

CITY OF MURFREESBORO
HISTORIC ZONING COMMISSION

Regular Meeting, November 17, 2020
3:30 PM, Council Chambers, City Hall

- I. Call to Order and determination of a quorum
- II. Approve Minutes of the Regular Meeting on June 16, 2020
- III. New Business
 - a. **H-20-007 – 915 East Main Street, Rick and Charlotte Swafford -**
Requesting to replace the exterior windows of the home.
- IV. Staff Reports and other Business
 - a. Approval of 2021 HZC Calendar
- V. Adjourn

Regular Meeting Minutes of the Historic Zoning Commission June 16, 2020

MEMBERS PRESENT:

Jim Thompson, Chairman
Chase Salas
Bill Jakes
Jeff Davis
Marimae White
Linda Anderson

Deborah Belcher (present by phone in accordance with Executive Orders No. 16 issued by Governor Bill Lee on March 20, 2020, as subsequently amended on May 6, 2020, by Executive Order No. 34)

STAFF PRESENT:

Matthew Blomeley, *Assistant Planning Director*
Brenda Davis, *Recording Assistant*
Katie Driver, *Staff Attorney*

Chairman Thompson called the meeting to order at 3:30 p.m.

Roll call determined a quorum, 6 members present in-person and 1 by phone:

Present: **Linda Anderson**
Deborah Belcher (by phone)
Jeff Davis
Bill Jakes
Chase Salas
Jim Thompson
Marimae White

Chairman Thompson asked if there were any changes to the January 21, 2020 meeting and if not, for a motion to approve.

Mr. Jakes made a motion to approve the January 21, 2020 minutes. The motion was seconded by Ms. Anderson and carried unanimously in favor with one abstention (Mr. Salas).

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Mr. Salas said that he abstained from the vote since he was not a Historic Zoning Commission (HZC) member at that time.

Chairman Thompson welcomed a new member to the HZC, Mr. Chase Salas.

New Business:

H-20-006 – 449 East College Street, Thomas Holden Jennings – Requesting review of a new driveway gate at a single-family residence.

Mr. Blomeley reviewed the application and staff comments. The applicant, Mr. Thomas Jennings, was present to answer any questions.

Mr. Jennings said they have noticed a lot of foot traffic in the area. He is not trying to keep people out but rather keep his daughters in for safety sake.

Ms. Anderson asked the type of material the fence will be made of.

Mr. Jennings said the proposed fence will be wooden. He said they intend to let it weather and not paint it or paint it white to match the hardi-board siding on the house.

Chairman Thompson said the site plan distributed to the HZC members shows the fence on the right side of the property. He asked if there is a fence on the back and other side of the property.

Mr. Jennings said yes.

Chairman Thompson asked if there is a fence section that will totally enclose the back and side yards.

Mr. Jennings said yes, it closes off from the back portion of the house to the garage and all the way around to the front.

Chairman Thompson asked if there will be a gate or fence on the (west) side.

Mr. Jennings said no.

Chairman Thompson asked if you could walk through the front gate to get to the back yard.

Mr. Jennings said no, the fence on the left side ends at the back, left corner of the house.

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Mr. Davis made a motion to approve the request. The motion was seconded by Ms. White. Upon roll call, the motion was passed by the following vote:

Aye: **Linda Anderson**
Deborah Belcher
Jeff Davis
Bill Jakes
Chase Salas
Marimae White
Jim Thompson

Nay:

H-20-004 – 451 East College Street, Richard and Vicki Fewell – Requesting review of construction of new single-family residence.

Mr. Blomeley reviewed the application and staff comments. The applicant was present to answer any questions.

Mr. Terry Bates, 1705 19th Avenue South in Nashville, the Architect for this project, said that Ms. Fewell, the applicant, and Ken Watson, the contractor, were also present to answer questions.

Mr. Bates said the applicants, Richard and Vicki Fewell asked him to do something reminiscent of some of the cottages along the street, more the romantic style, a little bit lower scaled, more 1 ½-story so that was the general concept of the property. He said the applicants requested that most of the house be on the first floor. They are looking at doing a painted brick, probably a warm gray roof which was included in the agenda package. Mr. Bates said there is some siding on the house, and they are looking at a reversed board and batten as shown on the drawing. He said that will probably be cement board for longevity. He said the color scheme will be some sort of off-white color, not a real stark white but more of a dirty kind of putty white with gray and brown tones on the outside. They are looking at windows that are more of a putty color.

