

Historic Preservation Commission

Staff Report

Meeting Date: April 8th, 2026

Case #: HPC-11-26

Site Address: 46 Sherwood Drive
Parcel ID: 31-06-14-3-008-016.000
Applicant: Kim Roberts
Owner: Kim Roberts

Proposed Work: Petitions for a Certificate of Appropriateness for the addition of an accessory structure on the property located at 46 Sherwood Drive in the Sherwood Drive Historic District (Council District 4).
Current Zoning: SFR-1H

Historic District: Sherwood Drive Historic District
Architectural Style: Federal
Year Built: 1827
Contributing: Yes
Historic Survey: Buena Vista Historic Survey

Resource 36. #46 Sherwood Drive. McCalla-Gibson House. Ca. 1827. Two story, wood frame Federal house in L shape with cross gable roof of asphalt shingles, interior brick chimney with concrete cap, weatherboard siding across façade (west), six panel wood door with covered side lights and transom, wood screen door. Second story has paired 6/6 double hung sash windows with flanking wooden shutters, first story has paired 9/9 double hung sash windows with flanking wooden shutters, partial width raised portico with shed roof and cornice supported by Ionic columns, metal open rail balustrade. South side of home was original face. It has screened porch. North side has asbestos shingle siding. Detached garage of cinder blocks with side gable roof as asphalt shingles with exposed rafter tails.

DESCRIPTION OF PROPOSED PROJECT:

The petitioner is requesting approval for an accessory structure that has been placed adjacent to the primary structure. The proposed storage shed measures 12 ft by 40 ft and is constructed

with DuraTemp wood siding, slate trim, a metal roof, a leveled concrete block foundation, and treated plywood flooring. It includes two 2 ft by 3 ft double-paned, vinyl-clad windows. The shed's entry door is a 36 in. by 80 in. 9-lite fiberglass door with a glass window.

The shed currently sits approximately three feet from the side property line. The petitioner states that, upon approval from the Historic Preservation Commission, the shed will be relocated to meet the side and rear setback requirements for accessory structures as outlined in the Design Guidelines.

The accessory structure was built off-site. The petitioner proposes wrapping the bottom of the structure in vinyl lattice to match existing exterior work on the property. Moreover, the petitioner proposes adding steps made of pressure-treated pine and painted to match the trim of the accessory structure. A Ring spotlight camera will be installed on the shed's exterior.

The primary structure features asphalt shingles, wood framing, wood siding, and wood windows with a 9/9 lite pattern.

The petitioner previously received approval for an accessory structure in July 2019. Both the previously approved shed and the newly proposed shed are currently on-site. The petitioner intends to remove the previously approved shed once approval is granted to retain the proposed shed.

STAFF ANALYSIS:

The Design Guidelines require accessory structures to be placed at least five feet from side yard property lines. The petitioner states that, upon receiving approval from the Historic Preservation Commission, the shed will be relocated to comply with these setback requirements.

The accessory structure is currently leveled on concrete blocks, which the Design Guidelines identify as an inappropriate foundation material. The petitioner proposes wrapping the foundation in vinyl lattice, which is listed as an inappropriate foundation material in the Design Guidelines.

Corrugated metal is identified in the Design Guidelines as an inappropriate roofing material. Vinyl-clad windows are likewise listed as an inappropriate window material.

APPLICABLE DESIGN GUIDELINES:

D. Accessory Buildings, Structures, and Appurtenances

3. Pergolas and Pavilions, Storage and Work Sheds

- Locate pergolas, pavilions, and storage and work sheds to the rear of the main building, and set back at least five (5) feet from the side yard property line(s).
- Pergolas, pavilions, storage, and work sheds should complement the main structure through the use of similar building materials, including siding, windows, and roof. If windows are to be installed in the structure, they should match or complement the window pattern of the main structure while maintaining an appropriate scale and proportion to the structure.

C. Foundations

- Keep cellar and crawl space vents open so that air may flow freely, being sure to retain any vents that are original to the building.
- Ensure that land is graded so that water flows away from the foundation and, if necessary, install drains around the foundation.

Examples of Appropriate Foundations:

- Stucco piers or infill
- Brick piers or infill
- Wood lattice
- Vertical picket infill
- Stuccoed concrete block
- Stone

Examples of Inappropriate Foundations:

- Metal infill
- Plywood panels
- Mineral board panels
- Plastic or vinyl sheeting
- Unfinished concrete block
- Imitation brick or stone
- Vinyl lattice

E. Roofs

- Preserve the original roof form, pitch and overhang of all structures, and use roof materials appropriate to the form and pitch of the roof.
- Preserve the character of the original roofing materials and details.
- Retain elements such as chimneys, skylights, and light wells that contribute to the style and character of the structure.
- Use roofing materials similar to those used in the district and that are comparable in style, shape, and color as those found on surrounding structures.

