



The City of  
**OKLAHOMA CITY**

Staff Only:

Date Stamp

Zoning: HP or HL

District: Crown Heights

HPCA-23-00102

Received by: RJ



# 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): 1005 NW 40th Street, Oklahoma City, OK 73118

Legal Description of Property (lot, block, addition): Lot 026 of Block 004, Crown Heights Addn

Year built: 1938 Exterior wall material: Stone Veneer Floor area: 1607 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 \_\_\_\_\_

Desired to erect a stand-alone carport directly in front of the existing garage, behind and East of the house.

## 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

Agh

Date

7/25/23

Name (printed)

Alexandra Hickey-Owen

Organization

Address

1005 NW 40th Street

Phone

City, State, Zip

Oklahoma City, OK 73118

Email

alexgrayowen@gmail.com

I prefer to be: ☐ Mailed or ☐ Emailed.

Representative Signature

Date

Name (printed)

Randy Wunder

Organization

Barkocy Construction Inc.

Address

7521 N. Classen Blvd.

Phone

405-639-9280

City, State, Zip

Oklahoma City, OK 73116

Email

randy@barkocyconstruction.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.



Barkocy Construction Inc.



**Historic Preservation – Application for Certificate of Appropriateness  
Additional Descriptions for the Scope of Work**

- The proposed carport will be built of lumber to match the dimensions and details of the features found on the front porch of the subject home.
- Also like the front porch, the columns will be elevated on 4" x 12" x 12" concrete pedestals.
- The ceiling/soffit of the carport will be bead-board to match that of the front porch.
- The roof of the carport will be flat, using TPO membrane for waterproofing, along with a subtle tapered underlayment to provide pitch for drainage.
- The edges of the roof will be covered by guttering on all four sides
- The carport will be separated from the garage
- The paint will be applied to all visible wooden surfaces to match the color of the house trim & garage.
- Based upon the proposed footprint of the new carport, and the present conditions of the driveway in this work area, we also propose to demo and replace the concrete drive, while also widening the drive to be underneath all of the carport columns.



## SUBMITTAL CHECKLIST

Submit this checklist with the application and supporting documents.\*

\* Staff and/or the Commission may request additional documents to fully illustrate the proposal.



### Intent

The purpose of documentation is to illustrate what the property looks like NOW, what work is proposed, and what the property would look like AFTER proposed work is completed. Please consult staff if you have questions about how to adequately document your proposed project.

### Drawing Standards

- ☒ 1. Scale
- ☒ 2. North arrow /directional reference
- ☒ 3. Property lines
- ☒ 4. Specification of materials
- ☒ 5. Dimensions

### Minimum Required Documents

- ☒ **A. Scope of Work** – A written description of each proposed work item must be included on the application form itself. Additional pages may be attached if more detail is necessary.

- ☒ **B. Documentation of Existing Conditions** – Documentation of the appearance, condition and dimensions of any existing materials to be replaced or altered must be submitted.

- ☒ 1. Clear photos of each work item, printed on regular 8.5x11 paper (no photo paper)
- ☒ 2. Drawings or labeled photos with accurate dimensions and materials (no photo paper)

- ☒ **C. Site plans** for existing and proposed work as follows:

- ☒ 1. Buildings (including garages)
- ☒ 2. Fences or fence walls
- ☒ 3. Sidewalks, driveways
- ☒ 4. Landscape elements, including decks, sheds, etc.

- ☒ **D. Elevations, floor, and roof plans**, including existing and proposed features and elements:

- ☒ 1. Exterior materials and architectural elements
- ☒ 2. Doors, windows, awnings, light fixtures
- ☒ 3. Porches, stoops, steps, ramps, railings
- ☒ 4. Roof plan (ridgelines, chimneys, vents, gutters, etc.)