Ms. Anderson asked about the shingles.

Mr. Bates said the shingles will be a warm gray.

Chairman Thompson suggested discussing each individual portion of the house and making individual motions instead of one big motion for the whole project. He suggested talking about the design of the outside and the placement of it and then getting into finishes. With that in mind, Chairman Thompson asked if there were any questions for Mr. Bates.

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Chairman Thompson appreciates that Mr. Bates broke down the massing, so it is a little smaller in the front and a little taller in the back. He referred to the parking space that is outside in front of the house asking if it would be used for guest parking or do the applicants need parking for three cars.

Mr. Bates said it will be used for guest parking.

Chairman Thompson said typically there are not parking places in the front within the District.

Mr. Bates said the whole reason they went with the courtyard garage with the space on the front is because this lot is so narrow. He said if they had a side-entry and went to the back, it was going to kill the whole back yard.

Chairman Thompson just wanted the Commission to note there is a parking space in front. He said they frequently become a permanent parking place. He used an example of buying a boat and then a car goes into the parking space permanently. His concern was having cars in people's very small front yards.

Chairman Thompson referred to a structure in the back of the house but is not visible. He questioned if you looked from the right-of-way, in front of the Jennings house and the other neighbor on the other side, could you see it? He expressed interest in seeing some proof from the right-of-way that you cannot see the structure. Chairman Thompson said if the structure is visible, even from the front of the neighboring housing, the Commission needs to review it.

Mr. Bates said they will be glad to bring that back to the Commission whenever it is designed. The reason he hasn't designed it yet is because the applicants don't know what functions it is going to serve. He said the applicants have two grandchildren in town and they are looking to do some kind of play area for them in the back. The applicants will need some storage and they are also bouncing around the idea of a pool and understand they will come back to the HZC and discuss that at a later date. Mr. Bates said, until they figure out what the function of the backyard will be, it seems like a waste of time to discuss this now.

Chairman Thompson said when this comes back to the Commission, he would like to see the sight line from the neighbor's perspective, and whether or not you can see it from the road.

Ms. Anderson asked for an explanation of the two different exterior finishes.

Mr. Bates showed sample photos of the proposed finishes adding they are looking at a painted brick. He also showed photos of the proposed roofing material to be used.

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Mr. Salas asked the square-footage of the garage. He was asking because the square-footage of the garage is sometimes not big enough and the extra parking space becomes a permanent parking place to utilize more room in the garage.

Mr. Bates was not certain but said it is about 550-square feet, 24' X 23'. He said two cars will comfortably fit inside this garage.

Ms. Anderson agreed with Chairman Thompson with concerns regarding the front courtyard being a permanent driveway. She is happy to have Mr. and Mr. Fewell in the neighborhood. Ms. Anderson says she lives on the block adding it has always been the worst block on East College Street because of poorly-maintained rental properties. She said it is wonderful to have the Fewells and Mr. Jennings wanting to help with the neighborhood. It has taken a long time to get away from cars in front yards and that is why she has a concern.

Ms. Vicki Fewell, the applicant, stated that they do not have a boat or any recreational vehicles. She said they have two cars which will be in the garage and the front parking space will be an arrival area. She said it is that way because the lot is so narrow.

Chairman Thompson asked if there is on-street parking in front of her house.

Ms. Anderson said there is on-street parking.

Chairman Thompson suggested guests park on the street, so that grass or flowers could be planted in the front yard instead of a parking space.

Ms. Fewell said they did not know parking on the street was an option, so she needs to discuss that with her husband. She said they have adult children that live here, and their cars would be the only ones there anyway.

Mr. Davis asked the type of driveway material.

Chairman Thompson said he planned to go over the driveway material, paint colors, and other related items later. He is now looking at hard architecture currently.

Mr. Davis said he was trying to visualize what this will look like if the parking space portion is removed. He asked if it is a right turn into the carriage garage and the parking space extends beyond the garage.

Chairman Thompson said when you pull into the driveway, you would make a sharp right into the garage or into the guest parking space. He said there is a little bit more of a back-up space behind the garage doors toward the Jennings property for them to back into and make a hard right to get out.

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Mr. Bates said, if they take the front parking space out, the garage still works. They assumed it would be safer to have a parking space there for guests rather than have it on the street but he understands the Commission's concerns. He mentioned the Fewells will only be in residence part of the year at this location, so they are not looking at having lots of people at this location.

