



Historic Preservation Services

Community Development & Neighborhood Services

281 North College Avenue
P.O. Box 580
Fort Collins, CO 80522.0580

970.416.4250

preservation@fcgov.com

fcgov.com/historicpreservation

CERTIFICATE OF APPROPRIATENESS – Minor Alteration (No Application Required)

ISSUED: October 14, 2020

EXPIRATION: October 14, 2021

Benjamin King
1203 Harris Drive
Fort Collins, CO 80524

Dear Mr. King:

This letter provides you with certification that proposed work to your triplex property, a contributing resource in the Laurel School Historic District listed in the National Register of Historic Places in 1980, known as the Michael Klein Residence at 601-603 Mathews Street, has been approved without an application by the City's Historic Preservation Division (HPD). The proposed work appears to be routine in nature with minimal effects to the historic resource, and meets the requirements of Chapter 14, [Article IV](#) of the Fort Collins Municipal Code.

The alterations reviewed include:

- In-kind roof replacement (TPO membrane) for flat section of roof
 - *Note: Asphalt shingle roof replacement w/ edge vents approved after-the-fact on December 12, 2019.*

Notice of the approved application has been provided to building and zoning staff to facilitate the processing of any permits that are needed for the work. Please consider National Park Service Preservation Brief #4, [Roofing for Historic Buildings](#) as you complete this project.

Please note that work beyond that indicated in your permit application/correspondence requires additional approval. Items requiring further approval include, but are not limited to, the following activities:

- Work affecting, or repair of, a chimney;
- Repair or replacement of historic decorative or functional features on or near the roof, such as fascia, purlins, brackets, eaves, gutters, and dormers;
- Replacement of substructure to the roof, such as sheathing/decking, rafters, or trusses;
- Installation of roof insulation above the sheathing that will result in more than a 2-inch increase in the roof height;
- Addition of new rooftop features including skylights, dormers, and new vents.

If the approved work is not completed prior to the expiration date noted above, you may apply for an extension by contacting staff at least 30 days prior to expiration. Extensions may be granted for up to 12 additional months, based on a satisfactory staff review of the extension request.

If you have any questions regarding this report, or if I may be of any assistance, please do not hesitate to contact me. I may be reached at jbertolini@fcgov.com or 970-416-4250.

Sincerely,

Jim Bertolini
Historic Preservation Planner

Jim Bertolini

From: Severe Weather Roofing and Restoration, LLC <home@severeweatherroofing.com>
Sent: Wednesday, October 14, 2020 2:22 PM
To: Jim Bertolini
Subject: [EXTERNAL] Re: B2011100 - Roof for 601-603 Mathews - historic review

Yes, that is correct. We only did the flat part of the roof with TPO. If you have any other questions please let me know.

Thank you,

Severe Weather Roofing
3307 S. College Ave. #220
Ft. Collins, CO 80525
970-223-2455

On Tue, Oct 13, 2020 at 4:59 PM Jim Bertolini <jbertolini@fcgov.com> wrote:

Shanell,

I'm contacting you about your roofing permit request on the triplex at 601-603 Mathews Street. This property is part of the Laurel School Historic District, listed in the National Register of Historic Places in 1980. Under Municipal Code 14, [Article IV](#), we do review/approve exterior alterations to properties like this.

Normally, roofing is routine but I need to clarify something regarding your roofing permit request for this property. Is your project proposing replacement of the entire roofing material with the TPO membrane? Or is the TPO membrane proposed only for the flat portions of the roof? If you could clarify your materials and where they are proposed for installation by responding to this email, I would appreciate it. Thanks!

JIM BERTOLINI
Historic Preservation Planner

Community Development & Neighborhood Services
281 North College Avenue
970-416-4250 office
jbertolini@fcgov.com

[Visit our website!](#)



“The City of Fort Collins is an organization that supports equity for all, leading with race. We acknowledge the role of local government in helping create systems of oppression and racism and are committed to dismantling those same systems in pursuit of racial justice. [Learn more.](#)”