

**HPAB Staff Report
HPAB Meeting April 8, 2002
Staff Report April 3, 2002
Kathleen J. Gager**

CASE: Fred & Adaline Olsen House (HPP02-00005)

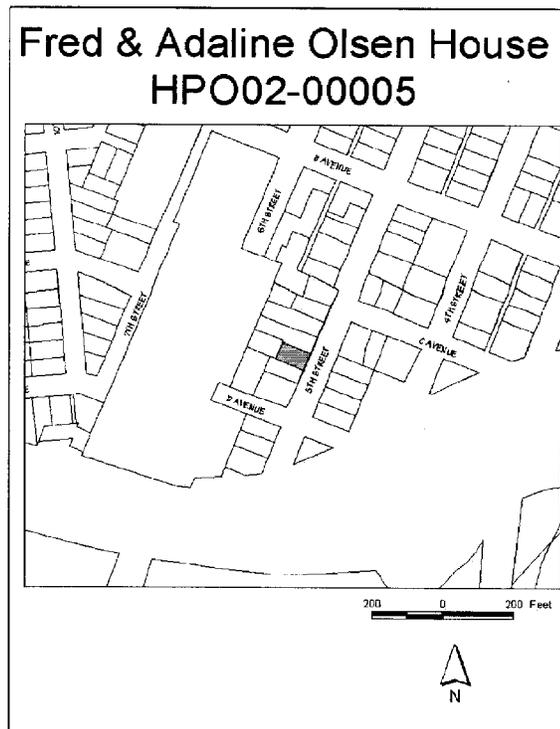
PROPERTY LOCATION: 820 SW 5th Street: Assessor's Map 12-5-2 BC Tax Lot 9100

APPLICANT/OWNERS: Russ Chambers - 820 SW 5th Street

REQUEST/PROPOSAL: Historic Preservation Designation Site New Construction Request to construct a new, 1 -story, accessory building in the Avery-Helm Historic District.

CRITERIA: The Historic Preservation Site New Construction Request will be approved if the Community Development Director finds the following criteria from Chapter 2.9 of the Corvallis Land Development Code (LDC) have been met:

- (a) The new construction maintains any unifying development patterns such as sidewalk and street tree locations, setbacks, building coverage, and orientation to the street.
- (b) The structure is consistent with the size and scale of surrounding contributing buildings and reflects their architectural elements.
- (c) Building materials are reflective of and complementary to existing contributing buildings within the district.
- (d) Signs, exterior lighting, and other appurtenances, such as walls, fences, awnings, and landscaping shall be visually compatible with the architectural character of the surrounding contributing buildings.



Out Building Proposal.

Building dimensions

12' x 24'

8' high walls

roof to be a 4 in 12 pitch

Building details

South and East walls must be 1 hour fire walls, no over hangs or openings of any kind.

A single window on the North wall will measure approximately 3' x 5'.

This window will only be visible from our back yard.

I plan on using a recycled window.

Final dimension and style to be determined by availability.

One 3' x 7' door on North side.

This door will only be visible from our back yard.

I plan on using a recycled door.

Final style to be determined by availability

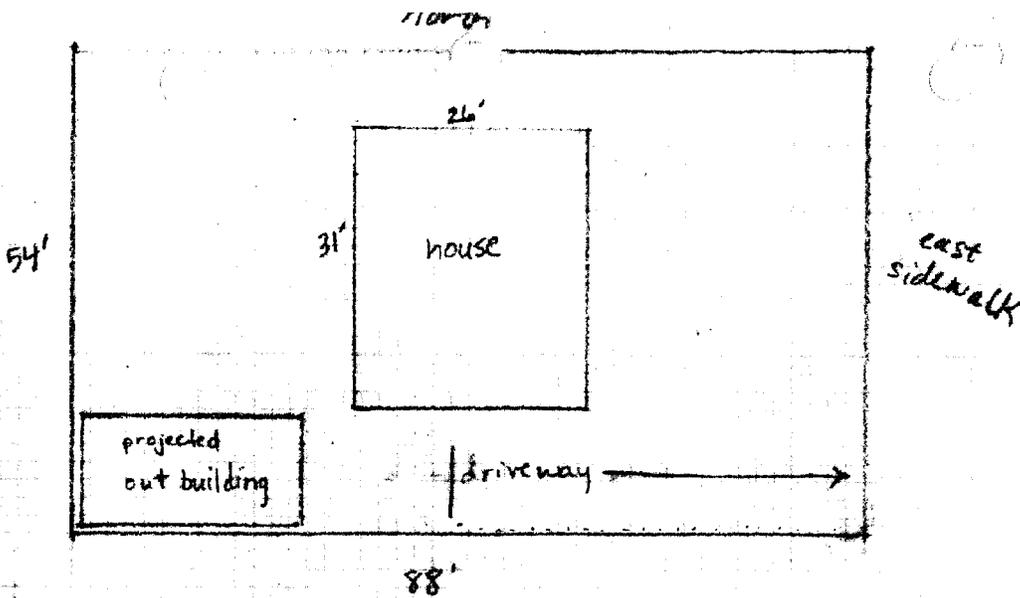
Front opening to consist of two 3.5' x 7' barn style doors.

