

## B.2.7 Gutters and Downspouts

A. Gutter and downspout installation shall not result in the removal of any existing eave features.

B. Gutters and downspouts of boxed, built-in type, and/or copper should be preserved, and repaired rather than replaced if possible.

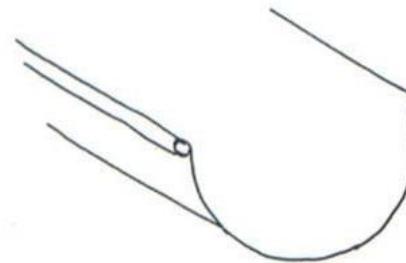
C. Gutters and downspouts of early hang-on type should be half-round rather than “K” or ogee. **Half-round gutters shall be required under the following circumstances:**

- When staff or the Preservation Commission determines that the gutters are an important feature to maintaining or enhancing the historic character of the home. This could include being original to the home; being easily visible from the street; containing a distinctive or unique design; and being a prominent feature that stands out.
- When 51% or more of the existing gutters visible from the right-of-way are half-round gutters then the half-round gutters shall be retained and new gutters shall be half-round to match the existing half-round gutters.

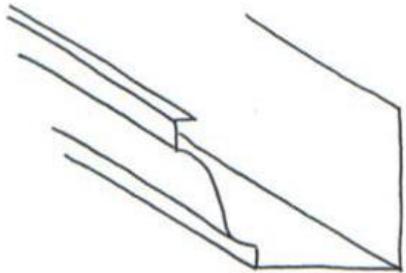
If the gutters are not readily visible, ogee gutters of aluminum or vinyl are acceptable. **In addition, ogee or K-style gutters may be allowed under the following circumstances:**

- When over 51% of the existing gutters are K-style and the retaining K-style gutters would not negatively impact the historic character of the home, as determined by staff or the Preservation Commission.
- When rooflines and crown molding and other architectural features are not removed or altered in order to install K-style gutters.

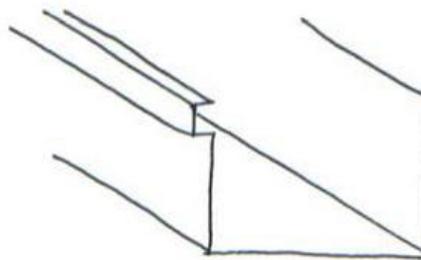
D. Gutters and downspouts should be located away from significant architectural features on the front of the building.



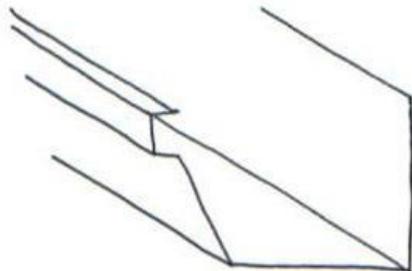
Half Round



Ogee or “K”



Rectangular



Beveled

*Gutters and downspouts should be regularly cleaned and maintained. If new gutters are required, half-round designs are the most historically accurate for the earlier styles.*

*Some later styles; the Romanesque, Colonial, Italian Renaissance, Tudor Revival Styles, and Neoclassical, all typically with enclosed eaves, used the ogee (K profile) gutter. Some styles or designs feature rectangular or bevel profiles or hidden built-in type gutters. Metal used for gutters and downspouts should be compatible with metal used for roof flashing to avoid corrosion.*

E. Gutters and downspouts should be designed and installed to provide proper drainage and to channel the water as far away from the dwelling as possible. Downspouts should extend at least 4 to 6 feet, or utilize a splash block. Round downspouts are more appropriate than rectangular forms, for half round gutters. Rectangular down- spouts are also acceptable.

F. Hanger straps should be nailed under, not on top, of the roofing material. If new roof is installed at same time as the gutters, the straps shall be nailed under the roofing material.

G. Gutters shall match the color scheme of the house. Copper gutters may remain unpainted.