

ARTICLE 8. HISTORIC DISTRICT (H-1)

Sec. 17-8.1. Statement of Intent

This district is intended to preserve and enhance lands and development within the community which are by virtue of age or architectural style, determined to be of historic significance.

Sec. 17-8.2. Use Regulations

The Historic District is a special district which can be super imposed over any other general use district defined in this Ordinance. The uses permitted shall be any use permitted in the general use district regulations which pertain to a specific site.

Sec. 17-8.3. Architectural Review

The Planning Commission shall appoint an Architectural Review Committee, members of which may come from the Planning District Commission or general public. The Architectural Review Committee shall develop such criteria it may deem desirable for the protection and enhancement of property and development within a Historic District (H-1), shall be responsible for reviewing development proposals and formulating recommendations for the Planning Commission and Town Council.

Sec. 17-8.4. Harmony of Design

Any building erected, altered, or restored in the Historic District (H-1) of the Town as designated by this Ordinance shall have such design and character as not to detract from the value and general harmony of design of buildings already existing in the surrounding area in which the building is located or is to be located.

Sec. 17-8.5. Power and Duties of the Zoning Administrator

It shall be the function of the Zoning Administrator to pass upon appropriateness of exterior architectural features of building and structures hereafter erected, altered or restored in the Historic District (H-1) wherever such exterior features are subject to public view from a public street, way, or place. All plans, building elevations and other information deemed necessary to determine the appropriateness of the exterior features of building to be passed upon the appropriateness of exterior architectural features in any case shall keep in mind the purpose set forth in Section 8, and shall consider the general design of the building of structure in question and the relation of such factors to similar features of building and structures in the surrounding area. The Zoning Administrator shall not consider detailed design, relative size of building or structure, interior arrangement, or features not subject to public view. The Zoning Administrator shall not make any requirements except for the purpose of preventing developments obviously incongruous to the building in the surrounding area.