Trim on doors and windows to match main house.

Siding on main house is 3.35" reveal. Currently unavailable. Siding will be the smallest lap siding available without doing a special order.

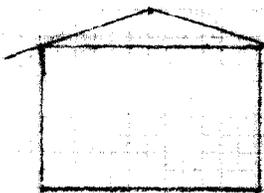
We will paint out building to match main house.

site plan
Russ Chambers
820 SW 5th Street

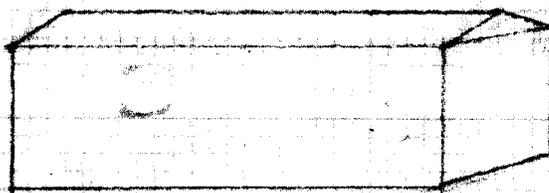


scale of lot (above) 2 feet = 1 block

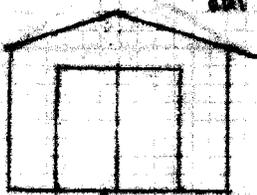
scale of drawings (below) 1 foot = 1 block



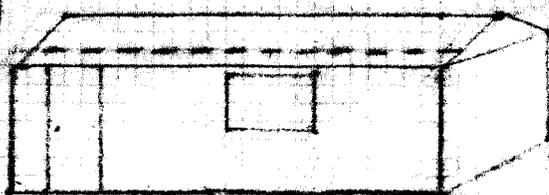
back facing west
view completely blocked
by a different
out building



