

Heritage Resource Designations

Listed with Conditions of Approval

H-1 **Ammie Wilson House**

ZC 2013-29/Ord. No. 2013-10-34

ZC 2006-08/Ord. No. 2006-5-24

ZC 82-01/Ord. No. 82-3-5

Conditions:

1. Additional uses permitted are incidental retail sales, museum, periodic fund raising activities, related charitable and/or educational activities, and incidental office uses.
2. The maximum height of a fence in a required front yard shall not exceed eight feet, and the 50% open construction requirement shall not apply.
3. Minimum 16-foot front yard building setback from Gardengrove Court.

H-2 **Roller House**

ZC 82-46/Ord. No. 82-9-3

Conditions:

Exterior structure standards in Article 23 are waived.

H-3 **Aldridge House**

ZC 82-47/Ord. No. 82-9-6

Conditions:

Exterior structure standards in Article 23 are waived.

H-4 **Carpenter House**

ZC 92-63/Ord. No. 92-9-30

ZC 82-65/Ord. No. 82-10-1

Conditions:

The additional use of a hotel/motel is allowed with the following restrictions:

1. A maximum of four guest rooms is allowed where lodging, with or without meals, is provided.
2. One off-street parking space must be provided for each guest room.
3. One sign not to exceed six square feet shall be allowed. This sign must be mounted on the structure.
4. Owner occupancy of the house is required. The stipulations placed originally with the Heritage Resource designation by City of Plano Ordinance No. 82-10-1 shall also remain in full force and effect.
5. Exterior structure standards in Article 23 are waived.

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H-5 Forman House

ZC 2009-24/Ord. No. 2010-2-7

ZC 98-95/Ord. No. 98-12-23

ZC 93-20/Ord. No. 93-11-40

ZC 83-31/Ord. No. 83-6-26

Conditions:

1. Designation includes the structure in addition to the site.
2. Additional use of single-family residence on the second floor of the main structure.

H-6 Olney Davis House

ZC 84-39/Ord. No. 84-9-6

H-7 Lamm House

ZC 86-29/Ord. No. 86-5-17

Conditions:

1. Uses allowed in addition with residential shall be architectural artifacts and antique sales, offices, handcraft sales, and personal service shops.
2. Nonresidential uses shall be limited to the first floor of this structure.
3. Restoration of the structure is to be made in accordance with the plans approved by the Heritage Commission.
4. Parking shall be in accordance with the Zoning Ordinance for the City of Plano and should be located to the rear of the structure.
5. The Carriage House located at the rear of the property shall also be restored in accordance with plans approved by the Heritage Commission.

H-8 Moore House/Plano Masonic Lodge

ZC 93-20/Ord. No. 93-11-40

ZC 87-76/Ord. No. 87-12-27

H-9 Plano National Bank/IOOF Lodge

ZC 93-20/Ord. No. 93-11-40

ZC 87-81/Ord. No. 87-12-26

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H-10 Mitchell House

ZC 89-03/Ord. No. 89-3-9

H-11 S.B. Wyatt House

ZC 89-38/Ord. No. 89-12-26

Conditions:

H-12 Interurban Station

ZC 93-20/Ord. No. 93-11-40

ZC 89-46/Ord. No. 90-3-30

H-13 Bowman Cemetery

ZC 90-09/Ord. No. 90-6-12

H-14 Carlisle House

ZC 91-59/Ord. No. 92-1-15

Conditions:

1. Exterior structure standards in Article 23 of the Zoning Ordinance are waived to allow wood siding instead of masonry.
2. The additional use of a living space in a garage apartment at the rear of the property is allowed.
3. Construction of the outbuilding/living space is to be made in accordance with plans approved by the Heritage Commission.

H-15 S.J. Mathews House

ZC 91-61/Ord. No. 92-3-3

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H-16 Wells Homestead

ZC 2017-008/Ord. No. 2017-10-7

ZC 2006-28/Ord. No. 2006-11-36

ZC 92-30/Ord. No. 92-6-15

Conditions:

1. Museum, periodic fund raising activities, related charitable and/or educational activities, office-professional/general administrative, bed-and-breakfast, and restaurant are additional allowed uses.
2. Vehicle circulation and parking may be gravel construction.
3. Winery as a permitted use.

H-17 Wall-Robbins House

ZC 92-74/ Ord. No. 93-5-44 & Ord. No. 92-11-15

Conditions:

Waiver of the distance requirement from churches to allow for private clubs.

