



**Historic Preservation Services**  
 Community Development & Neighborhood Services  
 281 N. College Ave.  
 Fort Collins, CO 80524  
 970.224.6078  
[preservation@fcgov.com](mailto:preservation@fcgov.com)  
[fcgov.com/historicpreservation](http://fcgov.com/historicpreservation)

**REPORT OF ALTERATIONS TO DESIGNATED RESOURCE**  
**Site Number/Address: 419 Whedbee St.**  
**Laurel School National Register Historic District**  
**ISSUED: 3/11/2025**

Martin and Hallie Jara  
 c/o Wolfgang Wegner (Wolfgang Design Build)  
 8232 Medicine Bow Cir.  
 Fort Collins, CO 80528

Dear Martin and Hallie Jara:

This report is to document proposed alterations to the L. Achzig House II, at 419 Whedbee St., pursuant to Fort Collins Municipal Code Chapter 14, [Article IV](#). A copy of this report may be forwarded to the Colorado Office of Archaeology and Historic Preservation.

The alterations include: New rear covered patio

Our staff review of the proposed work finds the alterations meet the [SOI Standards for Treatment of Historic Properties](#). A summary is provided below:

Applicable Code Standard	Summary of Code Requirement and Analysis (Rehabilitation)	Standard Met (Y/N)
SOI #1	<p><i>A property will be used as it was historically or be given a new use that requires minimal change to its distinctive materials, features, spaces, and spatial relationships;</i></p> <p><b>This covered patio project will not change the residential use of the property.</b></p>	Y
SOI #2	<p><i>The historic character of a property will be retained and preserved. The removal of distinctive materials or alteration of features, spaces, and spatial relationships that characterize a property will be avoided.</i></p> <p><b>This project is located at the rear of the house and will not require the removal of any historic materials or otherwise disrupt the historic character of the home. This Standard is met.</b></p>	Y

<p><b>SOI #3</b></p>	<p><i>Each property will be recognized as a physical record of its time, place, and use. Changes that create a false sense of historical development, such as adding conjectural features or elements from other historic properties, will not be undertaken.</i></p> <p><b>The proposed covered patio is simple in its design, a shed-roofed structure supported by posts, and it will cover a non-historic deck; this design and context ensures that the work does not result in a false sense of historical development.</b></p>	<p><b>Y</b></p>
<p><b>SOI #4</b></p>	<p><i>Changes to a property that have acquired historic significance in their own right will be retained and preserved.</i></p>	<p><b>N/A</b></p>
<p><b>SOI #5</b></p>	<p><i>Distinctive materials, features, finishes, and construction techniques or examples of craftsmanship that characterize a property will be preserved.</i></p> <p><b>This project will not require the removal of materials, and so this Standard is met.</b></p>	<p><b>Y</b></p>
<p><b>SOI #6</b></p>	<p><i>Deteriorated historic features will be repaired rather than replaced. Where the severity of deterioration requires replacement of a distinctive feature, the new feature will match the old in design, color, texture, and, where possible, materials. Replacement of missing features will be substantiated by documentary and physical evidence.</i></p>	<p><b>N/A</b></p>
<p><b>SOI #7</b></p>	<p><i>Chemical or physical treatments, if appropriate, will be undertaken using the gentlest means possible. Treatments that cause damage to historic materials will not be used.</i></p>	<p><b>N/A</b></p>
<p><b>SOI #8</b></p>	<p><i>Archeological resources will be protected and preserved in place. If such resources must be disturbed, mitigation measures will be undertaken.</i></p>	<p><b>N/A</b></p>
<p><b>SOI #9</b></p>	<p><i>New additions, exterior alterations, or related new construction shall not destroy historic materials that characterize the property. The new work shall be differentiated from the old and shall be compatible with the massing, size, scale, and architectural features to protect the historic integrity of the property and its environment.</i></p> <p><b>The addition of this roof covering will not destroy any historic materials from this home. The shed roof form is differentiated from the existing rear gable (itself an alteration from 2015), and the size and scale of the roof projection is respectful/deferential to the existing home. It will also not be visible from the street.</b></p>	<p><b>Y</b></p>

