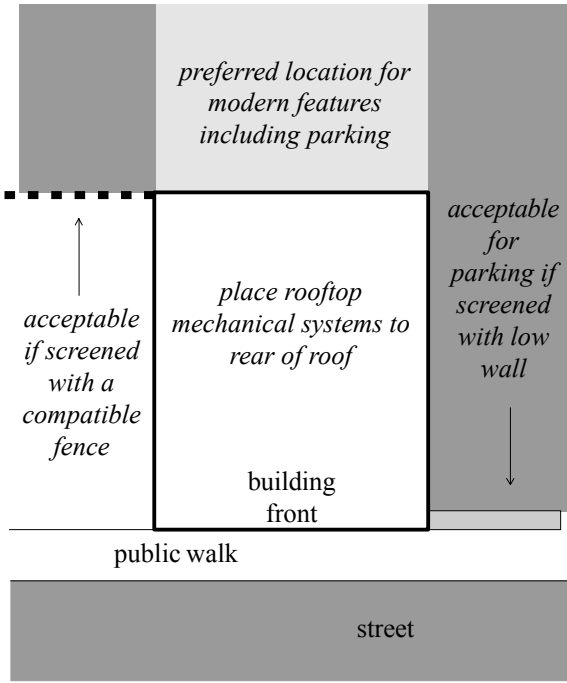




Modern features are exterior elements that have become part of doing business today. Such features generally fall into the categories of mechanical systems or site features. Mechanical systems include HVAC systems, utility conduit and meters, satellite dishes and antennas, security lighting, etc. Site features are more varied including anything that requires space outside of the building. This can include modern decks for outside seating, garbage dumpsters, fire escapes, handicap access, and parking areas. By definition these elements are not historic in either nature or design. The aim therefore is to incorporate these features with the least amount of impact to the visual character of the district.

- Place mechanical systems as unobtrusively as possible. Avoid placement of window units on primary facades. Placement on the roof or at the rear of the building are the best choices. Modern elements placed on roofs should be set back from the facade to decrease visibility. Larger elements placed at the rear should be screened.
- Place code required access and egress sensitively. Fire escapes are best placed at the rear of buildings. Barrier free access should balance the needs of users with preserving the character of the building.
- Place new parking as unobtrusively as possible. Surface parking lots in the core area (see p. 8) of the downtown district should be screened with low walls extending the traditional facade line. Surface parking (as well as walks and drives) in the transitional area (see p. 8) should follow the guidelines for paving in the residential section. Historic buildings should not be demolished in order to accommodate parking.

*In the Core Area...*



*In the Transitional Area...*

