



## **Willard Residence Proposal for Home Expansion and Remodel**

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**Project Location:** 322 20th Avenue SE, Olympia, WA 98501

**Owners:** Raymond and Leanne Willard

**Designer:** Twentieth Avenue Studios, Leanne Willard and Raymond Willard, PLA

**Structural Engineer:** MC Squared, Mike Ceramic, PE

**Builder:** Birdseye Construction, Rohan Theiss and Jacob Causey

**Construction Timing:** May to September, 2018

January 23, 2018

To: Olympia Heritage Commission (OHC)

Thank you for your consideration of the attached plans for the remodel of our home at 322 20<sup>th</sup> Avenue SE, in the Historic South Capitol Neighborhood of Olympia. We have revised our initial plans based on input from the committee at our initial meeting in November, and would like to proceed to permit based on the design as illustrated in the attached draft plan set.

Our revised plans include a number of design decisions to preserve and restore the original character of the structure, while still providing most of the added size and functionality needed to maximize the property value. Historic design elements of the remodel include:

- Restoration/reuse of all existing original windows and frames, with the exception of the non-original upstairs bathroom window which will be replaced with a complimentary style of insulated vinyl or wood framed windows. External storm windows will be added to all preserved windows for winter use.
- Recreation of the original gutter and porch cover as shown in the 1941 photograph of the house.
- Dropping the roofline slightly along the front of the new added structure to preserve as much as possible of the original façade.

In order to meet our construction start goal of sometime in May, we need to proceed with the structural design and finalize the cost estimate based on these plans. As we would like to submit final plans for permitting by early March, we would appreciate the committee's consideration and final approval or additional comment as soon as possible.

Sincerely,

Ray and Leanne Willard