

Certificate of Appropriateness Application



Zoning Administration
201 East Washington St.
Syracuse, NY 13202
(315) 448-8640
Zoning@syr.gov

For Office Use Only

Zoning District: _____

Application Number: CA-_____ - _____

Date: _____

Certificate of Appropriateness Application

This application may be mailed or delivered to City Hall Commons Room 512, 201 E. Washington Street. If you wish to discuss the application with a member of our preservation staff, please call 315-448-8108 or email SLPB@syr.gov.

General Project Information

Property Address:

Individual Protected Site Property in a Preservation District

Check all that apply:

- Demolition (partial or complete) including accessory structures: Complete Part 1
- Alteration to the property including accessory structures: Complete Part 2
- Alteration to the building interior (only for protected interiors): Complete Part 2
- Painting/Cleaning: Complete Part 3
- Window replacement: Complete Part 4
- New construction including additions: Complete Part 5
- Alteration to site: Complete Part 6
- Signage: Complete Part 7

Applicant Information:

Name:

Address:

Phone:

Email:

Owner/Owner's Agent Certification

By signing this application below, I, as the owner of, or the agent of the owner, of the property under review give my endorsement of this application.

Print owner name:

Signature:

Date:

Mailing address:

(The names, addresses, and signatures of all owners of the property are required. Please attach additional sheets as needed.)

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Part 5: New Construction or Addition

Please submit the following supporting materials:

- Color images of the property and site of the proposed work
- Property survey
- Site plan (drawn to scale) illustrating location and dimensions of proposed work
- Elevation drawings (drawn to scale) labeled with dimensions and including material notes
- Materials list and manufacturer's product information for all new building materials

This application is for: Addition to existing structure Construction of new building

Provide a detailed written description of the proposed scope of work. Include location(s) of the work, dimensions, color scheme, and materials. Describe the proposed project including how the new construction is compatible in scale, massing and materials to the design of the existing structure and the character of the surrounding buildings (in an historic district). Attach additional sheets as necessary.



ARCHITECTS

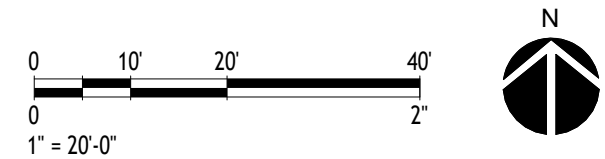
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Syracuse, New York 13202
www.in-ARCHITECTS.com

