

Artificial Siding

Definition: The term “artificial siding” shall be understood to include, but not be limited to; vinyl, aluminum, glass and wood fiber, and imitation brick, stone and masonry. It shall also include materials applied to soffits, fascia, porch ceilings, and other architectural elements.

Historically, wood, masonry and stucco have been the most prevalent siding materials in the Hyde Park Historic District. In order to protect the original fabric and historic integrity of the area, the use of artificial sidings in the historic district is discouraged. In compliance with the Secretary of the Interior’s Standards for Rehabilitation, repair, or replacement with duplicate materials, is the preferred rehabilitation method. The use of artificial sidings should only be considered after all other appropriate alternatives have been examined.

It is Permissible to...

Maintain and repair original siding materials.

Replace damaged or deteriorated artificial materials on buildings currently using such materials.

In Some Circumstance,

It May be Considered Permissible to...

Use artificial siding materials on new construction.

Use artificial siding materials on non-contributing structures.

Use artificial siding on additions or renovations to structures already clad in such materials.

It is Not Permissible to...

Use artificial siding materials on contributing buildings.

Before the ARC will review an application for installation of artificial siding on a contributing building, the following criteria must be met and should be reflected in the application materials.

1. Any existing deterioration shall be identified, repaired and its causes corrected
2. Proposed siding must simulate the original material, taking into account size and dimension, surface texture, shape or profile, and linear direction.
3. Detail and trim elements (i.e. Window casings, sills, fascias, soffits, brackets, corner boards) are not to be removed, altered or covered to facilitate the installation of the new siding or trim cladding without approval by the ARC. If the removal of details is necessary for proper installation, they shall be replaced as close to their original configuration as possible. Deteriorated elements, replaced with either like or artificial materials, should duplicate the appearance of the original details.
4. New siding materials shall be properly ventilated and flashed to prevent interior moisture accumulation. Any insulation or other material used in conjunction with siding materials shall be penetrable to water vapor.

The ARC will review all applications for the use of artificial sidings. Each case will be decided on its own merit and a decision shall not be rendered based on precedent or interpreted as precedent setting.

In the case that an individual asks for special consideration in his/her application for artificial siding due to economic constraints, the individual shall provide the information necessary to support the request.

Signs

Wall signs are encouraged adjacent to businesses within the Historic District and shall be in keeping with the style of the building. The location of wall signs shall be limited by the sign code; size shall not exceed one-quarter square foot per linear foot of building frontage, up to a maximum of twenty-five square feet. Individual letter shall not exceed ten inches in height, with width in proportion to height. This guideline is not intended, however, to inhibit the design of unusual signs that may nevertheless maintain the character of the building.

It is Not Permissible to...

Place commercial signs facing residential areas.

Fences and Walls

The fences in the historic district vary from one architectural style to another. Wooden fences are the most prevalent fence type throughout the district. In other cases, where brick or stone was used on the building, brick or stone walls were commonly used. There are also some examples of original wrought iron fences. Older buildings whose ground levels were constructed of rusticated masonry (cast concrete imitating stonework) were also common within the district, and this same rusticated masonry was repeated in pillars and portions of fences and retaining walls.

It is important to maintain the original walls where possible. Where new fences are introduced, do not use materials which are incompatible with the style, texture, or exterior materials of the buildings on the site. The A.R.C. encourages applicants to paint or stain wood fences to increase their longevity and to make them ore compatible with the historic building stock in the Hyde Park. Chain link, vinyl and chicken wire, which are visible to the street, are inappropriate within the district.

Ornamental iron fences may be appropriate where compatible with the style of the building. (Styles described in Section 1 on these guidelines). In some cases, where certain fencing materials are predominant along the street on adjacent properties, this type of fencing can be used. When fifty-percent (50%) or less of the total fence on site is being replaced, the replacement fence will be allowed to match the existing fence in design and materials. This 50% rule does not apply to fence designs and materials which are considered inappropriate according to these guidelines. In these cases, or where questions arise, advice from the staff of the A.R.C. should be sought.

Fence height should conform to City of Tampa Codes. Fences or walls along the primary facase should fall behind the building setback line. Some fence designs suitable for use with the district are available from the A.R.C.

It is Permissible to...

Maintain existing original fences and walls.

Design new fences and walls which will be compatible with historic fences and walls in the Hyde Park Historic District in scale, height, material, color and texture.

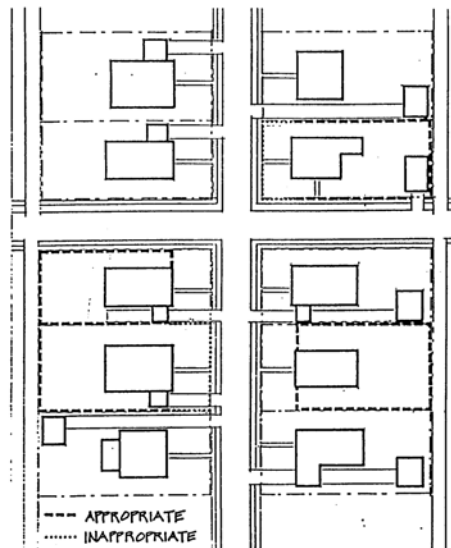
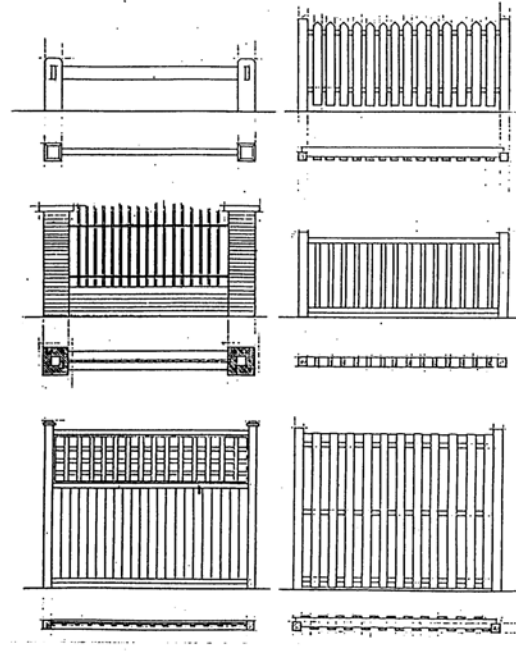
Design new fences and walls which will be compatible with the style or period of building to which they are being added.

Paint or stain wood fences to increase their longevity and improve their compatibility to the historic building stock.

It is Not Permissible to...

Remove existing original fences or walls that are in good condition.

Use fence materials and designs which are uncharacteristic of the historic district, for example, chain-link, vinyl, chicken wire, stockade, split rail fences, etc., which are visible from the street.



Fence Placement