Ms. White reminded the Commission there are houses in the Historic District that have circular driveways in the front of houses that people stop and park. Some have garages and some do not.

Mr. Davis added this proposed house is such an improvement over what was there that he is inclined to not get upset about the parking space.

Mr. Jakes said when the Commission discussed the demolition of the houses previously at these locations, one of his concerns was the parking with the narrowness of the lots. He said they try to keep street parking to a minimum. He said down the street, closer to Ms. Anderson's house, there is a rental property where someone parks on the street. Mr. Jakes found out recently, they have had their car hit three times from their neighbors backing out. Mr. Jakes said this parking space projects a need for the Fewells to accomplish their goal and to have the enjoyment of their property. He said he would rather see a car parked on their property than on the street.

Chairman Thompson asked if there were any other questions for the applicant and if not, the Chair asked for a motion on the architecture of the house.

Mr. Jakes made a motion to approve the architecture of the house. The motion was seconded by Mr. Davis. Upon roll call, the motion was passed by the following vote:

Aye: **Linda Anderson**
Deborah Belcher
Jeff Davis
Bill Jakes
Chase Salas
Marimae White
Jim Thompson

Nay:

Chairman Thompson directed the Commission to discuss finishes. He realized there were quite a few cut-sheets on garage doors to the point that he wasn't sure which one was picked. He said the finishes had a range as it was going to be an off-white color but not sure the exact color. Chairman Thompson suggested Staff approve a range administratively.

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Paved Surfaces

Chairman Thompson noticed one of the plans showed what looked to be stamped concrete right outside the garage doors. He asked if that area was stamped concrete.

Mr. Bates said they want to make the pavers on the garage court feel like a courtyard and be a little more upscale, so they are looking at using a concrete cobblestone-look paver there. They are looking at using a broom-swept concrete for the rest of the drive. He referred to the lower left-hand corner of the page where there is driveway parking, they are playing with the idea of broom-sweeping it in two directions to give a little bit of a pattern to it. Mr. Bates then referred to the picture to the right depicting deck pavers for the porches which is the same product as the pavers for the motor court; it is just a different scale. He said it will be the same color and the same concrete -- just larger pieces.

Chairman Thompson asked if they were individual paver tiles.

Mr. Bates said it is exactly what is on the photo, taken from their website.

Chairman Thompson verified it is not a stamped concrete.

Mr. Bates said it is not stamped concrete, it is cast concrete pavers and paving blocks.

Chairman Thompson verified it is in the area outside the garage and in the guest parking area. He then asked what the driveway portion is up to outside the garage.

Mr. Bates said concrete.

Chairman Thompson asked if it were regular concrete.

Mr. Bates referred to the photo stating they are looking a doing a broom-swept pattern to dress it up a little bit, so it doesn't look so plain.

Chairman Thompson asked Mr. Davis if that answered his question.

Mr. Davis said yes.

Chairman Thompson asked if anyone else on the Commission had any additional questions regarding any paved surfaces you can see from the right-of-way.

Mr. Bates said the whole idea is to make it look like it is cut limestone.

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Chairman Thompson said this is the first time they have had anything like this in the District and that is the reason for the questions.

Mr. Davis made a motion to approve the front drive and parking areas as submitted. The motion was seconded by Ms. Anderson. Upon roll call, the motion was passed by the following vote:

Aye: **Linda Anderson**
Deborah Belcher
Jeff Davis
Bill Jakes
Chase Salas
Marimae White
Jim Thompson

Nay:

Garage Doors and Man Doors

Chairman Thompson referred to the garage doors asking the design and materials to be used.

Mr. Bates showed a photo of the style of garage doors proposed with windows at the top and wood panels. He said instead of having the wood panels, they plan to paint the doors a dark gray color that will be used on the other exterior of the house. He also showed a photo of the color.

Chairman Thompson asked the proposed design and materials of the man doors on the outside of the house.

Mr. Bates showed a photo of the style of the front door and doors on the back patio. He added they plan to use the dark gray color.

Chairman Thompson asked if the doors will be painted or stained.

Mr. Bates said they will probably stain the front door because those doors will be a custom mahogany door. He said the doors on the back of the house will probably be painted.

Chairman Thompson asked what the materials were for the garage doors.

