



The City of  
**OKLAHOMA CITY**

**HISTORIC DISTRICT AND HISTORIC LANDMARK  
CERTIFICATE OF APPROPRIATENESS  
HPCA-25-00007**

**Owner:** Mark Nunn  
3817 N McKinley  
Oklahoma City, OK 73118

**Representative:** Gloria Vera  
3817 N McKinley  
Oklahoma City, OK 73118

On 01-16-2024, Planning Department staff received your request for a Historic Preservation Certificate of Appropriateness for the property located at **3817 N MCKINLEY AVE.**

In accordance with the §59-4250.4.J of the City of Oklahoma City Municipal Code, also known as the Historic Preservation Ordinance, Planning Department staff has reviewed in detail the application and determined that the following items are in conformance with the provisions of the Historic Preservation Ordinance and Design and Sustainability Standards and Guidelines for Oklahoma City Historic Districts:

**1) Replace porch floor, steps, and sidewalks (elective).**

Approved: February 03, 2025  
Effective: February 19, 2025  
Expiration: February 19, 2026

The enclosed 9 attachment(s) must remain attached for this document to be valid.

Attest:   
Katie McLaughlin Friddle,  
Historic Preservation Officer  
City of Oklahoma City, Planning Department

**Please contact the Planning Department (405/297-1831) for final inspection of your design review project upon completion.**

*Your project may require a permit. Please check with the Plan Review section of the Development Services Department, 8th Floor, 420 W Main St (405/297-2525), for details. To obtain a permit, please submit the Certificate of Approval with the original attachments stamped "approved." Please contact the Planning Department (405/297-1831) for inspection of your design review project upon completion.*



The City of OKLAHOMA CITY

Staff Only:	Date Stamp
Zoning: <u>HP or HL</u>	
District: <u>PH</u>	
HPCA- <u>25-00007</u>	
Received by: <u>[Signature]</u>	

APPLICATION FOR CERTIFICATE OF APPROPRIATENESS

NOTE: any relevant permits must be applied for and paid for separately in the Development Services Dept.  
NOTE: Contact Historic Preservation Staff for final design inspection when work is complete.

Please select:  New Project  Revision  Extension  Violation Notice Issued  
 Location of Proposed Work (Address): 3817 N. McKinley Ave, OKC, OK 73118  
 Legal Description of Property (lot, block, addition): Block: 014 Lot: 002 - POTENTIAL HEIGHTS ADD  
 Year built: 1925 Exterior wall material: BRICK Floor area: \_\_\_\_\_ sq.ft.

Itemized Work Items (List EACH ITEM proposed. Work not listed here will NOT be reviewed):

New Construction  Addition  Fence  Demolition (specify structure) \_\_\_\_\_  
 Paving (specify) \_\_\_\_\_  Renovation (specify) \_\_\_\_\_  
 Work not specified above  
PAVING - PORCH & WALKWAY

Owner's Authorization

I hereby certify that all above statements and statements contained in all attached and transmitted exhibits are true to the best of my knowledge and belief. In the event this proposal is approved and begun, I agree to complete the changes in accordance with approved plans in a good and workmanlike manner. I authorize the City of Oklahoma City to enter the property for the purpose of observing and photographing the project for presentations and to ensure consistency between the approved proposal and the completed project.

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

Owner's Signature [Signature] Date 1-10-25  
 Name (printed) MARK NUUN Organization \_\_\_\_\_  
 Address 3817 N. McKinley Ave Phone 405-845-9999  
 City, State, Zip OKLAHOMA City, OK 73118 Email MARKNUUN@Jmail.com

I prefer to be:  Mailed or  Emailed.  
 Representative Signature [Signature] Date 1-10-25  
 Name (printed) Glenn A VERA Organization \_\_\_\_\_  
 Address 3817 N. McKinley Ave Phone 405-623-8758  
 City, State, Zip OKC, OK 73118 Email AVERA@NUUN@gmail.com

