

<b>DATE SUBMITTED</b>	03/19/2021	<b>FILE #</b>	HPR#001-21
<b>PROJECT NAME:</b>	LYLE & KAREN BONNY		
<b>SITE ADDRESS:</b>	2402 W YAKIMA AVE		
<b>PROJECT DESCRIPTION:</b>	Certificate of Appropriateness request for exterior and interior alterations to a structure located in the Barge-Chestnut Historic District.		
<b>PARCEL NUMBER(S):</b>	18132331506		

<b>PRIMARY CONTACT/ APPLICANT</b>	LYLE I & KAREN M C BONNY		
<b>MAILING ADDRESS</b>	2402 W YAKIMA AVE YAKIMA, WA 98902		
<b>E-MAIL ADDRESS</b>	KMCbonny@gmail.com		
<b>HOME/CELL NUMBER:</b>	(509) 961-0821	<b>Work Phone:</b>	

<b>PRIMARY PARCEL OWNER:</b> <i>(Assessor's Parcel Info)</i>	LYLE I & KAREN M C BONNY		
<b>MAILING ADDRESS:</b>	2402 W YAKIMA AVE YAKIMA, WA 98902		
<b>E-MAIL ADDRESS:</b>	KMCbonny@gmail.com		
<b>HOME/CELL NUMBER:</b>	(509) 961-0821	<b>Work Phone:</b>	

<b>NOTES:</b>

Scan Application: \_\_\_\_\_  Closed File: \_\_\_\_\_



## Yakima Historic Preservation Commission

### Application for Certificate of Appropriateness

Date Submitted	February 22, 2021
Building/Property Name	Bonny House
Building/Property Address	2402 W Yakima Ave. Yakima, WA 98902
Historic District (if applicable)	Barac-Chestnut Neighborhood Historic District
Applicant's Name	Karen & Lyle Bonny
Applicant's Address	same as above
Applicant's Telephone	509-961-0821
Applicant's Email	KMCbonny@gmail.com
Property Owner's Name (if different from applicant)	
Property Owner's Address	2402 W. Yakima Ave. Yakima, WA 98902
Property Owner's Signature	
<small>(The application must be signed by the property owner to be processed. By signing this application, the owner confirms that the application has been reviewed and approves of the proposed scope of work.)</small>	

#### A Certificate of Appropriateness is requested for:

(Check one type of review)

- Type I Administrative Review (for repairs and replacements-in-kind); or
- Type II Commission Review for the following proposed work (check all that apply):
- Exterior alteration       Interior alteration       Signage
- New construction (addition or new building)
- Preliminary Approval (for large projects that may require phased approvals)
- Demolition/Waiver of Certificate of Appropriateness
- Other (please describe):

Please describe the proposed scope of work in detail below or attach a description

ation to the rear of the house. Master suite 456 SF  
Master bedroom, master bathroom & walk in closet.

Owners will match existing back exterior building material.

See attached pdf's of the drafted addition and site plan

**Application Checklist:**

- Application form
- Property owner consent/signature
- Scaled drawings depicting proposed work
- Clear photographs of existing conditions of the building, object, site or structure
- Description of the proposed scope of work
- Samples of replacement materials **Will match existing exterior materials; see photos.**

Submit completed application and supporting materials to

Department of Community and Economic Development  
129 North Second Street  
Yakima, WA 98901

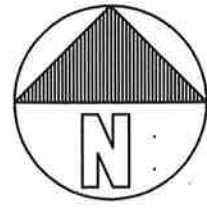
Please note: The Yakima Historic Preservation Commission meets on the fourth Wednesday of each month. Completed applications are due four weeks prior to the meeting date you are targeting, so please plan accordingly. Incomplete or missing information will delay consideration of your application.

Lyle & Karen Bonny; 2402 W Yakima Ave.



Lyle & Karen Bonny; 2402 W Yakima Ave.