**PROPOSED GARAGE/ADU -
BROWN RESIDENCE**

100 WINDSOR PLACE
SYRACUSE, NY 13210

SCHEMATIC DESIGN

20 DEC 2024
PROJECT #24068



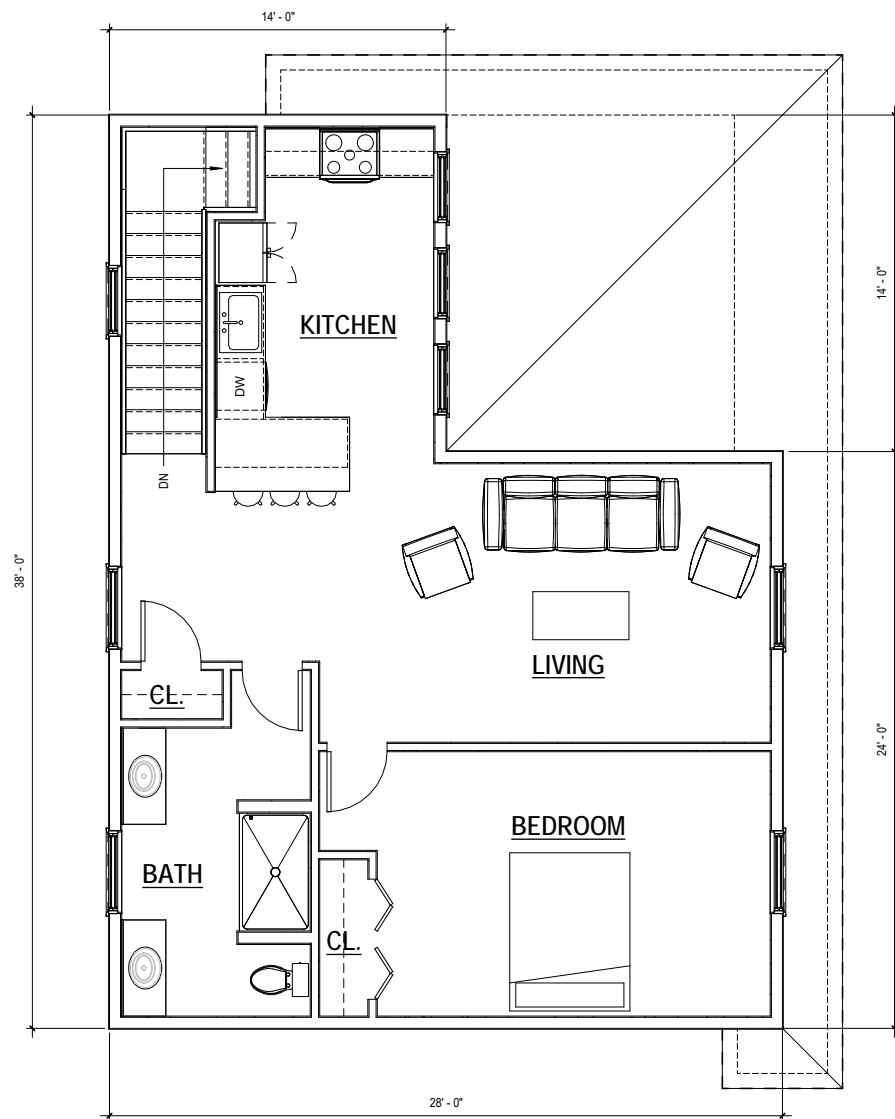
PROPOSED GARAGE/ADU - BROWN RESIDENCE
 100 WINDSOR PLACE
 SYRACUSE, NY 13210

PROJECT #24068

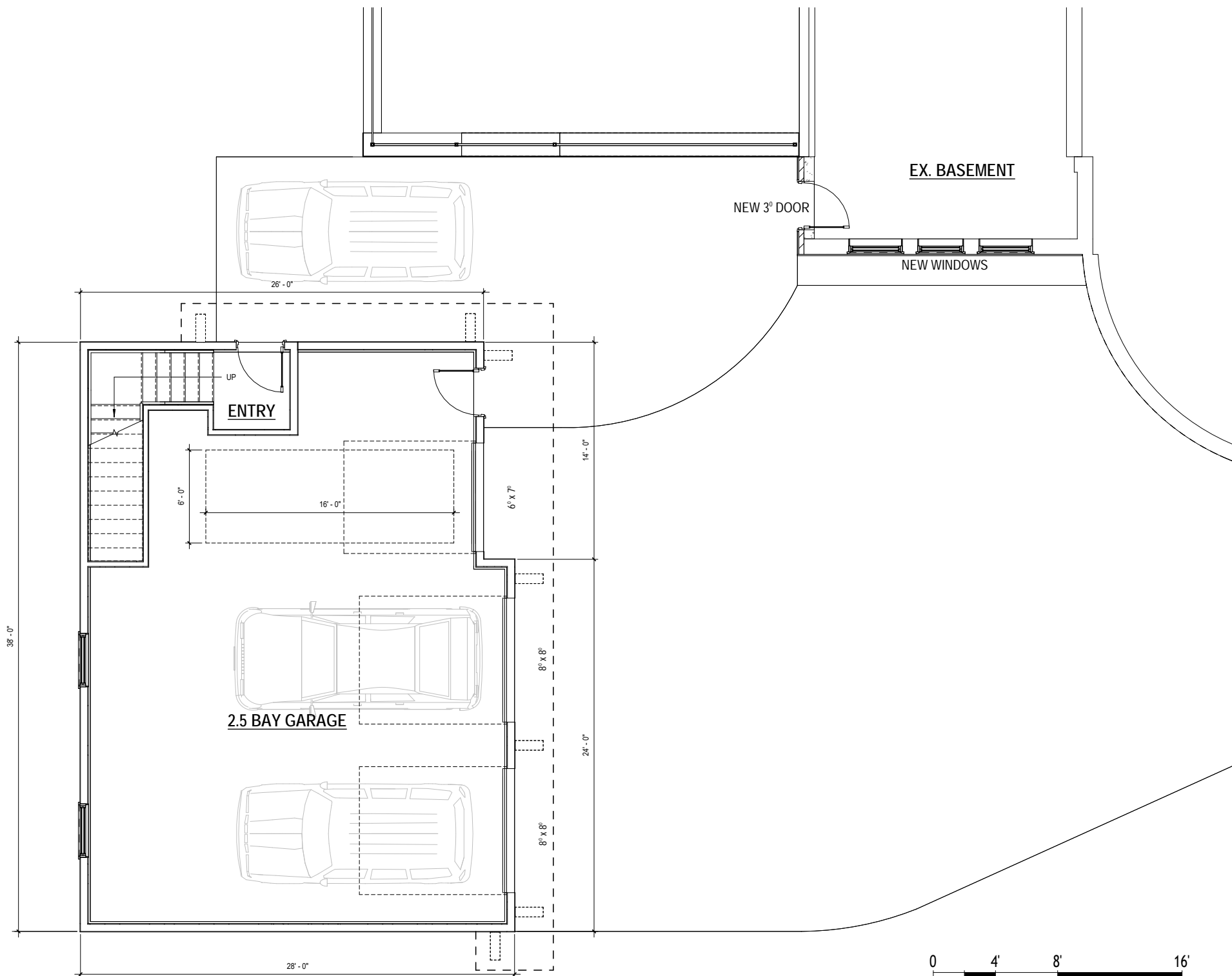
DATE: 12/20/24
 SCALE: 1" = 20'-0"
 SHEET NAME: SITE PLAN
 SHEET NUMBER: A1