side facing south
view completely blocked by neighbors out building

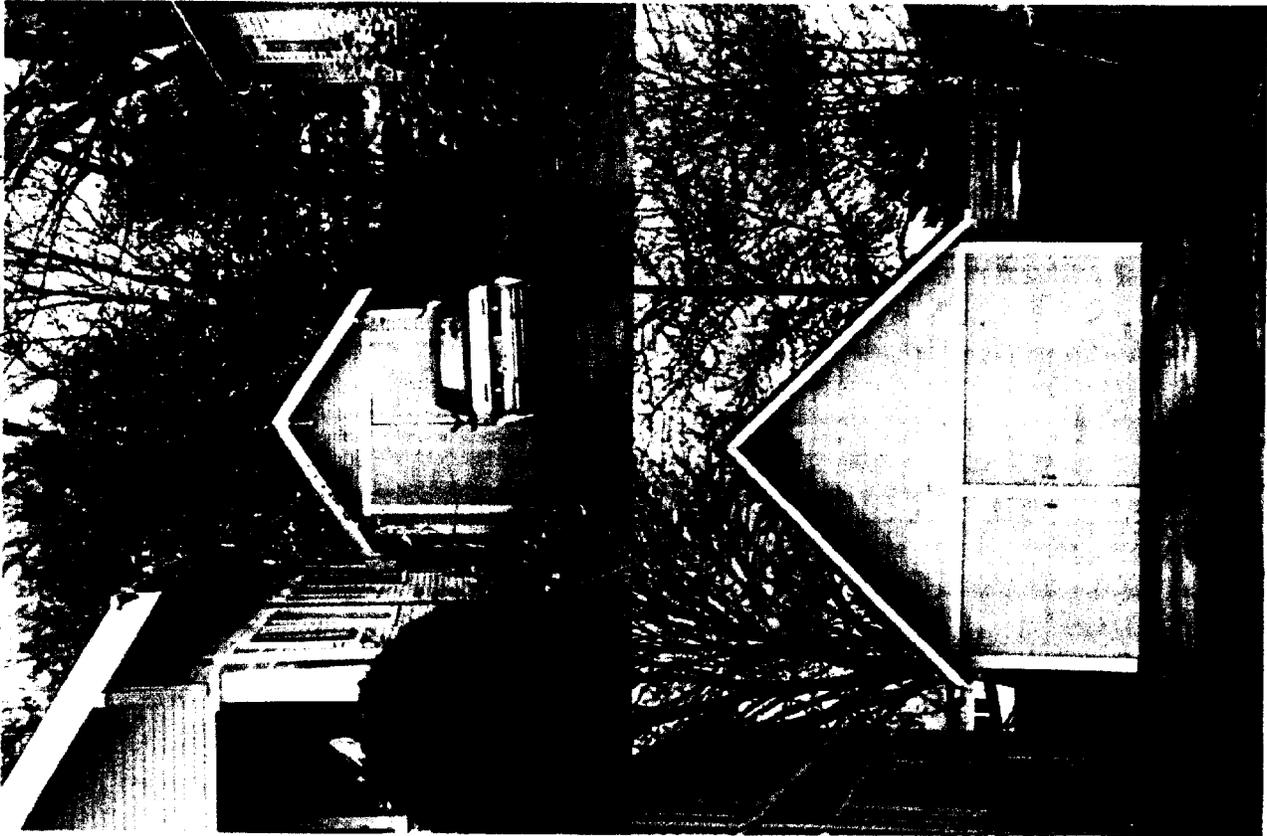


Front facing east



side facing North

819 SW 5th St directly across the street

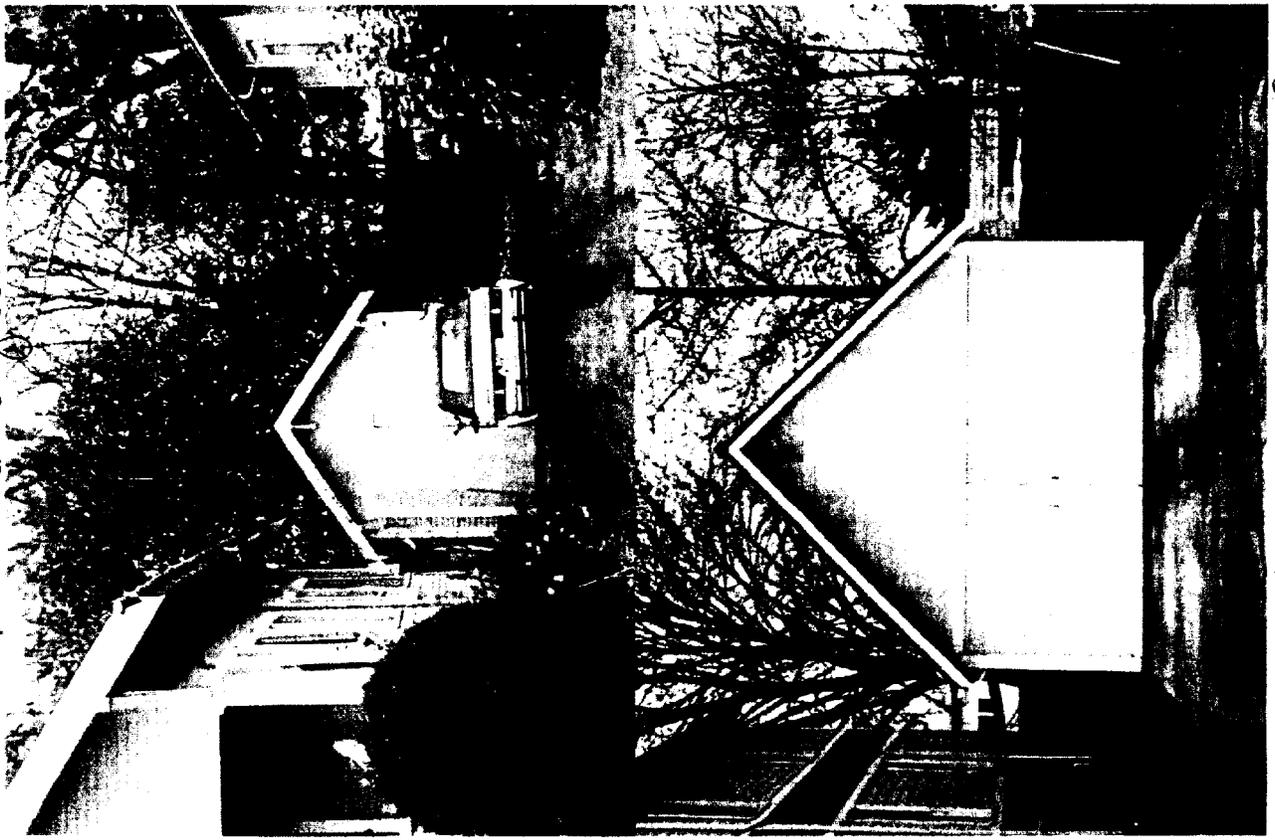


SW 5th St 2 doors south of WS

800 SW 5th St. 2 doors north of us



