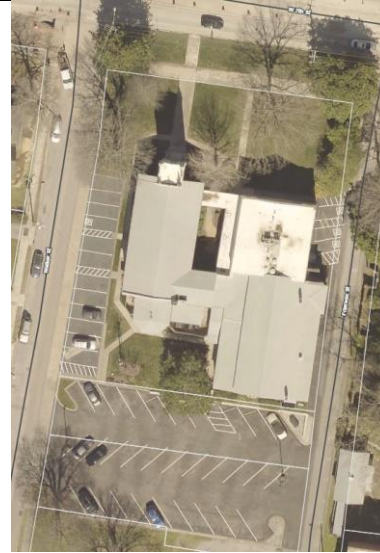
N/A

PROPERTY ADDRESS/LOCATION

125 W 7th Street

PROJECT DESCRIPTION: Certificate of Appropriateness

The applicant requests a Certificate of Appropriateness to add handrails to open arches of raised cloister walkway. The handrails will enhance safety for parishioners with limited mobility.



EXISTING ZONING	EXISTING LAND USE	SURROUNDING ZONING & LAND USE	SITE IMPROVEMENTS	Historic District
CD-5	Religious Facility	CD-5	Wrought Iron Handrails	West 7th

STAFF RECOMMENDATION

APPROVE

APPROVE WITH CONDITIONS

DENY

DEFER

Review Status and History:

Submission First request associated with this property.

Status:

Previous N/A

Approvals:

1984 Historic Inventory: N/A [see note regarding National Register listing in staff comment below]

Proposed Alterations

- The applicant proposes to install wrought iron handrails and associated fencing in the open arches flanking the cloister.
- The handrails will resemble existing railings and wrought iron elements.
- The handrails will be 36 inches above the walkway.

Historic District Design Guidelines Referenced:

Staff reviewed the requested alterations for consistency with the *City of Columbia Historic Design Guidelines* for new signage. The relevant sections of the Guidelines are listed below; the most applicable standards are **bolded** and underlined.

P. 78-8 Guidelines for Site & Setting

7.12 ACCESSIBILITY AND SAFETY

Wall signs include flat signs mounted to the face of the building and individual letters mounted directly on the face of a building or sign backer board. Wall signs are most appropriate when installed at the location of traditional sign bands, just above the storefront. In the absence of a distinguished sign band, a flat continuous wall surface (unbroken by windows or doors) provides an appropriate location.

- a) Features shall be appropriately scaled to the building with which they are associated.
- b) Ramps and other means of access shall be located at a secondary or rear entrance to the extent feasible and practical, particularly when entries must be widened to accommodate access. If placement at the façade is necessary, minimize the visual impact of the feature and changes to the building fabric.
- c) Locate ramps and other means of access adjacent to the face of the building to the extent feasible and practical to minimize their perceived prominence. Ramps and other means of access that unnecessarily or extensively extend into yards are not appropriate.
- d) Wood or composite ramps that have simple, nonintrusive detailing are most appropriate. Wood ramps shall be stained or painted to better blend into the landscape.
- e) **Handrails, balusters, and other elements shall be of metal or wood and simple in character and finish. Finishes that blend with a building's trim are most appropriate. Wire, cable, and piping handrails are not appropriate.**
- f) Lifts shall be located and installed to be as inconspicuous as possible. To the extent feasible and practical, lifts should recede into the ground, be built into a landscape feature, or screened from view from the right-of-way.
- g) Consider using temporary or portable means of access as an alternative to constructing permanent access.
- h) Methods of egress from upper-story entrances shall be located at the rear of secondary elevations or on rear elevations. Stairs shall be located along an elevation rather than extend perpendicular to a building to minimize their appearance.
- i) Using landscaping to screen access features from view from the right-of-way is strongly encouraged

Staff Comment:

Historic Precedent/National Register Listing

- Although the subject property is not located in the Downtown Commercial district, and is therefore not listed on the 1984 inventory, the property is individually listed on the on the National Register of Historic Places (Listing [79002448](#)).
- The 1979 nomination identifies the subject site as the oldest surviving church in Columbia. The church was erected in between 1860 and 1861 and has been in continuous use since that, except for a brief closure during the Civil War.
- The edifice has been altered occasionally over time. Exterior wrought iron elements were added in 1890s.
- Photographs from March 1979 depict the façade, including the open arches along the cloister, as substantially the same as it now appears (see attached photographs).

Design Guidelines

- The specific standards dealing with the addition of accessibility and safety features at P. 7-8 of the Guidelines prescribe the use of metal or wood elements with finishes that blend with exiting building.
- The proposed handrails are composed of wrought iron, a material used for architectural details on the existing historic façade. The placement respects the historic character while providing for the safety of parishioners.

Recommendation

Approve

Recommended Motion:

Move to find that the proposed alteration conforms to the Historic District Design Guidelines and approve issuance of a Certificate of Appropriateness.

Alternative Motions:

Alternative Motion [Approve Subject to Conditions]:

Move to approve issuance of a Certificate of Appropriateness and find that the proposed signage conforms to the Historic District Design Guidelines subject to the following conditions: [list conditions of approval].

Alternative Motion [Defer for Future Consideration]:

Move to find that there is insufficient information to make a decision, table the application, and request that the applicant provide: [list additional information] for review at a future meeting.



CITY OF COLUMBIA TENNESSEE
HISTORIC ZONING COMMISSION
STAFF REPORT

Alternative Motion [Deny]:

Move to find that the proposed alteration is not compatible with the Historic District Design Guidelines, and deny issuance of a Certificate of Appropriateness [list reasons for denial].

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

PH 0674 419

FOR NPS USE ONLY

RECEIVED MAY 8 1979

JUN 27 1979

DATE ENTERED

NATIONAL REGISTER OF HISTORIC PLACES
INVENTORY -- NOMINATION FORMSEE INSTRUCTIONS IN *HOW TO COMPLETE NATIONAL REGISTER FORMS*
TYPE ALL ENTRIES -- COMPLETE APPLICABLE SECTIONS**1 NAME**

HISTORIC

St.
Saint Peter's Episcopal Church

AND/OR COMMON

Same

LOCATION

STREET & NUMBER

311 West Seventh Street

__ NOT FOR PUBLICATION

CITY, TOWN

Columbia

__ VICINITY OF

CONGRESSIONAL DISTRICT

Sixth

STATE

Tennessee

CODE

047

COUNTY

Maury

CODE

119

CLASSIFICATION**CATEGORY**

__ DISTRICT

☒ BUILDING(S)

__ STRUCTURE

__ SITE

__ OBJECT

OWNERSHIP

__ PUBLIC

☒ PRIVATE

__ BOTH

PUBLIC ACQUISITION

__ IN PROCESS

__ BEING CONSIDERED

STATUS☒ OCCUPIED

__ UNOCCUPIED

__ WORK IN PROGRESS

ACCESSIBLE

__ YES: RESTRICTED

☒ YES: UNRESTRICTED

__ NO

PRESENT USE

__ AGRICULTURE

__ MUSEUM

__ COMMERCIAL

__ PARK

__ EDUCATIONAL

__ PRIVATE RESIDENCE

__ ENTERTAINMENT ☒ RELIGIOUS

__ GOVERNMENT

__ SCIENTIFIC

__ INDUSTRIAL

__ TRANSPORTATION

__ MILITARY

__ OTHER:

OWNER OF PROPERTY

NAME

Wardens and Vestry, Saint Peter's Protestant Episcopal Church

STREET & NUMBER

311 West Seventh Street

CITY, TOWN

Columbia

__ VICINITY OF

STATE

Tennessee 38401

LOCATION OF LEGAL DESCRIPTION

COURTHOUSE,

Registry of Deeds

REGISTRY OF DEEDS, ETC.

Maury County Court House

STREET & NUMBER

Public Square

CITY, TOWN

Columbia

STATE

Tennessee 38401

6 REPRESENTATION IN EXISTING SURVEYS

TITLE

Historical and Architectural Survey

DATE

April 1979

__ FEDERAL ☒ STATE __ COUNTY __ LOCALDEPOSITORY FOR
SURVEY RECORDS

Tennessee Historical Commission

CITY, TOWN

Nashville

STATE

Tennessee 37220

7 DESCRIPTION

CONDITION

☒ EXCELLENT

☐ DETERIORATED

☒ GOOD

☐ RUINS

☐ FAIR

☐ UNEXPOSED

CHECK ONE

☐ UNALTERED

☒ ALTERED

CHECK ONE

☒ ORIGINAL SITE

☐ MOVED DATE _____

DESCRIBE THE PRESENT AND ORIGINAL (IF KNOWN) PHYSICAL APPEARANCE

Saint Peter's Episcopal Church stands in the three hundred block of West Seventh Street in Columbia, the county seat of Maury County. The property immediately adjoins, just beyond, the original western corporate limits of Columbia, Tennessee. The church fronts on West Seventh Street. The Maury Press of 15 August 1860 calls this West Main Street; on 4 February 1861 it is referred to as Market Street.

Two other church buildings are located on the same property: a brick two-story Sunday School building constructed in 1964 stands east of the church and a brick parish house completed in 1924 is located behind the Sunday School building. The church is connected to the Sunday School building by the Beckett Cloisters, named in honor of Dr. George Beckett, an Englishman by birth, who was the parish rector from 1868 to 1890.

Saint Peter's is constructed of brick painted gray with a limestone foundation. The roof is supported by a trapped-purlin, deep-arch-braced king pendant truss system which is exposed in the interior of the church. Iron tie rods connect the arched braces.

The facade (north elevation) is dominated by a three-story square tower of gray brick construction on a limestone foundation. Entrance is into the ground floor of the tower through double-leaf doors that are made of oak arranged in a chevron pattern and ornamented with elaborate, Gothic-style wrought iron hinges and knockers with strike plates. These doors were hung in 1890 and were a gift from Senior Warden George L. Thomas. (The doors at the back of the Beckett Cloisters leading into the Parish House are the same in design but reduced in scale.) Double, round-headed windows at the second and third levels of the north elevation of the tower are closed by louvered shutters. This fenestration pattern is repeated on all elevations at the third level (which houses the bell), but at the second level single, blind, round headed windows punctuate the east and west elevations. The tower is crowned by Gothic Revival pinnacles on all four corners. The bell is inscribed "Meneely (Meweelys?) West Troy, N.Y. 1858" and "Meneelys (Meweelys?) Rotating Yoke Patented 1858." Although the church was constructed between September 1860 and June 1861, this tower was not completed until 1871.

The east and west elevations are punctuated by five, regularly spaced, round-headed windows set off by brick pilaster-like elements. Similar round-headed windows give light to the undercroft which contains the Hastings Memorial Chapel, completed in 1952. The fourteen windows of stained glass were, for the most part, installed prior to 1890 at a cost of between \$150 and \$300 donated by various families.

On the interior a center aisle and two side aisles lead forward to the chancel and the altar. The pews, Gothic in design, were installed in 1948; the choir stalls date from ca. 1930. Both are made of dark oak with ends crowned by fleur-de-lis carvings. The rood beam, chancel rail, altar, reredos, pulpit and lectern date from 1929 and were carved by a member of the Lang family from Memphis, who, according to tradition, had originally come from Oberammergau, Germany.

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

**NATIONAL REGISTER OF HISTORIC PLACES
INVENTORY -- NOMINATION FORM**

FOR NPS USE ONLY	
RECEIVED	MAY 8 1979
DATE ENTERED	JUN 27 1979

CONTINUATION SHEET

ITEM NUMBER 7 PAGE 2

A finely carved, white marble, baptismal font stands in the rear of the sanctuary. The urn-shaped piece has folded acanthus leaves and the following raised inscription: TO THE GLORY OF GOD,/ AND MEMORY OF OUR SISTER/ MARIA BARNETT. The font is especially distinctive because the craftsmen signed the piece; it was carved by the firm of Canterbury and Shirley, a Columbia marble works, and was probably manufactured in the 1870s. The font is surmounted with a carved wood and ornate brass cover with a cross motif.

8 SIGNIFICANCE

PERIOD		AREAS OF SIGNIFICANCE -- CHECK AND JUSTIFY BELOW				
☐ PREHISTORIC	☐ ARCHEOLOGY-PREHISTORIC	☐ COMMUNITY PLANNING	☐ LANDSCAPE ARCHITECTURE	☐ RELIGION		
☐ 1400-1499	☐ ARCHEOLOGY-HISTORIC	☐ CONSERVATION	☐ LAW	☐ SCIENCE		
☐ 1500-1599	☐ AGRICULTURE	☐ ECONOMICS	☐ LITERATURE	☐ SCULPTURE		
☐ 1600-1699	☒ ARCHITECTURE	☐ EDUCATION	☐ MILITARY	☐ SOCIAL/HUMANITARIAN		
☐ 1700-1799	☐ ART	☐ ENGINEERING	☐ MUSIC	☐ THEATER		
☒ 1800-1899	☐ COMMERCE	☐ EXPLORATION/SETTLEMENT	☐ PHILOSOPHY	☐ TRANSPORTATION		
☐ 1900-	☐ COMMUNICATIONS	☐ INDUSTRY	☐ POLITICS/GOVERNMENT	☐ OTHER (SPECIFY)		
		☐ INVENTION				

SPECIFIC DATES **September 1860-June 1861** BUILDER/ARCHITECT **H. M. Akeroyd**

STATEMENT OF SIGNIFICANCE

H. M. Akeroyd, an Englishman, is best known as one of the architects who finally completed the State Capitol in Nashville after the death of William Strickland. St. Peter's Church is one of the few surviving examples of Akeroyd's ecclesiastical architecture in Tennessee. J. H. Deveraux was superintendent of construction of the church; A. J. Bruce, contractor for the stone and brick work; William Simons, carpenter and builder. William Simons presented a bill for his work in the amount of \$1,900, but he finally settled for \$1,100. L. H. Attwell finished the bell tower in 1871. Bishop Charles T. Quintard of Tennessee consecrated the new St. Peter's Church with its new bell tower on June 14.

This is the congregation's second church building; the first was located about 1½ blocks east of North Garden Street and stood from 1831 to 1861. St. Peter's is the oldest church building in Columbia. Since June 1861 it has been in continuous use by this parish for worship services, except for eighteen months beginning in December 1863, when it was ordered closed and used by the troops of the Provost Marshall of the Union Army, General Negley. During this occupation about \$2,000 damage was done to the church, and the organ was totally destroyed.

"On Wednesday afternoon the 5th of September [1860] the corner stone of the edifice was laid with appropriate ceremonies by the Rev. David Pise, D.D., Rector of the Parish... There was deposited in this corner stone, the Holy Bible; Book of Common Prayer; Journal of the General Convention of the Protestant Episcopal Church of the United States, A.D., 1859; Journals of the thirty-first and thirtysecond annual conventions of the P.E. Church in Tennessee, together with a copy of the New York Churchman, of the Nashville weekly and daily papers, and of each of the weekly newspapers published in this town, and various other papers of the day. Also sundry pieces of United States coin." (Maury Press, 12 September 1860) In December 1864 Union soldiers broke into the church and tried to get into the corner stone to take the coins placed there on 5 September 1860.

St. Peter's is the second oldest Episcopal parish in Tennessee; it was organized June 16, 1828 when Tennessee was part of the Trans-Allegheny Missionary District of North Carolina. The Diocese of Tennessee was organized 1-2 July 1829 with St. Peter's being one of the four original parishes. There were 12 communicants when the parish was organized in 1828, 60 in 1860, 130 in 1866, 350 in 1954, and 476 in 1978.

