

BOROUGH OF PRINCETON

APPLICATION FOR HISTORIC PRESERVATION REVIEW

Case No. _____ Filed _____ Fee: **\$75.00**
(check payable to Borough of Princeton)

Referral to: _____ Meeting Date _____

NOTE: (This application must be typewritten or legibly printed)

LOCATION Street Address _____
Block _____ Lot(s) _____ Zone District _____

OWNER Name _____
Address _____
Telephone Number _____

APPLICANT Name _____
Address _____
Telephone Number _____

REPRESENTATION Name of Law Firm _____
(other than Name of Attorney _____
applicant) Address _____
Telephone Number _____

AGENT Name of Agent _____
(other than Address _____
applicant) Telephone Number _____

In accordance with Section 17A-174.1 of the Borough Land Use Ordinance any action which:
(a) affects property located within a Historic Preservation District;
(b) affects the exterior portion of such property visible from a public way within the District;
(c) would require Site Plan Approval pursuant to Section 17A-173, but may be exempt from such approval in accordance with Section 17A-174,
shall not be undertaken unless in accordance with a final approved preservation plan. Please check the applicable box(es) below to indicate the type of development proposed:

HISTORIC PRESERVATION PLAN REVIEW REQUEST FOR:

- 1 new structure
- 1 addition
- 1 alteration
- 1 roofing
- 1 fence
- 1 sign(s)
- 1 awning
- 1 demolition
- 1 other (i.e., landscaping, gates, arbor, parking lot, etc.)

(2) Judged by the following standards, how will the development be appropriate to and visually compatible with the structure and streetscape to which it is visually related?

(i) The height of the proposed structure shall be visually compatible with adjacent structures.

(ii) The relationship of the width of the structure to the height of the front elevation shall be visually compatible with structures and places to which it is visually related.

(iii) The relationship of the width of windows to the height of windows in a structure shall be visually compatible with the structures and places to which it is visually related.

(iv) The relationship of solids to voids in the front façade of a structure shall be visually compatible with the structures and places to which it is visually related.

(v) The relationship of the structure to the open space between it and adjoining structures shall be visually compatible with other structures and places to which it is visually related.

- (vi) The relationship of entrance and porch projections to the street shall be visually compatible with the structures and places to which it is visually related.

- (vii) The relationship of materials, texture and color of the façade and roof of a structure shall be visually compatible with the predominant materials used in the structures to which it is visually related.

- (viii) The roof shape of a structure shall be visually compatible with structures to which it is visually related.

- (ix) Appurtenances such as walls and open type fencing shall form cohesive walls of enclosure along a street, to the extent necessary to maintain visual compatibility of the main structure with the structures and places to which it is visually related.

- (x) The size of the structure, the mass of a structure in relation to open spaces, the windows, door openings, porches and balconies shall be visually compatible with the structures and places to which it is visually related.

- (xi) A structure shall be visually compatible with structures and places to which it is visually related in its directional character, whether this be vertical character, horizontal character or non-directional character.

(3) Signs

- (i) Signs shall conform to the Borough of Princeton Land Use Ordinance respective size, placement and illumination. (See Sections under Division 6, Subdivision I, Part 2, Signs)
- (ii) Color of backgrounds and letters should be harmonious with the architectural style of the building and the streetscape.
- (iii) General design and lettering should be harmonious with the architectural style of the building and the streetscape.
- (iv) Lettering may be flat, raise, or incised.
- (v) Placement of signs related to architectural elements is preferred. For example, signs occupying the width of a fascia or architrave, or related to the width of a door opening.
- (vi) Logos shall not be more than 150% of the height or 35% of the width of the lettering.
- (vii) Shielded lighting by fluorescent strip or small incandescent bulbs is preferred to the use of floodlights.
- (viii) It shall be the policy of the Historic Preservation Review Committee to regard Palmer Square West as one architectural entity and that all signage and awnings for this structure shall conform to original signage in height, spacing, lettering and color. The “original signage” is defined as the lettering that was used on the facades of Palmer Square West for signs above shop fronts numbering, and other elements, beginning in 1937, and on the majority of shops throughout its history known as that particular variance of “Caslan Old Style italic upper case lettering.” Minor variations of this lettering may be deemed appropriate.

(4) Demolition

Demolition or partial demolition of a structure in a Historic Preservation District is prohibited unless the applicant can demonstrate that the structure or portion thereof cannot be put to a reasonable use and/or its preservation will impose an undue hardship upon the applicant.

- C. Final Historic Preservation approval is conditional upon receipt of a photograph(s) of the completed development/improvement.