819 SW 5th St directly across the street



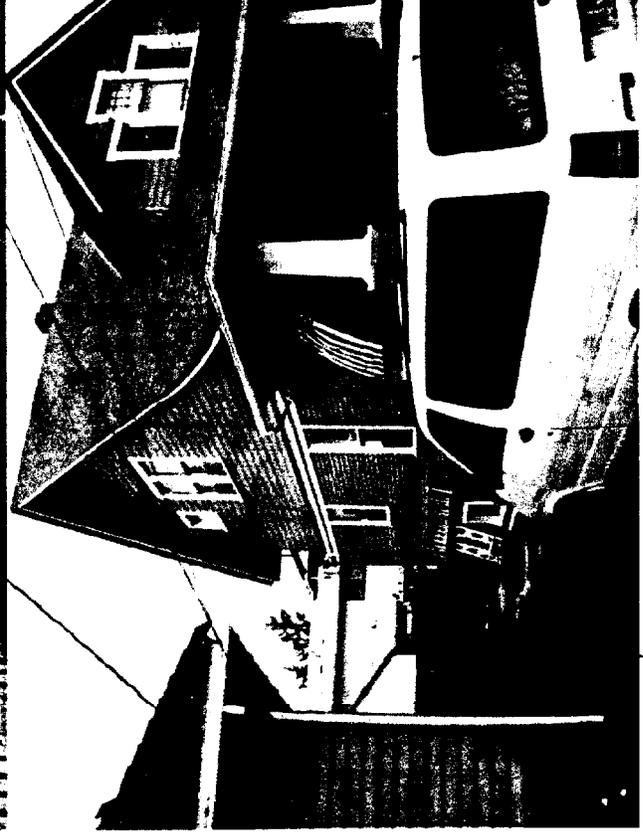
SW 5th St 2 doors south of us

806 SW 5th St 2 doors north of us



existing site 810 SW 15th St,

north side



↑ south side
side road - 15th St



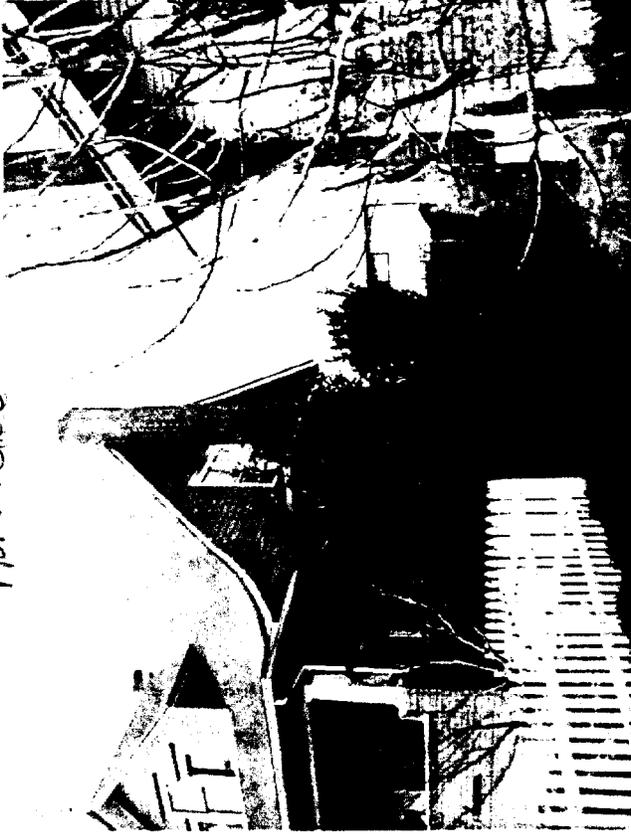
back
facing west

existing site 820 SW 5th St.