Examples of Appropriate Roof Materials:

- Slate
- Tile

Examples of Inappropriate Roof Materials:

- Corrugated fiberglass
- Asphalt roll roofing
- Built-up membrane on slopes greater than 3-and-12

- Metal of appropriate style, gauge, color, and fastening system based on the type of structure
- Wood shingle
- Cement fiber shingle
- Asphalt or fiberglass shingle
- Built-up or membrane on slopes of 3-and-12 or less where hidden by parapets
- Corrugated metal or tin

I. Windows

- Maintain the original number, location, size, and glazing pattern of windows on primary building elevations.
- Maintain historic window openings and proportions.
- Permanently affixed internal and external muntins should be employed where appropriate.

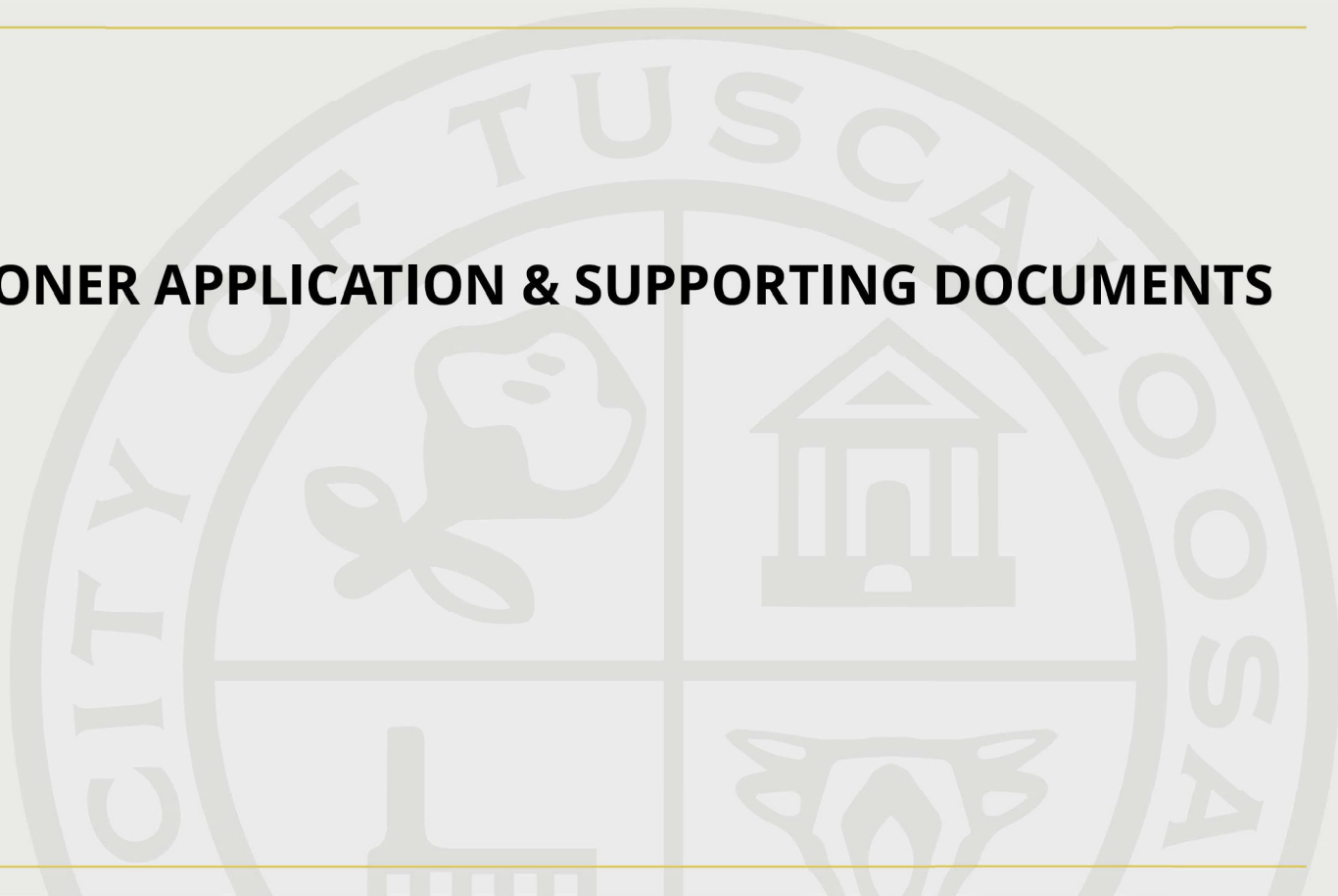
Examples of Appropriate Window Materials:

- Wood sash windows in double-hung, single-hung, and casement styles
- Aluminum-clad wood
- Fiberglass (Pella, Marvin, or equal) that mimics wood
- Steel, if original to the structure
- Composite material with wood sash, frame, and glides
- Cellular PVC material (All-Season or equal) that mimics wood
- Monarch M-Cell vinyl-clad window, Hurd vinyl-clad window, or equal that mimics wood

Examples of Inappropriate Window Materials:

- Aluminum or vinyl
- Snap-in or artificial muntins
- Reflective or tinted glass

PETITIONER APPLICATION & SUPPORTING DOCUMENTS



Certificate of Appropriateness Application

Property Information:

Site Address:

46 Sherwood Drive, Tuscaloosa, Alabama 35401

Historic District:

Sherwood Drive

Estimated Cost of Construction:

25000

Detailed Description of the Proposed Work:

We would like to install a new storage shed to replace our old previously approved shed. This is a ready-made shed that was built off site. It will be leveled with blocks and the bottom wrapped in lattice to match the rest of the work done on the property.

Detailed Description of the Proposed Materials:

Solid wood shed with metal roof. Painted white with gray trim. Two windows and one door.

Applicant Information:

Applicant Name:

Kimberly Roberts

Applicant Address:

46 Sherwood Drive, Tuscaloosa, Alabama 35401

Supporting Documents:

Site Plan:

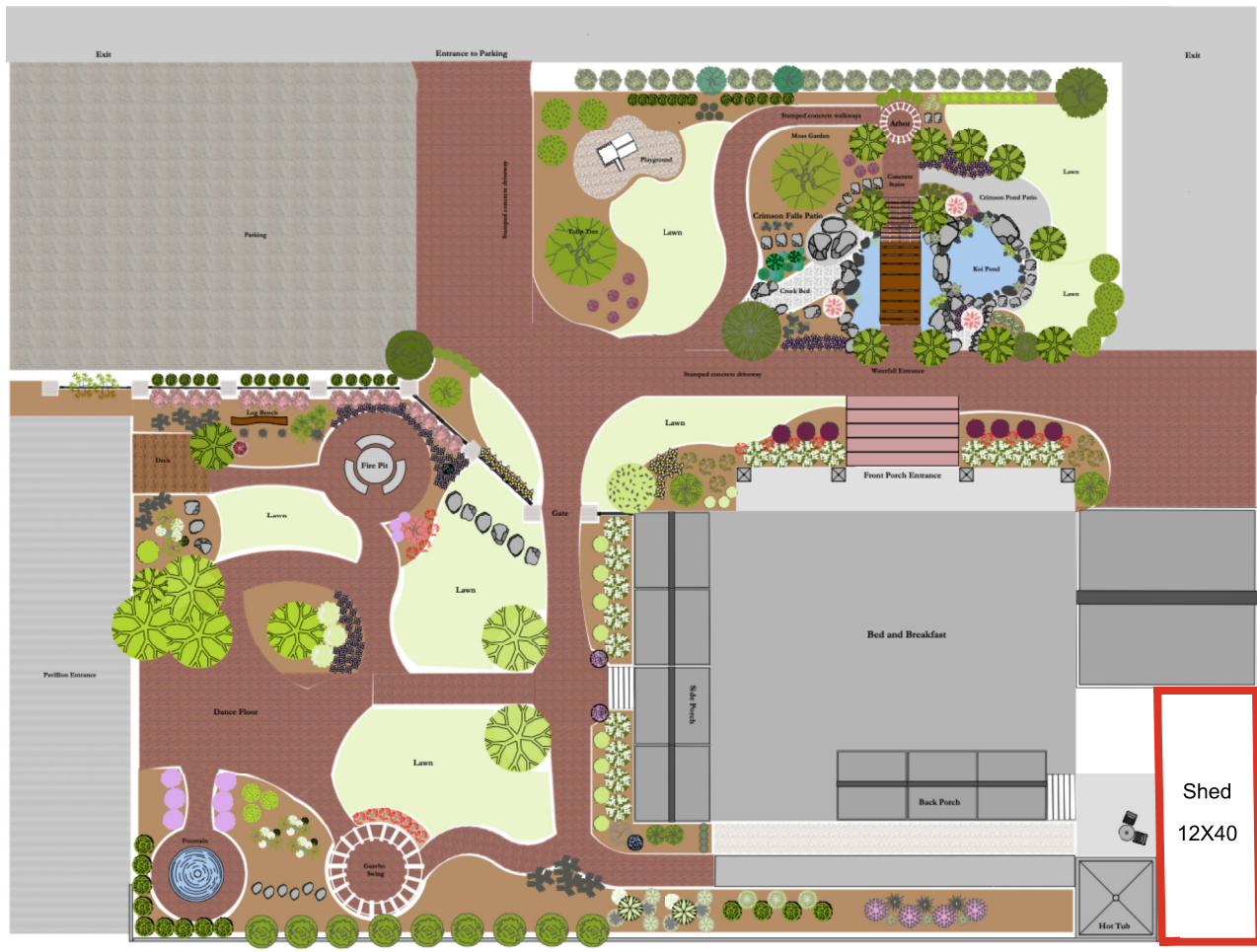
Elevation Drawings:

Survey 2024.pdf

Proposed Materials Documents:

Additional Documents:

Once submitted, a staff member will contact the applicant using the email provided on this form. If more documents are required, the staff member will clarify what is required in that email. By submitting this application, you recognize the city will send public notification and place a sign on the property with information for the public.



Gravel border for rain disbursement

Shed
12X40







GracelandPortableBuildings.com

888-GRACE-04

Sales Order

Bill To	Ship To
Kimberly Roberts	Kimberly Roberts
46 Sherwood DR	46 Sherwood DR
Tuscaloosa AL 35401	Tuscaloosa AL 35401
United States	United States

Date Entered	12/8/2025
Order #	SO174038
Customer ID	C541572930 Kimberly Roberts
Home Phone	(205) 344-3026
Mobile Phone	(205) 826-3248
Alt Phone	
Sale Type	CASH SALE
Pre-Owned Sale Company	
Order Type	Build Order
Dealer	Tuscaloosa lot - Bama PB
Location	NM3-Lexington Plant : NM1-NMS : NAL Division : Tuscaloosa lot - Bama PB
Building Location	NM3-Lexington Plant
Building Serial Number	P5-C-514905-1240-010926-NM3
Amount Due on Delivery	9507.40

Item	Description	Amount	Inventory Detail
5-C-1240-P-NM3-1225-CPQ514905	Zone: 5 - Type: C - Subtype: Standard Build - Size: 12x40 - Siding: Paint, Pearl - Siding Type: DuraTemp - Trim: Slate - Roof: Metal, Smokey Gray - Flooring: TreatedPlywood - Floor Stud Spacing: 16" OC - Radiant Barrier: Yes - Windows: 2/2x3_DP - Doors: 1/9L_Tall_3680_RHIS - Building Wrap: Yes	17,934.00	

Subtotal	17,934.00
Discount (Combined Discount)	-200.00
Total Tax (Vertex 10.0%)	1,773.40
Total	\$19,507.40

Bama B&B Shed Materials:

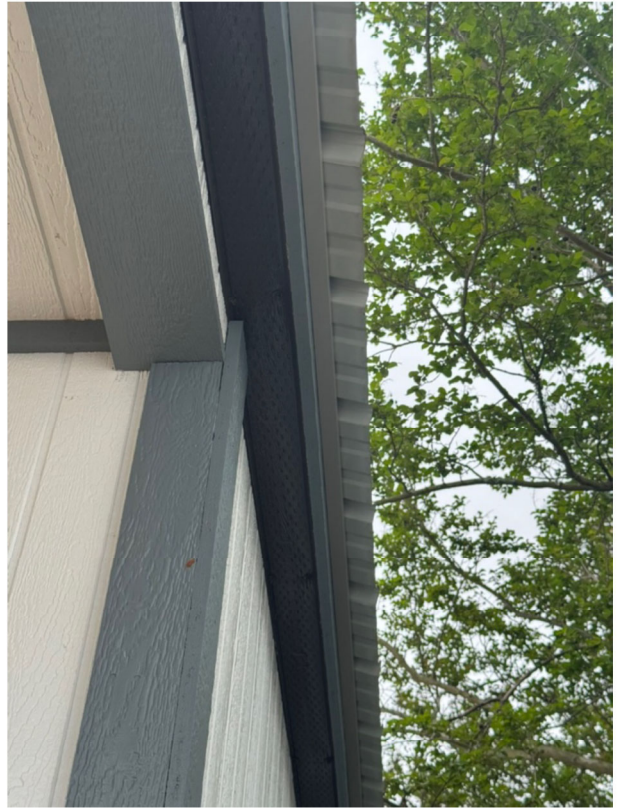
1. Windows are double-paned glass windows that appear to be vinyl clad around the edges and trimmed with wood.
2. The door appears to be a fiberglass door with a window.
3. The roof is a metal roof with hurricane straps, soffit, and ridge vents.
4. The siding is "Duratemp" siding: Engineered wood siding commonly used for sheds and barns. It has a plywood core for structural strength and a textured hardboard face that looks like cedar.
5. The steps will be constructed with pressure treated wood that will be painted gray once the wood dries out.
6. There will be vinyl lattice wrapped around the bottom. Vinyl is being used to prevent rotting from our irrigation system, and is the same vinyl lattice used on our fencing and porches.
7. The shed will have interior lights and a Ring Spotlight Camera on the outside.

