



PHAP26-00012

Date: March 5, 2026
Application Type: Certificate of Appropriateness
Property Owner: Edward and Melinda Ardjemian
Representative: Edward and Melinda Ardjemian
Legal Description: 111 Government Hill 16 To 19 (14000 Sq Ft), City of El Paso, El Paso County, Texas
Historic District: Austin Terrace
Location: 1505 Hardaway Street
Representative District: #2
Existing Zoning: R-4/H (Residential/Historic)
Year Built: 1949
Historic Status: Contributing
Request: Certificate of Appropriateness for replacement of clay roof tiles with concrete
Orig. Application Filed: 2/19/2026
Orig. 45 Day Expiration: 4/5/2026

ITEM #8



GENERAL INFORMATION:

The applicant seeks approval for:

Certificate of Appropriateness for replacement of clay roof tiles with concrete

STAFF RECOMMENDATION:

The Historic Preservation Office recommends APPROVAL of the proposed scope of work based on the following recommendations:

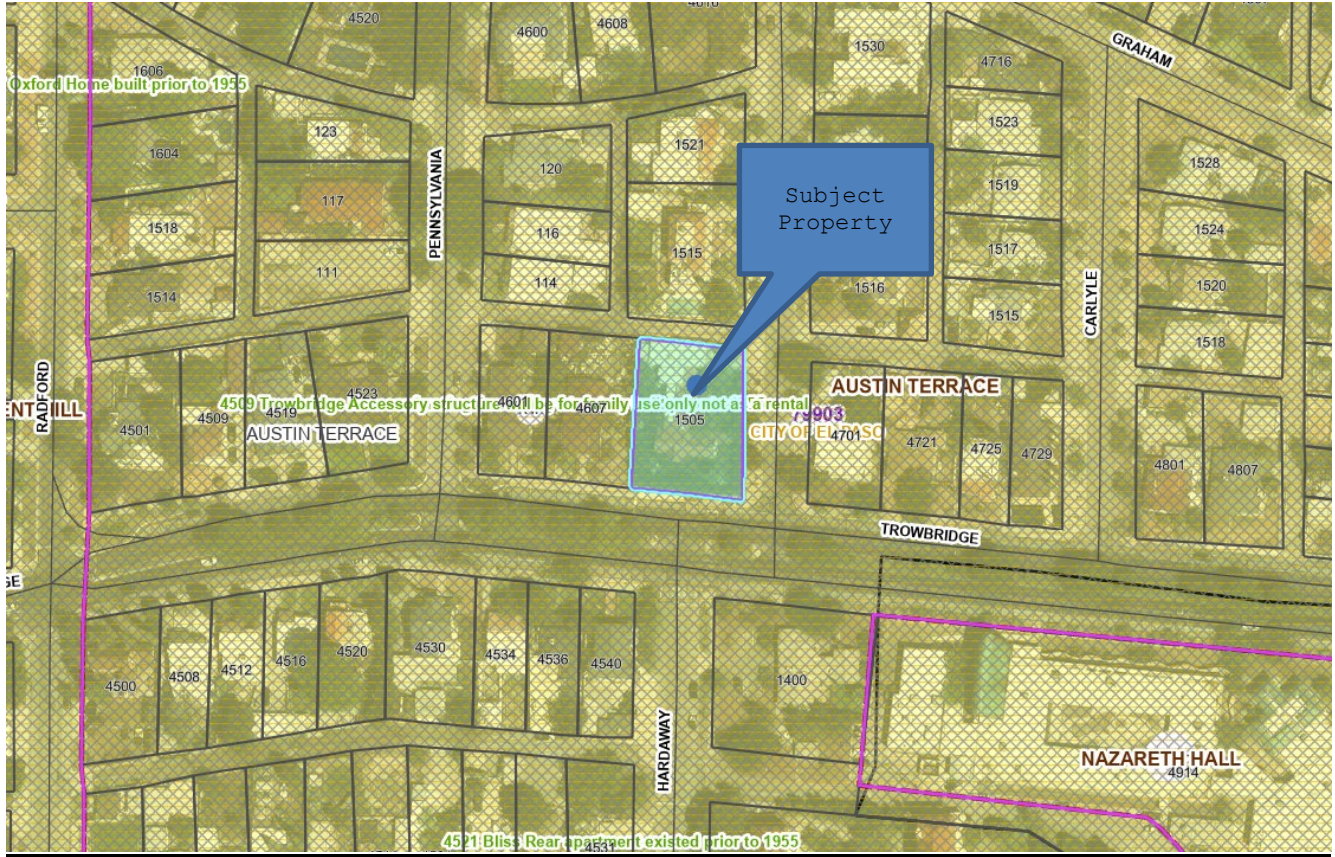
The Design Guidelines for El Paso's Historic Districts, Sites, and Properties recommend the following:

- *The distinctive features of each roof type should be retained as they are character-defining elements. If a roof requires repair, the replacement materials must match the original or existing materials as closely as possible. Do not change the style or construction of the roof.*

The Secretary of the Interior's Standards for Rehabilitation recommend the following:

- *The historic character of a property shall be retained and preserved. The removal of historic materials or alteration of features and spaces that characterize a property shall be avoided.*

AERIAL MAP



NEW ROOFING

Concrete Roof Tile options

New Point concrete roof tile
Terra Cotta

