

DOWNTOWN BOONE BUILDING DESIGN GUIDELINES

The City of Boone endorses the following guiding principles in building rehabilitation, renovation, remodeling and new construction within the Boone Central Business District. These guidelines are offered to help the property owner and developer make sound investment decisions in building improvements, while enhancing the area's historic character. Building plans should be reviewed with the City Building Official to ensure substantial compliance with these guidelines.

DO — *Recommendations for Historic Renovation:*

- The traditional configuration of the storefront opening should be maintained, with the original storefront line along the sidewalk being maintained or restored.
- Storefront window display areas should be considered an important part of the retail marketing strategy in the downtown area. Large street level display windows should be retained as part of remodeling or new construction.
- If the storefront has been altered substantially, attempt to bring back original historic proportions through the use of design elements, even if they are not a restoration of the original. Avoid altering, concealing or removing historic details when renovating existing older buildings.
- The original façade, materials and ornamentation should be maintained and/or restored. Missing façade elements should be replaced with new materials that match the original as closely as possible.
- Coverings that alter the size and shape of upper story windows should be removed.
- The horizontal alignments or architectural components, such as store front windows, kick plates, first story cornices, parapet cornices and window sills should be recreated or restored.
- Unless damaged beyond repair, architectural designs on the parapet should be maintained
- The mass, volume and height of *new* buildings should be compatible with existing buildings in the immediate area.
- Selected building materials should complement and be compatible with buildings in the immediate area.
- Exterior remodeling should be designed to consider the entire building façade. The ground floor exterior should be designed to harmonize with the upper stories.
- Existing buildings and structures should be recognized as products of their own time. Alterations which have no historical basis are discouraged.

DO — *Color choices:*

As you choose colors to beautify your building, please consider ones that would also complement surrounding buildings and coordinate with the overall attempt to restore historical beauty to the Business District. The Downtown Boone office is available to offer assistance with color choices.

Don't — *For Rehabilitation and Remodeling, the following are prohibited:*

- Adding elements that are not original to the building, such as aluminum, vinyl, or fiberglass siding or roofing materials, corrugated or beveled metal siding, highly tinted or mirrored glass, or corrugated fiberglass.
- Any material that attempts to mimic conventional building materials. For example: fiberglass panels that are molded to look like brick, or imitation metal rock work.
- Concrete block or brick larger than 4 inches in height and/or 12 inches in length
- New window openings or eliminating original window openings
- Changing the roof design or style where visible from the ground
- Roof heating/cooling units visible from the street level
- Vinyl and metal screen/storm doors
- AstroTurf, indoor-outdoor carpeting
- Removing or destroying original transom windows
- Removing, concealing or covering a cornice or parapet

Additional guidance materials and information on historical restoration is available from the Downtown Boone, A Main Street Community, office: 903 Story Street, 515-802-7510.