- ☒ **E. Construction methods and materials**

- ☒ 1. Roof features, including chimneys, turbines, vents, gutters, etc.
- ☐ 2. Brick/masonry color, size, and pattern *N/A*
- ☒ 3. Siding profile, dimensions, reveal
- ☒ 4. Foundation material, dimensions, and features

- ☒ **F. Products**

- ☐ 1. Cut sheet or brochure of any commercial product to be used, with dimensions, materials, and color *N/A*
- ☒ 2. Photos or drawings of custom products to be used, with dimensions, materials, and color

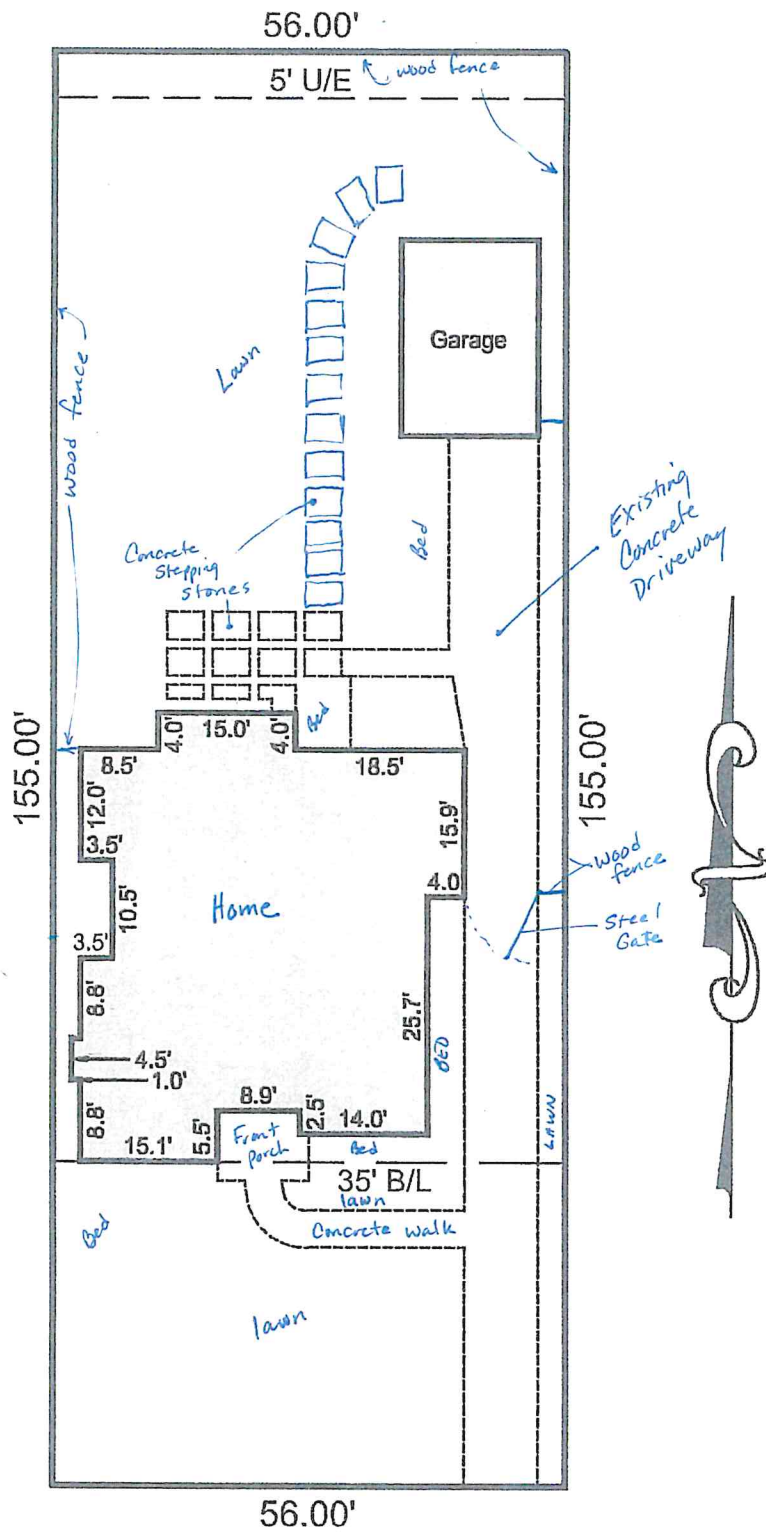
- ☒ **G. Additional documentation for New Construction or Additions**