H-18 Hood House

ZC 2013-07/Ord. No. 2013-4-13

ZC 96-57/Ord. No. 96-10-18

Conditions:

1. Reduction in required parking.
2. Antique shop and tearoom allowed as additional uses in conjunction with the Heritage Resource designation.
3. Paver stones allowed as an additional paving material for the driveway and off-street parking.

H-19 Little Carlisle House

ZC 98-96/Ord. No. 98-12-24

Conditions:

Original Donation Addition, Block 2, Lot 8.

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HD-20

Haggard Park Heritage District

ZC 2018-006/Ord. No. 2018-6-9

ZC 2014-51/Ord. No. 2015-2-8

ZC 99-51/Ord. No. 2000-1-6

Conditions:

Special Stipulations for Properties with Nonresidential Base Zoning

1. The following additional uses shall be permitted by right:
 - a. Single-Family Residence Detached in accordance with Urban Residential standards, except as specified in 2. and 3. of the Stipulations for the Entire Heritage Resource District below.
 - b. Studio Residence
 - c. Bed and Breakfast Inn
2. The minimum and maximum front yard setback shall be within five feet of the average setback observed by buildings along the frontage of the street between the two nearest intersecting streets. The minimum front yard setback of the base zoning district shall apply when no buildings exist.
3. The following special parking provisions shall apply:
 - a. Parking areas, including driveways and aisles serving parking spaces, shall not encompass more than 25% of the lot area between a building face and a street. This does not preclude parking in the front yard that does not extend into the area directly in front of a building.
 - b. The minimum number of parking spaces for uses other than single-family residences shall be 75% of that required by Section 16.700 of the Zoning Ordinance.
 - c. With site plan approval, the Planning & Zoning Commission may grant credit for available public parking.
4. With site plan approval, the Planning & Zoning Commission upon recommendation from the Heritage Commission, may waive or modify screening requirements under Article 20 of the Zoning Ordinance.

Stipulations for the Entire Heritage Resource District

1. The Heritage Commission shall adopt design guidelines for the issuance of Certificates of Appropriateness under Ordinance No. 98-2-26, the Heritage Preservation Ordinance.
2. The maximum building height shall be two stories and 45 feet.
3. Masonry requirements for residential structures as specified in Section 23.200 of the Zoning Ordinance shall not apply.
4. The classification of contributing, compatible, and non-compatible structures within the district shall be established by Attachment B to Ordinance No. 2018-6-9.
5. Any new structure within the district that is constructed in accordance with an approved Certificate of Appropriateness shall be initially classified as a compatible structure.

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ATTACHMENT "B" TO ORDINANCE NO. 2018-6-9



Heritage Resource Designations

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ATTACHMENT "B" TO ORDINANCE NO. 2018-6-9



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ATTACHMENT "B" TO ORDINANCE NO. 2018-6-9

ATTACHMENT B
Numbers correspond to map key on page 5 of this attachment.