Bama B&B Shed - Door



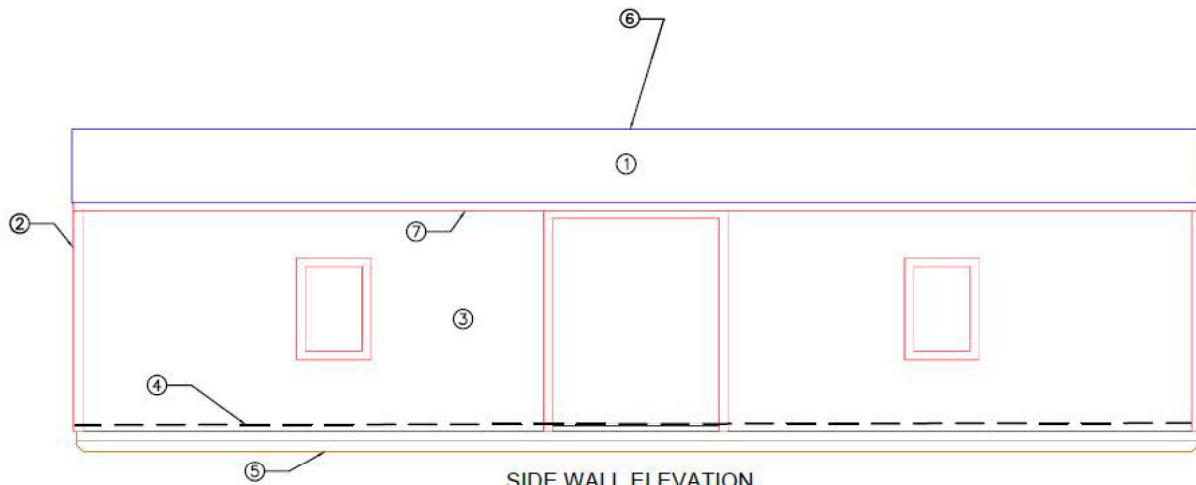
Bama B&B Shed - Roof



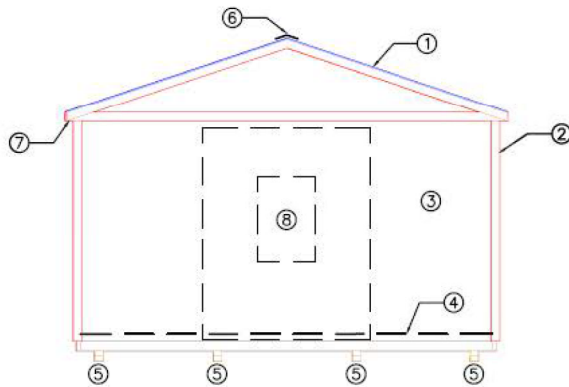


Bama B&B Shed - Windows





SIDE WALL ELEVATION



END WALL ELEVATION

ROOFING AND UNDERLAYMENT NOTES:

1. PROVIDE A RIDGE VENT TYPICAL WITH INSECT SCREEN.
2. METAL ROOFING SHALL BE 29 GAUGE METAL IN ACCORDANCE WITH ASTM A 924 OR ASTM A 924M OVER OSB SHEATHING.
3. PROVIDE 29 GAUGE RIDGE CAP, EAVE TRIM AND RAKE TRIM.
4. INSTALL AND FASTEN METAL ROOFING PER MANUFACTURER'S INSTRUCTIONS FOR WIND LOADING.
5. OPTIONAL SHINGLES SHALL BE IN ACCORDANCE WITH ASTM D 7158 TYPE H OR ASTM D 3161F TYPICAL.
6. INSTALL 1 LAYER OF 15 LB ROOFING FELT, START WITH A 19" WIDE STRIP PARALLEL WITH AND STARTING AT EAVES FASTENED SECURELY TO HOLD IN PLACE. START AT EAVE WITH A 38" WIDE SHEET WITH OVERLAPPING SUCCESSIVE SHEETS BY 19". FASTEN UNDERLAYMENT WITH CORROSION-RESISTANT FASTENERS PER MANUFACTURER'S INSTRUCTIONS AND SPACED A MAXIMUM OF 36" APART.