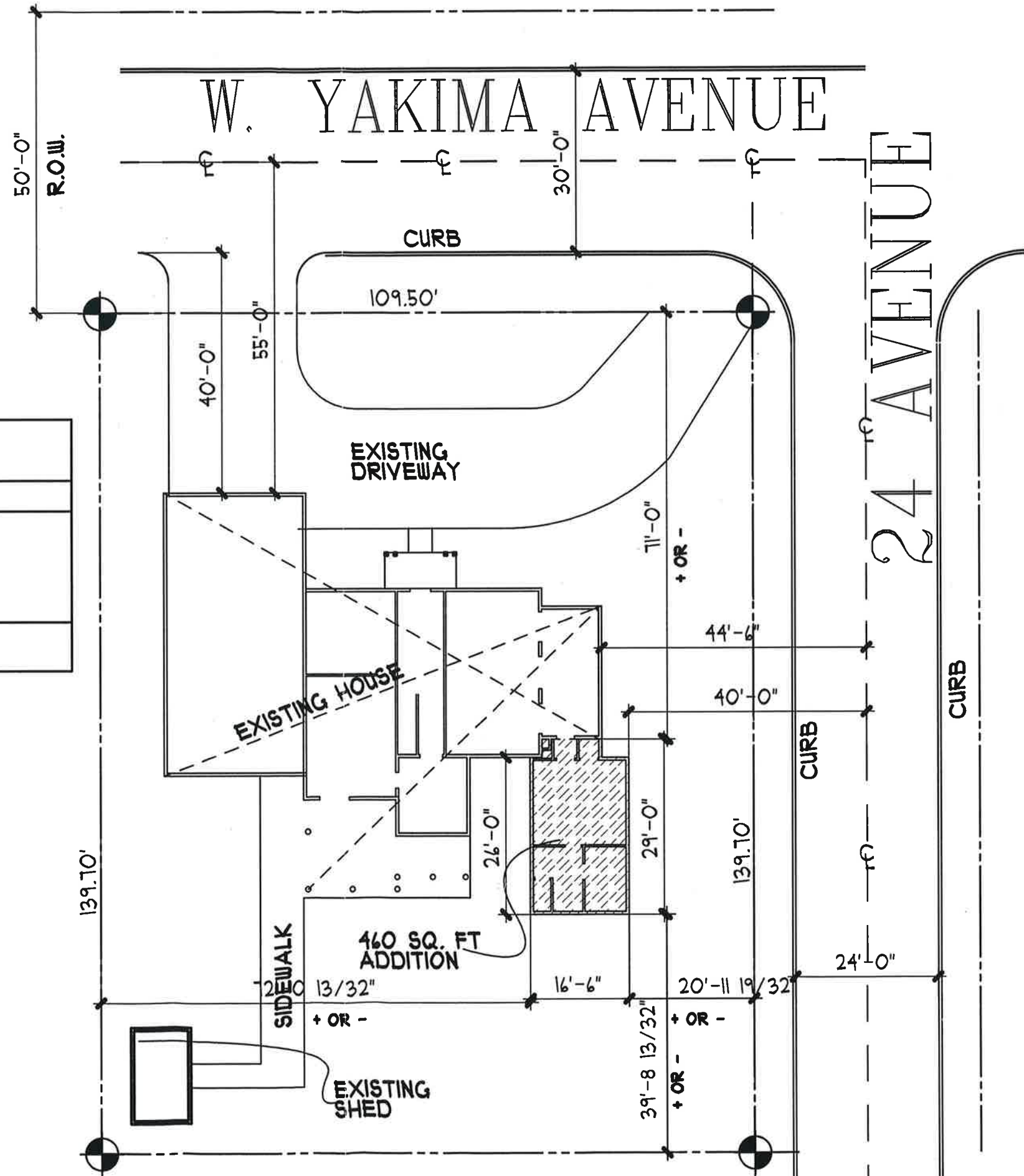


SITE DATA ( SQ. FT.)	
PARCEL #	
15,216 - TOTAL LOT AREA	
3334 - BUILDINGs	
2990 - PAVED AREAS	
( 41.39% ) - TOTAL COVERAGE	

PUBLIC SEWER AND WATER

# SITE PLAN

SCALE: 1" = 20'-0"