- ☐ 1. Floor height, with comparison to neighboring properties and primary structure (additions) *NO CHANGE*
- ☒ 2. Total height, with comparison to neighboring properties and primary structure (additions) *overall 101" H*
- ☒ 3. Site plan with setbacks and siting of neighboring properties
- ☐ 4. Topographical information for existing site and any proposed changes *N/A*

- ☒ **H. Additional Documentation** – Documents as needed to fully define the project, such as illustrations, details, sections, product information, and samples.

### Typical Project Requirements

- Roof replacement-A, B, C, E, and F
- Siding replacement-A, B, C, E, and F
- Fence replacement-A, B, C, E and F including height
- Yard elements (sheds, decks, etc)-A, B, C, D, E, and F
- New Construction – All
- Additions – All
- Window replacement -See window handout)



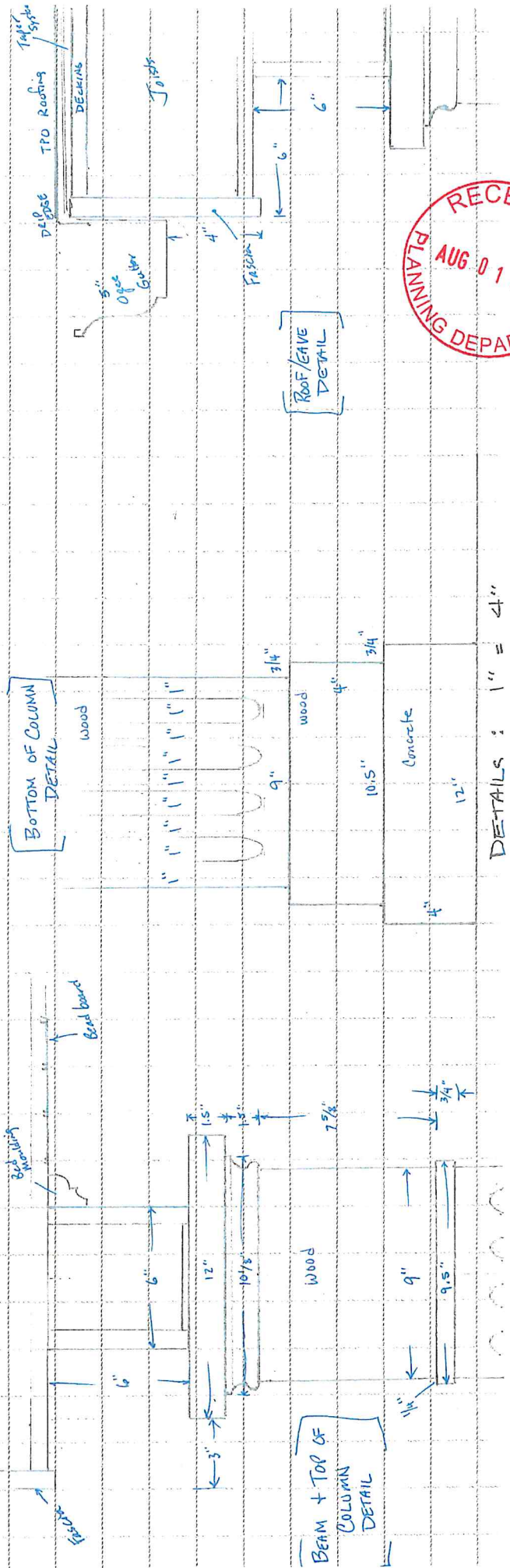
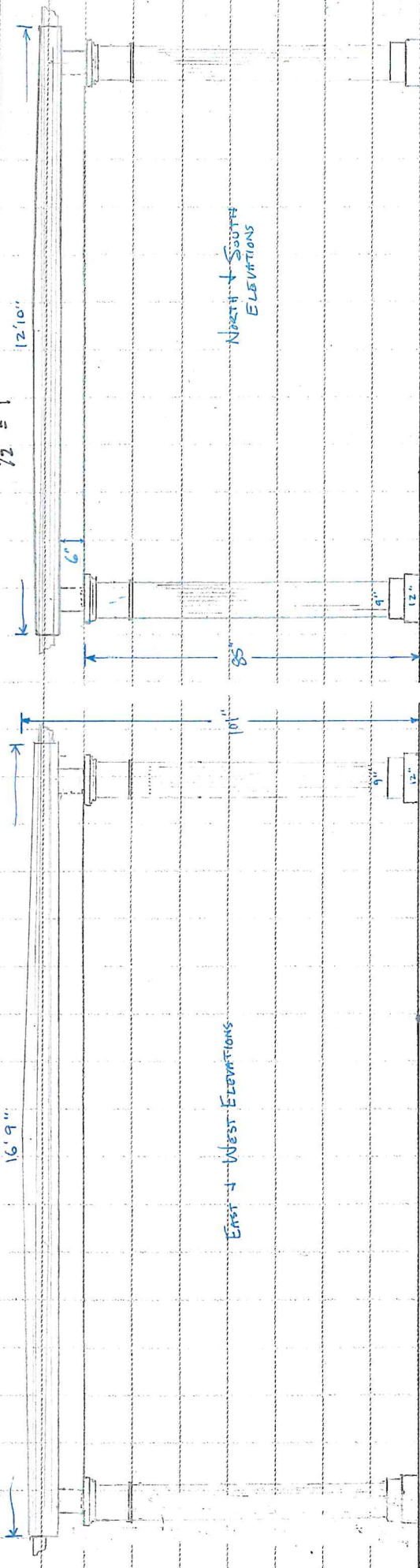
**-1005-  
NW 40th St.**