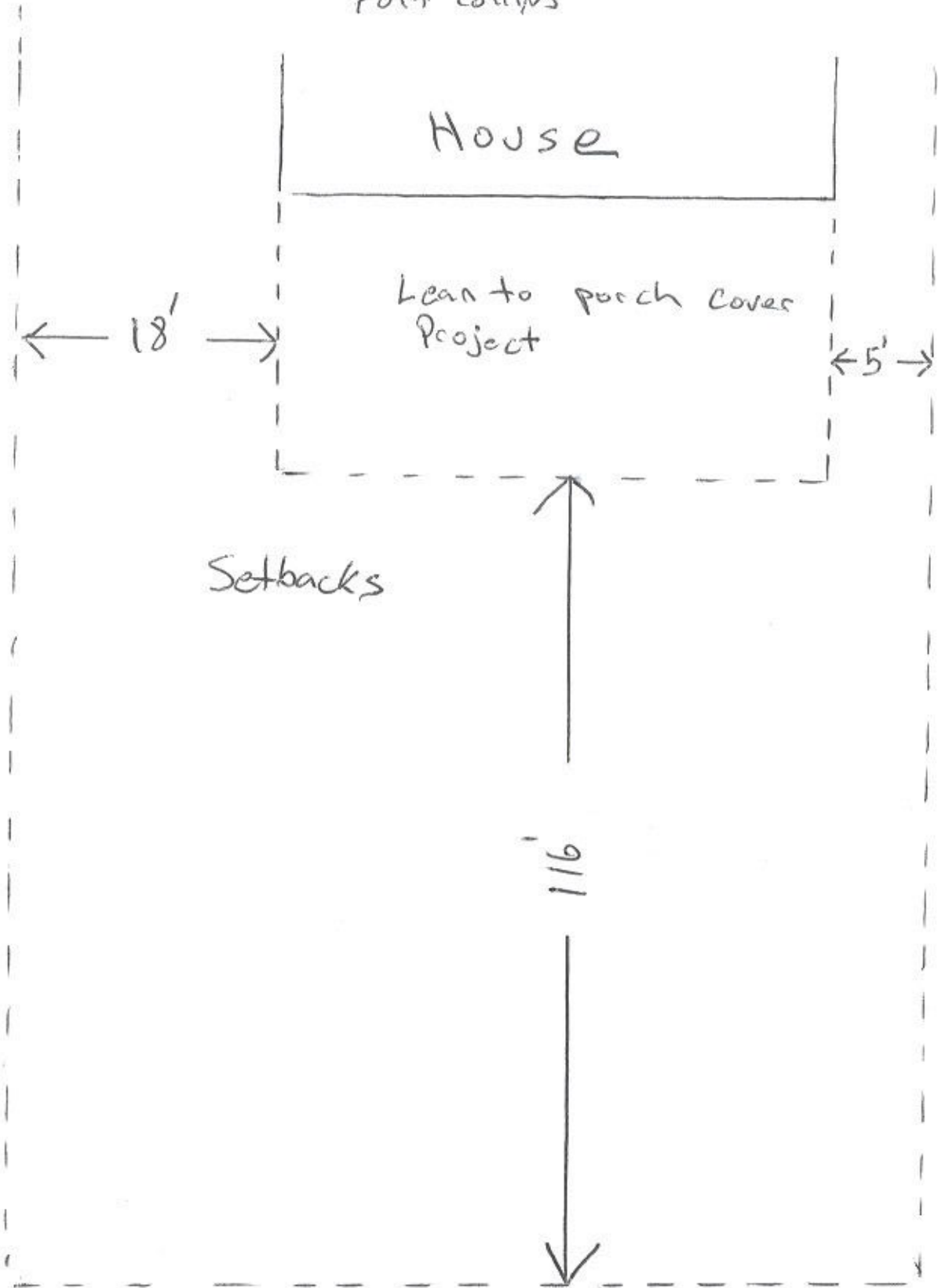
<b>SOI #10</b>	<p><i>New additions and adjacent or related new construction will be undertaken in such a manner that, if removed in the future, the essential form and integrity of the historic property and its environment would be unimpaired.</i></p> <p><b>Because this is a simple project that will not be destroying any historic material, it could be easily removed in the future, if desired, without compromising the integrity of the historic home, and so this Standard is met.</b></p>	<b>Y</b>
----------------	---	----------

If you have any questions regarding this review, please contact me. I can be reached at [yjones@fcgov.com](mailto:yjones@fcgov.com) or at 970-224-6078.