I prefer to be:  Mailed or  Emailed.  
Contact:  Owner  Representative

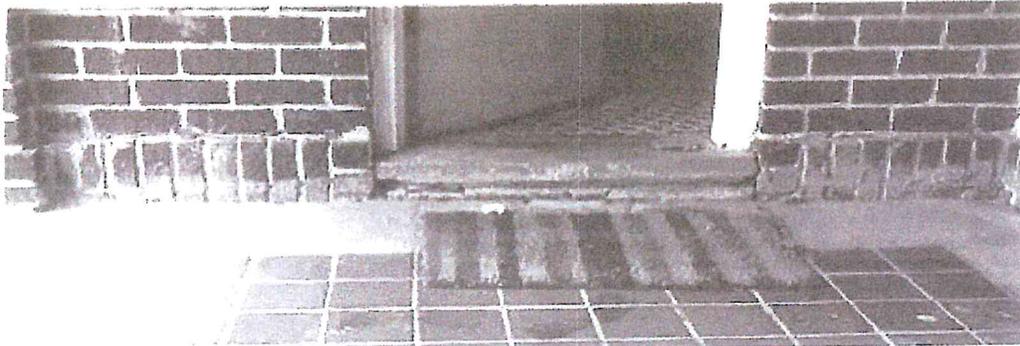
Is Federal money, a federal license or a federal permit included/required for any part of this project? Yes / No  
If yes, what Federal agency? \_\_\_\_\_

Is the property owner pursuing the Federal Tax Credits for Rehabilitation of income producing historic properties? Yes / No (For questions concerning the federal tax credit program, telephone the State Historic Preservation Office at (405) 522-4479).

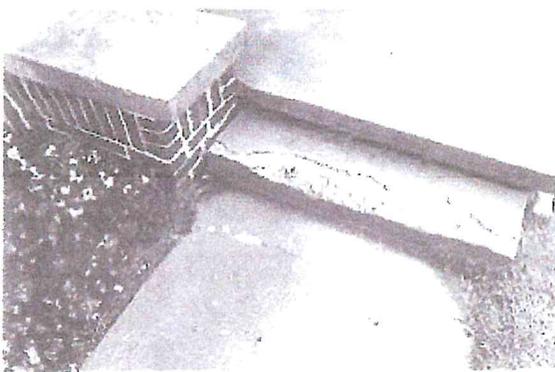
NOTE: Specific deadlines apply to submission of additional documentation or requests for appeals. Should your project be continued or denied, you are responsible for compliance with those deadlines.

**Certificate of Appropriateness**

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 Notes: \_\_\_\_\_  
 By: [Signature]



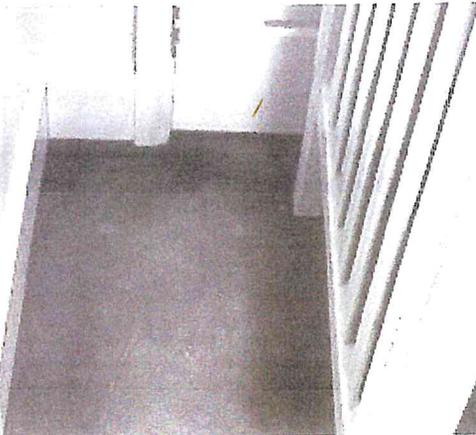
Picture depicts the dropping of porch at side porch door.



Stairs are deteriorating and create a blockade for water to sit and drain back towards foundation. This we believe has been causing the sidewalk to sink, as well as why we feel the porch extension is not original to the house.



Porch extension is separating and pulling away from the backs of the house.

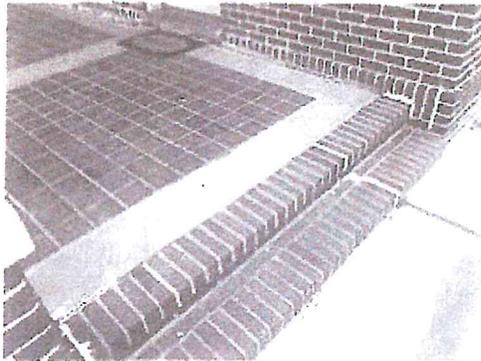


Basement wall, water comes in during rain, water finds its way through either top of porch, through water digging pathway over time creating a channel for water to flow, or hydrostatic pressure forcing water in through basement wall.

