Memorandum
To: Clark County Historic Preservation Commission
File: Nelson Farm House
Date: May 28, 2019
Report By: Matthew Roman, Roman Design LLC

Re: Summary of proposed restoration and remodel work to the Nelson Farmhouse located at
12615 NE 5th Ave. Vancouver, WA. The house is listed on the Clark County Heritage Register.

Proposed interior work:
1. Restore the kitchen, bath and pantry to a turn of the century look. This will include new
electrical, plumbing and ventilation as the existing systems are at the end of their service
life.
2. Repair rotten floor structure.
3. Restore the original v-groove wall and ceiling finishes in the kitchen and pantry where
feasible.
4. Reconstruct the historic stair from the kitchen to the second-floor stair. A modern section
of stair to the living room will be removed.

Proposed exterior work:
1. Replace non-original aluminum sliding and plate glass windows with wood reproductions
based on the original design of the house. Two options are being priced. Custom made to
exactly match the original design with insulated glass or a high-quality wood manufactured
product to closely match the original design.
2. A small addition to the existing contemporary kitchen bay. Work will occur under the
existing contemporary patio roof. A non-original door will be removed to accommodate the
addition. A porch and wood rail will replace the existing concrete steps and landing. The
addition is designed to be compatible with the farmhouse but also help resolve a previous
incompatible addition.