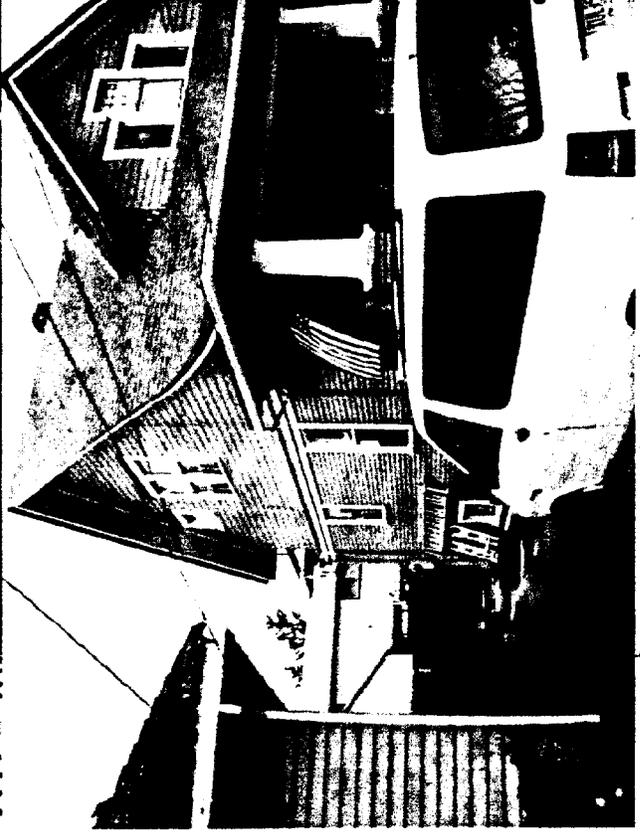
front, facing street, facing east



north side



back
facing west



↑ south side

United States Department of the Interior
National Park Service

National Register of Historic Places

Continuation Sheet

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820 SW 5th

Historic Name: Fred and Adaline Olsen House #2
Year of Construction: c.1914
Legal Description: Tax Lot 9100 (unplatted block commonly referred to as the Glassford Block)
Owner: Bob & Suzanne Reininger, 820 SW 5th St., Corvallis, OR 97333
Classification: Historic/Contributing (1)

Description: This is a 1½-story, wood frame bungalow. It is sheathed with horizontal lapped board siding and rests on a concrete basement foundation. The gabled dormer on the front (east) façade is sheathed with wood shingles. The side gabled roof, which is covered with wood shakes, has a flare at the eave. A full-width porch is recessed beneath this flared eave on the front elevation. The porch, which is partially enclosed with a knee wall, is supported by tapered square posts resting on piers. Windows, which are trimmed with decorative cornice molding, are primarily one-over-one double hung sash. Two large, fixed pane windows are located on the front elevation and a tri-part window, in a Palladian vein, is located in the front dormer. The center portion of that window is twelve-over-one double hung sash. An exterior brick chimney is located on the north elevation.

History: This house was constructed in c.1914 for Fred and Adaline Olsen. Fred was an edgerman with Corvallis Lumber Manufacturing Company. The Olsens sold the house to Howard and Frankie Pratt in 1941.

27 SW 5th

Historic Name: F.B. and Grace Nye House
Year of Construction: 1922
Legal Description: F.A. Helms Addition, Block 1 Lot 9, Tax Lot 7300
Owner: Larry I. & Erin Kahle, 24280 Starr Creek Rd., Corvallis, OR 97333
Classification: Historic/Contributing (house); Non-Historic/Non-Contributing (garage)

Description: This house is simple one-story, wood frame bungalow. It is sheathed with horizontal lapped board siding and rests on a concrete basement foundation. Its front-facing gabled roof is covered with composition shingles. Knee braces are located beneath the rake in the gable ends. An attached front-gabled porch is located at the southwest corner. The porch roof is supported by square posts and a decorative cross-bracing with purlins is located in the porch gable. Windows include eight-over-one and twelve-over-one double hung sash. There is an exterior brick chimney on the south elevation. A newer two-car garage is located behind the house to the east. It has large rolling metal doors and is a non-contributing resource.

History: According to a newspaper article and tax records, this house was constructed for Frank B. and Grace Nye in 1922. No further information about the house has been found.

834 SW 5th

Historic Name: Fred and Adaline Olsen House #1
Year of Construction: c.1911
Legal Description: Tax Lot 9200 (unplatted block commonly referred to as the Glassford Block)
Owner: Betty & Roy Foster, 834 SW 5th St., Corvallis, OR 97333
Classification: Historic/Contributing (1)

Description: This is a one-story, wood frame pyramidal cottage. It is essentially square in shape with a small rear (west) wing. It is sheathed with droplap siding and rests on a concrete foundation. Its hipped roof is covered with wood shingles. Decorative features include corner boards, a frieze, and window trim. Windows are one-over-one double hung sash with wood storms. The front (east) porch has been reconstructed. A small garage is attached to the southwest corner of the house.