Sincerely,

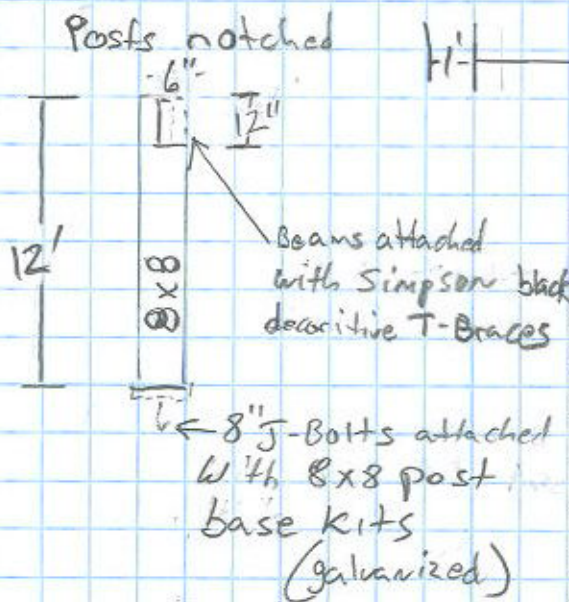
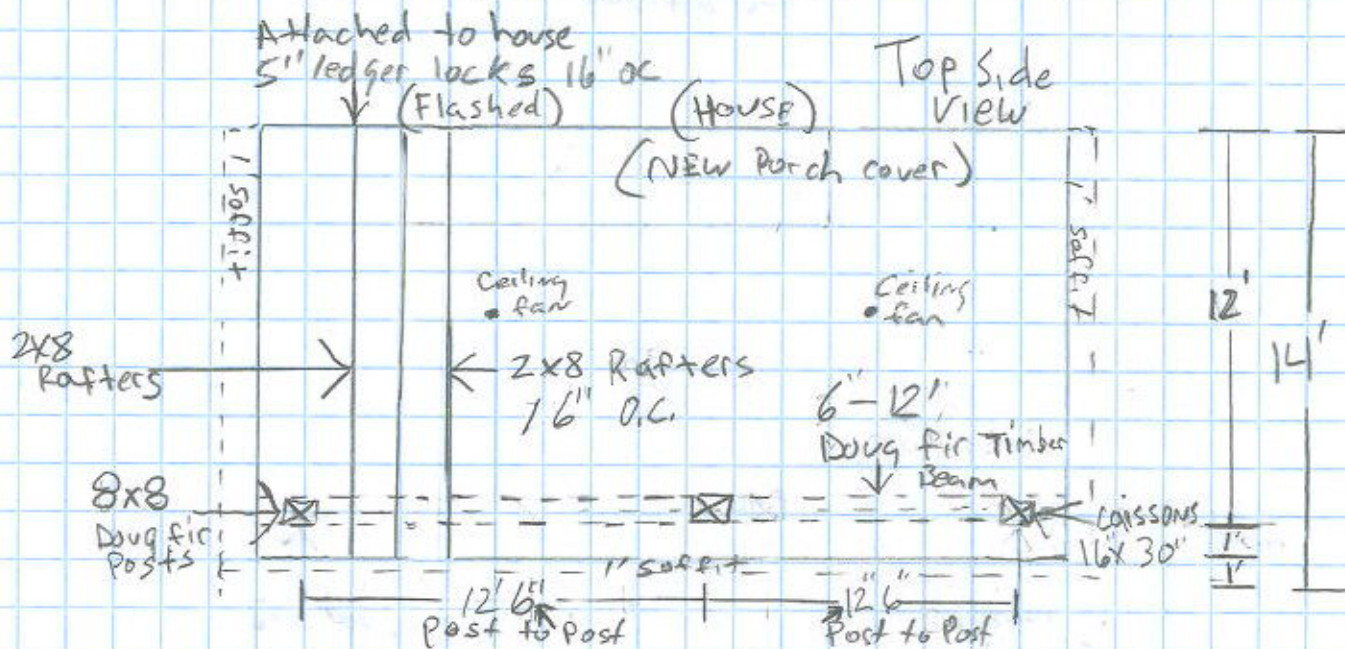
Yani Jones  
Historic Preservation Planner