9 MAJOR BIBLIOGRAPHICAL REFERENCES

Maury Press, 9-12-1860; Columbia Herald, 6-2-1871; Maury Democrat, 9-11-1890
St. Peter's Parish Records
Parochial Reports of the Episcopal Diocese of Tennessee
Original Church Consecration Letter, signed by Bishop Charles T. Quintard, 14 June 1871

10 GEOGRAPHICAL DATA

ACREAGE OF NOMINATED PROPERTY .73

UTM REFERENCES Quadrangle Name Columbia, Tennessee Quadrangle Scale 1:24,000

A 16 496520 3941000
ZONE EASTING NORTHING
C

B
ZONE EASTING NORTHING
D

VERBAL BOUNDARY DESCRIPTION

Starting at the corner of Frierson and West Seventh Streets; thence 160 feet west along West Seventh Street to Walker Street; thence 200 feet south on Walker Street to Gracy; thence 165 feet east along Gracy to Frierson Street; thence 160 feet north on Frierson to W. Seventh Street.

LIST ALL STATES AND COUNTIES FOR PROPERTIES OVERLAPPING STATE OR COUNTY BOUNDARIES

STATE	CODE	COUNTY	CODE
-------	------	--------	------

STATE	CODE	COUNTY	CODE
-------	------	--------	------

11 FORM PREPARED BY

NAME/TITLE Robert E. Dalton, Director of Field Services
Barbara Hume Church, Architectural Historian

ORGANIZATION Tennessee Historical Commission

DATE April 1979

STREET & NUMBER 4721 Trousdale Drive

TELEPHONE (615) 741-2371

CITY OR TOWN Nashville

STATE Tennessee 37220

12 STATE HISTORIC PRESERVATION OFFICER CERTIFICATION

THE EVALUATED SIGNIFICANCE OF THIS PROPERTY WITHIN THE STATE IS:

NATIONAL

STATE

LOCAL X

As the designated State Historic Preservation Officer for the National Historic Preservation Act of 1966 (Public Law 89-665), I hereby nominate this property for inclusion in the National Register and certify that it has been evaluated according to the criteria and procedures set forth by the National Park Service.

STATE HISTORIC PRESERVATION OFFICER SIGNATURE Herbert L. Hanger

TITLE State Historic Preservation Officer

DATE 5/3/79

FOR NPS USE ONLY

I HEREBY CERTIFY THAT THIS PROPERTY IS INCLUDED IN THE NATIONAL REGISTER

DIRECTOR, OFFICE OF ARCHAEOLOGY AND HISTORIC PRESERVATION
ATTEST: Charles Coffey
KEEPER OF THE NATIONAL REGISTER

DATE 6-22-79
KEEPER OF THE NATIONAL REGISTER
DATE 6/27/79

UNITED STATES DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE

**NATIONAL REGISTER OF HISTORIC PLACES
INVENTORY -- NOMINATION FORM**

FOR NPS USE ONLY	
RECEIVED	MAY 8 1979
DATE ENTERED	JUN 27 1979

CONTINUATION SHEET

ITEM NUMBER 8

PAGE 2

Saint Peter's is the oldest church still surviving in Columbia, Tennessee, and the second oldest Episcopal Church in Maury County. Architecturally, it incorporates elements of the Romanesque Revival as interpreted in Tennessee. The tower, a later addition, repeats some of these elements, but also recognizes the Gothic Revival trend in ecclesiastical architecture by crowning the corners with pinnacles. The church is one of the few examples of the Romanesque style constructed in Tennessee before the Civil War and, as such, an extremely rare architectural statement.

The property nominated consists of the entire tract owned by Saint Peter's Episcopal Church on which stands the church and connecting additions. The tract contains approximately .73 acre.



SAINT PETER'S EPISCOPAL CHURCH

COLUMBIA, TENNESSEE, *Maury County* *MAY 8 1979*

PHOTO BY: Jesse F. Foreman

DATE: March 1979

NEG: Photographer

POC
JUN 27 1979

Columbia, TN 38401

North and east elevations, facing southeast



SAINT PETER'S EPISCOPAL CHURCH

COLUMBIA, TENNESSEE, *Mary county* MAY 8 1979

PHOTO BY: Jesse F. Foreman

DATE: March 1979

NEG: Photographer

Columbia, TN 38401

Main entrance door, facing south Page 22 of 14



SAINT PETER'S EPISCOPAL CHURCH

COLUMBIA, TENNESSEE, *MAURY County* MAY 8 1979

PHOTO BY: Jesse F. Foreman

DATE: March 1979

NEG: Photographer

Columbia, TN 38401

Interior of church, facing south

Page 30 *DOE*
JUN 27 1979
348



SAINT PETER'S EPISCOPAL CHURCH

COLUMBIA, TENNESSEE, *MAURY County*

PHOTO BY: Jesse F. Foreman

DATE: March 1979

NEG: Photographer

Columbia, TN 38401

Baptismal font

DOE
JUN 27 1979

MAY 8 1979

Page 32 of *448*



SAINT PETER'S EPISCOPAL CHURCH

COLUMBIA, TENNESSEE, *MAURY County*

PHOTO BY: Jesse F. Foreman

MAY 8 1979

DATE: March 1979

NEG: Photographer

DOE
JUN 27 1979

Columbia, TN 38401

North elevation, facing southwest

549



SAINT PETER'S EPISCOPAL CHURCH

COLUMBIA, TENNESSEE, *MAURY County* *MAY 8*

PHOTO BY:

Jesse F. Foreman

DATE:

March 1979

NEG:

798

Photographer

Columbia, TN 38401

JUN

DOE

27 1979

Exterior view of the apse, facing north



SAINT PETER'S EPISCOPAL CHURCH

COLUMBIA, TENNESSEE, *MAURY County*

PHOTO BY: Jesse F. Foreman ~~MAY~~ 8 1979

DATE: *DOE* March 1979

NEG: JUN 27 1979 Photographer

Columbia, TN 38401

Altar, facing south

Page 38 ~~of 184~~



SAINT PETER'S EPISCOPAL CHURCH
COLUMBIA, TENNESSEE, MAURY County

PHOTO BY: Jesse F. Foreman

DATE: March 1979

NEG: 318 Photographer

Columbia, TN 38401

East elevation, facing southwest

DOE
JUN 27 1979

MAY 8 1979

Page 40 of 114



CITY OF COLUMBIA TENNESSEE
HISTORIC ZONING COMMISSION
STAFF REPORT

CONTACT INFORMATION

Kevin C. McCarthy, Planning Associate II, kmccarthy@columbiatn.com, 931-560-1531

DOCKET/CASE/APPLICATION
NUMBER

23-0039

APPLICANT/PROPERTY OWNER

Gail Lewis/ St Peters Episcopal Church

HEARING DATE

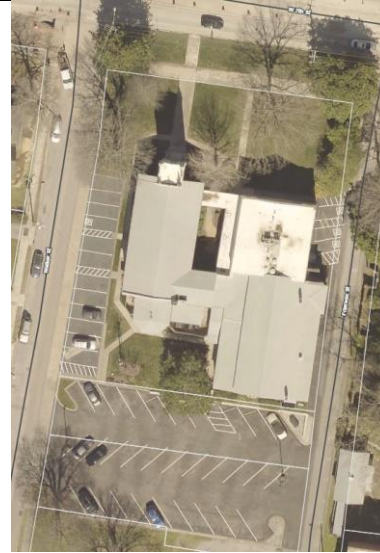
N/A

PROPERTY ADDRESS/LOCATION

125 W 7th Street

PROJECT DESCRIPTION: Certificate of Appropriateness

The applicant requests a Certificate of Appropriateness to add handrails to open arches of raised cloister walkway. The handrails will enhance safety for parishioners with limited mobility.



EXISTING ZONING	EXISTING LAND USE	SURROUNDING ZONING & LAND USE	SITE IMPROVEMENTS	Historic District
CD-5	Religious Facility	CD-5	Wrought Iron Handrails	West 7th

STAFF RECOMMENDATION

APPROVE

APPROVE WITH CONDITIONS

DENY

DEFER

Review Status and History:

Submission First request associated with this property.

Status:

Previous N/A

Approvals:

1984 Historic Inventory: N/A [see note regarding National Register listing in staff comment below]

Proposed Alterations

- The applicant proposes to install wrought iron handrails and associated fencing in the open arches flanking the cloister.
- The handrails will resemble existing railings and wrought iron elements.
- The handrails will be 36 inches above the walkway.

Historic District Design Guidelines Referenced:

Staff reviewed the requested alterations for consistency with the *City of Columbia Historic Design Guidelines* for new signage. The relevant sections of the Guidelines are listed below; the most applicable standards are **bolded** and underlined.

P. 78-8 Guidelines for Site & Setting

7.12 ACCESSIBILITY AND SAFETY

Wall signs include flat signs mounted to the face of the building and individual letters mounted directly on the face of a building or sign backer board. Wall signs are most appropriate when installed at the location of traditional sign bands, just above the storefront. In the absence of a distinguished sign band, a flat continuous wall surface (unbroken by windows or doors) provides an appropriate location.

- a) Features shall be appropriately scaled to the building with which they are associated.
- b) Ramps and other means of access shall be located at a secondary or rear entrance to the extent feasible and practical, particularly when entries must be widened to accommodate access. If placement at the façade is necessary, minimize the visual impact of the feature and changes to the building fabric.
- c) Locate ramps and other means of access adjacent to the face of the building to the extent feasible and practical to minimize their perceived prominence. Ramps and other means of access that unnecessarily or extensively extend into yards are not appropriate.
- d) Wood or composite ramps that have simple, nonintrusive detailing are most appropriate. Wood ramps shall be stained or painted to better blend into the landscape.
- e) **Handrails, balusters, and other elements shall be of metal or wood and simple in character and finish. Finishes that blend with a building's trim are most appropriate. Wire, cable, and piping handrails are not appropriate.**
- f) Lifts shall be located and installed to be as inconspicuous as possible. To the extent feasible and practical, lifts should recede into the ground, be built into a landscape feature, or screened from view from the right-of-way.
- g) Consider using temporary or portable means of access as an alternative to constructing permanent access.
- h) Methods of egress from upper-story entrances shall be located at the rear of secondary elevations or on rear elevations. Stairs shall be located along an elevation rather than extend perpendicular to a building to minimize their appearance.
- i) Using landscaping to screen access features from view from the right-of-way is strongly encouraged

Staff Comment:

Historic Precedent/National Register Listing

- Although the subject property is not located in the Downtown Commercial district, and is therefore not listed on the 1984 inventory, the property is individually listed on the on the National Register of Historic Places (Listing [79002448](#)).
- The 1979 nomination identifies the subject site as the oldest surviving church in Columbia. The church was erected in between 1860 and 1861 and has been in continuous use since that, except for a brief closure during the Civil War.
- The edifice has been altered occasionally over time. Exterior wrought iron elements were added in 1890s.
- Photographs from March 1979 depict the façade, including the open arches along the cloister, as substantially the same as it now appears (see attached photographs).

Design Guidelines

- The specific standards dealing with the addition of accessibility and safety features at P. 7-8 of the Guidelines prescribe the use of metal or wood elements with finishes that blend with exiting building.
- The proposed handrails are composed of wrought iron, a material used for architectural details on the existing historic façade. The placement respects the historic character while providing for the safety of parishioners.

Recommendation

Approve

Recommended Motion:

Move to find that the proposed alteration conforms to the Historic District Design Guidelines and approve issuance of a Certificate of Appropriateness.

Alternative Motions:

Alternative Motion [Approve Subject to Conditions]:

Move to approve issuance of a Certificate of Appropriateness and find that the proposed signage conforms to the Historic District Design Guidelines subject to the following conditions: [list conditions of approval].

Alternative Motion [Defer for Future Consideration]:

Move to find that there is insufficient information to make a decision, table the application, and request that the applicant provide: [list additional information] for review at a future meeting.



CITY OF COLUMBIA TENNESSEE
HISTORIC ZONING COMMISSION
STAFF REPORT

Alternative Motion [Deny]:

Move to find that the proposed alteration is not compatible with the Historic District Design Guidelines, and deny issuance of a Certificate of Appropriateness [list reasons for denial].





Exhibit A

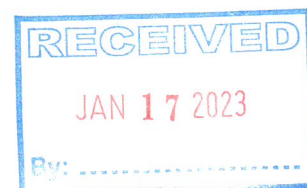
The Design has raised planters, shade trees and shrubs, permeable surfaces, a raised fire pit, a small stage with two vintage non-working gas pumps approx. 5-6 feet tall. The location of the vintage gas pumps are close to where the original pumps might have been located at Vino's. Exhibit D is a photo of the original location of the gas pump. Exhibit E is a photo of an example of how the gas pump may look.

The fire pit is designed to look like a wheel in shape and the permeable surfaces around the fire pit/wheel will replicate the front fender of a classic Pontiac. Exhibit F shows an example of the raised firepit. The top of the wheel/fire pit has a 30" seat wall facing the stage and vintage gas pumps.

We also have space for 8 permanent tables, an example shown in Exhibit G. We are planting out large Maples for shade in the summer and brilliant Fall color. All the shrubs will be evergreen for color and texture year-round.

A wrought iron fence and gate will flank the SW side of the property. The handicap access will be the existing driveway into the property from the SE with no gate or barrier. The planter on the East side will be approximately 30" tall with shrubs to add privacy to the space. The raised beds also add additional seating to the space.

This design with Mike vision will be a one of a kind gathering space seen nowhere else thus becoming a destination spot for downtown Columbia.



23-0009

UTILITY NOTE:
This survey has not physically located the underground utilities. The surveyor makes no guarantee that the underground utilities shown comprise all such utilities in the area either in service or abandoned. The surveyor further does not warrant that the underground utilities shown are in the exact location indicated. The individual lot owner will have to verify the location of such utilities prior to any construction. In Tennessee it is a requirement, per "The Underground Utility Damage Prevention Act", that anyone who engages in excavation must notify all known underground utility owners, no less than 3 or more than 10 working days prior to the date of their intent to excavate and also to avoid any possible hazard or conflict. Tennessee One Call 800-351-1111.