WESTERN BUILDING DESIGN, LLC

CUSTOM RESIDENTIAL & COMMERCIAL DESIGN

MARTY SCHOOLCRAFT

OWNER/DESIGNER

PARCEL #  
181323-31506  
2402 W YAKIMA AVE, YAKIMA

PLAN #  
20018  
JAN. 2021

CUSTOM DESIGNED FOR:  
LYLE & KAREN BONNY  
(509) 961-0821

1015 S. 40TH AVE. SUITE 14  
YAKIMA WA 98908

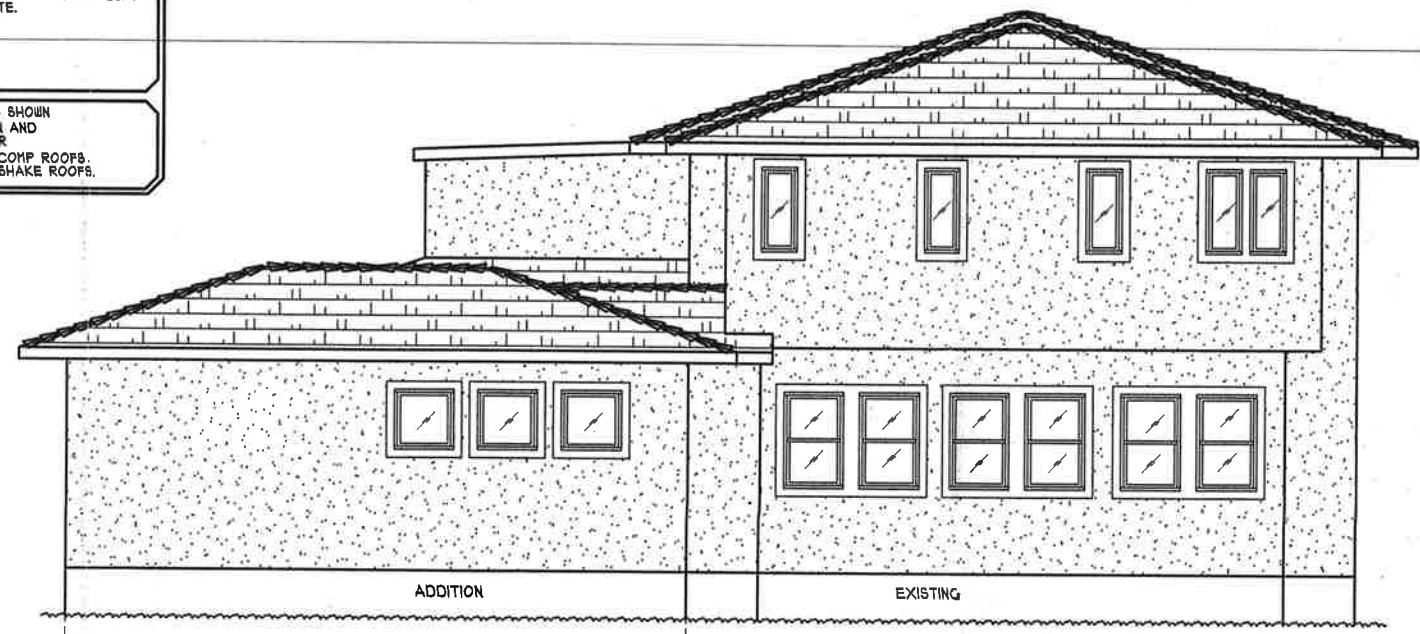
PH. 509.966.8070  
INFO@WESTERNBUILDINGDESIGN.NET

**EXTERIOR SCHEDULE**

ROOF: COMP.  
 FACIA: 1" x 8" R.S. CDR. / OR COMPOSITE  
 SOFFIT: 3/8" AD. EXT. FLUID. (NO PLUGS) /  
 OR COMPOSITE.  
 SIDING: STUCCO

NOTE: VERIFY TRIM AS SHOWN  
 VERIFY EXACT DESIGN AND  
 MATERIALS WITH OWNER

NOTE: 15# FELT FOR COMP ROOFS.  
 30# FELT FOR WOOD SHAKE ROOFS.



LEFT ELEVATION - 24TH AVE SIDE  
 SCALE: 1/4" = 1'-0"



REAR ELEVATION  
 SCALE: 1/4" = 1'-0"

Lyle and Karen Bonny - Addition  
 2402 W Yakima Ave., Yakima  
 Parcel: 181323-31506; 0.29 ac