in
 ARCHITECTS

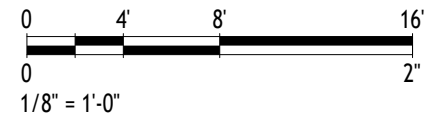
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UPPER - ACCESSORY DWELLING UNIT



LOWER - GARAGE



PROPOSED GARAGE/ADU - BROWN RESIDENCE
 100 WINDSOR PLACE
 SYRACUSE, NY 13210

PROJECT #24068

DATE: 12/20/24
 SCALE: 1/8" = 1'-0"
 SHEET NAME: FLOOR PLANS
 SHEET NUMBER: A2



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EXTERIOR PERSPECTIVE - EAST VIEW

PROPOSED GARAGE/ADU - BROWN RESIDENCE
100 WINDSOR PLACE
SYRACUSE, NY 13210

PROJECT #24068

DATE: 12/20/24
SCALE: NTS
SHEET NAME: EXTERIOR PERSPECTIVES
SHEET NUMBER: A3



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EXTERIOR PERSPECTIVE - EAST VIEW

PROPOSED GARAGE/ADU - BROWN RESIDENCE
100 WINDSOR PLACE
SYRACUSE, NY 13210

PROJECT #24068

DATE: 12/20/24
SCALE: NTS
SHEET NAME: EXTERIOR PERSPECTIVES
SHEET NUMBER: A4



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EXTERIOR PERSPECTIVE - EAST VIEW

PROPOSED GARAGE/ADU - BROWN RESIDENCE
100 WINDSOR PLACE
SYRACUSE, NY 13210

PROJECT #24068

DATE: 12/20/24
SCALE: NTS
SHEET NAME: EXTERIOR PERSPECTIVES
SHEET NUMBER: A5



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EXTERIOR PERSPECTIVE - EAST VIEW

PROPOSED GARAGE/ADU - BROWN RESIDENCE
100 WINDSOR PLACE
SYRACUSE, NY 13210

PROJECT #24068

DATE: 12/20/24
SCALE: NTS
SHEET NAME: EXTERIOR PERSPECTIVES
SHEET NUMBER: A6



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EXTERIOR PERSPECTIVE (EVENING) - EAST VIEW