Martine Jara  
419 Whedbee St  
Fort Collins

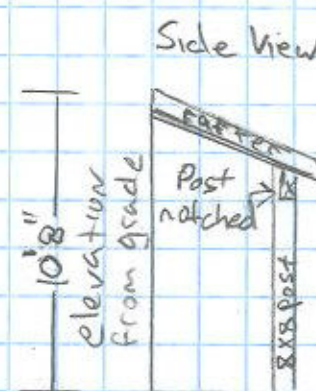




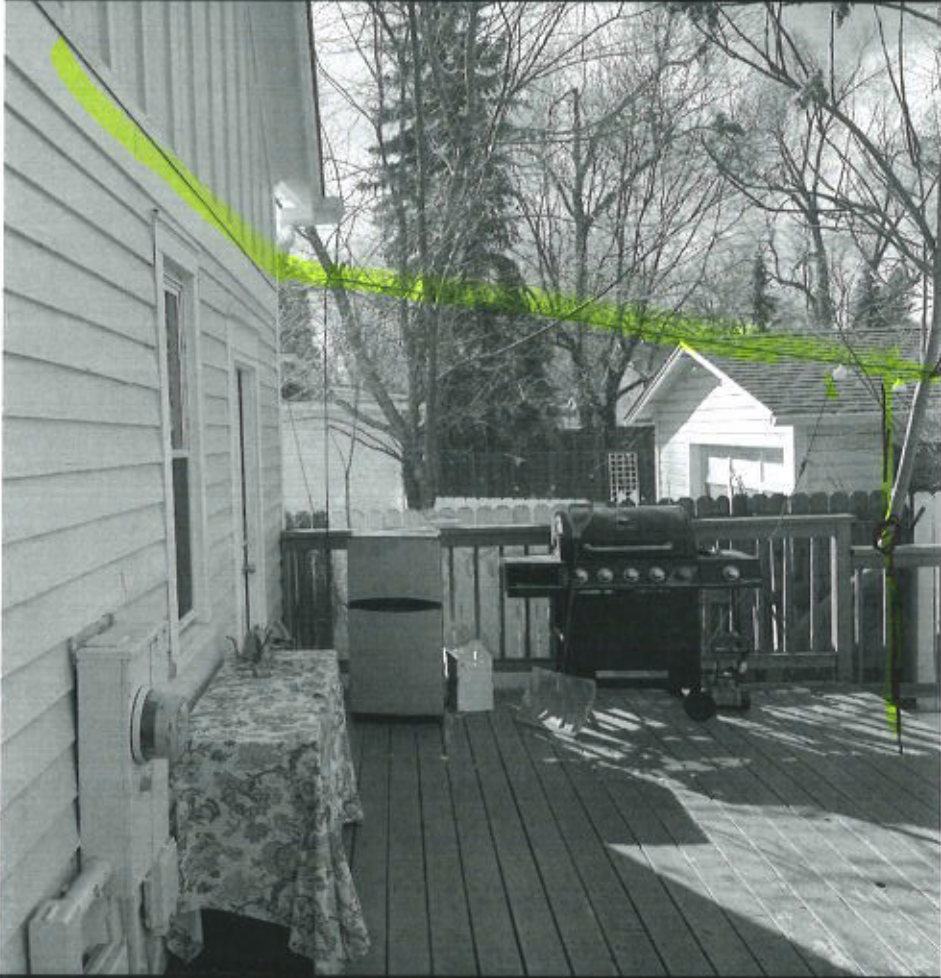
Martina & Hallie Jara  
 419 Wheelbee st. Fort Collins  
 480-797-6144  
 mm-jara@kaho.com