REVISION	MARK	DATE

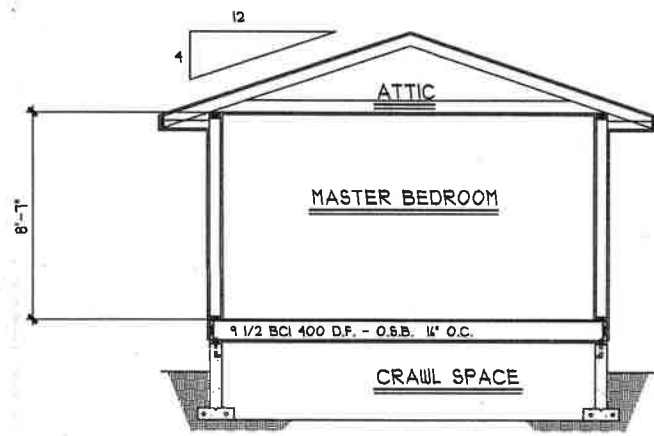
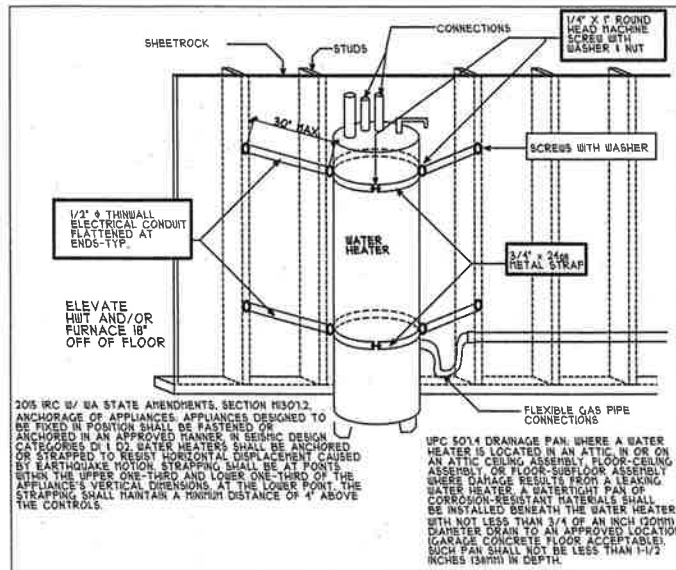
PLAN  
 2007  
 JAN. 2

3

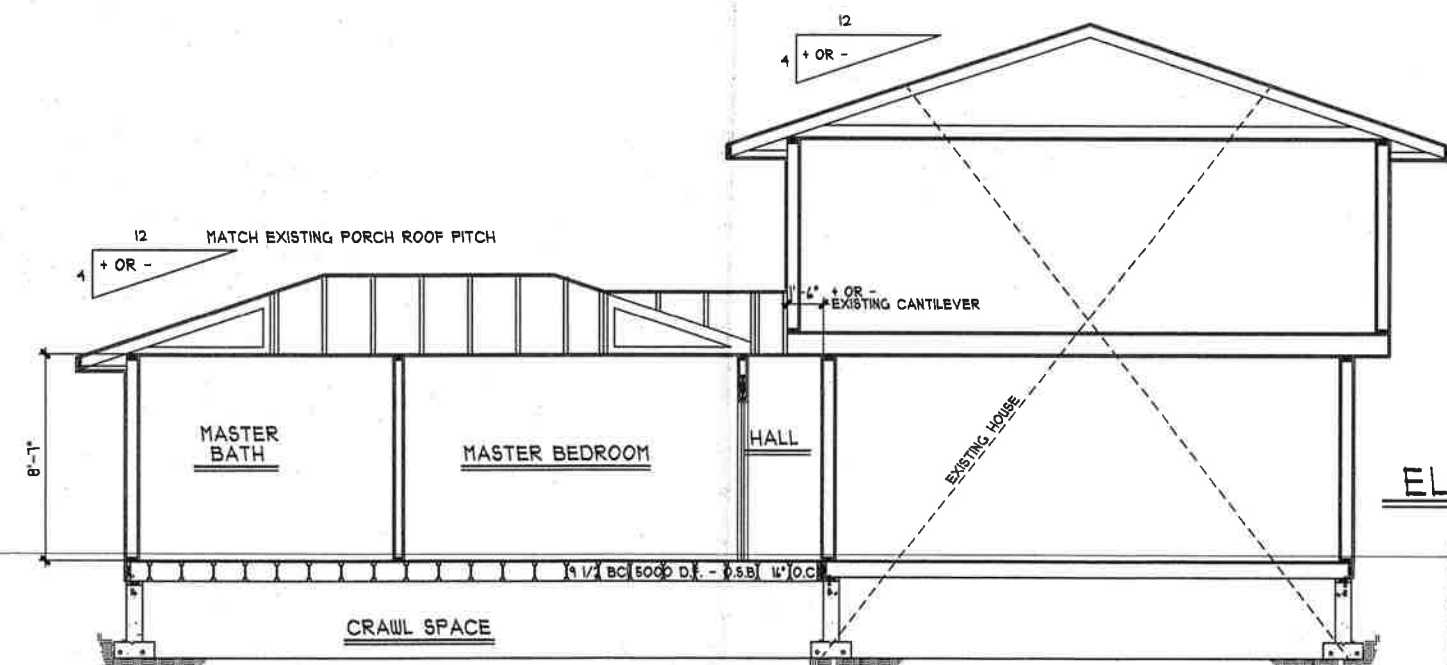
IF NEWLY INSTALLED IN REMODEL / ADDITION:

WATER HEATERS - 2015 UPC, SECTION 504.1, TABLE 504.1.1									
1. NO. OF BATHROOMS	1 TO 15	2 TO 25	3 TO 35	4 TO 45	5 TO 55	6 TO 65	7 TO 75	8 TO 85	9 TO 95
2. NO. OF BEDROOMS	1	2	3	4	5	6	7	8	9
3. FIRST HOUR RATING <sup>1</sup>	42	54	54	64	67	80	87	80	80

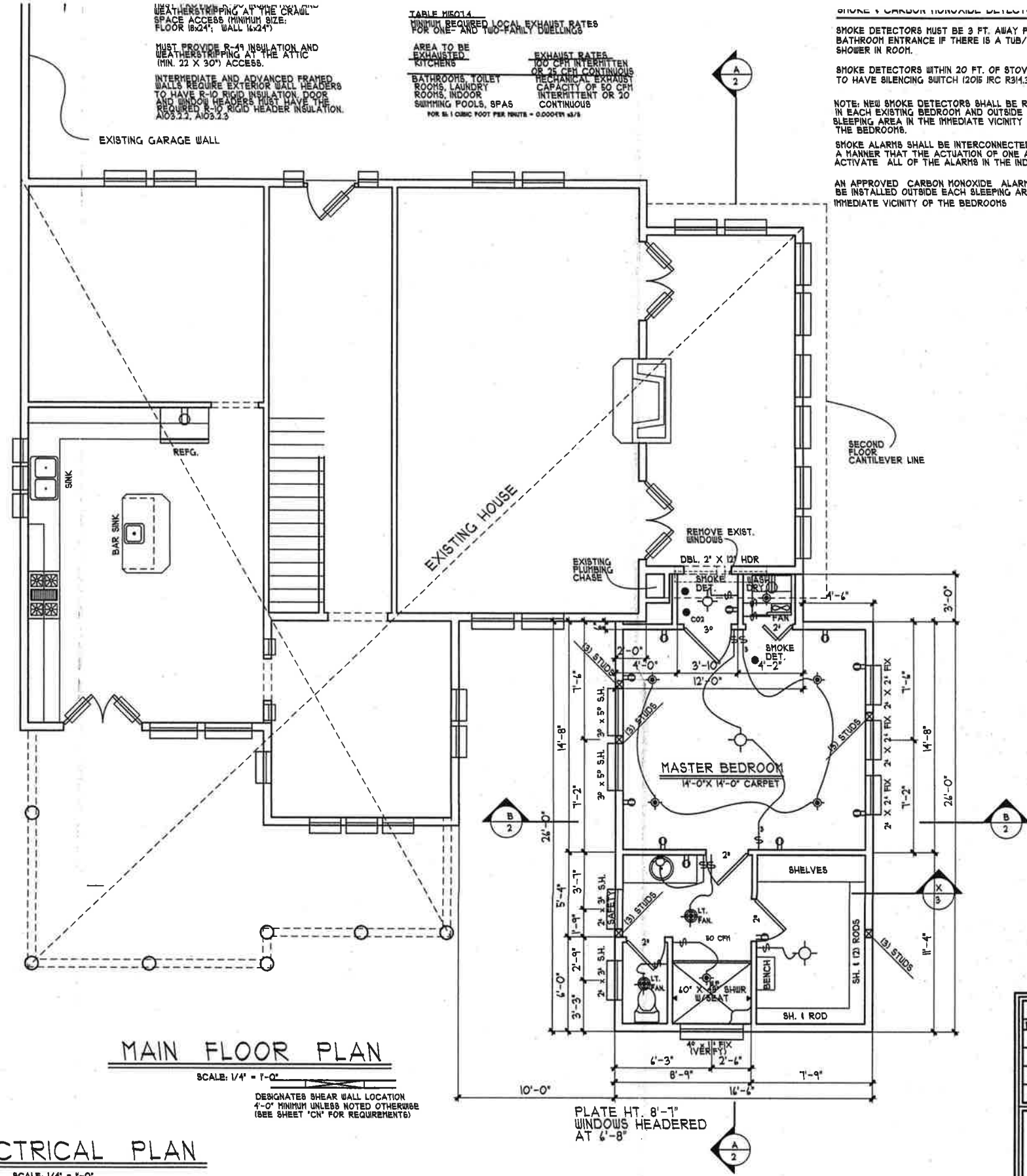
1. THE FIRST HOUR RATING IS BASED ON THE "ENERGY GUIDE" LABEL.  
 2. FOR ALL OTHER RATING CATEGORIES, THE FIRST HOUR RATING SHALL BE USED TO MEET APPROPRIATE FIRST HOUR RATING AS SHOWN IN THIS TABLE.  
 3. FOR REPLACEMENT WATER HEATERS, SEE SECTION 502.1.



