

Executive Summary

This report includes Design Guidelines and Standards for the Fredericksburg Historic District developed in 2020 through a contract awarded to the consulting team of HHM & Associates, Inc. of Austin, Texas, and Winter & Company of Denver, Colorado. Together, the team worked with City of Fredericksburg staff and public stakeholders to gather input about relevant issues faced by property owners in Fredericksburg at the time of this project. Public engagement efforts occurred in January and February 2020, including public meetings and a public survey. The consulting team then synthesized public input to develop draft design guidelines and standards tailored to the historic character and current needs of Fredericksburg. The draft was presented to the City in May 2020.

Between May 2020 and December 2020, the City Historic Preservation Office and the Historic Review Board collaborated to recommend revisions to the document. Online meetings hosted by HHM & Associates occurred on May 28, 2020; June 2, 2020; and June 3, 2020. The City Historic Preservation Office hosted numerous additional discussions with the Historic Review Board and other City staff and elected officials. On December 17, 2020, the City presented a matrix of all comments to HHM & Associates. In January 2021, HHM revised the document to address all comments, communicating extensively with the City Historic Preservation Office throughout the revision process.

The City Historic Preservation Office intends to present the final document to the City Council for formal adoption in the spring of 2021.

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LIST OF ACRONYMS

ADU	Auxiliary Dwelling Unit
CMEC	Cox McLain Environmental Consulting
COA	Certificate of Appropriateness
FHA	Federal Housing Administration
HHM	HHM & Associates, Inc.
HRB	Historic Review Board
MDO	Medium Density Overlay
NPS	National Park Service
NRHP	National Register of Historic Places
ROW	Right-of-way
SOI	<i>Secretary of the Interior’s (Standards for Rehabilitation)</i>
THC	Texas Historical Commission
TxDOT	Texas Department of Transportation