TAGGED NOTES : #

1. METAL ROOFING OR OPTIONAL 25 YEAR FIBERGLASS SHINGLES OVER (1) LAYER OF 15 LB FELT PAPER OVER 3/8" OSB SHEATHING (SEE NOTES FOR MORE INFO)
2. 1"x4" PT TRIM OR DURATRIM (TYP)
3. 5/8" T-111 PT OR DURATEMP SIDING
4. 2x6 TREATED FLOOR JOIST (INSIDE)
5. 4x6 PT SYP SKID
6. RIDGE VENT WITH SCREEN
7. 3-1/2" OVERHANG WITH SOFFIT VENT
8. OPTIONAL DOOR OR WINDOW ON END WALL

THESE DRAWINGS ARE THE PROPERTY OF GRACELAND PORTABLE BUILDINGS. THESE DRAWINGS ARE FOR A BUILDING BUILT AND SUPPLIED BY GRACELAND. ANY OTHER USE IS FORBIDDEN BY BOTH GRACELAND AND THE ENGINEER OF RECORD



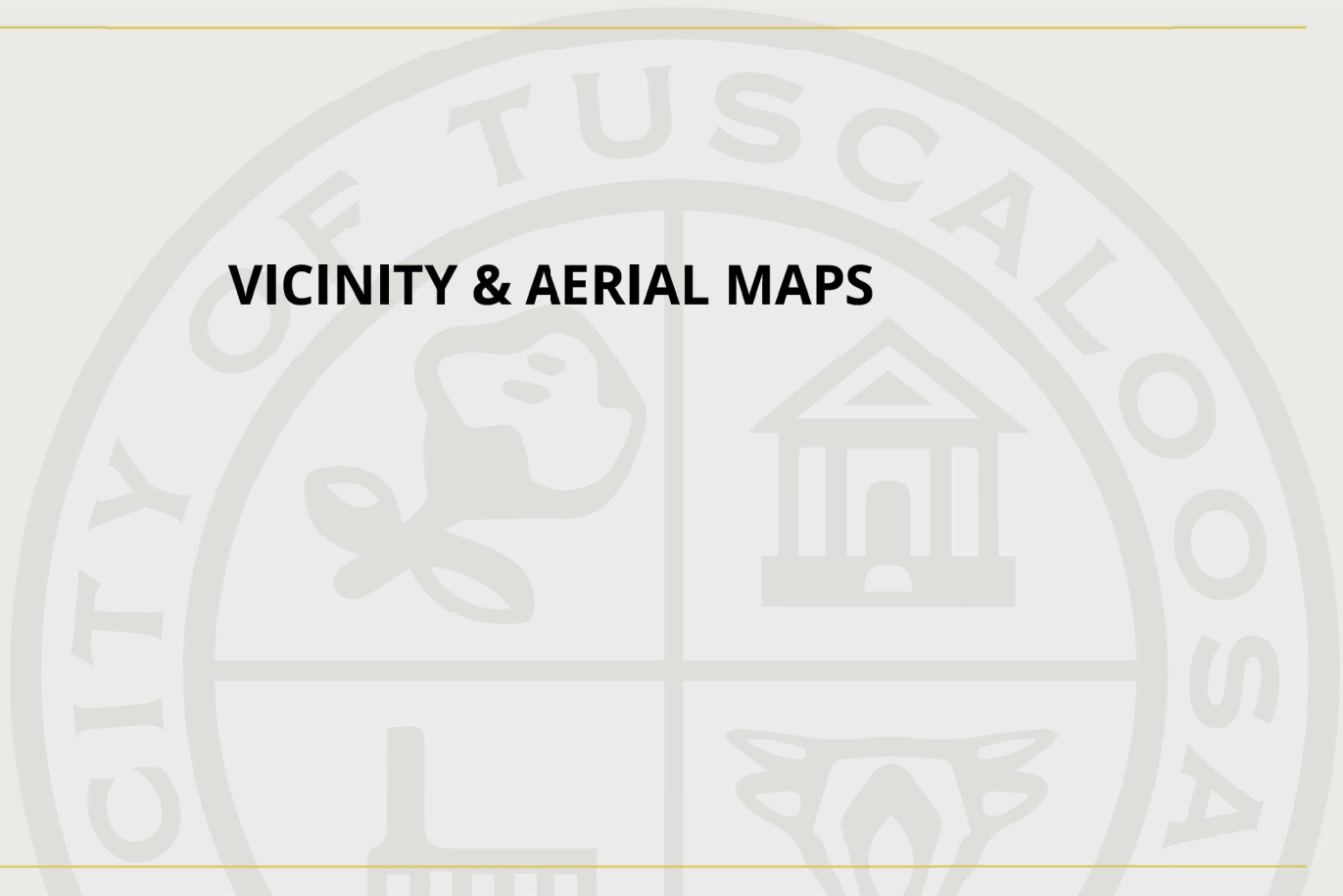


Our plans for the new shed:

1. We will wrap the bottom skirt of the shed with vinyl lattice that will match all of the other lattice used on our fencing and skirting around our porches.
2. The steps will be solid pressure treated wood. Once the wood dries out, we will paint the steps gray.
3. We will have can lights installed inside the shed. We will have a Ring Spotlight Camera (same one that was on our old shed).
4. We will remove the smaller vinyl shed to the right of the new shed once we relocate the new shed 5' off the property line. We have nowhere to store the items currently in that shed until we get the new shed moved and the items moved into it. The shed will definitely be moved to abide with the rule of being 5' off the back and side property lines.



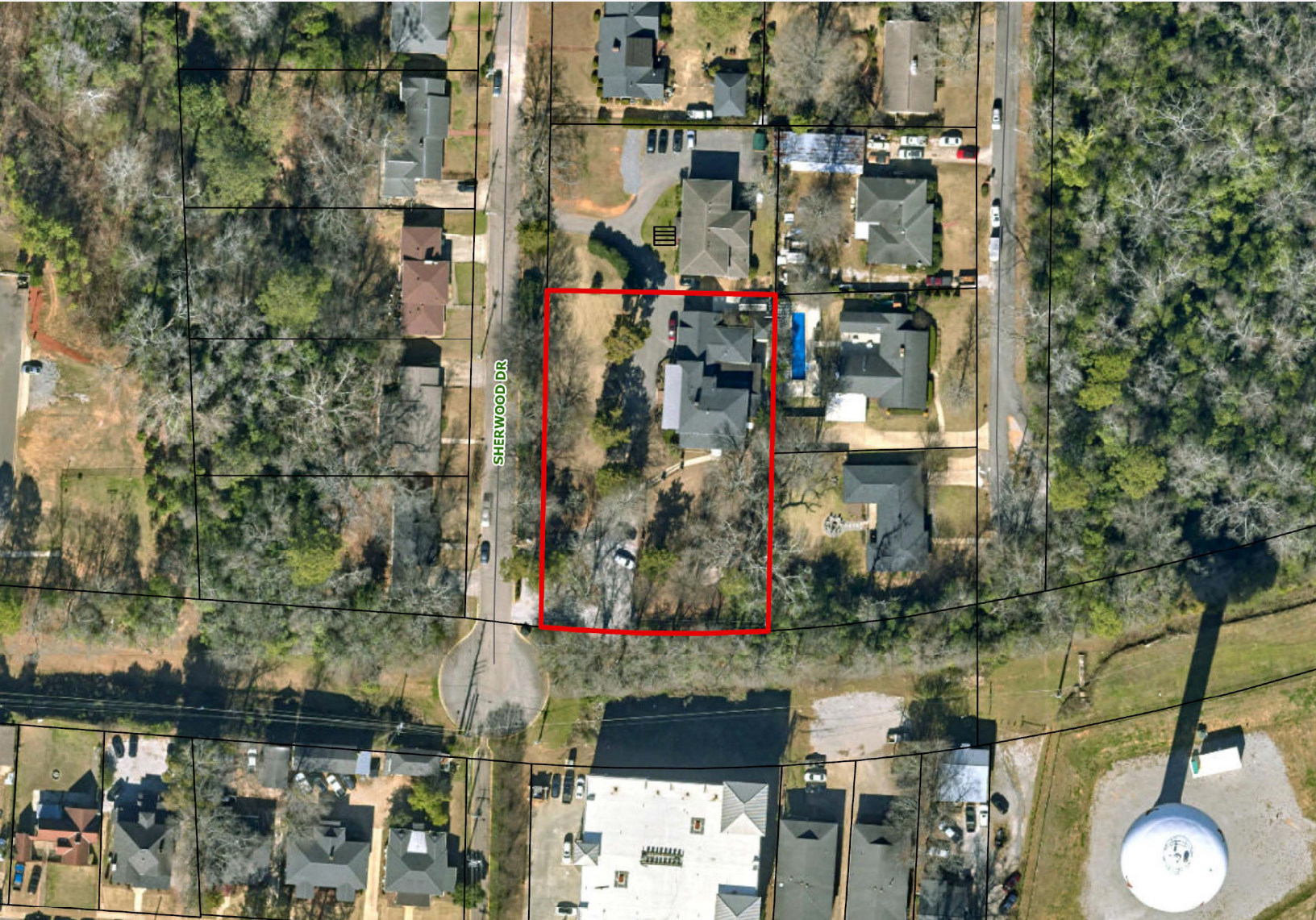
VICINITY & AERIAL MAPS



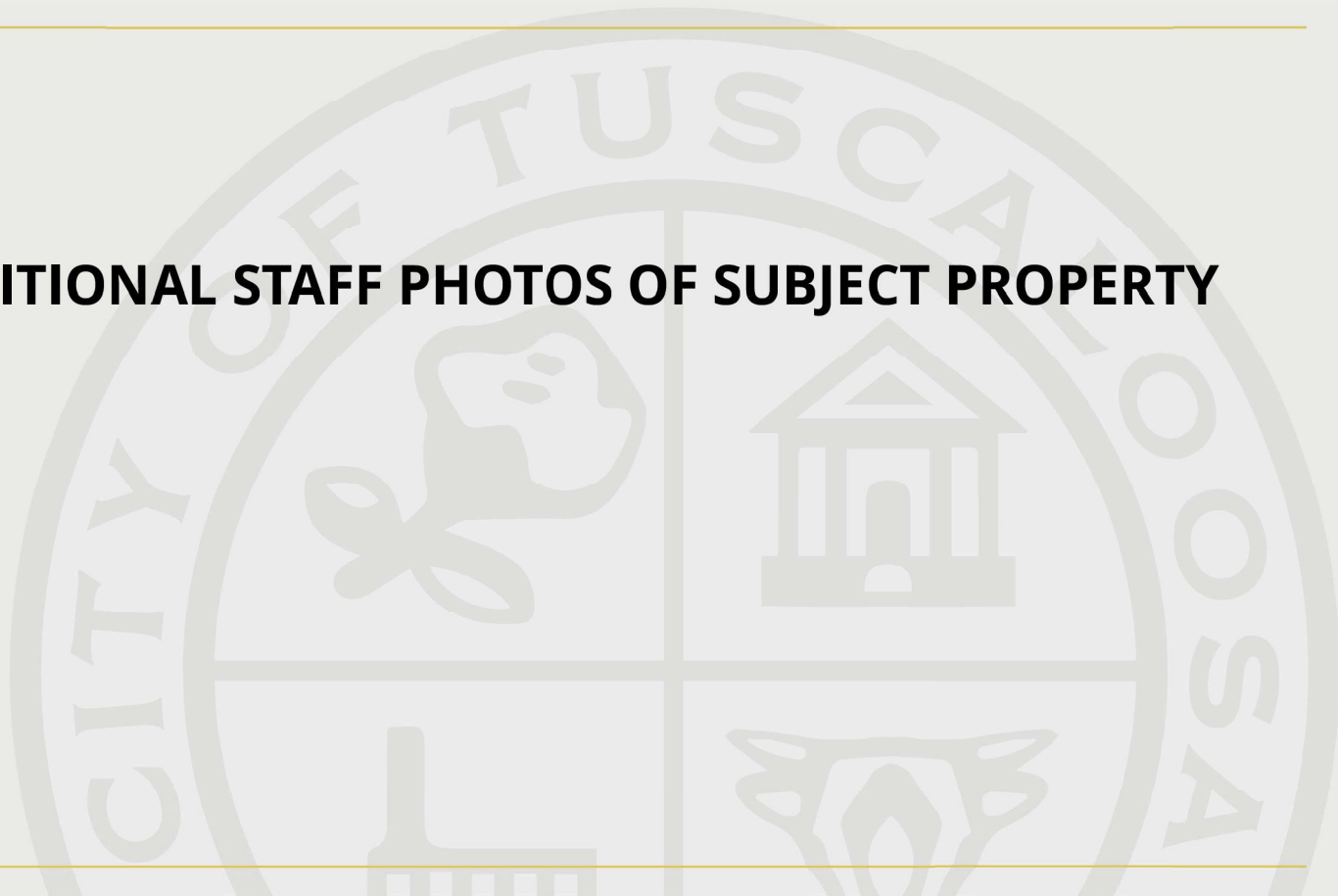


46 Sherwood Drive

1 inch = 88 feet
0 50 100 150 200 Feet



ADDITIONAL STAFF PHOTOS OF SUBJECT PROPERTY









STAFF PHOTOS OF ADJACENT PROPERTIES