1' = 16'

Existing Site Plan

# NEW CARPORT STRUCTURE - 1005 NW 40TH ST., OKC, OK ELEVATIONS & DETAILS

1/2" = 1'



DETAILS : 1" = 4"





AS-BUILT GARAGE  
& DRIVEWAY, ETC.  
CONDITIONS

1005 NW 40<sup>TH</sup> STREET  
OKLAHOMA CITY, OK

CONCR.  
STEPPING  
STONES

WALK

GARAGE

DRIVEWAY

Property Line - Wooden Fence

Bed

bed

Tree

House

$\frac{1}{4}'' = 1'$

NORTH

Lawn

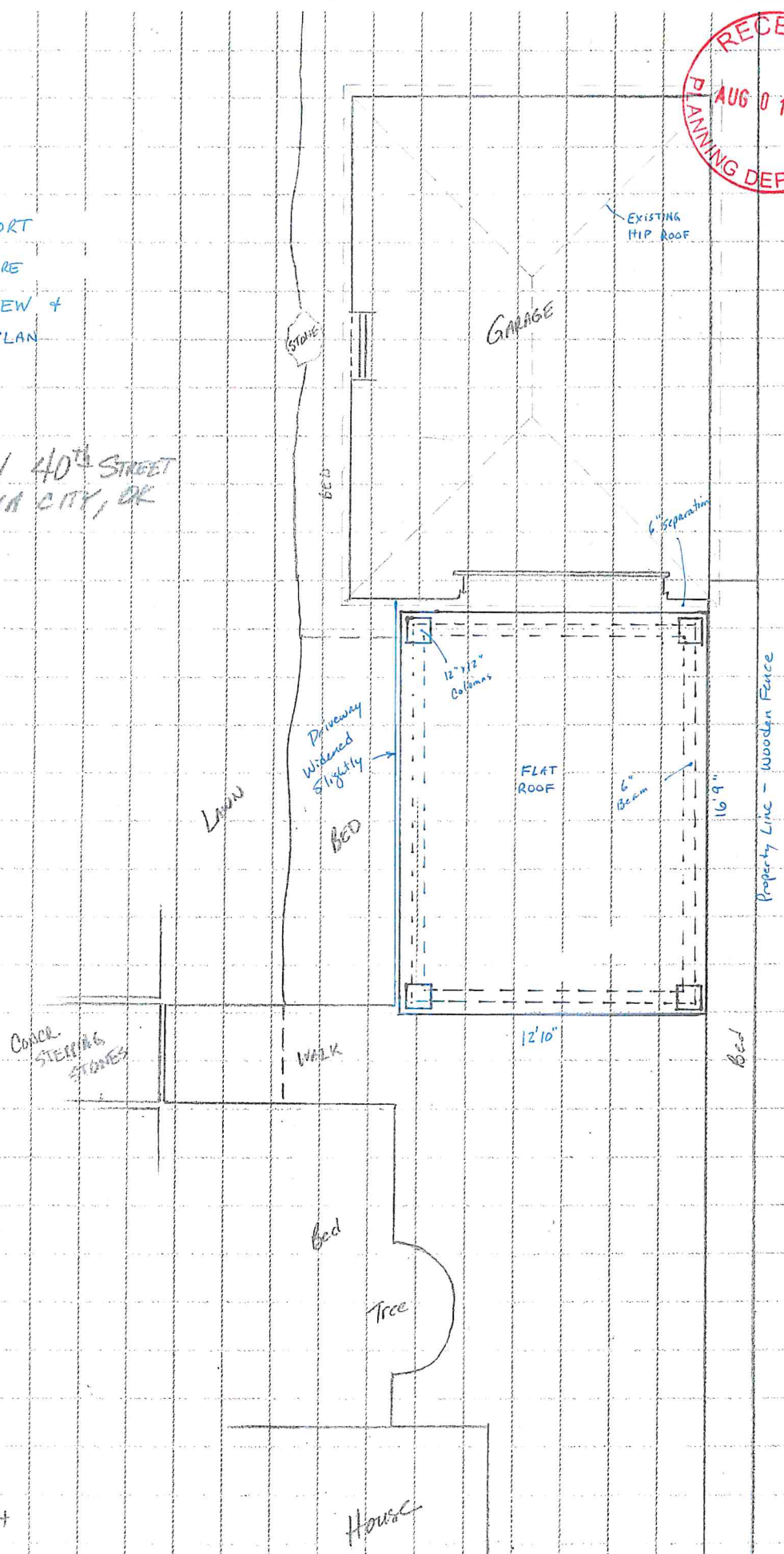
bed

bed



NEW CARPORT  
STRUCTURE  
PLAN VIEW &  
ROOF PLAN

1005 NW 40<sup>TH</sup> STREET  
OKLAHOMA CITY, OK



$\frac{1}{4}'' = 1'$

North

House





Concrete Work

NEW CARPORT  
STRUCTURE  
PLAN VIEW &  
ROOF PLAN

1005 NW 40<sup>th</sup> STREET  
OKLAHOMA CITY, OK

CONCR.  
STEPPING  
STONES

$\frac{1}{4}" = 1'$

North

Low

STONE

6'2"

Driveway  
widened  
slightly

Bed

WALK

Bed

Tree

House

GARAGE

EXISTING  
HIP ROOF

6" Separation

FLAT  
ROOF

6" Beam

Possible Demo  
of Broken Concrete  
to Re-pave  
11'0" x 8'

Fill in  
Strip  
along west  
side  
17'5" x 1'2"

Even with other  
side of walk

12'10"

16'9"