LEGEND

PROPERTY LINE	— — — — —
ADJOINING LINE	— — — — —
EASEMENT LINE	— — — — —
ELECTRIC LINE	— E — — —
CENTERLINE	— — — — —
PAVEMENT EDGE	— — — — —
FENCE LINE	— X — — —
WATER LINE	— W — — —
SANITARY LINE	— S — — —
GAS LINE	— G — — —
EXISTING MONUMENT	△
CONCRETE MONUMENT	□
SET CAPPED 6" IRON ROD	⊙
NO MONUMENT SET	○
POWER POLE	⦿
WATER METER	Ⓜ
SURVEY CONTROL POINT	⚡
LIGHT POLE	*
WATER DRAIN	— — — — —
ELECTRIC BOX	☐
MANHOLE	⊕
SEWER MANHOLE	⊗

CMW INVESTMENTS, LLC
Deed Book R2359 Page 251
Tax Map 099AA H Parcel 009.00
Columbia, TN Zoning: CD-5

LIVE WATER, LLC
Deed Book R2335 Page 918
Tax Map 099AA H Parcel 007.00
Columbia, TN Zoning: CD-5

PROPERTY DATA CMW INVESTMENTS, LLC
616 North Main Street
Reference Plat Book R2874 Page 383
Tax Map 099AA H Parcel 008.00
AREA: 0.085 ACRES / 3,720 SQ. FT.
Columbia, TN Zoning: CD-5

Survey Notes:
1. TITLE SEARCH WAS NOT PROVIDED TO THIS SURVEYOR. THEREFORE, THIS SURVEY IS SUBJECT TO THE FINDINGS OF AN ACCURATE TITLE SEARCH.
2. BEARINGS REFERENCED TO TENNESSEE STATE PLANE COORDINATE SYSTEM GRID NORTH AS DETERMINED BY GPS OBSERVATION.
3. HORIZONTAL DATA SHOWN HEREON WAS GATHERED USING STANDARD RADIAL SURVEYING TECHNIQUES WITH A 3" TOTAL STATION AND IS BASED UPON A POSITIONAL SOLUTION DERIVED FROM GLOBAL POSITIONING SYSTEM (GPS) OBSERVATIONS USING OPUS SOLUTIONS. TENNESSEE STATE PLANE COORDINATE SYSTEM - REF FRAME: NAD83 2011 EPOCH 2010
4. SUBJECT TO ALL EXISTING ROAD RIGHT-OF-WAY EASEMENTS, ALL EXISTING UTILITY EASEMENTS, INGRESS/EGRESS EASEMENTS, OR OTHER EASEMENTS RECORDED OR UNRECORDED.
5. VISIBLE UTILITIES ARE SHOWN HEREON.
6. FIELD SURVEY PERFORMED ON DECEMBER 6-12, 2022.
7. AREA SHOWN HEREOF ONLY BUILDING CORNERS UNLESS OTHERWISE NOTED.
8. POINT OF BEGINNING IS MONUMENTED AND LABELED HEREON.
9. DISCREPANCIES BETWEEN SURVEY AND RECORD DISTANCES SHOWN HEREON.
10. ZONING: CITY OF COLUMBIA, TN ZONE CD-5. REFER TO THE ZONING ORDINANCE OF THE CITY OF COLUMBIA, TN FOR MORE INFORMATION.
11. PROPERTY LOCATED WITHIN A ZONE X UNSHADED, OF THE NATIONAL FLOOD INSURANCE PROGRAM, FLOOD INSURANCE RATE MAP, MAP 47115C0285E WITH EFFECTIVE DATE April 16, 2007.
12. RIGHT OF WAY INFORMATION OBTAINED FROM RECORDED PLAT P20 PAGE 92.
13. RIGHT OF WAY ALONG N MAIN STREET APPEARS TO HAVE ENCRINCACHED INTO THIS PARCEL APPROXIMATELY 1.3'.

PLAT OF SURVEY FOR CMW INVESTMENTS, LLC
616 NORTH MAIN STREET, COLUMBIA, TENNESSEE
DRAWN BY: ELR
CHECKED BY: JCP
SCALE: 1"=20'
DATE: 12/14/2022
REVISED:
JOB #: 22113 Wolfe
PAGE #:

ESSENTIAL LAND SURVEYING & MAPPING, LLC
811 HATCHER LANE,
COLUMBIA, TN 38401
PHONE: 931-286-6483
EMAIL: CPUGH@ELSM-LLC.COM

1 of 1

Exhibit C



NOT CHANGED
JAN 17 2023
BY: _____

VINCE'S
PR. HOFFE
SCALE 1" = 10' 0"
OCT. 22

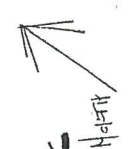


Exhibit D



Exhibit E

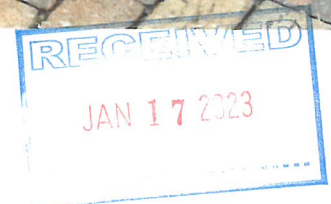


Exhibit F

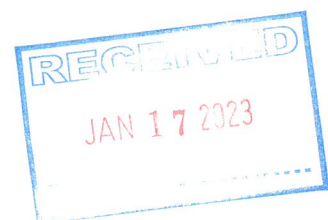
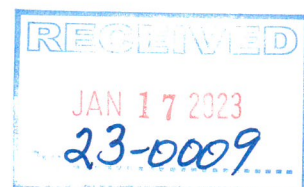
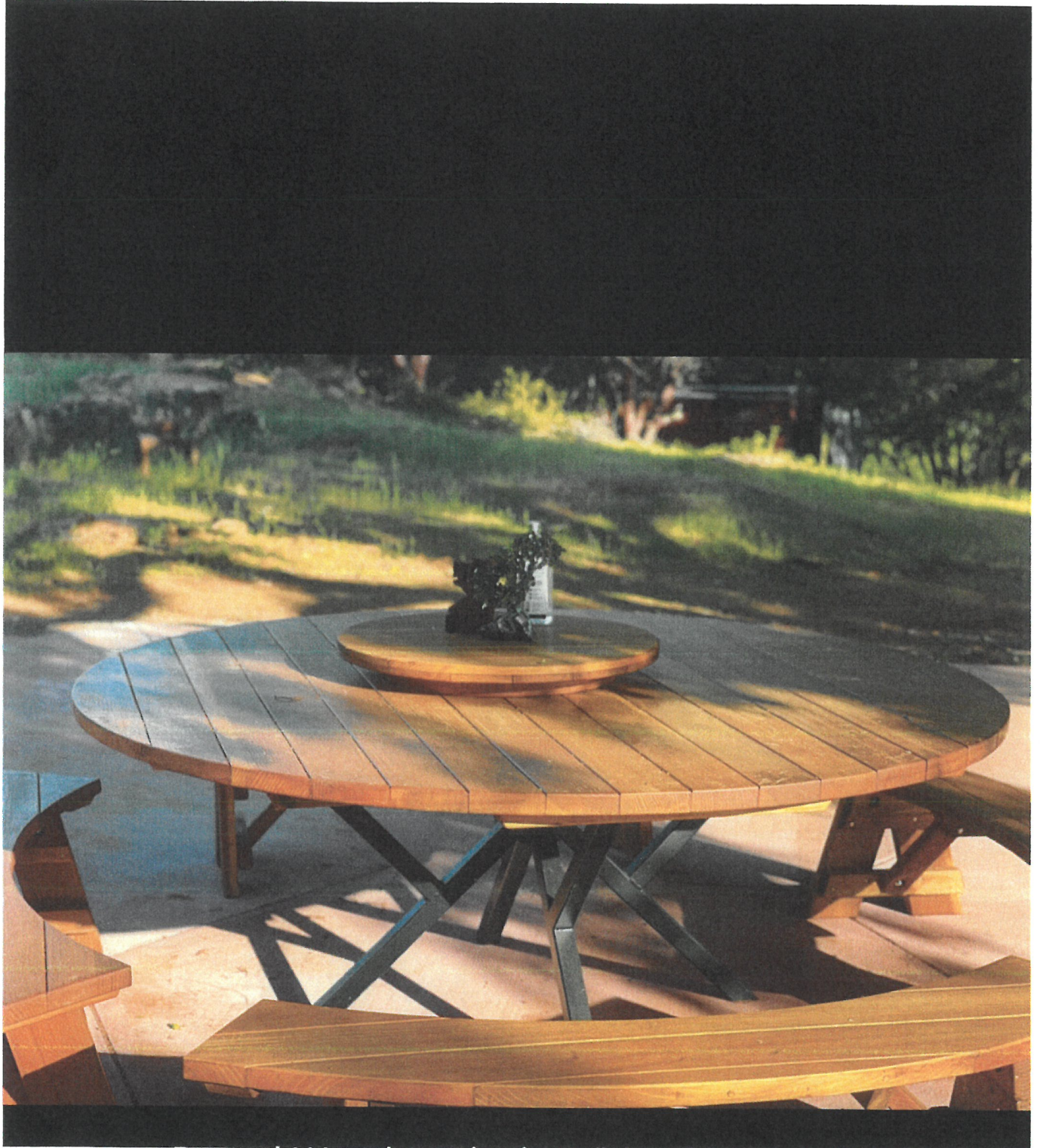


Exhibit G



CERTIFICATE OF APPROPRIATENESS APPLICATION
HISTORIC ZONING COMMISSION

APPLICANT

NAME	Mike Wolfe	PHONE	563-349-8659
ADDRESS	616 N Main	EMAIL	info@mwpicker.com

Columbia TN 38401

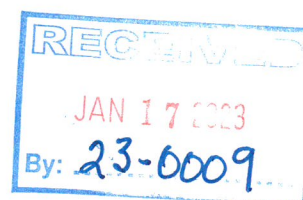
PROPERTY OWNER

NAME	CMW Investments	PHONE	563-349-8659
ADDRESS	115 Davenport St.	EMAIL	info@mwpicker.com

LeClaire IA 52753

PROJECT INFORMATION: WORK SPECIFIC

☐ NEW CONSTRUCTION (select type) ☐ Principle Structure ☐ Accessory Structure		☐ NEW ADDITION (select type) ☐ Principle Structure ☐ Accessory Structure	
☐ DEMOLITION (select type) ☐ Principle Structure ☐ Accessory Structure ☐ Site Features ☐ Loss of architectural and historical integrity and its removal will not adversely affect the district's historic character ☐ Denial of demolition will result in unreasonable economic hardship of the applicant ☐ Public safety and welfare requires the removal of the structure(s) ☐ Structural instability or deterioration of structure(s) as demonstrated through report by structural engineer or architect. Report clearly details physical condition of structure(s), reasons why rehabilitation is not feasible, and cost estimates for rehabilitation versus demolition. Additional report details proposed future action on site.		☐ SIGNAGE (select type) ☐ Wall ☐ Freestanding ☐ Window ☐ Temporary ☐ Other ☐ EXTERIOR ALTERATIONS (select type) ☐ Roofing/Roof Structure (Dormers, Chimneys) ☐ Exterior Door Replacement/Alterations ☐ Exterior Window Replacement/Alterations ☐ Foundation Alterations ☐ Exterior Siding/Finishes/Masonry ☐ Porch/Deck Alterations ☒ Other (explain): Concept Evaluation Landscaping	



PROJECT INFORMATION	
ADDRESS: <u>616 N. Main St Columbia TN 38401</u>	
SQUARE FOOTAGE OF PROPOSED ADDITIONS/NEW CONSTRUCTION : EXISTING: <u>3720</u> ft ² PROPOSED: <u>3720</u> ft ²	
HEIGHT OF STRUCTURE FOR ADDITIONS/NEW CONSTRUCTION : EXISTING: _____ ft PROPOSED: _____ ft	
SQUARE FOOTAGE OF PROPOSED SIGNAGE	

PROJECT INFORMATION: DESCRIPTION & SCOPE OF PROJECT
DESCRIBE PROPOSED PROJECT(S) AND LIST ALL PROPOSED MATERIALS. ATTACH ADDITIONAL SHEETS IF NECESSARY: <u>Please see attached Exhibit A</u>

In filling out this application, I attest that (1) I am familiar with the rules, regulations, and procedures of the City of

<u>Mike Wolfe</u> APPLICANT NAME	<u>Mike Wolfe</u> APPLICANT SIGNATURE	<u>12-26-2022</u> DATE
-------------------------------------	--	---------------------------

<u>Mike Wolfe for cmw Inv.</u> PROPERTY OWNER NAME	<u>Mike Wolfe</u> PROPERTY OWNER SIGNATURE	<u>12-26-2022</u> DATE
---	---	---------------------------

STAFF USE ONLY			
DOCKET NO.	<u>23-0009</u>	FEE PAID	<u>NA</u>
RECEIPT NO.		REQUESTED AGENDA	
DATE NOTICES SENT TO ADJACENT PROPERTY OWNERS			
DATE OF PUBLIC NOTICES IN DAILY HERALD			
COMMISSION ACTION			

CONTACT INFORMATION

Austin Brass, City Planner, abrass@columbiatn.com , 931-560-1560

DOCKET/CASE/APPLICATION NUMBER

CA 23-0009

APPLICANT/OWNER

Mike Wolfe / CMW Investments

HEARING DATE

N/A

PROPERTY ADDRESS/LOCATION

616 N Main Street

PROJECT DESCRIPTION:

This Certificate of Appropriateness request is for the placement of landscaping areas, outdoor seating, vintage fuel pumps and fencing for 616 N Main Street.



EXISTING ZONING	EXISTING LAND USE	SURROUNDING ZONING & LAND USE	SITE IMPROVEMENTS	Historic District
Central Business District	Commercial	Central Business District/ Commercial	Landscaping/Outdoor Seating	Local – Downtown commercial

STAFF RECOMMENDATION

APPROVE

APPROVE WITH CONDITIONS

DENY

Review Status and History:

Submission Status: Third request for a Certificate of Appropriateness for this address.

Previous Approvals: CA 20-0242. Request for installation of two clear glass doors with aluminum frame in existing openings, approved.

October 20th, 2020. CA 20-0219. Request for exterior wall mounted signage. Approved with conditions.

1984 Historic Inventory: Not listed in historic properties inventory. Maury County Tax Records indicate this structure as being built in 1953.

Proposed Alterations:

The following alterations has been requested by the applicant. See the application included as an attachment for a description of each element.

Item 1. Install new landscaping area including outdoor seating, fencing, vintage fuel pumps, and firepit area

Historic District Design Guidelines Referenced:

The requested alterations were reviewed against the standards contained in the *City of Columbia Commercial Design Review Guidelines Manual*. The relevant sections of manual are included. Staff comments/evaluations are summarized at the end of each section.

Item 1. Install new landscaping area including outdoor seating, fencing, vintage fuel pumps, firepit area, and wood framed pergola.

Landscaping should be compatible with the architectural character and appearance of the landmark and of surrounding structures and landscapes in historic districts.

7.14 (Commercial Guidelines, Pedestrian Orientation).

b. Outdoor uses such as al fresco dining are encouraged as important functions that promote the vibrancy of the district. All seating and fixtures shall be easily removed. Permanent fixtures are prohibited.

g. Select sidewalk furniture that facilitates use and promotes the character of the corridor as a place of high-quality design. Finished wood and metal are the most appropriate materials. Plastic, vinyl, and other cheaply-produced materials detract from the quality of the streetscape. Street furniture must be maintained in good condition without rust, damage, dents, peeling paint, or graffiti.

Item 1 Staff Comment: This proposal is the for the placement of a wrought iron fence located along the front property line with an additional fence that is placed along the properties edge. The current historic guidelines do not reference fence standards within the commercial district. It would be recommended that guidance for the placement of fencing be cited from the residential guidelines that allow fences in a front yard space where present not to exceed 4' in height. A raised 30'' brick cladded planter area is proposed with the addition of shrubs along the property's boundary fronting sixth street. Likewise, a fire pit area is proposed with the addition of vintage gas pumps. Proposed street furniture includes wood tables with metal chairs that would accepted per the guidelines. In addition, a wood framed pergola would be added in front of the existing garage door area. Additional discussion should be given regarding the placement of this wood frame pergola.

