



**DOWNTOWN
MEMPHIS
COMMISSION**

DESIGN REVIEW BOARD APPLICATION

**Administered by:
Design Review Board**

Property Address*: 486 E. Georgia Ave Memphis, TN 38126

Applicant Name & Mailing Address: Houston Davis 85 Bell Lane Munford, TN 38058

Applicant Phone Number: 731-413-8184 Applicant Fax Number: N/A

Property Owner's Name & Mailing Address: Same As Applicant

Property Owner's Phone Number: _____

The proposed work consists of the following (check all that apply):

Sign ☐

Renovation ☒

New Building ☐

Other Exterior Alteration ☐

Project Description: The details of my project are to add exterior lighting, replace deteriorated fascia, add landscaping including sod, replace driveway, and remove existing fencing. The goal is to improve aesthetics of the property and generate revitalization within the neighborhood.

Status of Project: Project has not begun at this time.

A complete application must be submitted to the Development Department no later than three weeks before a regularly scheduled meeting of the Design Review Board. Please submit the application with any necessary attachments to designreview@downtownmemphis.com. Questions can also be e-mailed to designreview@downtownmemphis.com, or you can reach Planning & Development staff at (901) 575 - 0540.

Owner/Applicant Signature: *Houston Davis*

Date: 7/13/20

*Applications for properties that are located within a Landmarks Historic District may require additional approval from the Landmarks Commission. Please contact the Shelby County Division of Planning & Development at (901) 576-6601 for more information.

Current Conditions

486 E Georgia Ave





Good Neighbor Grant Application Details

Project Timeline Expectation

Estimated Project Duration: 4-6 weeks

Phase 1: Preplanning/Prep- Fence Removal, Cleaning and Prep of building surface

Estimated Completion: 1 week

Phase 2: Install House Meter, Repair Fascia, and Exterior Lighting

Estimated Completion: 7-10 days

Phase 3: Pour Concrete for Driveway-

Estimated Completion:

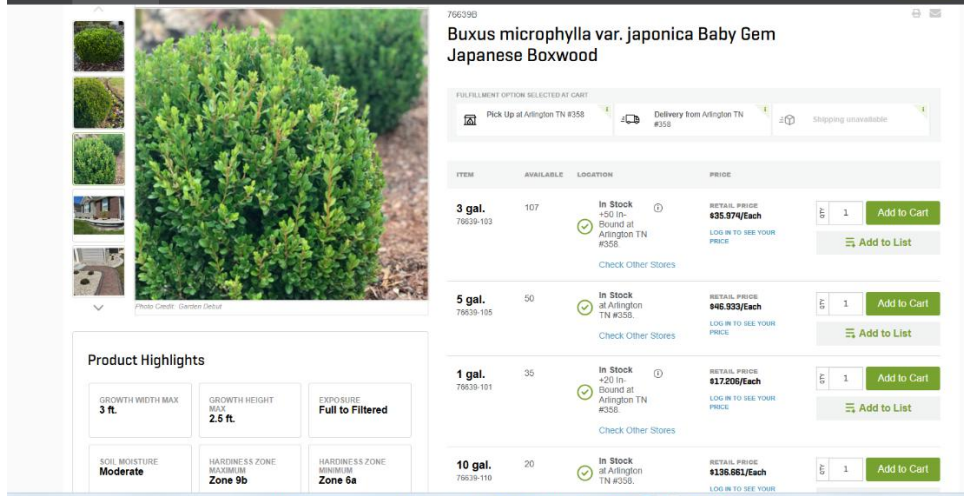
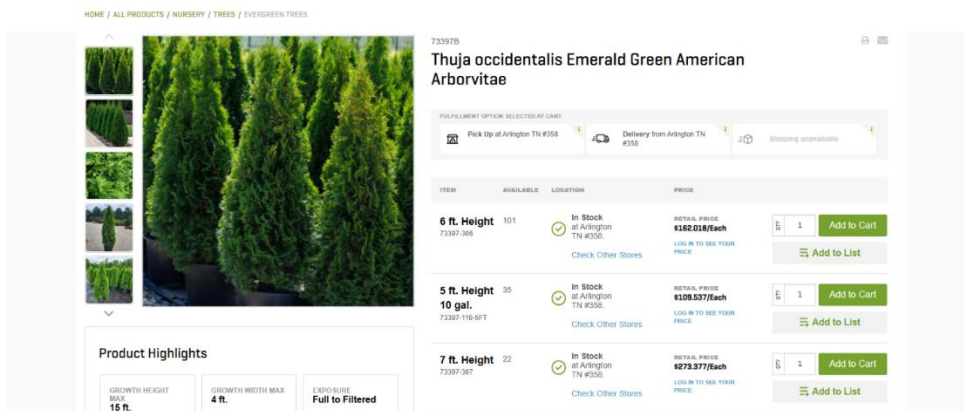
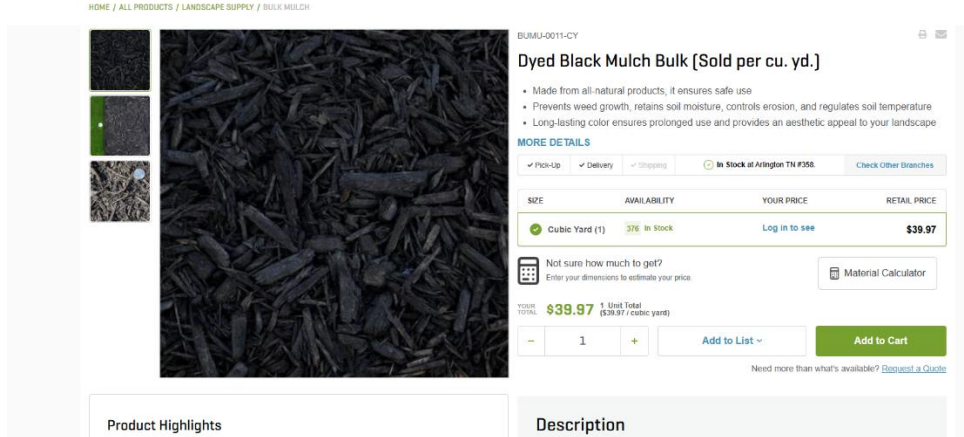
2 days for installation, 2 days for curing