- vaulted ceilings
- 2x8 Doug fir rafter - 16" on center
- 1x6 cedar tongue & groove (ceiling soffit)
- Asphalt shingles to match existing (roof)
- 4x8 x 7/16 osb (roof sheathing)
- 3-caissons 16" x 30"
- 3- 8x8 Doug fir posts
- Gutter & Downspouts on outside fascia
- 6" x 12" Doug fir Beam
- 1' soffit overhang around Perimeter
- 2x6 sub Fascia
- 2 ceiling fans installed
- 1-fan & 2 outlets wired for future work

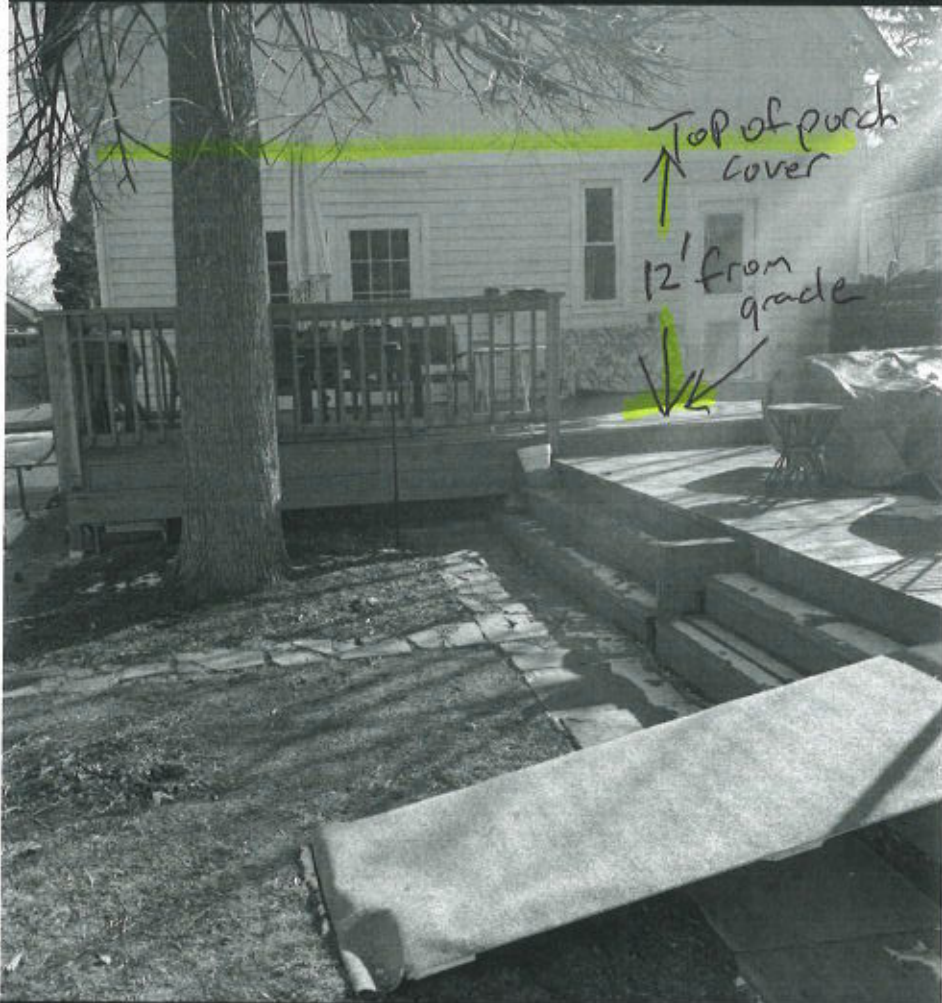






Lower  
to D of cover

q' outside  
facade  
elevation  
from grade



↑ Top of porch cover

↓ 12' from grade

┆ Rear west elevation  
12' at house  
┆ from grade





Reply



99+



30