SECTION ~ B-B  
SCALE: 1/4" = 1'-0"



SECTION ~ A-A  
SCALE: 1/4" = 1'-0"



MAIN FLOOR PLAN  
SCALE: 1/4" = 1'-0"

ELECTRICAL PLAN  
SCALE: 1/4" = 1'-0"

NOTE: CODE REQUIRES A MINIMUM 15% OF PERMANENTLY INSTALLED LAMPS IN LIGHTING FIXTURES SHALL BE HIGH EFFICACY.

ALL RECESSED LIGHTS IN THE BUILDING THERMAL ENVELOPE IS REQUIRED TO BE TYPE IC-RATED AND CERTIFIED UNDER ASTM E283 AS HAVING AN AIR LEAKAGE RATE NOT MORE THAN 2.0 CFM WHEN TESTED AT A 151 PSF (15 PA) PRESSURE DIFFERENTIAL AND SHALL HAVE A LABEL ATTACHED SHOWING COMPLIANCE WITH THIS TEST METHOD. ALL RECESSED LUMINAIRES ARE REQUIRED TO BE SEALED WITH A GASKET OR CAULK BETWEEN THE HOUSING AND THE INTERIOR WALL OR CEILING COVERING. SUBMIT MANUFACTURER'S SPECS FOR ALL RECESSED LIGHTING FIXTURES (ICANS).

Lyle and Karen Bonny - Addition  
 2402 W Yakima Ave., Yakima  
 Parcel: 181323-31506; 0.29 ac

2015 WSEC COMPLIANCE  
 TABLE 401.2  
 0.5 CREDITS - SMALL ADDITION

DET. SA. 05 CR.  
 ALL SHOWERHEADS AND FAUCETS SHALL BE RATED:  
 SHOWERHEAD: 1.5 GPM OR LESS  
 KITCHEN FAUCET: 1.5 GPM OR LESS  
 ALL OTHER LAVATORY FAUCETS 1.0 GPM OR LESS (CAN USE FLOW RESTRICTORS).

RESIDENCE OF: BONNY  
 TOTAL ENERGY CREDITS: 0.5

TABLE H501.4  
 MINIMUM REQUIRED LOCAL EXHAUST RATES FOR ONE- AND TWO-FAMILY DWELLINGS

AREA TO BE EXHAUSTED	EXHAUST RATES
KITCHENS	100 CFM INTERMITTENT OR 25 CFM CONTINUOUS
BATHROOMS, TOILET ROOMS, LAUNDRY ROOMS, INDOOR SWIMMING POOLS, SPAS	MECHANICAL EXHAUST CAPACITY OF 50 CFM INTERMITTENT OR 20 CONTINUOUS

FOR 1.1 CUBIC FOOT PER MINUTE = 0.00009478

SMOKE DETECTORS MUST BE 3 FT. AWAY FROM BATHROOM ENTRANCE IF THERE IS A TUB/SHOWER IN ROOM.

SMOKE DETECTORS WITHIN 20 FT. OF STOVE TO HAVE SILENCING SWITCH (2015 IRC R314.3.1)

NOTE: NEW SMOKE DETECTORS SHALL BE REQUIRED IN EACH EXISTING BEDROOM AND OUTSIDE EACH SLEEPING AREA IN THE IMMEDIATE VICINITY OF THE BEDROOMS.

SMOKE ALARMS SHALL BE INTERCONNECTED IN A MANNER THAT THE ACTUATION OF ONE ALARM WILL ACTIVATE ALL OF THE ALARMS IN THE INDIVIDUAL SLEEPING AREA.

AN APPROVED CARBON MONOXIDE ALARM SHALL BE INSTALLED OUTSIDE EACH SLEEPING AREA IN THE IMMEDIATE VICINITY OF THE BEDROOMS.