Mr. Bates said metal cladding and they will be painted.

Chairman Thompson said the Commission has not approved metal doors and asked Mr. Watson to come to the podium.

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Mr. Watson with Mullins Watson Builders at 3134 West College Street said they priced metal doors with a cladding but there are several other options they could pick. He said this option is paintable or you can get a standard color.

Chairman Thompson asked if it is metal door.

Mr. Watson said it is a metal-clad door and what you see is metal.

Chairman Thompson asked if the door was metal-clad on what.

Mr. Watson was not sure what the material was but said it is more of a wood door, like a clad window.

Chairman Thompson asked if it were a metal-clad wood door.

Mr. Watson agreed.

Ms. White verified the finish looks like wood.

Mr. Watson said that option is available.

Chairman Thompson verified the garage doors would be a dark gray.

Mr. Watson said yes.

Ms. White verified the garage doors would have a wood texture.

Mr. Watson agreed.

Mr. Bates said some have the wood texture and they would paint the doors. This is already finished with that stained gray look. He said it will be one version or the other.

Ms. White said it sounds like it will be very tasteful.

Chairman Thompson asked for questions from the Commission regarding the garage doors and man doors.

Ms. Anderson made a motion to approve the proposed garage door and man doors. The motion was seconded by Mr. Salas. Upon roll call, the motion was passed by the following vote:

**Aye: Linda Anderson
Deborah Belcher**

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Jeff Davis
Bill Jakes
Chase Salas
Marimae White
Jim Thompson

Nay:

Chairman Thompson made it known the Commission reviews new homes differently and gives more latitude than they do on existing historic houses.

Windows

Chairman Thompson asked Mr. Bates to describe the make-up of the windows.

Mr. Watson said they plan to install double-hung, clad windows by Marvin, they are a line of windows that comes in several colors. These windows are proposed to be gray or off-white in color.

Chairman Thompson asked Mr. Watson to describe, in more detail, the windows. He asked if the windows would have muntins. If there are muntins on the sash, are they on the outside only or are they on the outside and inside and is there a shadow bar between the two glasses?

Mr. Watson said it is on both sides.

Chairman Thompson asked what the windows are clad with, adding it looks like an extrusion.

Mr. Watson said it is an extrusion.

Chairman Thompson asked if it is fiberglass, metal, or aluminum.

Mr. Watson said it is metal.

Ms. Anderson asked for the photo of the windows to be displayed on the screen.

Chairman Thompson asked Ms. Anderson if she wants to see the cut sheets or the elevations.

Ms. Anderson said the cut sheets.

Mr. Bates showed the photo of a window they are proposing to use stating it is a Marvin wood window with aluminum cladding on the outside. He said it has fixed grids inside and out with a spacer bar.

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Chairman Thompson asked if the Commission has any other questions regarding the proposed windows.

Mr. Jakes made a motion to approve the proposed Marvin wood windows with aluminum cladding on the outside, fixed grids inside and out with a spacer bar. The motion was seconded by Ms. Anderson. Upon roll call, the motion was passed by the following vote:

Aye: **Linda Anderson**
Deborah Belcher
Jeff Davis
Bill Jakes
Chase Salas
Marimae White
Jim Thompson

Nay:

Soffit, Gutter Board, Gutters, Roof

Chairman Thompson asked Mr. Bates to explain Paulownia for the gutter board.

Mr. Bates said Paulownia is a tropical wood that has gotten popular lately and is affordable. The wood is treated for insects and rot.

Chairman Thompson said a motion is not necessary for this and he expressed appreciation to Mr. Bates for looking for decay-resistant material.

Chairman Thompson asked the Commission if they have any questions regarding the roof and/or gutters.

Mr. Jakes asked if the shingles would be an architectural shingle.

Mr. Bates said yes.

Chairman Thompson noticed the gutters were one piece and asked if they have a coupling at the corners inside and outside or is there like a little cap, or are they fixed together.

Mr. Bates said that has not been discussed yet. He said they planned to use a standard aluminum gutter with round downspouts. He was planning to use a bronze color or a dark gray on the gutter itself and using an off-white on the downspouts.

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Ms. White made a motion to approve the proposed gutters and roof. The motion was seconded by Ms. Belcher. Upon roll call, the motion was passed by the following vote:

Aye: **Linda Anderson**
Deborah Belcher
Jeff Davis
Bill Jakes
Chase Salas
Marimae White
Jim Thompson

Nay:

Gas Lights and Fencing

Chairman Thompson asked where the gas lights will be used.