CERTIFICATE OF APPROPRIATENESS APPLICATION
HISTORIC ZONING COMMISSION

APPLICANT

NAME	Mike Wolfe	PHONE	563-349-8659
ADDRESS	315 W 6 th St. Columbia TN	EMAIL	info@mwpicker.com

PROPERTY OWNER

NAME	CMW Investments	PHONE	563-349-8659
ADDRESS	115 Davenport St. LeClaire IA 52753	EMAIL	info@mwpicker.com

PROJECT INFORMATION: WORK SPECIFIC

☐ NEW CONSTRUCTION (select type) ☐ Principle Structure ☐ Accessory Structure	☐ NEW ADDITION (select type) ☐ Principle Structure ☒ Accessory Structure
☐ DEMOLITION (select type) ☐ Principle Structure ☐ Accessory Structure ☐ Site Features ☐ <i>Loss of architectural and historical integrity and its removal will not adversely affect the district's historic character</i> ☐ <i>Denial of demolition will result in unreasonable economic hardship of the applicant</i> ☐ <i>Public safety and welfare requires the removal of the structure(s)</i> ☐ <i>Structural instability or deterioration of structure(s) as demonstrated through report by structural engineer or architect. Report clearly details physical condition of structure(s), reasons why rehabilitation is not feasible, and cost estimates for rehabilitation versus demolition. Additional report details proposed future action on site.</i>	☐ SIGNAGE (select type) ☐ Wall ☐ Freestanding ☐ Window ☐ Temporary ☐ Other ☐ EXTERIOR ALTERATIONS (select type) ☐ Roofing/Roof Structure (Dormers, Chimneys) ☐ Exterior Door Replacement/Alterations ☐ Exterior Window Replacement/Alterations ☐ Foundation Alterations ☐ Exterior Siding/Finishes/Masonry ☒ Porch/Deck Alterations ☐ Other (explain):

PROJECT INFORMATION	
ADDRESS: <u>315 W. 6th St. Columbia TN 38401</u>	
SQUARE FOOTAGE OF PROPOSED ADDITIONS/NEW CONSTRUCTION: EXISTING: <u>3,163</u> ft ² PROPOSED: <u>no change home 78 ft² new porch 78 ft. 115' exterior</u>	
HEIGHT OF STRUCTURE FOR ADDITIONS/NEW CONSTRUCTION: EXISTING: <u>21'6"</u> ft PROPOSED: <u>21'75" cupola</u>	
SQUARE FOOTAGE OF PROPOSED SIGNAGE: <u>N/A</u>	

PROJECT INFORMATION: DESCRIPTION & SCOPE OF PROJECT
DESCRIBE PROPOSED PROJECT(S) AND LIST ALL PROPOSED MATERIALS. ATTACH ADDITIONAL SHEETS IF NECESSARY: <u>On this residence built in 1873, there was originally an Italianate style cupola tower and porch structure at the entry that was damaged due to a tornado. The proposal is to rebuild these elements based on historical photographs included in submission package.</u>

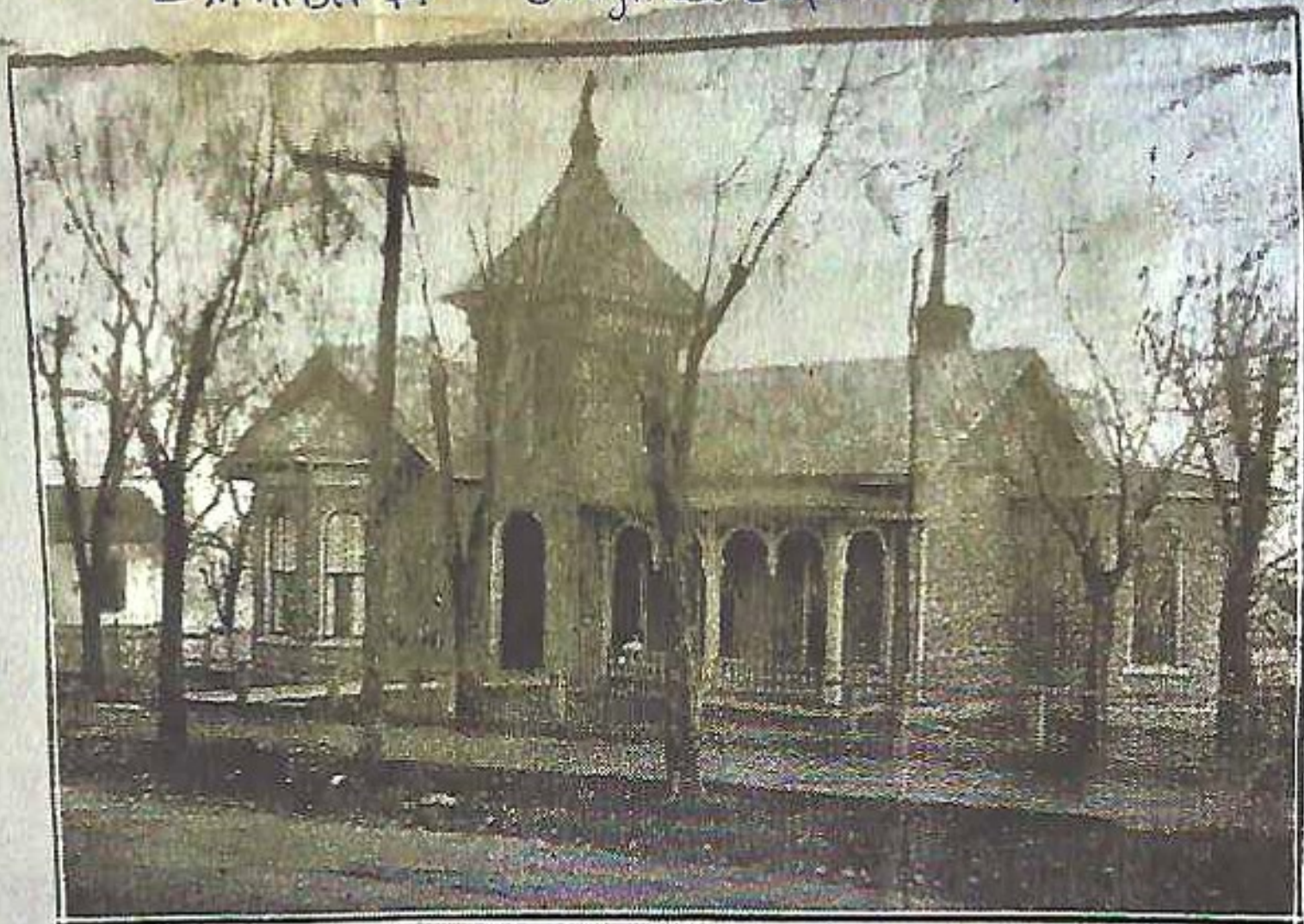
In filling out this application, I attest that (I) I am familiar with the rules, regulations, and procedures of the City of

<u>Mike Wolfe</u> APPLICANT NAME	<u>Mike Wolfe</u> APPLICANT SIGNATURE	<u>2-12-2023</u> DATE
<u>Mike Wolfe for cmw Inc.</u> PROPERTY OWNER NAME	<u>Mike Wolfe</u> PROPERTY OWNER SIGNATURE	<u>2-12-2023</u> DATE

STAFF USE ONLY

DOCKET NO.		FEE PAID	
RECEIPT NO.		REQUESTED AGENDA	
DATE NOTICES SENT TO ADJACENT PROPERTY OWNERS			
DATE OF PUBLIC NOTICES IN DAILY HERALD			
COMMISSION ACTION			

Exhibit A Original Cupola and porch



Residence of John A. Oakes.

ridge, where it angles sharply to the north. In this hallowed spot sleep many of the pioneers and their descendants. But the place has been sadly neglected. Many of the top and side slabs of marble are misplaced, and some means should be taken for better care of this sacred spot, now seldom used. Here sleep the bones of Jas. K. Polk's parents and others of note.

Rose Hill.—In 1853 a handsome

terment made here. J. W. [unclear] son is president; J. A. Oakes, secretary and treasurer; Robert [unclear], W. J. Dale, W. P. Wolf, directors of the above. Wright, sexton, was born in [unclear] isburg, Aug. 6, 1840, and resided in Columbia thirty years, having been superintendent of Rose Hill since 1894. The lots here range in price from \$25 to \$150.