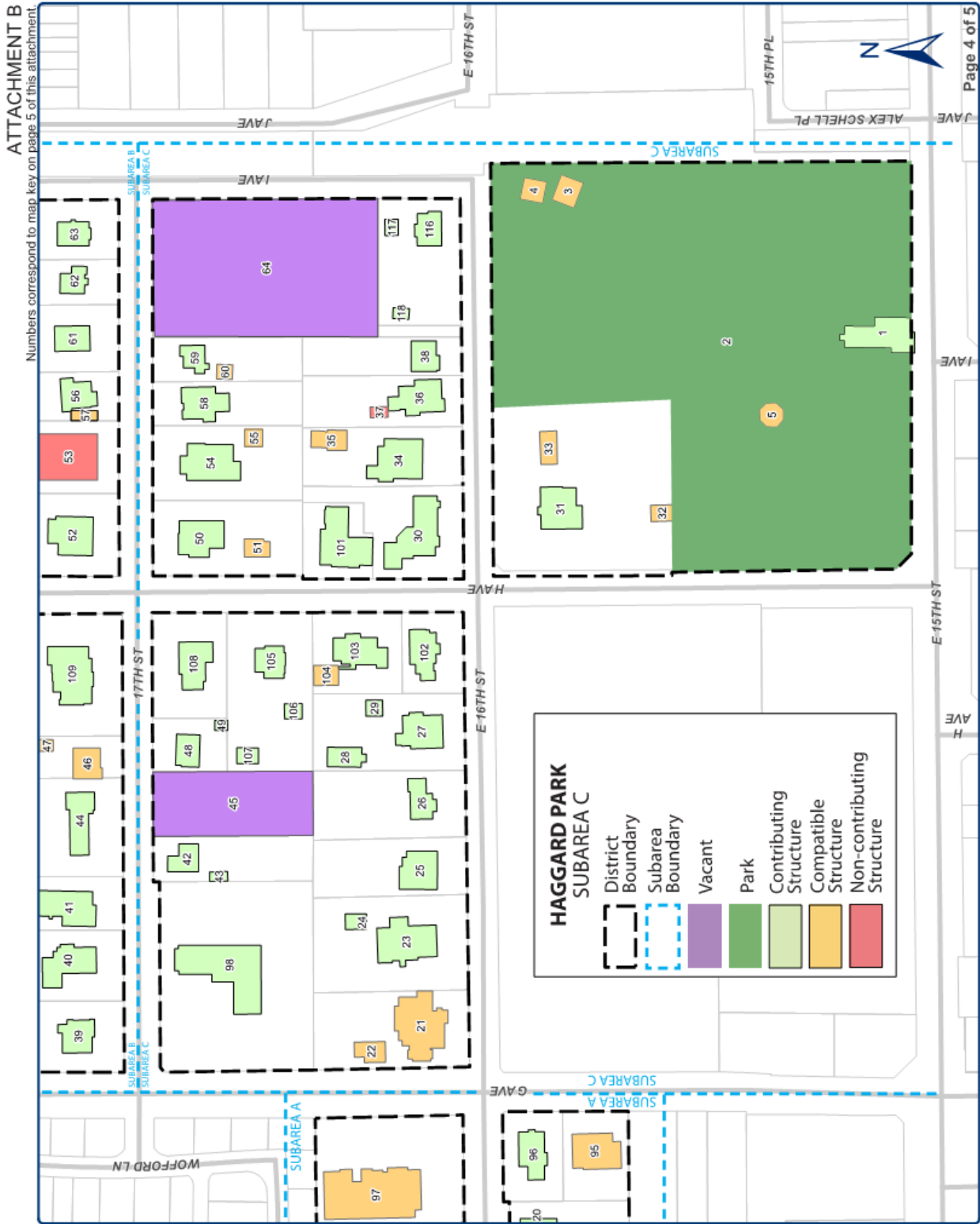


SUBAREA B
SUBAREA C
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ATTACHMENT "B" TO ORDINANCE NO. 2018-6-9



Heritage Resource Designations

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ATTACHMENT "B" TO ORDINANCE NO. 2018-6-9

ATTACHMENT B
Numbers correspond to map key on page 5 of this attachment.

Map Key:

1	901 E. 15th Street - Interurban Station	35	907 E. 16th Street - AB1	69	810 18th Street - AB1	103	1607 H Avenue
2	Haggard Park	36	909 E. 16th Street	70	811 18th Street	104	1607 H Avenue - AB1
3	Haggard Park - AB1	37	909 E. 16th Street - AB1	71	812 18th Street	105	1611 H Avenue
4	Haggard Park - AB2	38	911 E. 16th Street	72	813 18th Street	106	1611 H Avenue - AB1
5	Haggard Park - AB3	39	801 17th Street	73	813 18th Street - AB1	107	1611 H Avenue - AB2
6	607 E. 16th Street	40	805 17th Street	74	825 18th Street	108	1615 H Avenue
7	609 E. 16th Street	41	807 17th Street	75	900 18th Street	109	1701 H Avenue
8	609 E. 16th Street - AB1	42	808 17th Street	76	901 18th Street	110	1706 H Avenue
9	609 E. 16th Street - AB2	43	808 17th Street - AB1	77	903 18th Street	111	1707 H Avenue
10	609 E. 16th Street - AB3	44	809 17th Street	78	906 18th Street	112	1709 H Avenue
11	609 E. 16th Street - AB4	45	812 17th Street	79	909 18th Street	113	1709 H Avenue - AB1
12	617 E. 16th Street	46	813 17th Street	80	909 18th Street - AB1	114	1715 H Avenue
13	708 E. 16th Street	47	813 17th Street - AB1	81	910 18th Street	115	1715 H Avenue - AB1
14	708 E. 16th Street - AB1	48	816 17th Street	82	910 18th Street - AB1	116	1601 I Avenue
15	708 E. 16th Street - AB2	49	816 17th Street - AB1	83	913 18th Street	117	1601 I Avenue - AB1
16	708 E. 16th Street - AB3	50	900 17th Street	84	914 18th Street	118	1601 I Avenue - AB2
17	708 E. 16th Street - AB4	51	900 17th Street - AB1	85	914 18th Street - AB1	119	1701 I Avenue - AB1
18	708 E. 16th Street - AB5	52	901 17th Street	86	914 18th Street - AB2	120	1703 I Avenue
19	708 1/2 E. 16th Street	53	905 17th Street	87	915/917 18th Street	121	1600 Carpenter Drive
20	710 E. 16th Street	54	906 17th Street	88	920 18th Street	122	1601 Carpenter Drive
21	801 E. 16th Street	55	906 17th Street - AB1	89	920 18th Street - AB1	123	1604 Carpenter Drive
22	801 E. 16th Street - AB1	56	907 17th Street	90	1506 F Avenue	124	1605 Carpenter Drive
23	807 E. 16th Street	57	907 17th Street - AB1	91	1510 F Avenue	125	1608 Carpenter Drive
24	807 E. 16th Street - AB1	58	908 17th Street	92	1510 F Avenue - AB1	126	1609 Carpenter Drive
25	811 E. 16th Street	59	910 17th Street	93	1512 F Avenue	127	1612 Carpenter Drive
26	815 E. 16th Street	60	910 17th Street - AB1	94	1512 F Avenue - AB1	128	1613 Carpenter Drive
27	819 E. 16th Street	61	911 17th Street	95	1517 G Avenue	129	1616 Carpenter Drive
28	819 E. 16th Street - AB1	62	913 17th Street	96	1521 G Avenue	130	1617 Carpenter Drive
29	819 E. 16th Street - AB2	63	915/917 17th Street	97	1605 G Avenue	131	1620 Carpenter Drive
30	901 E. 16th Street	64	920 17th Street	98	1616 G Avenue	132	1621 Carpenter Drive
31	902 E. 16th Street	65	801 18th Street	99	1740 G Avenue	133	1624 Carpenter Drive
32	902 E. 16th Street - AB1	66	803 18th Street	100	1804 G Avenue	134	1625 Carpenter Drive
33	902 E. 16th Street - AB2	67	808 18th Street	101	1600 H Avenue		
34	907 E. 16th Street	68	810 18th Street	102	1603 H Avenue		