## Certificate of Appropriateness

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 Notes: \_\_\_\_\_

By: DC WF



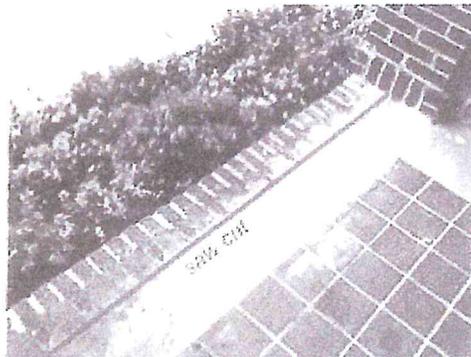
*Brick at stairs to be removed. Do not match the brick of the house*



*Brick at threshold to be removed. Do not match the brick of the house. Also see the crack in porch extension and amount of movement taking place.*



*Brick under porch extension to be removed. Does not match the brick of the house*



*Brick at the front of porch. Does match the brick of the house. to remain and saw cut if original brick is found would like to complete brick band*

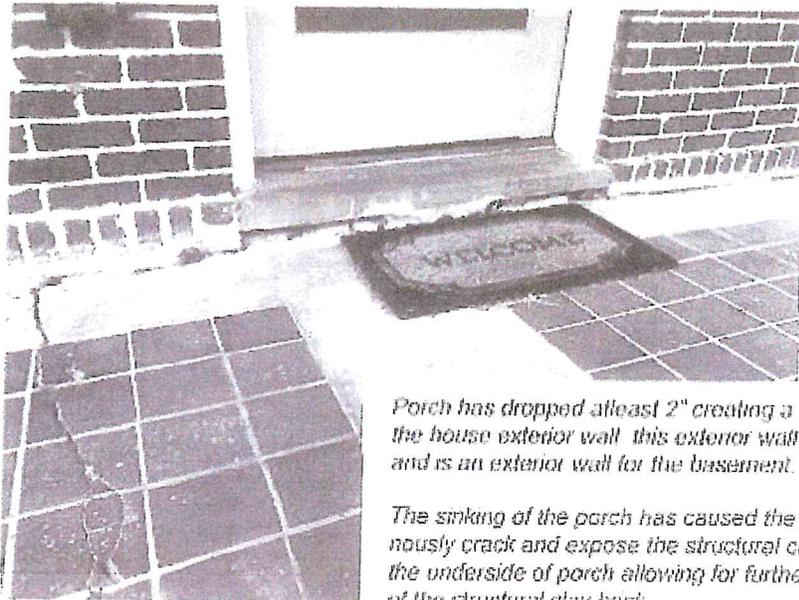


*Brick at the front of porch. Does match the brick of the house. to remain and saw cut if original brick is found would like to complete brick band.*

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By: DC WLF



*Porch has dropped atleast 2" creating a slope towards the house exterior wall this exterior wall continues down and is an exterior wall for the basement.*

*The sinking of the porch has caused the porch to continuously crack and expose the structural clay brick along the underside of porch allowing for further deterioration of the structural clay brick*



*Porch has dropped atleast 2" creating a slope towards the house exterior wall this exterior wall continues down and is an exterior wall for the basement sinking occurs across the entire exterior walls of the porch.*

**Certificate of Appropriateness**

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 Notes: \_\_\_\_\_

By: DC WLF

LEGAL DESCRIPTION

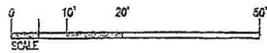
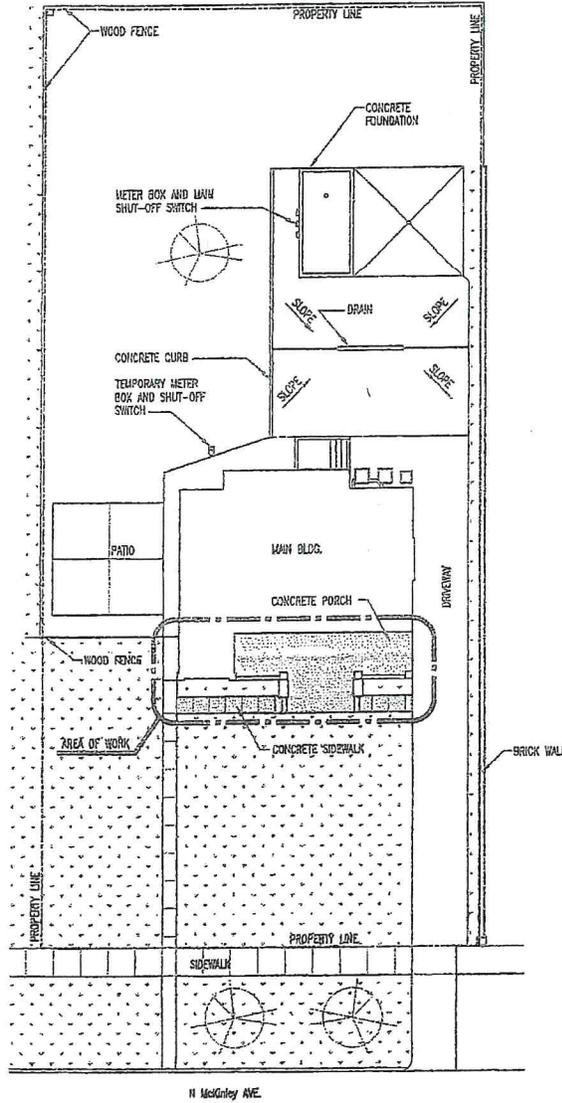
POTNAM HEIGHTS ADD  
Block: 014 Lot: 002