The colored people of Rose Hill

Exhibit B existing home

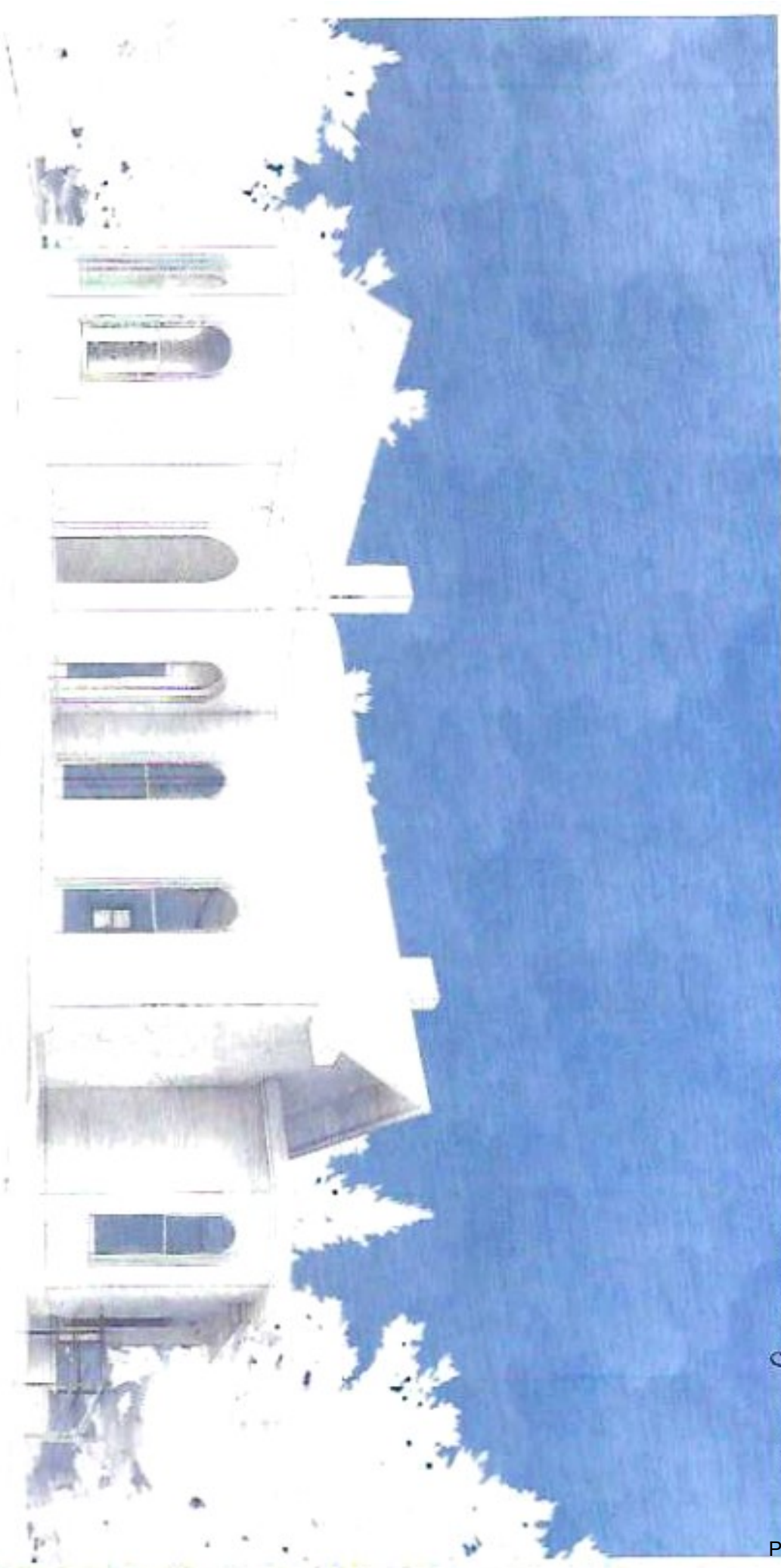


Exhibit C Existing
Home

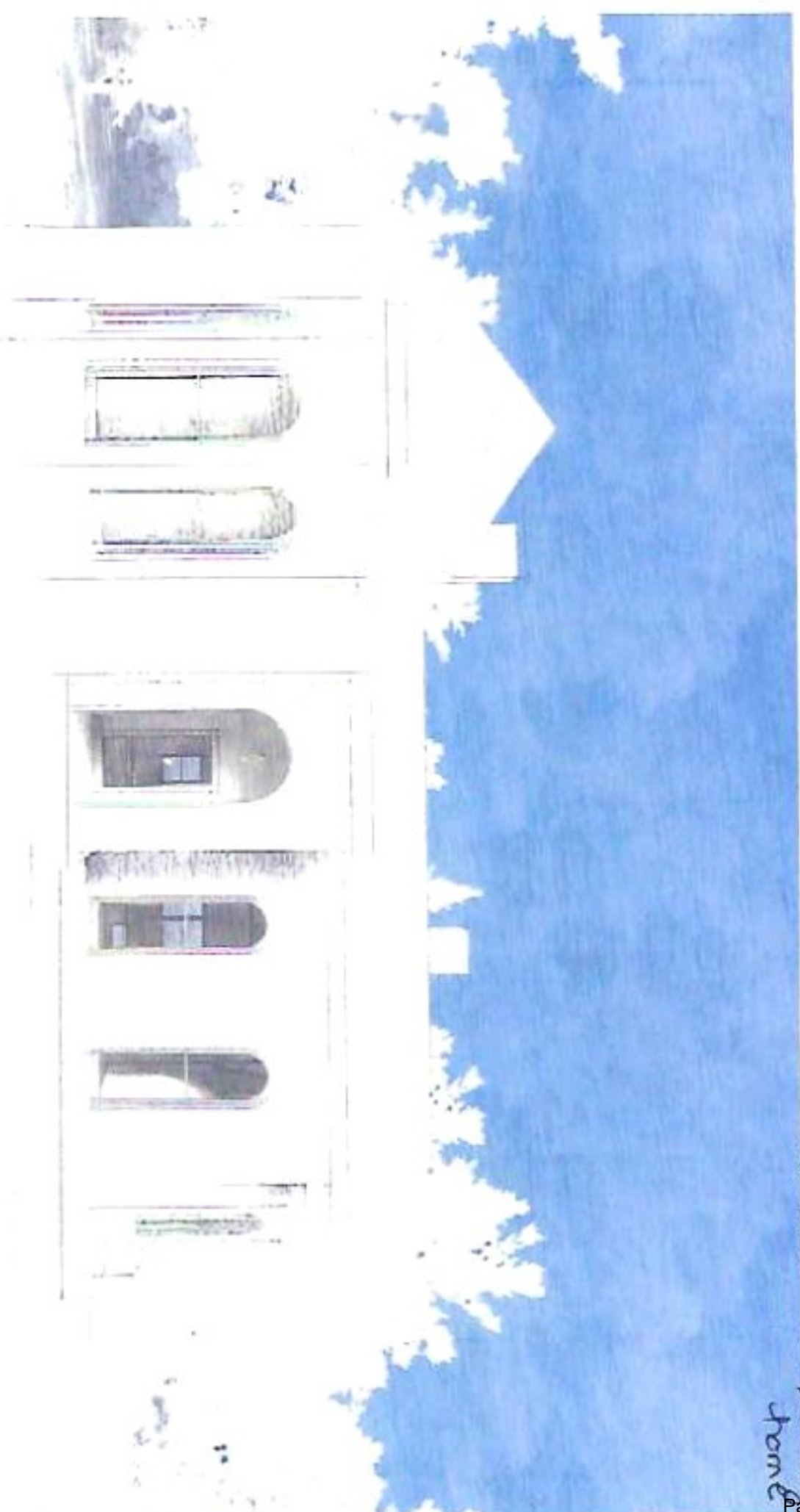


Exhibit D

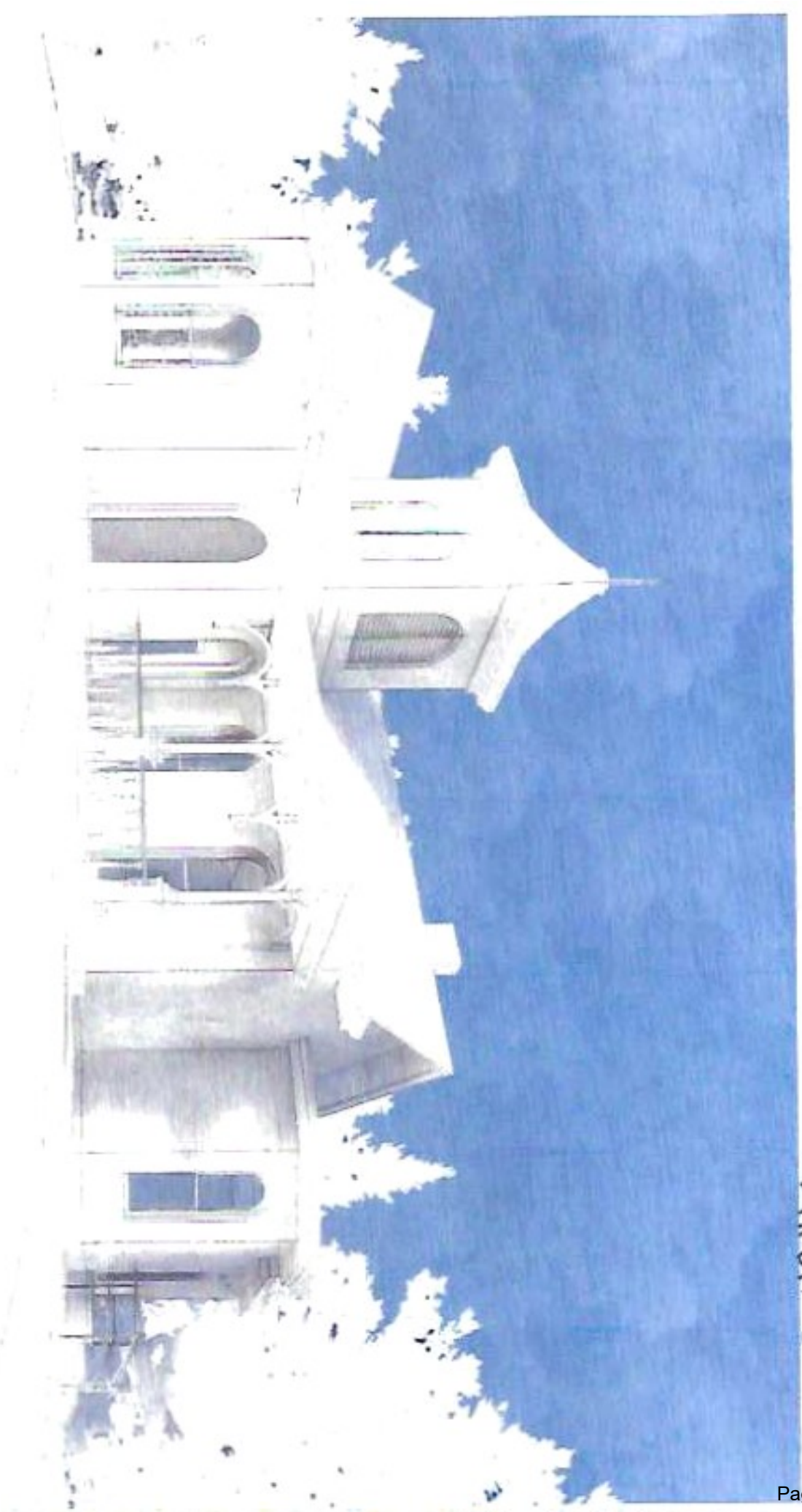
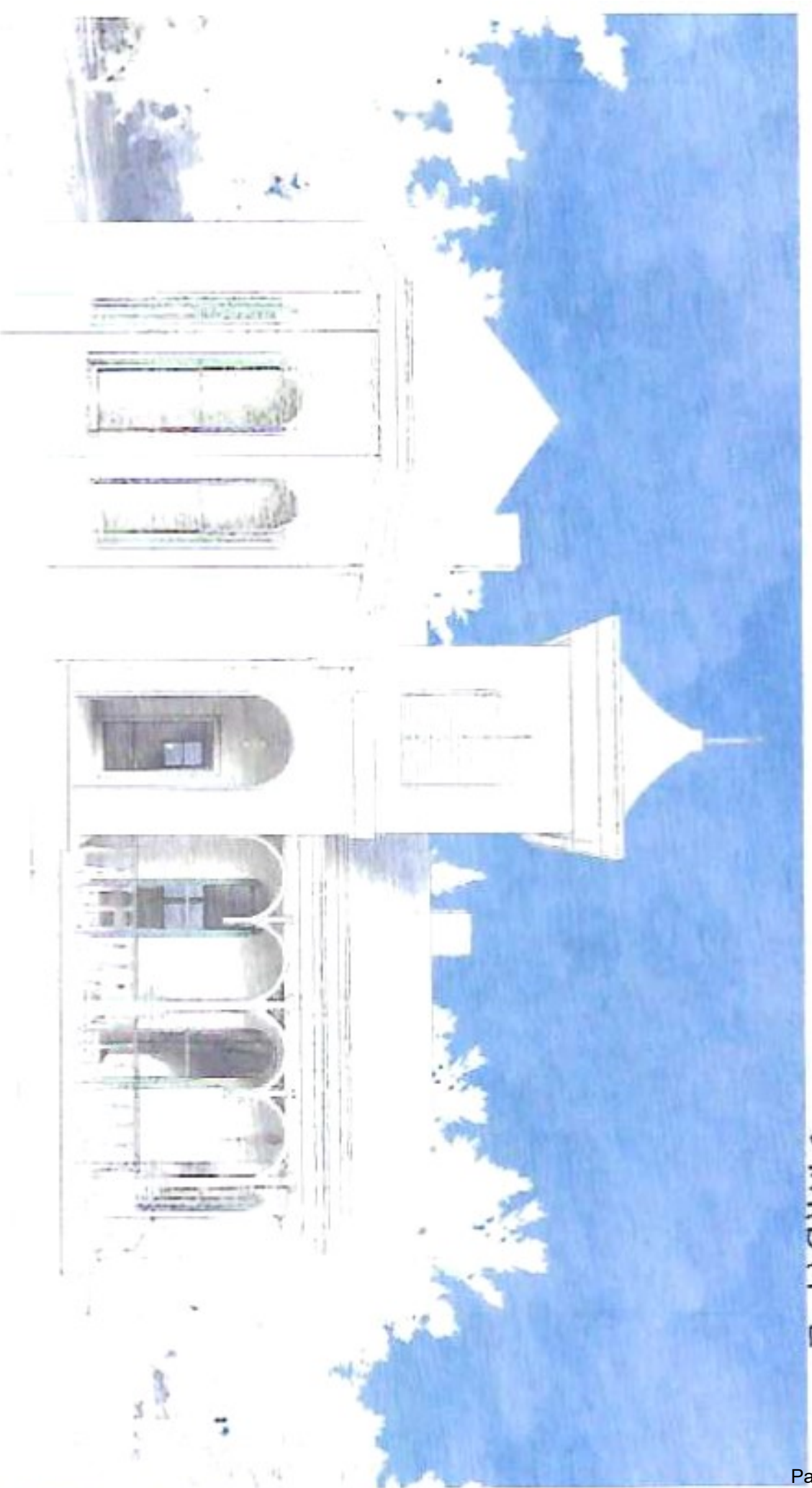


Exhibit E



CONTACT INFORMATION

Austin Brass, City Planner, abrass@columbiatn.com , 931-560-1560

DOCKET/CASE/APPLICATION NUMBER

CA 23-0046

APPLICANT/OWNER

Mike Wolfe / CMW Investments

HEARING DATE

N/A

PROPERTY ADDRESS/LOCATION

315 W 6th Street

PROJECT DESCRIPTION:

This Certificate of Appropriateness request is for the placement of an Italianate style cupola tower to be placed on the front entry porch. The applicant has proposed to rebuild the cupola based off of historic photographic evidence.



EXISTING ZONING	EXISTING LAND USE	SURROUNDING ZONING & LAND USE	SITE IMPROVEMENTS	Historic District
CD-3	Residential	CD-3/ Single-Family Residential	Italianate Style Cupola Addition	W 6th Street

STAFF RECOMMENDATION

APPROVE

APPROVE WITH CONDITIONS

DENY

Review Status and History:

Submission Status: First request for a Certificate of Appropriateness for this address.

Previous Approvals: N/A

1984 Historic Inventory: McEwen-Wilson House (315 W. 6th Street): 1873, remodeled, restored, one-story, late Victorian cottage type house, brick construction, featuring gable roof, round-headed windows, bays, **arcaded entrance that once had a tower**. This property also consists of two landscaped lots.

Proposed Alterations:

The following alterations has been requested by the applicant. See the application included as an attachment for a description of each element.

Item 1. Placement of Italian Style Cupola on front façade

Historic District Design Guidelines Referenced:

The requested alterations were reviewed against the standards contained in the *City of Columbia Commercial Design Review Guidelines Manual*. The relevant sections of manual are included. Staff comments/evaluations are summarized at the end of each section.

Item 1. Placement of Italian Style Cupola on front façade

3.1 Embrace the Architectural Character of a Historic Property.

The historic form, materials, and architectural style of a building shall be preserved.

b. Non-original but historic alterations and additions that have attained significance in their own right shall be considered during design review.

c. Alterations shall be planned in consideration of a property's existing features and materials. Designs that are subordinate to a property's historic character shall be used.

Remember that a property is a product of its time. Conjectural features that convey a false sense of history is prohibited.

Item 1 Staff Comment: This proposal is the for the placement of a cupola that was once present on an 1873 Victorian style cottage. The applicant did provide historic photographic evidence from a publication that did depict the cupola design within an arcaded entrance. It would be recommended that more details regarding the cupola design be submitted with architectural renderings.

FAQs

CERTIFICATE OF APPROPRIATENESS APPLICATION
HISTORIC ZONING COMMISSION

APPLICANT

NAME	FIRST UNITED METHODIST CHURCH	PHONE	CHURCH 931 388 3300 CONTACTS # 719 706 1881
ADDRESS	222 WEST 7TH STREET COLUMBIA TN 38401	EMAIL	OFFICE@columbiaturne.org CONTACT= WAXOERNER@gmail.com

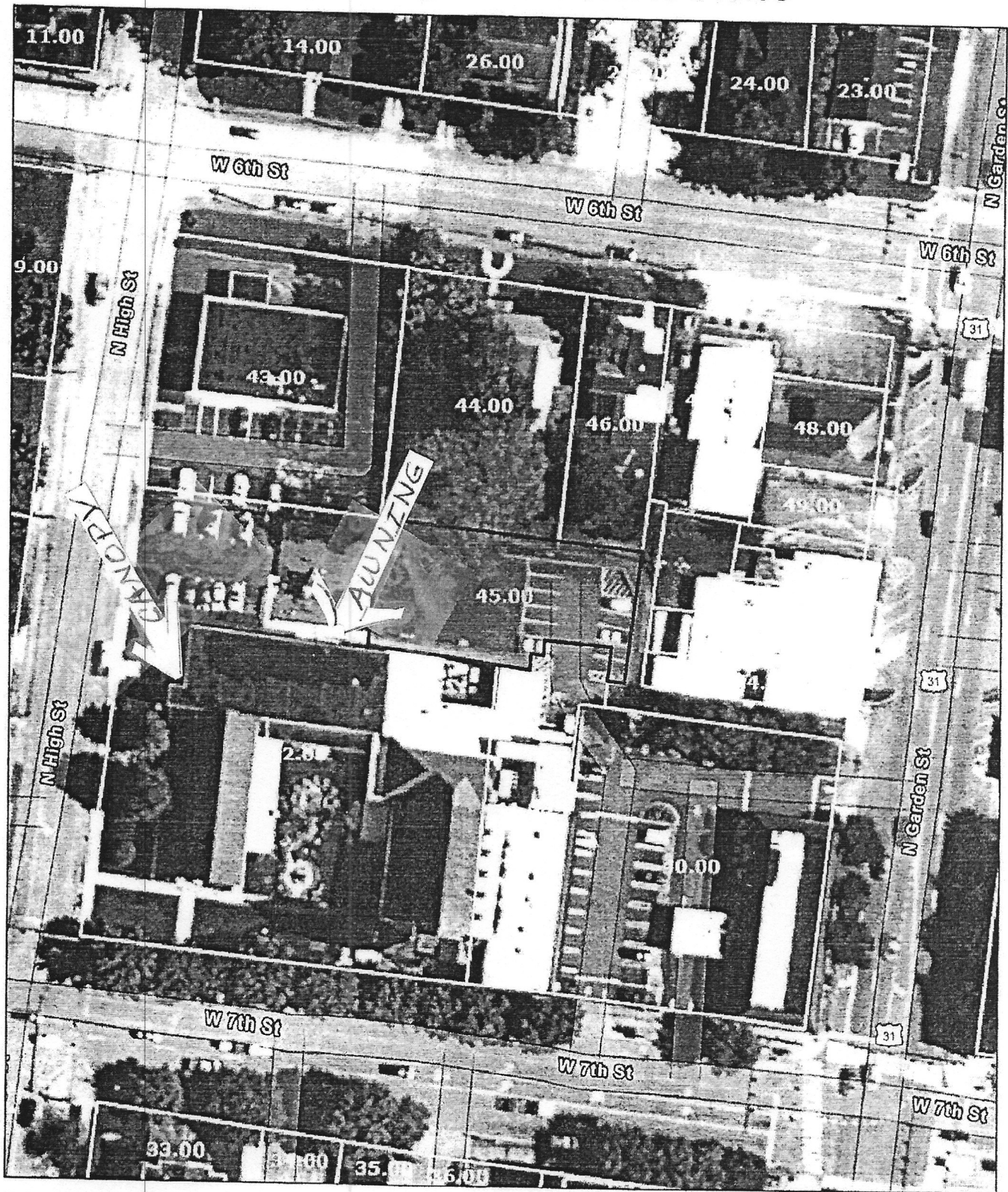
PROPERTY OWNER

NAME	SAME AS APPLICANT	PHONE	
ADDRESS		EMAIL	

PROJECT INFORMATION: WORK SPECIFIC

☐ NEW CONSTRUCTION (select type) ☐ Principle Structure ☐ Accessory Structure		☐ NEW ADDITION (select type) ☐ Principle Structure ☐ Accessory Structure	
☐ DEMOLITION (select type) ☐ Principle Structure ☐ Accessory Structure ☐ Site Features		☐ SIGNAGE (select type) ☐ Wall ☐ Freestanding ☐ Window ☐ Temporary ☐ Other	
☐ Loss of architectural and historical integrity and its removal will not adversely affect the district's historic character		☒ EXTERIOR ALTERATIONS (select type) ☐ Roofing/Roof Structure (Dormers, Chimneys) ☐ Exterior Door Replacement/Alterations ☐ Exterior Window Replacement/Alterations ☐ Foundation Alterations ☐ Exterior Siding/Finishes/Masonry ☐ Porch/Deck Alterations ☐ Other (explain): INSTALLATION OF AWNING AND CANOPY	
☐ Denial of demolition will result in unreasonable economic hardship of the applicant			
☐ Public safety and welfare requires the removal of the structure(s)			
☐ Structural instability or deterioration of structure(s) as demonstrated through report by structural engineer or architect. Report clearly details physical condition of structure(s), reasons why rehabilitation is not feasible, and cost estimates for rehabilitation versus demolition. Additional report details proposed future action on site.			