PROPOSED GARAGE/ADU - BROWN RESIDENCE
100 WINDSOR PLACE
SYRACUSE, NY 13210

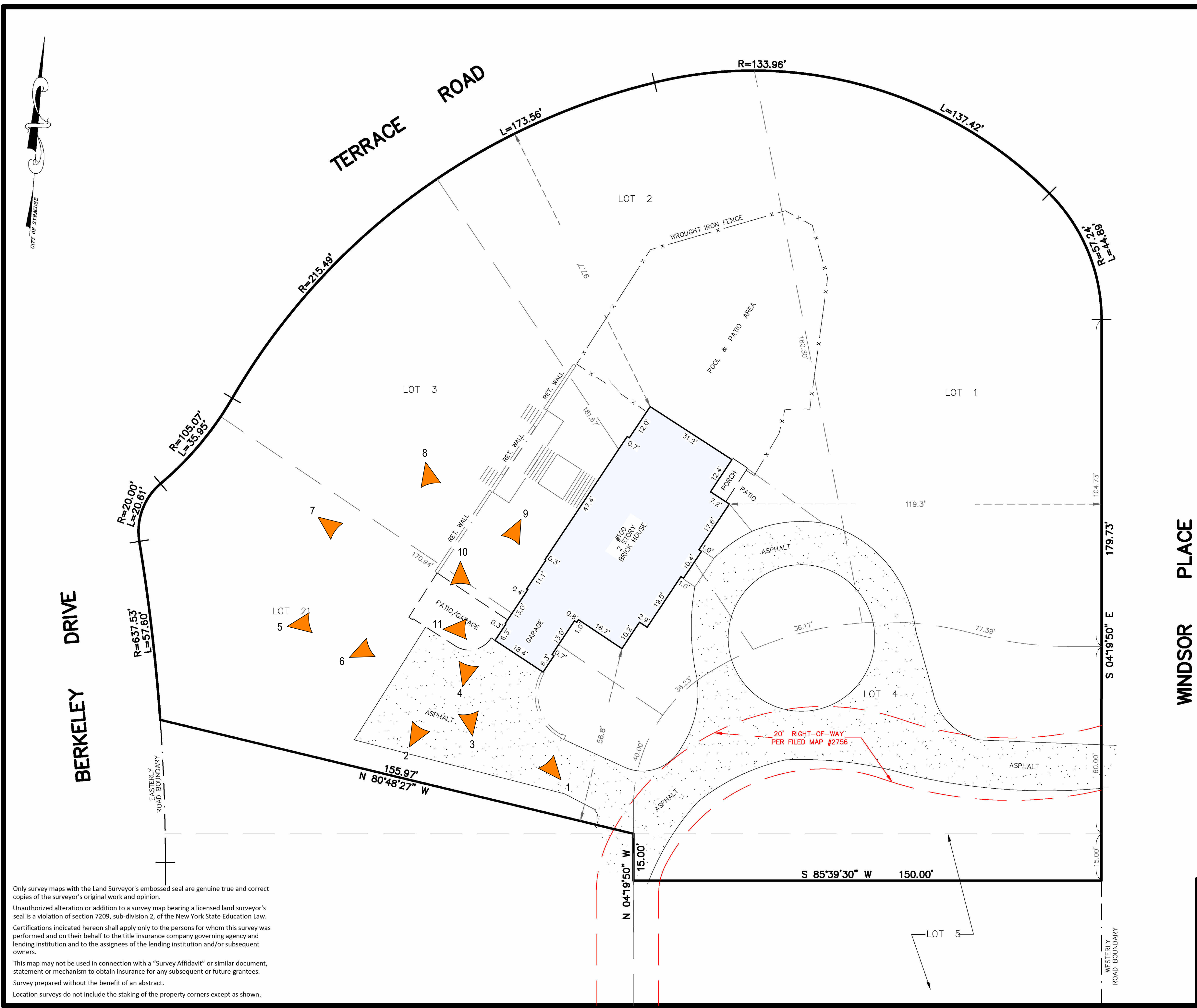
PROJECT #24068

DATE: 12/20/24
SCALE: NTS
SHEET NAME: EXTERIOR PERSPECTIVES
SHEET NUMBER: A7



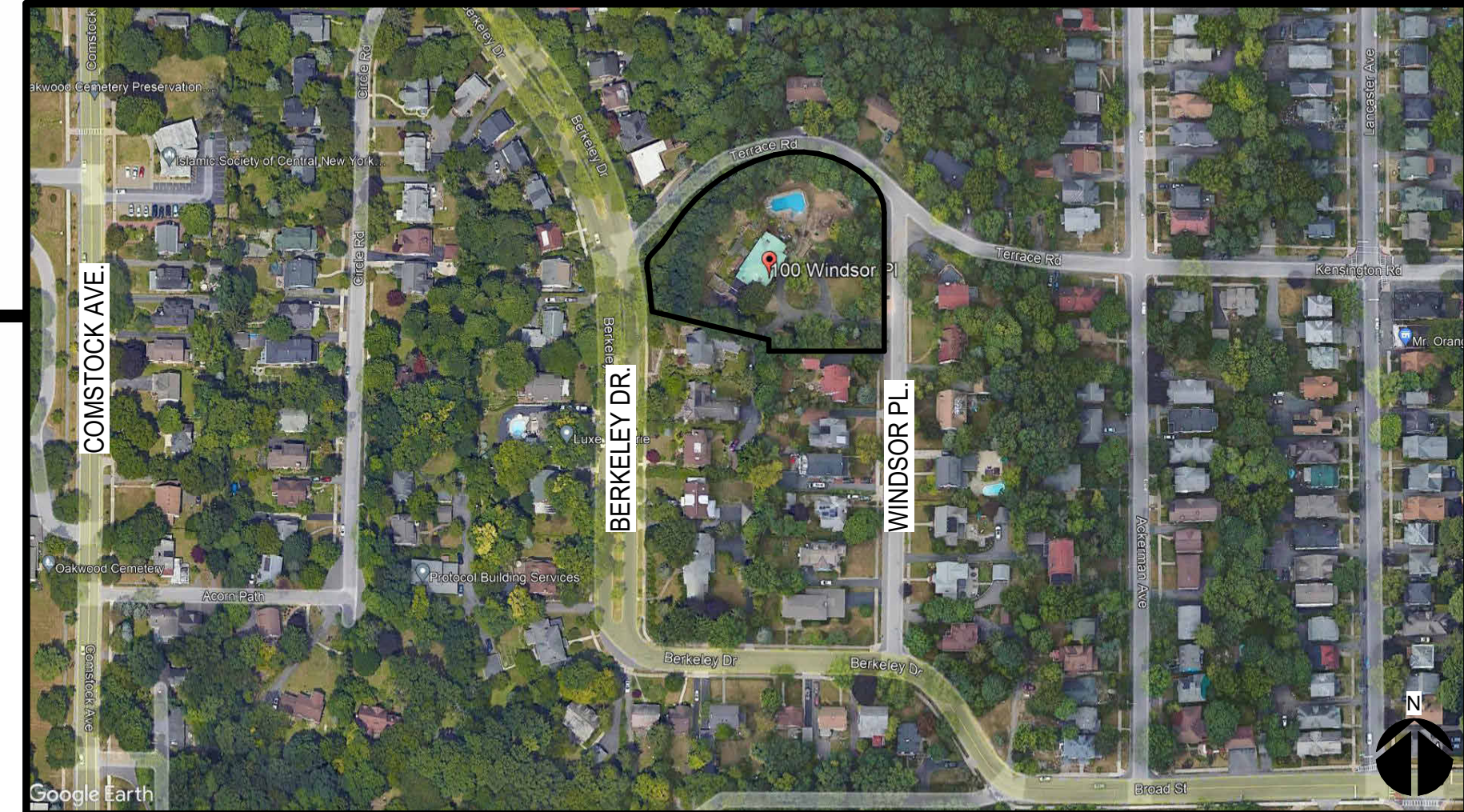
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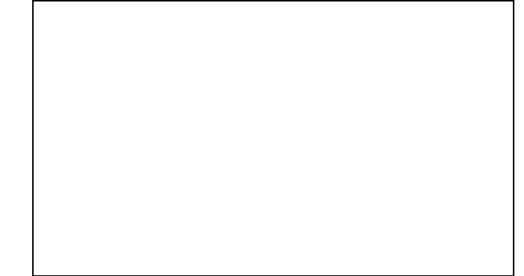
Only survey maps with the Land Surveyor's embossed seal are genuine true and correct copies of the surveyor's original work and opinion.
 Unauthorized alteration or addition to a survey map bearing a licensed land surveyor's seal is a violation of section 7209, sub-division 2, of the New York State Education Law.
 Certifications indicated herein shall apply only to the persons for whom this survey was performed and on their behalf to the title insurance company governing agency and lending institution and to the assignees of the lending institution and/or subsequent owners.
 This map may not be used in connection with a "Survey Affidavit" or similar document, statement or mechanism to obtain insurance for any subsequent or future grantees.
 Survey prepared without the benefit of an abstract.
 Location surveys do not include the staking of the property corners except as shown.

