

Chapter 3 – Renovation and Alteration

3.6 Storefront

- .1 Retain and preserve storefronts that contribute to the overall historic character of a building, including such functional and decorative features as transoms, display windows, doors, entablatures, pilasters, recessed entries, and signs.
- .2 Protect and maintain historic storefront features and materials through appropriate methods:
 - .1 Inspect regularly for signs of moisture damage, rust, fungal or insect infestation, cracked glass, and structural damage or settlement.
 - .2 Provide adequate drainage to prevent water from standing on flat, horizontal surfaces and collecting on decorative elements.
 - .3 Clean painted surfaces regularly using the gentlest means possible, and repaint only when the paint film is damaged or deteriorated.
 - .4 Retain protective surface coatings, such as paint or stain, to prevent damage to storefront materials from moisture or ultraviolet light.
- .3 Repair historic storefront features using recognized preservation methods for patching, consolidating, splicing, and reinforcing.
- .4 If replacement of a deteriorated detail or element of a storefront feature is necessary, replace only the deteriorated detail or element in kind rather than the entire feature. Match the original detail or element in design, dimension, color, and material. Consider compatible substitute materials only if using the original material is not feasible.
- .5 If replacement of an entire storefront feature is necessary, replace it in kind, matching the original feature in design, dimension, detail, texture, color, and material based on accurate documentation. Consider compatible substitute materials only if using the original material is not feasible.
- .6 If a storefront or an entire storefront is missing. Replace it with a new feature or storefront based on accurate documentation. If accurate documentation is not available, then utilize a new design compatible with the building in scale, size, material, and color.
- .7 Repaint storefront features in colors that are appropriate to the building and the district.
- .8 If desired, introduce new signage that is compatible with the store-front material, scale, and color. It is not appropriate to install signage that damages, obscures, or diminishes the character-defining features of the storefront.
- .9 If desired and historically appropriate, introduce fabric awnings that are compatible with the storefront in scale, form, and color. It is not appropriate to install awnings that damage or compromise the storefront's character-defining features.

- .1 An awning should reinforce that frame of the storefront and should not cover the piers or the space between the second story window sills and the storefront cornice.
 - .2 Metal awnings are not appropriate except on post World War II structures.
 - .3 Awning colors should compliment, rather than match the colors of the structure. The most common colors are blues, reds, browns, greens, and tans.
 - .4 Rehabilitate rear facades of buildings to provide for convenient, attractive access from parking.
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- .10 It is not appropriate to clean storefronts with destructive methods such as sand-blasting, power washing, and using propane or butane torches. Clean using gentle methods such as low-pressure washing with detergents and natural bristle brushes. Chemical strippers can be used only if gentler methods are ineffective.
 - .11 It is appropriate to remove objects and later renovations to reveal original store front openings obscured by the changes.
 - .12 It is not appropriate to strip wooden storefront surfaces that were historically painted down to bare wood and apply clear stains or sealers to create a natural wood appearance.
 - .13 It is not appropriate to replace or cover wooden storefront and entry elements with contemporary substitute materials such as aluminum or vinyl.
 - .14 It is not appropriate to introduce storefront features or details to a historic building in an attempt to create a false historical appearance.