Maury County - Parcel: 099A J 045.00



Date: March 4, 2023

County: Maury

Owner: FIRST UNITED METHODIST CHURCH OF

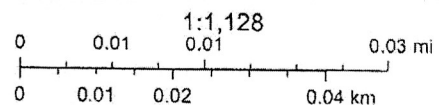
Address: GARDEN ST W OF

Parcel Number: 099A J 045.00

Deeded Acreage: 0.21

Calculated Acreage: 0

PAGE 3

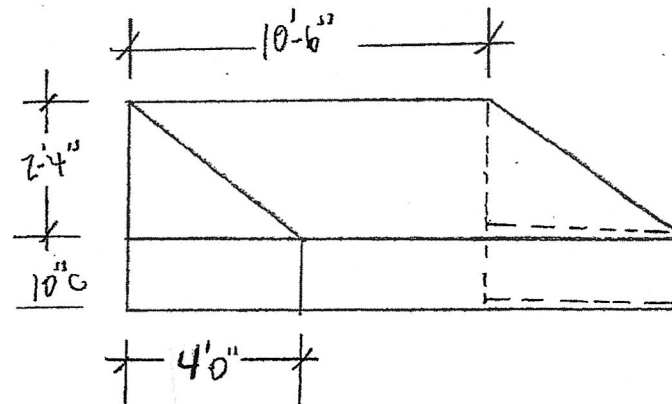


Esri Community Maps Contributors, Tennessee STS GIS, © OpenStreetMap, Microsoft, Esri, HERE, Garmin, SafeGraph, GeoTechnologies, Inc. METI/ NASA, USGS, EPA, NPS, US Census Bureau, USDA, State of Tennessee, Comptroller of the Treasury, Office of Local Government (OLG)

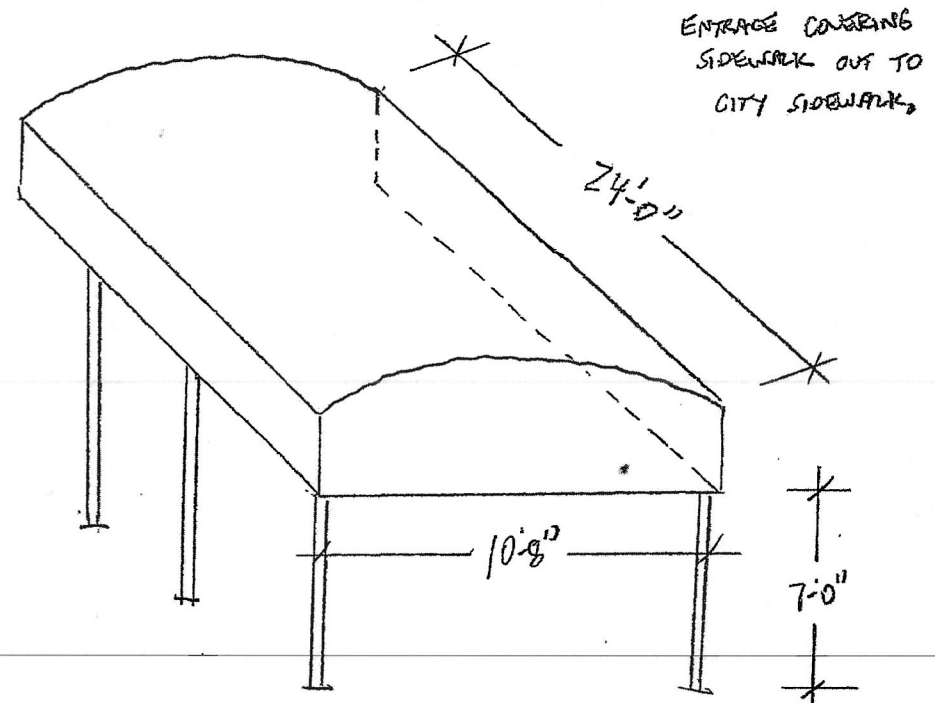
The property lines are compiled from information maintained by your local

FIRST METHODIST WEEKDAY SCHOOL
 222 W. 7th ST.
 COLUMBIA, TN. 38401

9/8/72



SIDE DOORS
 FACING PLAYGROUND



ENTRANCE COVERING
 SIDEWALK OUT TO
 CITY SIDEWALK,

NASHVILLE TENT & AWEING CO.
 1301 HERMAN ST.
 NASHVILLE, TN 37208
 (615) 329-3701

Fume-sketch of Products To be installed

Page 4

MARCH 7, 2023

ATTACHMENT TO FUMC REQUEST FOR APPROVAL TO INSTALL AWNINGS AND CANOPY

This project consists of 2 parts both of which affect the North High Street entrances to FUMC. The first part of the request is the installation of an awning over 2 entrance doors on the north side of the education wing of FUMC. The second part is a request to install a canopy on FUMC property at the entrance to the education unit of FUMC.

Purpose of Installation

The FUMC uses the education unit for Sunday school and nursery services on Sunday. During the week the FUMC Weekday School operates a pre-school from this location which serves 30 plus pre-school children. The installation of the awning and the canopy is being proposed to provide shelter for parents and students while picking up or dropping off-children to the school. Security Protocol does not allow entry to the school during these times thus parents, who often have young siblings with them, must wait in these areas for their child. This presents a problem in inclement weather.

Installation Details AWNING

A map is attached identifying the location of both the awning and the canopy relative to the church and the surrounding area. A sketch of the awning provided by the vendor is attached (page 4).

The awning will cover two 3.0'x 7' entrance doors on the North wall of the FUMC education unit.

The awning will be one piece 10'6" wide attached to the building wall covering both doors. It will be 3' 2" high at the wall surface and taper down to 10" at the front face of the awning. It will extend 4' from the face of the building. The bottom edge will be at least 7.5' high. Covering will be black fabric. These doors are located approximately 120 feet from North High Street. The view of these doors from High Street is obscured by landscaping. To the north, these doors face the school's play-area and parking lot. The building directly north of this location is a multi-purpose facility owned by FUMC. Photo's of the proposed location and the area immediately surrounding it are attached.

Installation Details CANOPY

The proposed canopy will be installed on the west entrance to the FUMC education unit which is located mid-point of the 700 block of North High Street. This entrance faces north High Street. The canopy would be 10'3" high and would be recessed back to the front face of the entrance doors below the current over hang above the doors. It would be 10' 6" wide covering the entire width of the FUMC entrance sidewalk. It will extend 24' to the intersection of the FUMC entrance sidewalk and the city's sidewalk. Covering will be black fabric. No logos or lettering will be applied to the canopy. The location of the entrance is noted on the previously mentioned map. Photo's of the area approaching the entrance are attached as well as a photo with a sketch of the entrance with the canopy installed. A separate stand-alone sketch of the canopy provided by the vendor is also attached (page 4).

A photo of a similar installation at the Presbyterian Church is also attached. Their canopy is approximately 10' long, 6' wide and 11.5' high. This canopy has a metal covering while the FUMC canopy will have a fabric covering. This installation is approximately ½ block south of the FUMC proposed location directly across from the FUMC Fellowship Hall entrance at 222 W 7th Street.

FUMC AWNING INSTALLATION



Location of awnings on entrance doors on North side of FUMC building. These doors face the school's play-ground, approximately 120 feet east of High Street. The view of these entrances from High street are obscured by landscaping, play-ground equipment/fence. These entrances are used by parents to drop off and pick up students. Awnings will be fastened to building wall and will extend 4'feet from building. They will 3' 2" deep at face of building and taper to 10" at front edge. Awning will be 10' 6" wide. Bottom edge of awning will be at least 7' 6" from ground. Covering will be black fabric.

FUMC AWNING INSTALLTION



Photo from parking lot of building at 700 North High Street with view of proposed awnings (see arrow) on North wall of FUMC education unit. The building located at 700 North High Street is also owned by FUMC and used as a multi-purpose meeting facility

FUMC CANOPY INSTALLATION



Photo of FUMC Education unit entrance where proposed Canopy would be installed. Photo taken facing North towards the intersection of High street and 6th St. Building in the background is Multi-Purpose Meeting facility owned by FUMC.

FUMC CANOPY INSTALLATION



Photo of FUMC Education Unit entrance where proposed canopy is to be installed. This photo taken North of FUMC building facing south towards 7th street intersection.

FUMC CANOPY INSTALLATION



Photo of FUMC education unit, frontal view. Canopy to be installed against building under current overhang. Will extend 24 ft from entrance to intersection of FUMC sidewalk and City Sidewalk. Canopy will be as wide as FUMC sidewalk. Will have black fabric cover with no printing or logos

FUMC CANOPY INSTALLATION



Photo of front entrance of FUMC Education unit with canopy sketched in. Canopy is being installed to make school more accessible to parents in inclement weather. Canopy will be 10' 6" wide, 24' long, 10'3" high. Canopy to be covered with Black Fabric. No lettering or logos.

FUMC CANOPY INSTALLATION



Photo of similar canopy installed at the northeast corner of the Presbyterian Church located at 801 S High St. This entry faces W 7th ST directly across from FUMC and is located approximately ½ block south of the proposed installation of FUMC canopy on High Street.

This canopy extends approximately 10 feet from the building and is 11' 6" high and has a metal cover.

HISTORIC ZONING COMMISSION
CERTIFICATE OF APPROPRIATENESS APPLICATION AND CHECKLIST
DEADLINE: 3RD MONDAY OF THE MONTH AT 4:00 PM

APPLICATION REVIEW GUIDELINES (PRE-APPLICATION MEETING REQUIRED PRIOR TO SUBMITTAL)

Application Requirements: All applications must be complete and include the required supporting materials listed on this form. **Ten (10) copies of the request** must be submitted to the Development Services Department for review by the published deadline. Incomplete applications will not be forwarded to the HZC for consideration.

Application Deadlines: Applications and support materials must be submitted according to the published Deadline Schedule. Application deadlines are the 3rd Monday of each month at 4PM. Regular HZC meetings typically take place on the second Thursday of each month at 4:00 PM in Columbia City Hall.

Application Representation: The applicant or an authorized representative of the applicant **must attend the HZC meeting to support the application**. At the meeting, staff will present a recommendation for the item, and then the applicant will be provided an opportunity to discuss the proposed scope of work and answer any commission questions.

Building Permit Requirements: In addition to an application, most proposals will require additional permitting from the City. Building or demolitions permits cannot not be issued without an approved COA for structures within a Historic District.

All work specifications must be completed as presented and approved: The HZC must review and approve any modifications or amendments to approved plans prior to any work taking place.

*Please contact City Staff with any questions or to discuss any concerns during the HZC review & submittal process:
Columbia Development Services Department (931) 560-1560.*

HISTORIC DISTRICT DESIGN GUIDELINES

The individual *Historic District Design Guidelines* provide guidance for most commonly proposed changes. The HZC consults the design criteria when reviewing applications for Certificates of Appropriateness. **Please refer to the guidelines prior to submitting an application**. The guidelines, along with other useful links, are available on the City website at www.columbiatn.com

REQUIRED APPLICATION SUPPORTING MATERIALS

Please consult the list below for the necessary supporting materials to include within application packets. **Ten (10) copies of the request** are required for HZC review:

NEW CONSTRUCTION, NEW ADDITIONS	EXTERIOR ALTERATIONS	DEMOLITION, RELOCATION
○ Description of project and proposed materials ○ Site plan ○ Lot survey ○ Architectural elevations or drawings ○ Photographs of project site location ○ Photographs of existing building.	○ Description of project and proposed materials ○ Photographs of project site location ○ Architectural elevations or drawings ○ Specification information for any proposed materials/architectural features ○ Documentation of earlier historic appearance (restoration only) ○ Photographs of existing building.	○ Please consult the <i>Historic District Design Guidelines</i>. Pre-application meeting with the City Staff is required for proposed principal structure demolitions and relocations.

Note: The applicant shall provide any additional information as determined by the Development Services Department that will be necessary to obtain a full and complete review of the request by City Staff and/or by the Historic Zoning Commission.

The Columbia Historic Zoning Commission follows the *Secretary of the Interiors Standards for Rehabilitation and Guidelines for Rehabilitating Historic Buildings*. Further guidance may be found online: <http://www.nps.gov/tps/standards/rehabilitation.htm>

CERTIFICATE OF APPROPRIATENESS APPLICATION
HISTORIC ZONING COMMISSION

APPLICANT

NAME	Bryson Leach	PHONE	9317974348
ADDRESS	1001 Hillcrest Ave Columbia, TN	EMAIL	brysonleach@gmail.com

PROPERTY OWNER

NAME	West End Baptist Church	PHONE	931-381-3230
ADDRESS	900 W. 7th Street Columbia	EMAIL	webc@webccolumbia.org

PROJECT INFORMATION: WORK SPECIFIC

☐ NEW CONSTRUCTION <i>(select type)</i>		☐ NEW ADDITION <i>(select type)</i>	
☐ Principle Structure ☐ Accessory Structure		☐ Principle Structure ☐ Accessory Structure	
☐ DEMOLITION <i>(select type)</i>		☒ SIGNAGE <i>(select type)</i>	
☐ Principle Structure ☐ Accessory Structure ☐ Site Features		☐ Wall ☐ Freestanding ☐ Window ☒ Temporary ☐ Other	
☐ Loss of architectural and historical integrity and its removal will not adversely affect the district's historic character			
☐ Denial of demolition will result in unreasonable economic hardship of the applicant			
☐ Public safety and welfare requires the removal of the structure(s)		☐ EXTERIOR ALTERATIONS <i>(select type)</i>	
☐ Structural instability or deterioration of structure(s) as demonstrated through report by structural engineer or architect. Report clearly details physical condition of structure(s), reasons why rehabilitation is not feasible, and cost estimates for rehabilitation versus demolition. Additional report details proposed future action on site.		☐ Roofing/Roof Structure (Dormers, Chimneys) ☐ Exterior Door Replacement/Alterations ☐ Exterior Window Replacement/Alterations ☐ Foundation Alterations ☐ Exterior Siding/Finishes/Masonry ☐ Porch/Deck Alterations ☐ Other (explain):	

PROJECT INFORMATION	
ADDRESS: 900 West 7th St	
SQUARE FOOTAGE OF PROPOSED ADDITIONS/NEW CONSTRUCTION : EXISTING:_____ ft ² PROPOSED:_____ ft ²	
HEIGHT OF STRUCTURE FOR ADDITIONS/NEW CONSTRUCTION : EXISTING:_____ ft PROPOSED:_____ ft	
SQUARE FOOTAGE OF PROPOSED SIGNAGE 24.3	

PROJECT INFORMATION: DESCRIPTION & SCOPE OF PROJECT
DESCRIBE PROPOSED PROJECT(S) AND LIST ALL PROPOSED MATERIALS. ATTACH ADDITIONAL SHEETS IF NECESSARY: Temporary sign to replace the plastic panel in the current (non conforming) monument sign. Double Sided Material: Metal panel with vinyl decal 3 colors (black, white, blue) Sign measures: 73x48" Tallest letter: 6.69"

In filling out this application, I attest that (1) I am familiar with the rules, regulations, and procedures of the City of

Bryson Leach APPLICANT NAME	<u>Bryson Leach</u> Bryson Leach (Mar 10, 2023 09:42 CST) APPLICANT SIGNATURE	Mar 10, 2023 DATE
West End Baptist Church PROPERTY OWNER NAME	<u>Rick Elsey</u> Rick Elsey (Mar 10, 2023 08:29 CST) PROPERTY OWNER SIGNATURE	Mar 10, 2023 DATE

STAFF USE ONLY

DOCKET NO.		FEE PAID	
RECEIPT NO.		REQUESTED AGENDA	
DATE NOTICES SENT TO ADJACENT PROPERTY OWNERS			
DATE OF PUBLIC NOTICES IN DAILY HERALD			
COMMISSION ACTION			