Residents have been notified that they will not be able to access the driveway/parking lot during this time frame. Residents will park on the curb during this time.

Phase 4: Install Landscaping/Sod, Cleanup

Estimated Completion: 3-5 days

Landscaping



Landscaping continued

- Bermuda sod will be added to the front lawn after all work has been completed.
- Flowerbeds will be added around the southern perimeter of the building. They will be approximately 4 feet deep. Smaller 2 feet wide flower beds will be added on either side of the entryway concrete stairs and filled with boxwoods.
- Boxwoods will be added to the flowerbeds and two arborvitae plants will be added around the corners of the building. (see rendering)

Lighting



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Color: **Matte Black**

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Size: **12-inch**
[12-inch](#) [14-inch](#) [18-inch](#)
Number of Items: 6
[1](#) [2](#) [4](#) [6](#)

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Tools & Home Improvement > Lighting & Ceiling Fans > Outdoor Lighting > Porch & Patio Lights > Wall Lights

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Color: **Black**

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Size: **23.6 IN**
[15.7 IN](#) [23.6 IN](#) [31.5 IN](#) [39.4 IN](#) [47.2 IN](#)

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- The new fixtures on the front need new electrical wiring run to them. The wiring will be concealed contained in schedule 80 PVC conduit and then concealed using some wood casing painted black.
- The 23.6-inch fixtures will be used on the front. Four of these fixture will be adhered to the façade.
- The 12-inch fixtures will be used at the resident entrances. Each residential unit had two exterior doors where a light fixture will be added. In total, there will be 20 light fixtures added.

Driveway and Sidewalk

- The existing driveway is the singular way to access the parking. It will be torn up and removed. The area will be prepared for concrete. Then, a concrete driveway will be poured measuring approximately 12 ft wide by 50 ft long with a 5 in. depth. It will be reinforced with 6x6 welded wire mesh.
- Sidewalk cracks will also be filled at this time.

Fence

- A new wood picket fence will be added to the perimeter of the property at the rear and sides or the north and east.
- Style: traditional privacy fence style with 6 feet dog ear fence pickets in cedar.