LOCATION SURVEY ON LOTS No. 1, 2, 3, 4, 21 AND PART OF LOT No. 5, BLOCK "C" OF THE BERKELEY PARK TRACT AMENDED FILED FEBRUARY 20, 1913, MAP #1430 KNOWN AS No. 100 WINDSOR PLACE, CITY OF SYRACUSE, COUNTY OF ONONDAGA, NEW YORK DATE: 16 NOV 2012 SCALE: 1"=20' DRAWN BY: WJH DRAWING No. 12-K-18 REVISIONS:	
I HEREBY CERTIFY THAT THIS IS AN ACCURATE MAP MADE FROM AN ACTUAL SURVEY. DOUGLAS R. TERRILL, LICENSED LAND SURVEYOR, NO. 49223	
LEHEUR LAND SURVEYORS D.P.C. 116 SALINA STREET, SUITE 6 LIVERPOOL, NEW YORK 13088 315-451-3333 info@leheurlandsurveyors.com	
DESCRIPTION REDATED	BY WJH



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DEMOLITION OF EX. PATIO-STORAGE
BROWN RESIDENCE
 100 WINDSOR PLACE
 SYRACUSE, NY 13210

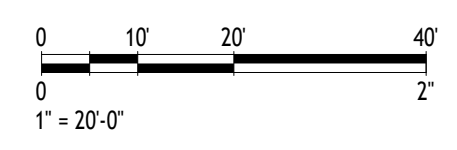
IT IS THE VIOLATION OF THE LAW FOR ANY PERSON, UNLESS ACTING UNDER THE DIRECTION OF A LICENSED ARCHITECT, TO ALTER AN ITEM IN ANY WAY. IF AN ITEM BEARING THE SEAL OF AN ARCHITECT IS ALTERED, THE ALTERING ARCHITECT SHALL AFFIX TO THIS ITEM THEIR SEAL AND THE NOTATION "ALTERED BY" FOLLOWED BY HIS SIGNATURE AND THE DATE OF SUCH ALTERATION AND A SPECIFIC DESCRIPTION OF THE ALTERATION.
 THE CONTRACTOR SHALL VERIFY ALL DIMENSIONS AT THE SITE AND PROMPTLY NOTIFY THE ARCHITECT IN WRITING OF ANY DISCREPANCIES.

REVISIONS		
NO.	DESCRIPTION	DATE

EX. SITE SURVEY & EX. PHOTO LOCATIONS

Project Status	ZONING-SLPB
Date	08/12/24
Project Number	24068
Drawn By	FJC
Checked By	FJC

PH101



A



PHOTO 1



PHOTO 2



PHOTO 3

B



PHOTO 4



PHOTO 5



PHOTO 6

C



PHOTO 7



PHOTO 8



PHOTO 9



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REVISIONS		
NO.	DESCRIPTION	DATE

EX. CONDITION PHOTOS

Project Status	ZONING-SLPB
Date	08/12/24
Project Number	24068
Drawn By	FJC
Checked By	FJC