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H-21 R.A. Davis House

ZC 99-86/Ord. No. 2000-1-20

H-22 Mary Schimelpfenig House

ZC 99-91/Ord. No. 2000-1-21

H-23 Schell House

ZC 2000-94/Ord. No. 2001-1-17

H-24 Plano High School (Cox School Building)

ZC2001-03/Ord. No. 2001-3-23

ZC2001-37/Ord. No. 2001-9-40

H-25 Merritt Building

ZC 2002-63/Ord. No. 2003-1-12

HD-26 Downtown Heritage District

ZC 2018-007/Ord. No. 2018-6-10

ZC 2002-60/Ord. No. 2003-2-14

Conditions:

Stipulations for the Entire Heritage Resource District

1. The classification of contributing, compatible, and non-compatible structures within the district shall be established by Attachment B to Ordinance No. 2018-6-10.
2. Any new structure within the district that is constructed in accordance with an approved Certificate of Appropriateness shall be initially classified as a compatible structure.

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ATTACHMENT "B" TO ORDINANCE NO. 2018-6-10



Heritage Resource Designations

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H-27 **Will Schimelpfenig House**

ZC 2002-65/Ord. No. 2003-1-14

H-28 **Hughston House**

ZC 2002-66/Ord. No. 2003-1-15

H-29 **Schimelpfenig-Dudley-O'Neal House**

ZC 2003-54/Ord. No. 2004-5-18 & Ord. No. 2003-11-8

H-30 **Salmon House**

ZC 2003-58/Ord. No. 2003-12-15

H-31 **F & M National Bank/Plano Star Courier Building**

ZC 2004-43/Ord. No. 2004-11-33

H-32 **Arch Weatherford House**

ZC 2004-47/Ord. No. 2004-12-22

H-33 **Thornton House**

ZC 2004-53/Ord. No. 2005-2-12

Conditions:

1. The following additional uses shall be permitted by right: museum, periodic fund raising activities, related charitable and/or educational activities, Office - Professional/General Administrative, and Retail/Service (incidental).
2. Office-Professional/General Administrative use shall be incidental to the primary use as a museum.
3. No off-street parking is required.

H-34 **McCall-Skaggs House**

ZC 2005-33/Ord. No. 2005-10-13

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H-35

L.A. Davis Cemetery

ZC 2017-027/Ord. No. 2017-11-13

H-36

Saigling House

ZC 2018-023/Ord. No. 2018-11-22

Conditions:

The Individual Designation will apply to the primary structure only and not to the site.

H-37

Texas Pool

ZC 2022-020/Ord. No. 2023-6-5