Future Home of



THE CHURCH AT
**WEST
END**

A REGIONAL CAMPUS OF BRENTWOOD BAPTIST



Future Home of
 THE CHURCH AT
**WEST
END**
A REGIONAL CAMPUS OF BRENTWOOD BAPTIST

Application: Rebuilding Deck

1000 S. High St.
Columbia, TN 37174

David & Rachel Kierstead
(313) 515-2448
rachelkierstead@yahoo.com

Photos and Sample Material Included

CERTIFICATE OF APPROPRIATENESS APPLICATION
HISTORIC ZONING COMMISSION

APPLICANT

NAME	David Kierstead	PHONE	(321) 482-8454
ADDRESS	1000 S. High St.	EMAIL	davidjoeisaac@gmail.com

PROPERTY OWNER

NAME	David Kierstead	PHONE	(321) 482-8454
ADDRESS	1000 S. High St.	EMAIL	davidjoeisaac@gmail.com

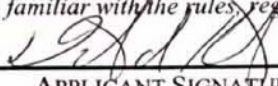
PROJECT INFORMATION: WORK SPECIFIC

☐ NEW CONSTRUCTION <i>(select type)</i>		☐ NEW ADDITION <i>(select type)</i>	
☐ Principle Structure ☐ Accessory Structure		☐ Principle Structure ☐ Accessory Structure	
☐ DEMOLITION <i>(select type)</i>		☐ SIGNAGE <i>(select type)</i>	
☐ Principle Structure ☐ Accessory Structure ☐ Site Features		☐ Wall ☐ Freestanding ☐ Window ☐ Temporary ☐ Other	
☐ Loss of architectural and historical integrity and its removal will not adversely affect the district's historic character		☒ EXTERIOR ALTERATIONS <i>(select type)</i>	
☐ Denial of demolition will result in unreasonable economic hardship of the applicant			
☐ Public safety and welfare requires the removal of the structure(s)			
☐ Structural instability or deterioration of structure(s) as demonstrated through report by structural engineer or architect. Report clearly details physical condition of structure(s), reasons why rehabilitation is not feasible, and cost estimates for rehabilitation versus demolition. Additional report details proposed future action on site.		☐ Roofing/Roof Structure (Dormers, Chimneys) ☐ Exterior Door Replacement/Alterations ☐ Exterior Window Replacement/Alterations ☐ Foundation Alterations ☐ Exterior Siding/Finishes/Masonry ☒ Porch/Deck Alterations ☐ Other (explain):	

PROJECT INFORMATION	
ADDRESS: 1000 South High Street, Columbia TN 38401	
SQUARE FOOTAGE OF PROPOSED ADDITIONS/NEW CONSTRUCTION: EXISTING: _____ ft ² PROPOSED: _____ ft ²	
HEIGHT OF STRUCTURE FOR ADDITIONS/NEW CONSTRUCTION: EXISTING: _____ ft PROPOSED: _____ ft	
SQUARE FOOTAGE OF PROPOSED SIGNAGE	

PROJECT INFORMATION: DESCRIPTION & SCOPE OF PROJECT
DESCRIBE PROPOSED PROJECT(S) AND LIST ALL PROPOSED MATERIALS. ATTACH ADDITIONAL SHEETS IF NECESSARY: Our front porch (fascia, planking, and non-supporting balustrade) have extensive deterioration and the wood elements need replacing. We would keep the original dimensions of the existing porch and would like to replace the current non-treated wood with composite wood. We would also like to consider replacing the existing handrails (wood) with wrought iron. Dimensions of porch would remain 175 sq. ft. and 2 ft. from ground.

In filling out this application, I attest that (1) I am familiar with the rules, regulations, and procedures of the City of

<u>David Kierstead</u> APPLICANT NAME	 APPLICANT SIGNATURE	<u>3/4/2023</u> DATE
<u>David Kierstead</u> PROPERTY OWNER NAME	 PROPERTY OWNER SIGNATURE	<u>3/4/2023</u> DATE

STAFF USE ONLY	
DOCKET NO.	
RECEIPT NO.	
FEE PAID	
REQUESTED AGENDA	
DATE NOTICES SENT TO ADJACENT PROPERTY OWNERS	
DATE OF PUBLIC NOTICES IN DAILY HERALD	
COMMISSION ACTION	

PHOTOS





PHOTOS OF DAMAGE / REASON FOR REPLACEMENT







CERTIFICATE OF APPROPRIATENESS APPLICATION
HISTORIC ZONING COMMISSION

APPLICANT

NAME	Matthews Family Partnership	PHONE	(931) 381-2460
ADDRESS	700 North Main Street	EMAIL	HMATTHEWS1@ME.COM

PROPERTY OWNER

NAME	Matthews Family Partnership	PHONE	(931) 381-2460
ADDRESS	700 North Main Street	EMAIL	HMATTHEWS1@ME.COM

PROJECT INFORMATION: WORK SPECIFIC

☐ NEW CONSTRUCTION <i>(select type)</i> ☐ Principle Structure ☐ Accessory Structure	☐ NEW ADDITION <i>(select type)</i> ☐ Principle Structure ☐ Accessory Structure
☐ DEMOLITION <i>(select type)</i> ☐ Principle Structure ☐ Accessory Structure ☐ Site Features ☐ <i>Loss of architectural and historical integrity and its removal will not adversely affect the district's historic character</i> ☐ <i>Denial of demolition will result in unreasonable economic hardship of the applicant</i> ☐ <i>Public safety and welfare requires the removal of the structure(s)</i> ☐ <i>Structural instability or deterioration of structure(s) as demonstrated through report by structural engineer or architect. Report clearly details physical condition of structure(s), reasons why rehabilitation is not feasible, and cost estimates for rehabilitation versus demolition. Additional report details proposed future action on site.</i>	☐ SIGNAGE <i>(select type)</i> ☐ Wall ☐ Freestanding ☐ Window ☐ Temporary ☐ Other ☒ EXTERIOR ALTERATIONS <i>(select type)</i> ☐ Roofing/Roof Structure (Dormers, Chimneys) ☐ Exterior Door Replacement/Alterations ☐ Exterior Window Replacement/Alterations ☐ Foundation Alterations ☐ Exterior Siding/Finishes/Masonry ☐ Porch/Deck Alterations ☐ Other (explain): REAR FENCE

PROJECT INFORMATION	
ADDRESS: 700 NORTH MAIN STREET	
SQUARE FOOTAGE OF PROPOSED ADDITIONS/NEW CONSTRUCTION :	
EXISTING: _____ ft ²	PROPOSED: _____ ft ²
HEIGHT OF STRUCTURE FOR ADDITIONS/NEW CONSTRUCTION :	
EXISTING: _____ ft	PROPOSED: _____ ft
SQUARE FOOTAGE OF PROPOSED SIGNAGE	

PROJECT INFORMATION: DESCRIPTION & SCOPE OF PROJECT
DESCRIBE PROPOSED PROJECT(S) AND LIST ALL PROPOSED MATERIALS. ATTACH ADDITIONAL SHEETS IF NECESSARY: Applicants seek retroactive approval of exterior fencing to the rear and side of building
Please see attached Letter and photograph exhibits

In filling out this application, I attest that (1) I am familiar with the rules, regulations, and procedures of the City of

Matthews Family Partnership

APPLICANT NAME



APPLICANT SIGNATURE

3/17/23

DATE

Matthews Family Partnership

PROPERTY OWNER NAME



PROPERTY OWNER SIGNATURE

3/17/23

DATE

STAFF USE ONLY

DOCKET NO.		FEE PAID	
RECEIPT NO.		REQUESTED AGENDA	
DATE NOTICES SENT TO ADJACENT PROPERTY OWNERS			
DATE OF PUBLIC NOTICES IN DAILY HERALD			
COMMISSION ACTION			

THE MATTHEWS FIRM, PLLC

ATTORNEYS AT LAW

700 N. MAIN STREET P. O. BOX 1952

COLUMBIA, TENNESSEE 38402

TELEPHONE 931-381-2460

FACSIMILE 931-381-1071

R. HOLLAND MATTHEWS

ATTORNEY AT LAW

HOLLAND@MATTHEWSINJURYLAW.COM

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RICHARD T. MATTHEWS*

ATTORNEY AT LAW

RICHARD@MATTHEWSINJURYLAW.COM

*CERTIFIED AS A CIVIL TRIAL
SPECIALIST BY THE NATIONAL BOARD
OF TRIAL ADVOCACY

March 17, 2023

City of Columbia
Development Services Dept.
Historical Zoning Commission
700 North Garden Street
Columbia, TN 38401

**RE: Certificate of Appropriateness Application, Historic Zoning Commission
Property: 700 North Main Street
Exterior Alteration - Fence**

Dear City Planners & Members of the Commission:

Please allow this letter and enclosures to support our Application to the City of Columbia, Historic Zoning Commission ("HZC") for retroactive approval of rear and side fencing at the property located at 700 North Main Street ("Subject Property").

Owners/Applicants

The real property and improvements at 700 North Main Street is owned by The Matthews Family Partnership ("MFP"). The Subject Property is leased and managed by The Matthews Firm, PLLC. R. Holland Matthews and Richard Matthews are the owners/managers of these entities.

Retroactivity.

It is with our apologies that we seek approval of this Application in retroactive fashion. We do not offer any excuse for not seeking this approval prior to construction other than the fact that it was through inadvertence and oversight.

Property History & Justification for Fence

The two-story structure at 700 N. Main St. was constructed in 2015-2016. Prior to that time, the property was a vacant, unimproved lot. In 2015, we sought approval from HZC for new construction, which was granted. The owners took occupancy of the building in the Summer of 2016. In October, 2016, the owners sought and received approval for exterior signage along the front of the building facing North Main Street.

Since completion of the Subject Property, downtown Columbia has benefited from substantial growth and commerce, especially along the north end of the Square. With this growth, the City has encouraged increased pedestrian traffic and community events throughout downtown, which

we have, of course, welcomed. Such events would include gatherings like First Fridays, which, again, are a welcomed event and highlight the beauty of downtown.

However, with this growth and added foot traffic, we have encountered issues with members of the public encroaching onto the Subject Property, particularly the areas to the rear of the Subject Property accessible from East 6th Street. While we believe that most of the visitors who cross onto the Subject Property do so without ill intent, there have been instances which have raised concerns of security and liability, particularly at night. Some of those instances have included evidence of tampering with the rear HVAC unit. There have also been instances of finding considerable litter, discovering evidence of small vehicles driving into the pea gravel, and downstairs tenants observing questionable characters wandering around outside rear windows at the ground level.

While the original site plans presented to this Commission did not contemplate fencing, the above instances and circumstances warranted this improvement to be accomplished in an expedited fashion.

The fence for which we now seek retroactive approval was constructed in approximately August of 2022. It was not until we were approached by City Planning Officials that we learned of the need to seek approval from the HZC.

The Fence

Enclosed with this Application is an overview of the original design site plan, aerial imaging of the Subject Property, and photos recently taken of the Subject Property and the fencing from both North Main Street (front elevation) and East 6th Street.

The fence contains two lockable access gates – one along East 6th Street and a second along the exterior walkway on the south side of the building. The total linear footage is approximately forty-seven feet, and the height is six feet. The materials consist of black aluminum which maintain a similar appearance to wrought iron. The goal was to match the appearance of the fence to the similar materials used as the railings along the second-floor covered porch at the northeast corner (visible in pictures), as well as match the appearance of the fencing already present on the adjacent property to the south (parking lot above the south retaining wall as seen in the photos). Since this was not a replacement of an existing fence, we felt that these materials would maintain the consistency and spirit of already-present downtown features and adequately serve as reasonable alternative materials.

Given the location, appearance, materials, and surrounding areas, we submit that the fencing is “compatible with the scale, form, configuration, materials, and character of the buildings with the Historic District,” per the *Historical District Design Guidelines*, Section 3: Universal Guidelines.

Conclusion

Again, it is with our apologies that we seek *retroactive* approval of this addition to the Subject Property without having first presented the matter to the HZC. In reviewing this Application, we ask that you consider the benefit that the Subject Property has provided to the overall appearance of the surrounding areas, the reasons for which we felt the fence was needed, and the substantial expense already incurred with the improvement.

If we can provide any additional information or materials to assist in your review, please do let us know. Otherwise, we will be happy to address any concerns at the hearing of this matter.

Thank you for your time and attention to this matter.

Respectfully Submitted:

MATTHEWS FAMILY PARTNERSHIP
THE MATTHEWS FIRM, PLLC

BY:


R. HOLLAND MATTHEWS

RHM/

Enclosures: as stated





Measure

Search

Search Results

Property Detail

Hide Parcel Highlight(s) Clear Selection Completely

Country: **Malawi**
Owner: **MATTHEWS FAMILY PARTNERSHIP**

OWNER 2:

Parcel Number: 099A K 046.00

Decided Acreage: 0
Calculated Acreage: 0

Subdivision: BK 15 PG 331

Subdivision Lot: _____
Date of TIDOT Inventory: 2021

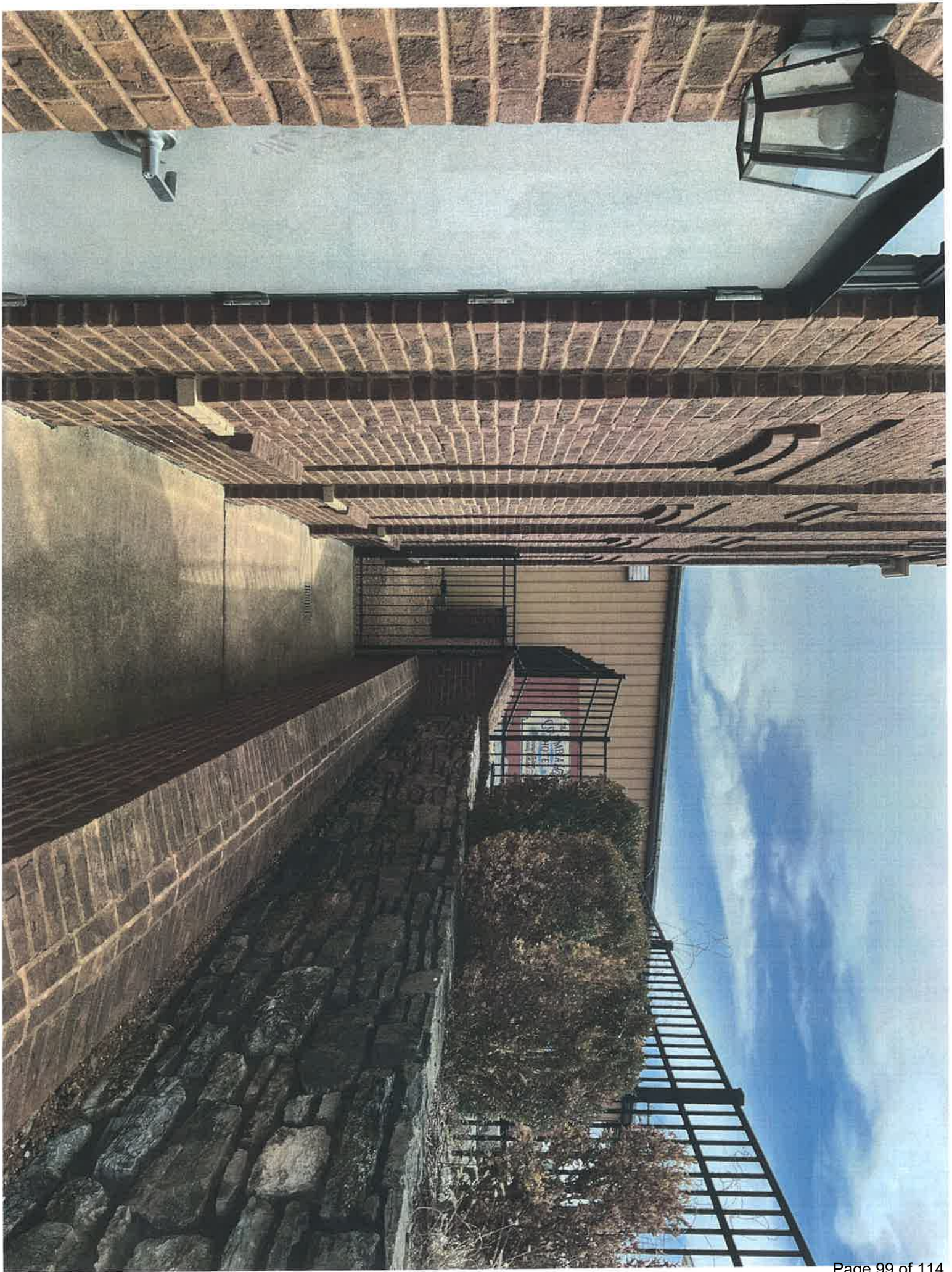
Date of Vexcel Imagery: 2021

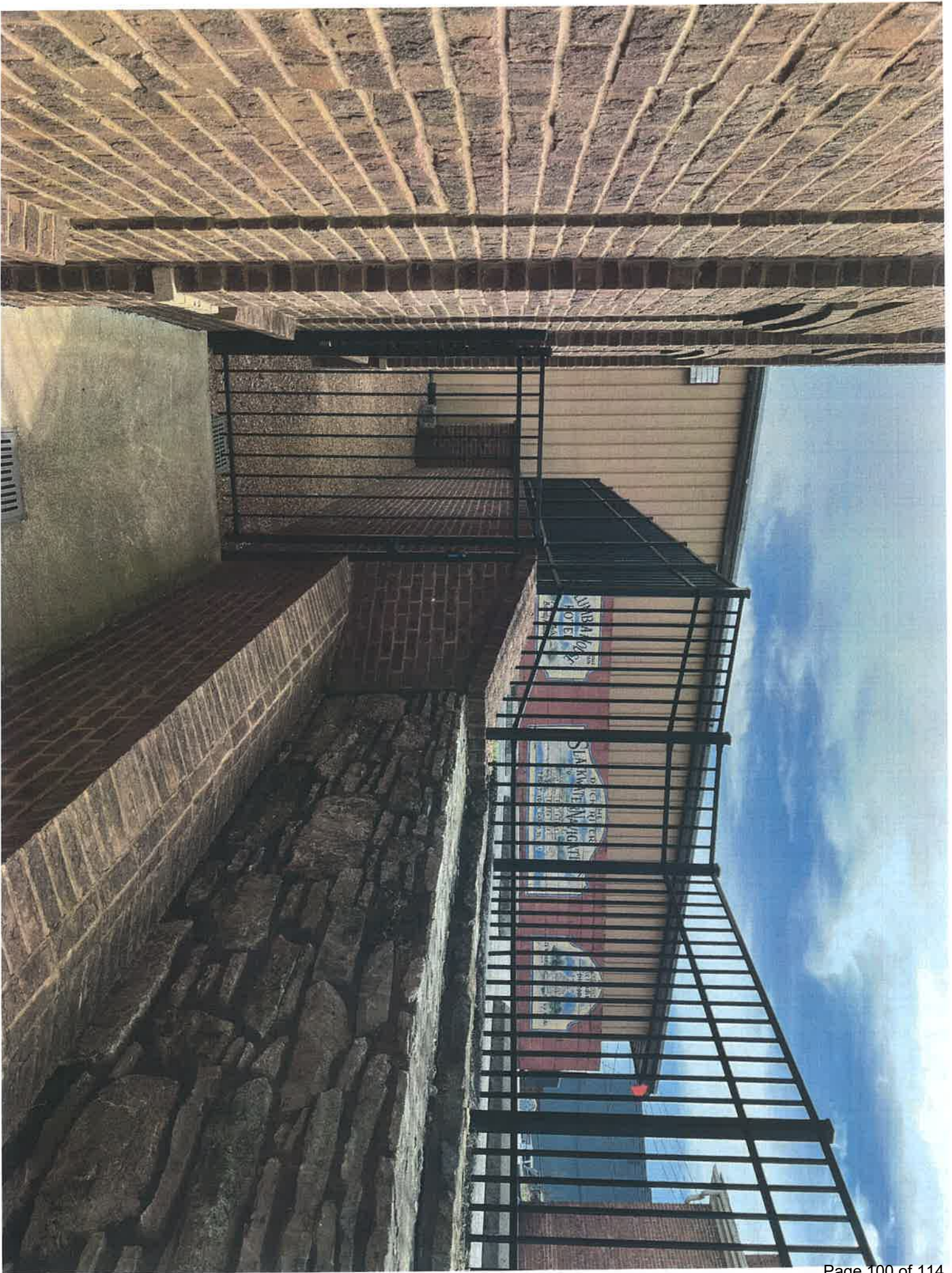
Click [here](#) for the most up-to-date ownership and assessment information.

[Click here if there is a problem with this property.](#)

Export PDF of this map

The property maps presented on this site are compilations of information maintained by your local county Assessor's office and are a best-fit visualization of how all the properties in a county relate to one another. The property lines are determined by examining all the property deed filings on deeds and by using surveys created by a licensed surveyor but are not *certified* by the Assessor's office. If you believe you have an ownership in any court of law, if you feel your property is damaged in any way, or if you believe there is an error, you should contact your local Assessor's office and work with them to resolve the discrepancy.















Proposal - Detailed

Pella Window and Door Showroom of Nashville
1150 Antioch Pike Pin Oak II, Ste 100
Nashville, TN 37211
Phone: (615) 256-8383 Fax: (615) 244-2126

Sales Rep Name: Kwierant, Scott
Sales Rep Phone: 615-587-6133
Sales Rep E-Mail: skwierant@pelladirect.com
Sales Rep Fax:

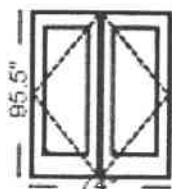
Customer Information	Project/Delivery Address	Order Information
Commercial Pella TN 1150 Antioch Pike NASHVILLE, TN 37211 Primary Phone: (615) 256-8383 Mobile Phone: Fax Number: E-Mail: Contact Name: Great Plains #: 17846407 Customer Number: 1009446962 Customer Account: 1005559180	21 Public Square- Columbia 1150 Antioch Pike Ste 100 Lot # NASHVILLE, TN 37211-3111 County: Owner Name: Owner Phone:	Quote Name: 21 Public Square- Columbia Order Number: 343 Quote Number: 16607243 Order Type: Installed Sales Wall Depth: Payment Terms: Net 30 Days Tax Code: COMMINSTALL Cust Delivery Date: None Quoted Date: 3/17/2023 Contracted Date: Booked Date: Customer PO #:
Line #	Location:	Attributes

10

Pella® Reserve, Traditional, Double Outswing Door, Passive / Active, 74 X 95.5, Black

Qty

1



PK #
2130

Viewed From Exterior

Rough Opening: 74 - 3/4" X 96"

1: Traditional, Non-Standard Size Passive / Active Double Outswing Door

Frame Size: 74 X 95 1/2

General Information: Standard, Clad, Pine, 5 7/8", 4 9/16", Low Profile, Mill Finish Sill, Frame Stops To Match Commercial

Exterior Color / Finish: Painted, Standard Enduraclad, Black

Interior Color / Finish: Black Stain Interior

Sash / Panel: Ogee, Ogee, Custom, Standard Rectangle Glass, 12 (To Match Outswing Commercial), 6.0332 (To Match Outswing Commercial), 8.125 (To Match Outswing Commercial)

Glass: Insulated Dual Tempered Low-E Advanced Low-E Insulating Glass Argon Non High Altitude

Hardware Options: No Handle Set, No Lock / No Bore, Ball Bearing, Satin Nickel

Performance Information: CPD Not Rated

Grille: No Grille,

Wrapping Information: 8" Installation Clips, Branch Supplied, No Exterior Trim, 4 9/16", 5 7/8", Factory Applied, Pella Recommended Clearance, Perimeter Length = 339", Glazing Pressure = 170.

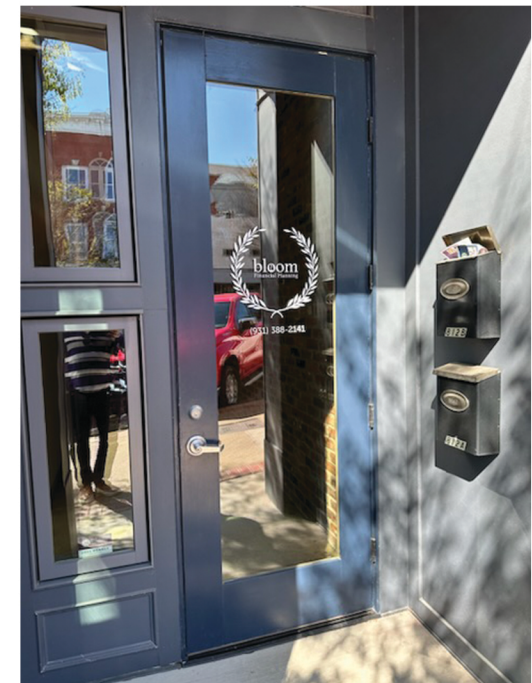
For more information regarding the finishing, maintenance, service and warranty of all Pella® products, visit the Pella® website at www.pella.com

Printed on 3/17/2023

Detailed Proposal

Page 1 of 8

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December 1961





CERTIFICATE OF APPROPRIATENESS APPLICATION
HISTORIC ZONING COMMISSION

APPLICANT

NAME	Stephen F. Walker	PHONE	931-619-3635
ADDRESS	804 S. Main St.	EMAIL	Stephenfw@aim.com

PROPERTY OWNER

NAME	Walker Family Limited Partnership	PHONE	931-388-2937
ADDRESS	804 S. Main St.	EMAIL	—

PROJECT INFORMATION: WORK SPECIFIC

☐ NEW CONSTRUCTION (select type) ☐ Principle Structure ☐ Accessory Structure ☐ NEW ADDITION (select type) ☐ Principle Structure ☐ Accessory Structure	
☐ DEMOLITION (select type) ☐ Principle Structure ☐ Accessory Structure ☐ Site Features ☐ SIGNAGE (select type) ☐ Wall ☐ Freestanding ☐ Window ☐ Temporary ☐ Other	☒ EXTERIOR ALTERATIONS (select type) ☐ Roofing/Roof Structure (Dormers, Chimneys) ☒ Exterior Door Replacement/Alterations ☐ Exterior Window Replacement/Alterations ☐ Foundation Alterations ☐ Exterior Siding/Finishes/Masonry ☐ Porch/Deck Alterations ☐ Other (explain):
☐ Loss of architectural and historical integrity and its removal will not adversely affect the district's historic character ☐ Denial of demolition will result in unreasonable economic hardship of the applicant ☐ Public safety and welfare requires the removal of the structure(s) ☐ Structural instability or deterioration of structure(s) as demonstrated through report by structural engineer or architect. Report clearly details physical condition of structure(s), reasons why rehabilitation is not feasible, and cost estimates for rehabilitation versus demolition. Additional report details proposed future action on site.	

PROJECT INFORMATION	
ADDRESS:	21 Public Sq.
SQUARE FOOTAGE OF PROPOSED ADDITIONS/NEW CONSTRUCTION :	
EXISTING: _____ ft ²	PROPOSED: _____ ft ²
HEIGHT OF STRUCTURE FOR ADDITIONS/NEW CONSTRUCTION :	
EXISTING: _____ ft	PROPOSED: _____ ft
SQUARE FOOTAGE OF PROPOSED SIGNAGE	

PROJECT INFORMATION: DESCRIPTION & SCOPE OF PROJECT
DESCRIBE PROPOSED PROJECT(S) AND LIST ALL PROPOSED MATERIALS. ATTACH ADDITIONAL SHEETS IF NECESSARY:
Replace exterior wood doors with full light glass doors that are clad.

In filling out this application, I attest that (1) I am familiar with the rules, regulations, and procedures of the City of

Stephen F. Walker
APPLICANT NAME

[Signature]
APPLICANT SIGNATURE

3-20-23
DATE

Walker Family Limited Partnership
PROPERTY OWNER NAME

[Signature]
PROPERTY OWNER SIGNATURE

3-20-23
DATE

STAFF USE ONLY

DOCKET NO.		FEE PAID	
RECEIPT NO.		REQUESTED AGENDA	
DATE NOTICES SENT TO ADJACENT PROPERTY OWNERS			
DATE OF PUBLIC NOTICES IN DAILY HERALD			
COMMISSION ACTION			



Historic Zoning Commission Certificate of Appropriateness

700 NORTH GARDEN STREET, COLUMBIA, TN 38401
PHONE: (931) 560-1560 FAX: (931) 560-1541

PROJECT LOCATION: 900 W 7th St, 708 Terrace Dr

HISTORIC DISTRICT: 7th Street

	OWNER INFORMATION:	APPLICANT INFORMATION:
NAME	W End Baptist Church TRS	Bryson Leach
ADDRESS	900 W 7th St Columbia, TN 38401	1001 Hillcrest Ave Columbia, TN 38401
PHONE		(931) 797-4348
EMAIL		BRYSONLEACH@GMAIL.COM

NEW CONSTRUCTION:	EXTERIOR ALTERATION:	DEMOLITION:
☐ Primary Structure/Addition	☐ Facade	☐ Primary Structure
☐ Accessory Structure	☐ Accessory Structure	☐ Accessory Structure
☐ Garage/Carport	☐ Garage/Carport	☐ Garage/Carport
☐ New Sign (Temporary)	☐ Revision to Existing Sign	☐ Sign
☐ _____	☐ _____	☐ _____

CONDITIONS OF APPROVAL:

1. Only one temporary sign not to exceed 24 sf in area is permitted (§1.7.17 of the Zoning Ordinance. 8-17 of the Guidelines).
2. It should be clear from the material and placement of the sign that it is temporary. The sign must be clearly associated with a particular event, the new occupant of the space (p. 8-17 of the Guidelines).
3. No light fixtures may be attached to the sign (p. 8-17 of the Guidelines).
4. The sign may remain on the site for **no more than 90 days** (p. 8-17 of the Guidelines) or upon approval of a permanent sign by HZC, if that occurs prior to the end of the 90-day period. Under no circumstances shall the temporary sign remain on the property for more than 90 days.
5. The applicant must request a CoA for a permanent sign prior to issuance of this administrative CoA for the temporary sign in order to demonstrate good faith to the HZC. (Condition satisfied. A permanent sign request is on the April 2023 agenda).

UNAPPROVED/SPECIFICALLY EXCLUDED WORK:

No permanent signage is authorized.

No sign greater than 24 sf in area is authorized.

No more than 1 temporary sign is authorized.

DATE OF HISTORIC ZONING COMMISSION APPROVAL/DENIAL: THURSDAY, MAY 11, 2023

Autum Potter

HISTORIC ZONING COMMISSION CHAIR

Kerin C. McCarthy, AICP

(ACTING) ZONING ADMINISTRATOR

Per §13-7-409 of the Tennessee Code Annotated: Anyone who may be aggrieved by any final order or judgment of the Historic Zoning Commission may have such order or judgment reviewed by the courts by the procedure of statutory certiorari, as provided in Tennessee Code Annotated Title 27, Chapter 8.