ADDRESS

3817 N McKinley AVE.  
Oklahoma City, OK  
73118

LEGEND

 AREA TO BE DEMOLISHED



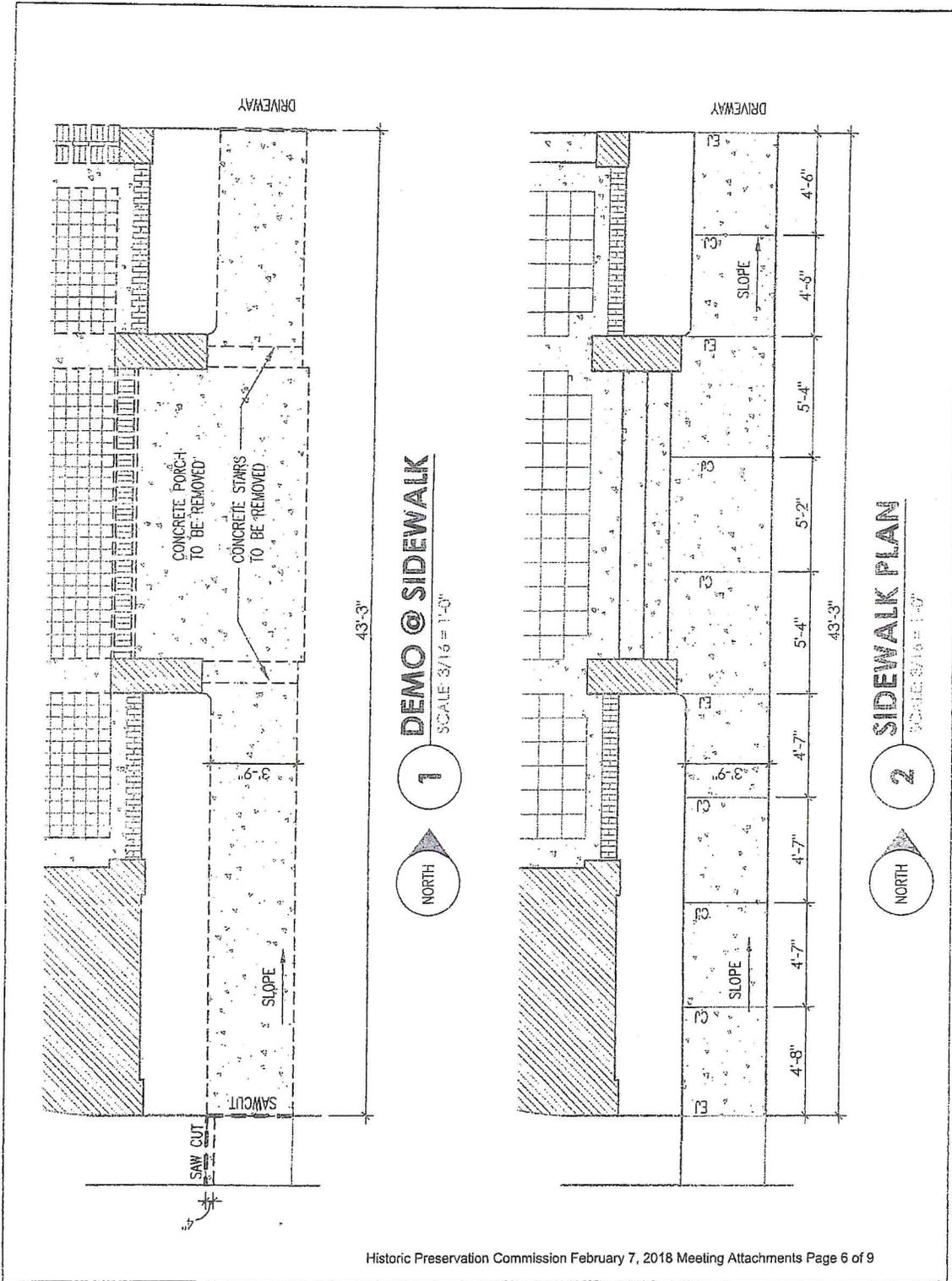
**1 SITE PLAN**  
SCALE: FT

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## Certificate of Appropriateness