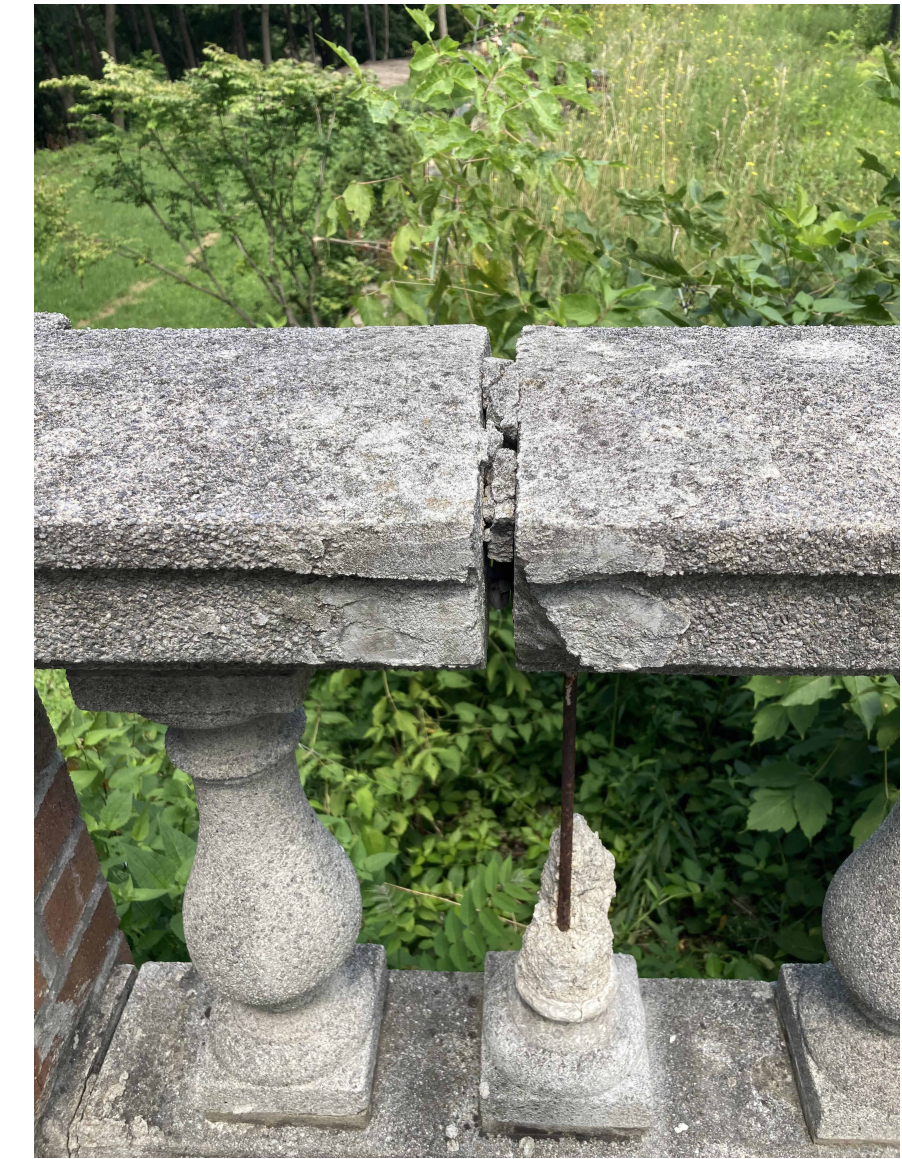
PH102



PHOTO 10



PHOTO 11



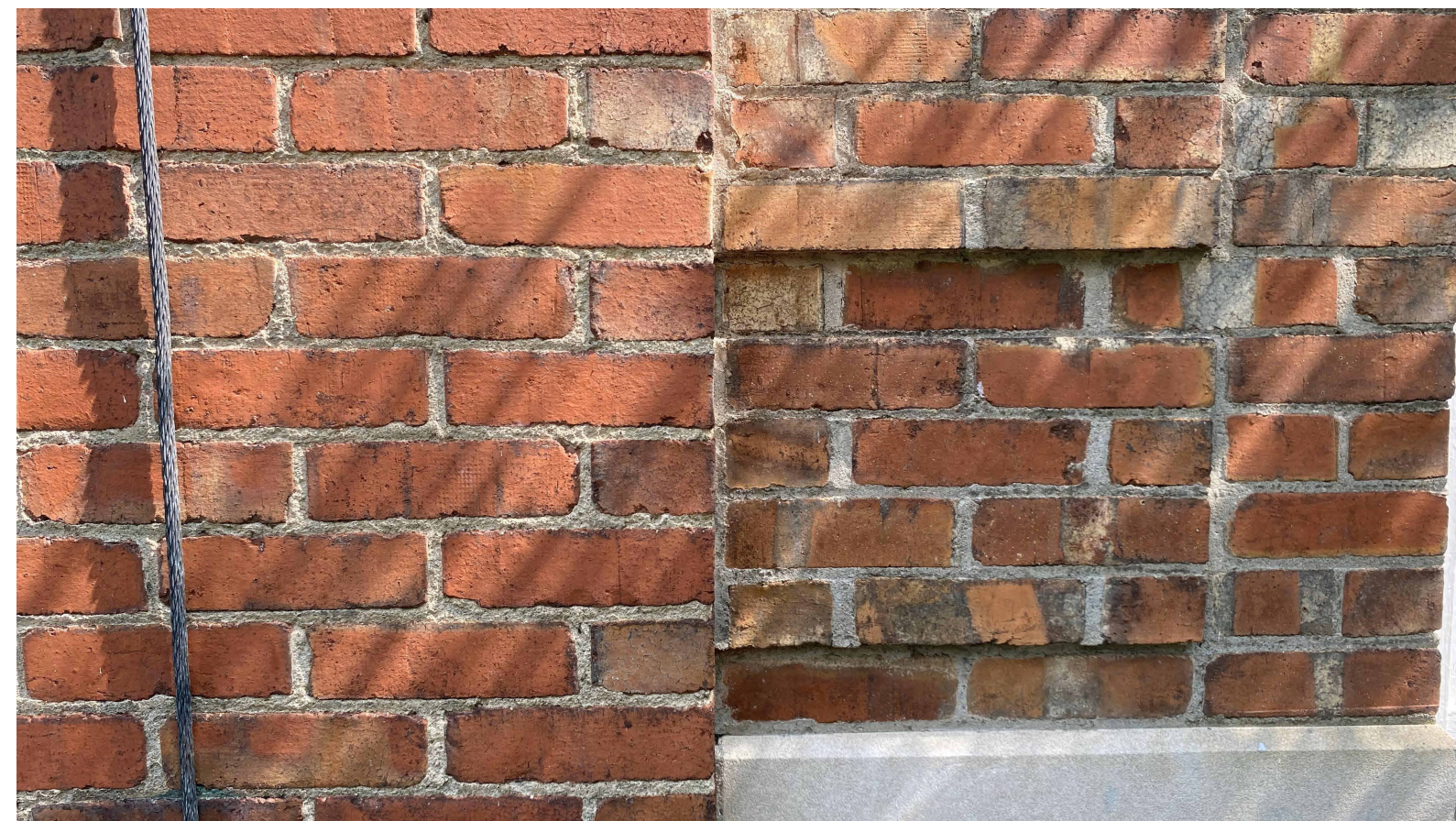
PHOTOS OF EX. BALUSTERS DETERIORATING*



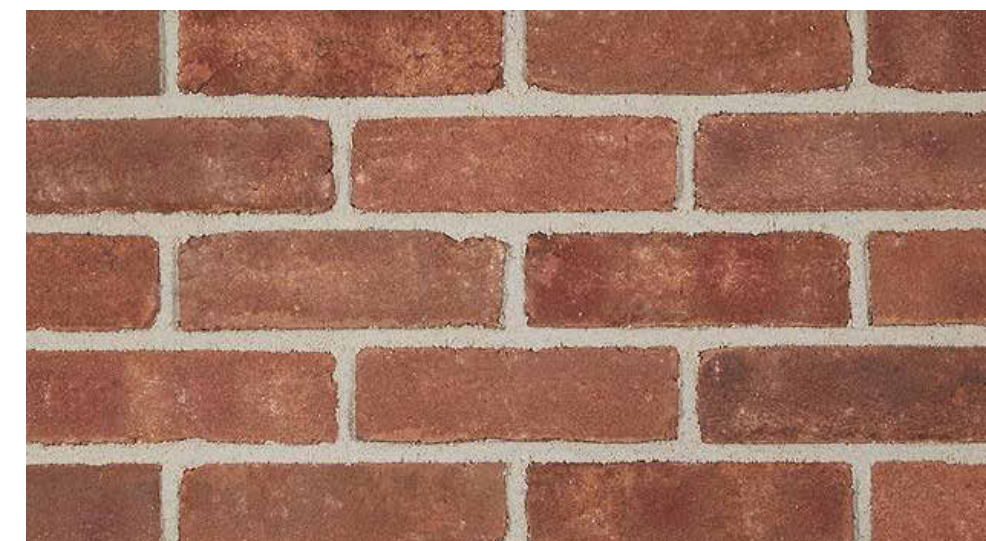
PHOTOS OF EX. BRICK FAILING*



PHOTOS OF EX. CONC. SLAB FAILING*



PHOTOS OF EX. BRICK



PROPOSED BRICK

BELCREST 730

Type	Face
Color	Red
Texture	Sandmold
Plant	Plant 3
Manufacturing Method	Molded
Coating	Sand
Series	Belcrest



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REVISIONS		
NO.	DESCRIPTION	DATE

EX. CONDITION PHOTOS & MATERIALS

Project Status	ZONING-SLPB
Date	08/12/24
Project Number	24068
Drawn By	FJC
Checked By	FJC

PH103

***SEE STRUCTURAL CONDITION REPORT**