

City of Norman

2021 Historic Preservation Guideline Update
Public Input Meeting
July 19, 2021



2021 Historic Preservation Guideline Update

Preservation In Norman

1993 - Historic District Ordinance adopted

- **Allowed for the creation of Historic Districts**
- **Established Historic District Commission**
- **Allowed for the development of Historic Preservation Guidelines**



2021 Historic Preservation Guideline Update

History of Preservation In Norman

1995 – Chautauqua Historic District established

1997 – Miller Historic District established

2007 – Update of Historic Preservation Guidelines

2008 – Adoption of Revised Historic Preservation Guidelines

2009 – Release of Historic Preservation Handbook



2021 Historic Preservation Guideline Update

History of Preservation In Norman

2016 - Southridge Historic District Established

2018 - Chautauqua Historic District expanded to include College Ave

2018 - Southridge Historic District expanded to include the west side of Classen Blvd



2021 Historic Preservation Guideline Update

Revisions & Updates of Guidelines

- **Corrections of typos & errors**
- **Rewording for clarification**
- **Addition of items missed - storm shelters, solar panels, front doors, alternative materials**



2021 Historic Preservation Guideline Update

Revisions & Updates of Guidelines

- **Guidelines modified to accommodate new Districts**
- **Allow common small requests to be approved through Administrative Bypass process utilizing a clear set of standards or criteria to be met**



2021 Historic Preservation Guideline Update

Revisions & Updates of Guidelines

- **Reformat Historic Preservation Handbook**
 - **Educational information separated clearly from the Guidelines & Standard**
 - **Norman's history of development added to allow for future Districts**
 - **Historical/Architectural background on Southridge developed**
 - **Examples of appropriate architectural elements for various styles**



2021 Historic Preservation Guideline Update

Major Revisions:

- **Administrative Bypass**
- **Parking**
- **Garages**
- **Accessory Structures**
- **Secondary Structures**
- **Materials**
- **Windows & Doors**
- **Fences**
- **Energy Efficiency**
- **Additions**



2021 Historic Preservation Guideline Update

Administrative Bypass Items

(Items listed in green already allowed by Bypass)

- **Garden & Accessory Structures less than 400 sq ft. in rear yard**
- **Storm shelters less than 120 sq ft. in rear yard**
- **Parking/Concrete areas less than 400 sq ft. in rear yard**
- **Walk ways in rear yard**
- **Swimming Pools in rear yard**
- **Garage door replacement – wood or wood composite**
- **Front & side yard fences less than 4'**
- **Rear yard fences less than 6"**
- **National Register of Historic Places plaque – limited to 2 sq ft.**
- **Removal of non-historic siding to reveal historic siding**
- **Solar panels, solar tubes on rear of house**



2021 Historic Preservation Guideline Update

Administrative Bypass Items continued

- **Window replacement – clarified criteria**
- **Storm windows and screens**
- **Awnings**
- **Doors – in-kind only**
- **Storm doors and screens**
- **Screening of rear porch**
- **Balconies or porches less than 120 sq ft.**
- **Concrete steps**
- **Porch flooring**
- **Solar racks less than 120 sq ft.**
- **Accessibility ramps and handrails**
- **Decks less than 300 sq ft.**
- **Demolition or relocation of accessory structure less than 120 sq ft.**



2021 Historic Preservation Guideline Update

Parking Revisions

- **400 sq. ft. rear parking areas allowed by Administrative Bypass**



2021 Historic Preservation Guideline Update

Garage Revisions

- **Garages capped at 575 sq ft. or 50% of the principal structure which ever is smaller**
- **Cumulative no larger than foot print of house**
- **Maximum of 2 garages per property**
- **Cement fiberboard allowed when limited visibility**



2021 Historic Preservation Guideline Update

Accessory Structures (120 - 400 square feet)

- **Must be compatible with house**
- **Rear yard with limited/no visibility**
- **Larger than 400 square feet will be reviewed under Secondary Structure or Garage Structure Guidelines**



2021 Historic Preservation Guideline Update

Secondary Structures

- **400 sq ft. or greater**
 - Cabanas, art studio and garage apartment
- **Match principal structure**
- **Max size 575 sq ft. or 50% which ever is smaller**
- **Subservient to principal structure**
- **Cumulative sq ft. for all accessory structures to be no greater than principal structure**



2021 Historic Preservation Guideline Update

Material Revisions

➤ **Addition of Materials**

- **Stucco**
- **Metal**
- **Cement Fiberboard**
- **Concrete Block**
- **Stone**

➤ **Expansion information on materials**

Clarification on when alternative materials are allowed



2021 Historic Preservation Guideline Update

Window & Door Revisions

- **Separated into 2 sections**
- **Clarification of Guidelines**
 - **When replacement is allowed**
Deteriorated more than 50% and not repairable
 - **Appropriate materials - historic house vs new constructions vs addition**



2021 Historic Preservation Guideline Update

Fence Revisions

- **Clarified Admin Bypass criteria**
- **Removed fence palette was not being used by applicants**
- **Allowed for chain link in rear yard**



2021 Historic Preservation Guideline Update

Energy Efficiency Revisions

- **Guidelines added for the review of energy efficiency requests such as solar panels, skylights, solar racks, and solar shingles.**



2021 Historic Preservation Guideline Update

Reorganization of Historic Preservation Handbook

- **Clear delineation between sections:**
 - **Informational/Maintenance Guidance**
 - **Standards**
 - **Guidelines**



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NEXT STEPS

- **2ND PUBLIC INPUT MEETING JULY 26, 5:30 PM**
- **HISTORIC DISTRICT COMMISSION
REVIEW & DISCUSS COMMENTS
RECOMMENDATION TO CITY COUNCIL**
- **PLANNING COMMISSION**
- **CITY COUNCIL FOR ADOPTION**
- **INCORPORATION OF GUIDELINES INTO HISTORIC
PRESERVATION HANDBOOK**



QUESTIONS AND COMMENTS

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