Bed

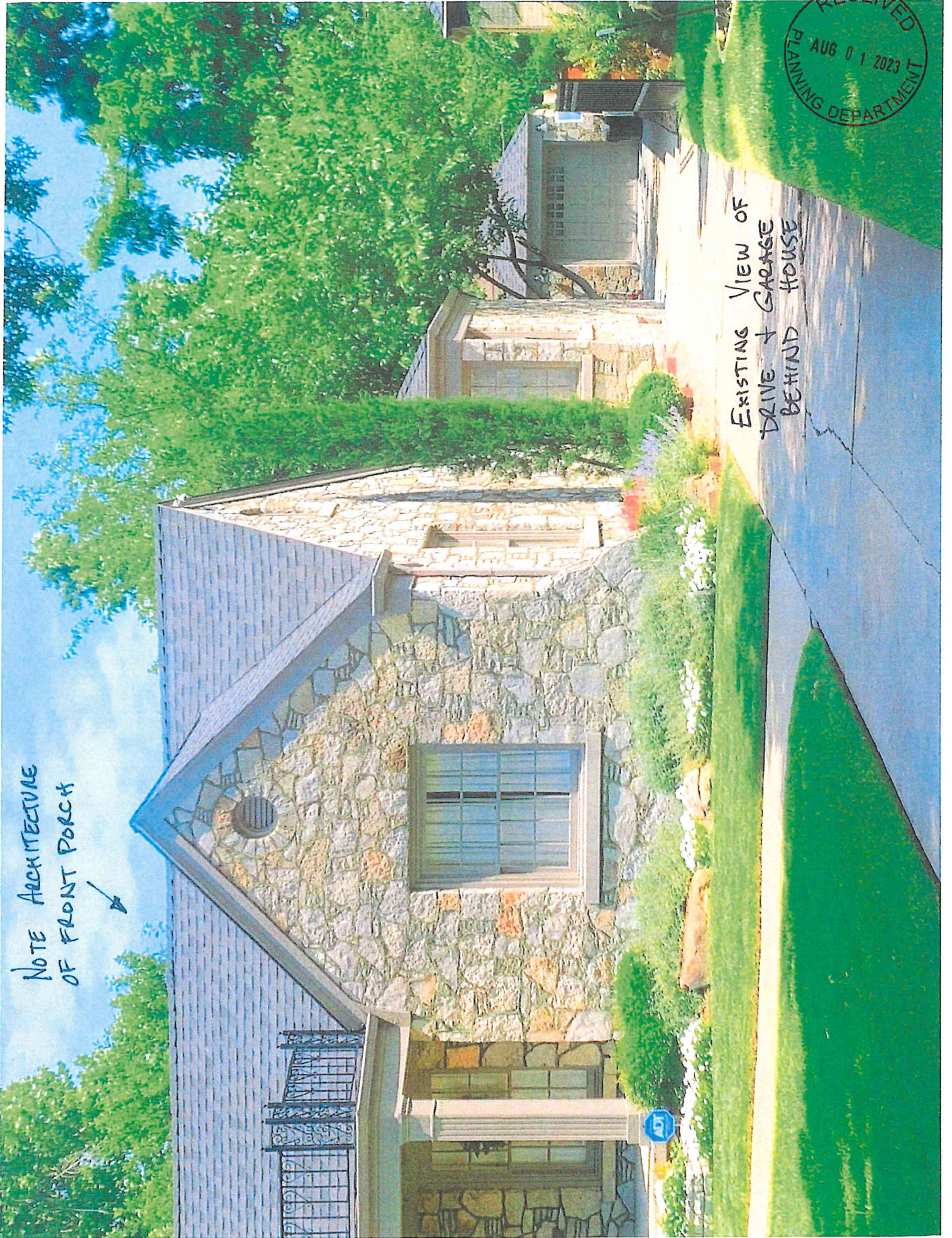
Property Line - Wooden Fence



NOTE ARCHITECTURE  
OF FRONT PORCH



EXISTING VIEW OF  
DRIVE + GARAGE  
BEHIND HOUSE





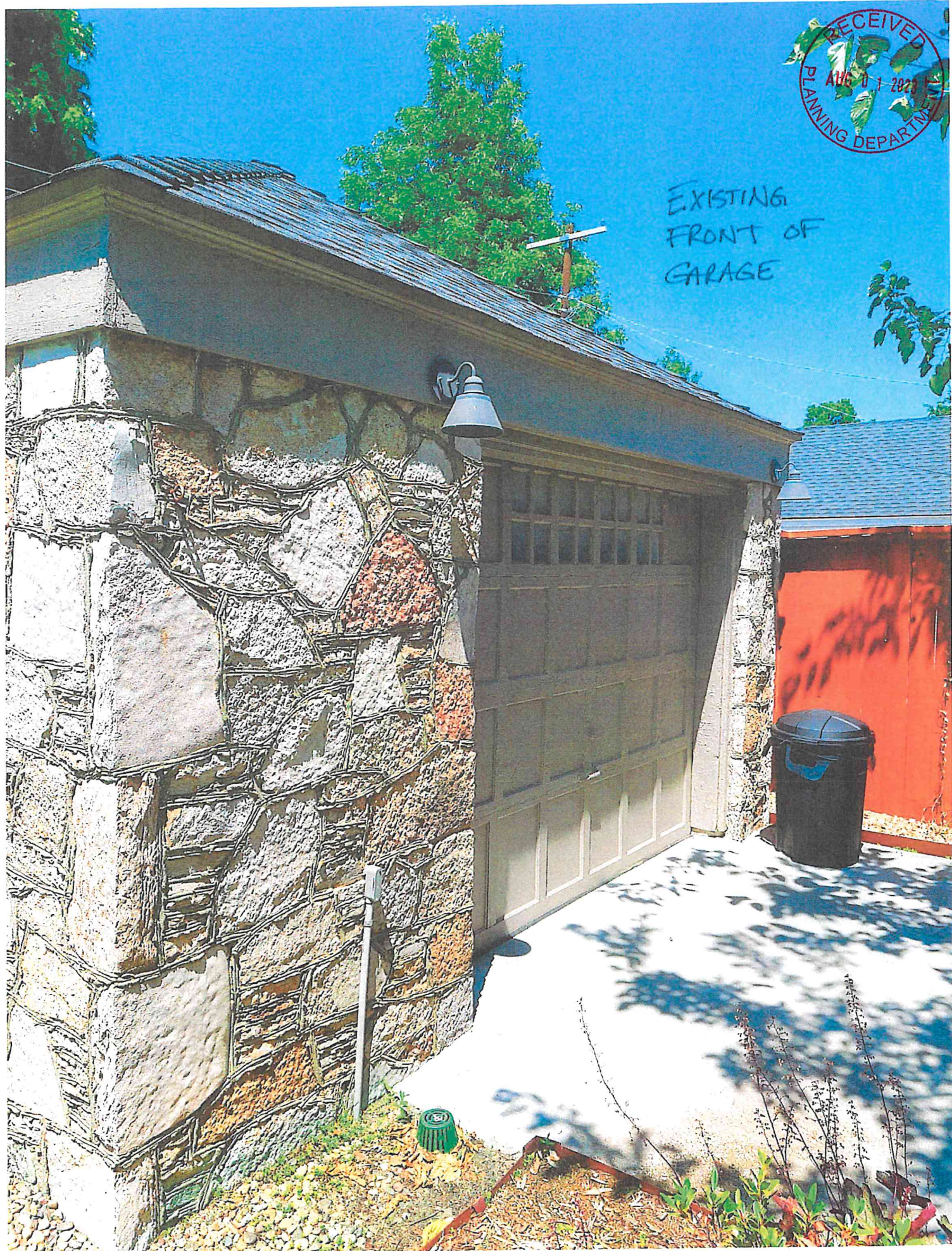


PHOTOSHOPPED PROPOSED  
CARPORT IN FRONT OF  
GARAGE





EXISTING  
FRONT OF  
GARAGE





EXISTING WEST  
SIDE OF  
GARAGE &  
DRIVEWAY  
SPACE







PHOTOSHOPPED PROPOSED CARPORT  
DETACHED - SOUTH OF GARAGE





INTEND TO BUILD THE CARPORT WITH  
A FLAT ROOF & COLUMNS TO MATCH  
THE FRONT PORCH