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 Notes: \_\_\_\_\_

By: DC Wuf



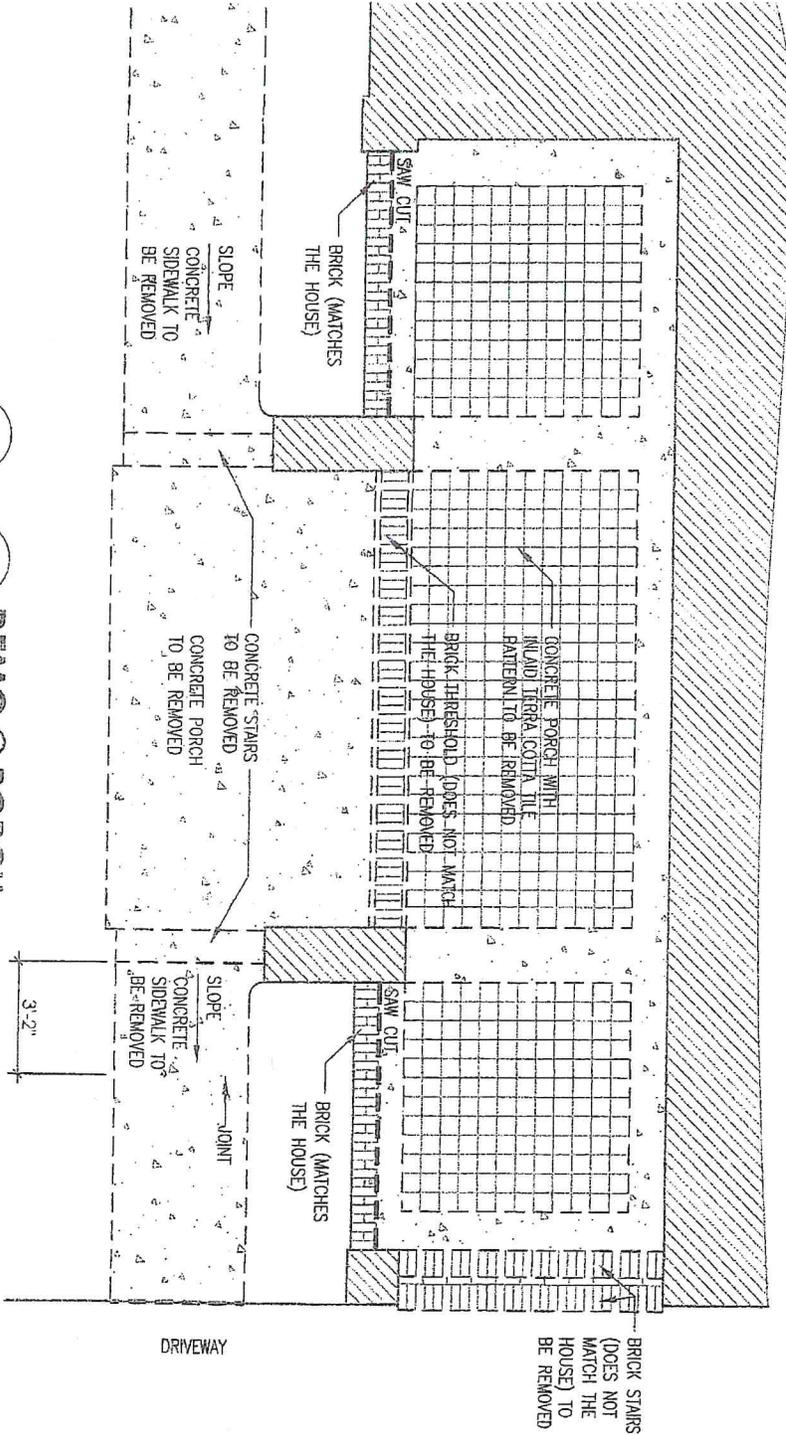
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 Notes: \_\_\_\_\_

By: DC WJF

NORTH  
1 DEMO @ PORCH  
SCALE: 1/4" = 1'-0"



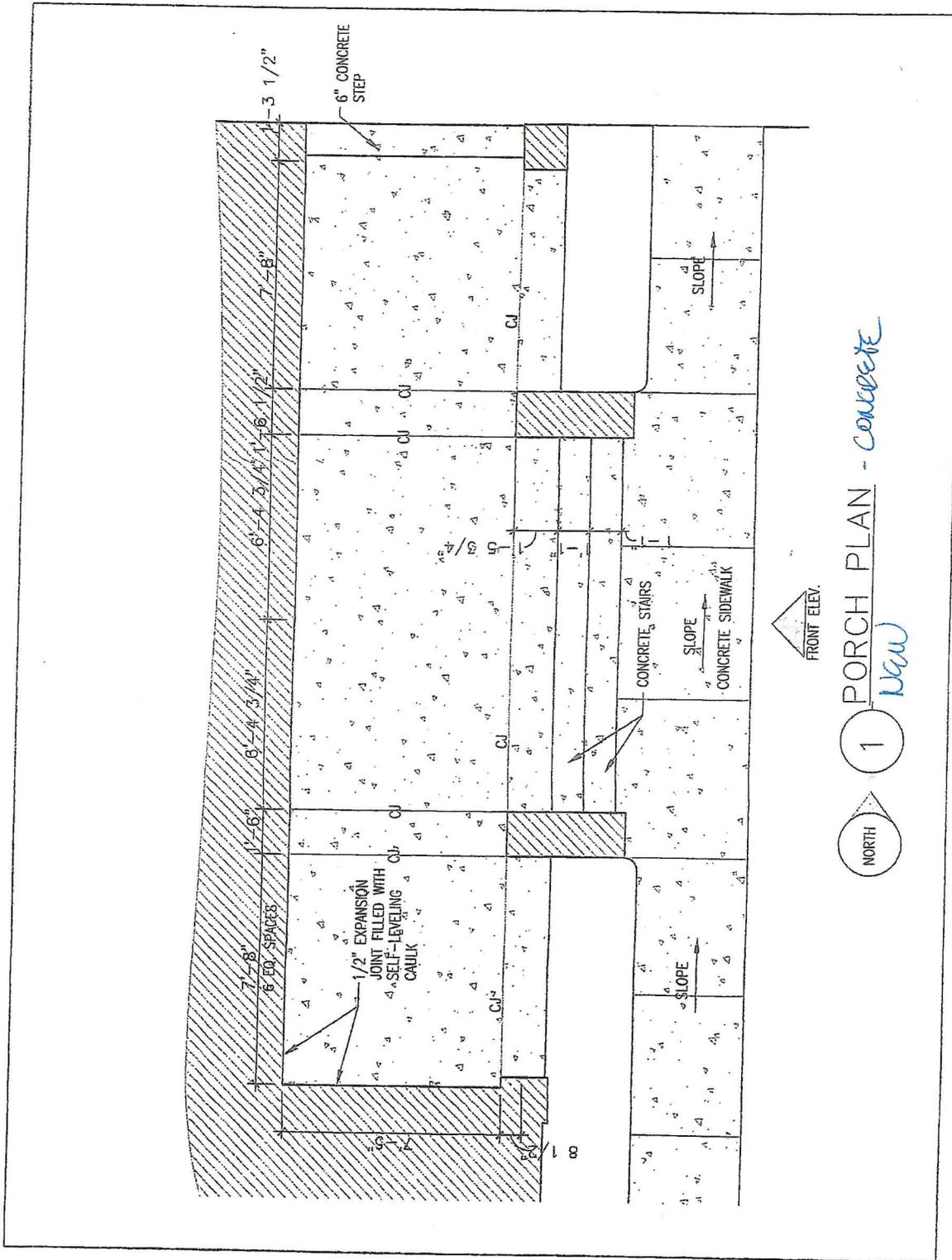
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Notes: \_\_\_\_\_

By: DC WLF



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Notes: \_\_\_\_\_

By: DC MF



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Notes: \_\_\_\_\_

By: DC MF