Mr. Bates said the gas lights will be located by the front door.

Chairman Thompson asked Mr. Bates to describe the proposed materials for the fencing. The Commission does not review paint but would like to know if the fencing will be stained, painted or left natural.

Mr. Bates said the fence will be either cedar or cypress.

Chairman Thompson asked if they would let it gray naturally or are they planning to stain or paint the fence?

Mr. Bates said their preference is to let it gray naturally; however, it doesn't always gray well so they may need to put a gray coat over it but the whole idea is for it to be grayed out eventually.

Ms. Anderson asked if the fence will connect at the back of the house on both sides.

Chairman Thompson asked if the plot plan showed the location of the fence.

Mr. Bates displayed the plot plan photo for the Commission to view the location of the fence.

Chairman Thompson asked how much of the back yard is proposed to be fenced.

Mr. Bates guessed about half.

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Mr. Jakes said there is an existing fence to the rear of this lot and asked if the applicant proposes to install new fencing in front or leave the existing fence.

Mr. Bates said they have had some discussion and said if the existing fence is in good repair, they will leave it and if it is not, they will replace it.

Ms. Anderson made a motion to approve the proposed gas lights and fencing. The motion was seconded by Mr. Salas. Upon roll call, the motion was passed by the following vote:

Aye: **Linda Anderson**
Deborah Belcher
Jeff Davis
Bill Jakes
Chase Salas
Marimae White
Jim Thompson

Nay:

Chairman Thompson said there are still a lot of items in play. The garage door hasn't been selected exactly as there are several manufacturers they are looking at, the window range, the color range, etc.... He feels there should be something that finalizes everything that the applicant ultimately selects so the Commission knows that is what they have approved today and that what was presented was within that range.

Mr. Bates said he will send that to the Commission when the final selections are made. He asked if the Staff could look at them to make sure that they comply with today's approvals.

Chairman Thompson agreed Staff can approve the selections administratively. He asked for cut sheets of everything selected to be provided to Staff.

Mr. Bates said they would rather not nail down a color on the front end because of variables that may occur further along in the process.

Chairman Thompson understood.

Mr. Bates asked if that is acceptable when they are ready to order, they send it to the Commission to say yes before continuing.

Chairman Thompson recommended obtaining final administrative approval from the Staff right before placing the orders.

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Mr. Blomeley said that, if it is ok with Ms. Driver and the Commission, for the Commission to consider a separate motion that specifies the outstanding issues and then give Staff the latitude to review and approve them and if Staff has any discomfort with any of the items to bring it back to the HZC for consideration.

Chairman Thompson asked if a specific motion is needed for which outstanding items.

Mr. Blomeley said to list the specific items that the Commission would like Staff to review.

Chairman Thompson said that is what he was hoping not to do and asked if anyone would like to attempt a motion. He suggested final paving, roofing, garage doors, man doors, windows, and fencing.

Mr. Bates referred to the doors and windows and does not think they need to resubmit that because they are using the Marvin windows and doors submitted today. He said the only thing they need to do is give the Commission the final color selection.

Chairman Thompson said Ms. White reminded him the Commission does not review color.

Mr. Bates said the windows and doors will be Marvin except for the front door which will be a custom, mahogany door.

Chairman Thompson agreed the windows were approved today and do not need to be brought back for approval.

Mr. Blomeley suggested the motion contain the following information:

The applicant shall submit final details of paving, roofing, garage doors, man doors, and fencing for Staff level review and approval and if the Staff has any discomfort with any of the issues that it should be brought back to the HZC for consideration.

Chairman Thompson agreed with Mr. Blomeley's suggested motion.

Mr. Davis made a motion the applicant shall submit final details of paving, roofing, garage doors, man doors, and fencing for Staff level review and approval and if the Staff has any discomfort with any of the issues that it should be brought back to the HZC for consideration. The motion was seconded by Mr. Salas. Upon roll call, the motion was passed by the following vote:

**Aye: Linda Anderson
Deborah Belcher
Jeff Davis**

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Bill Jakes
Chase Salas
Marimae White
Jim Thompson

Nay:

H-20-005 – 324 East College Street, Bill Jakes – Requesting review of new privacy fence along rear lot line of existing single-family residence.

Mr. Blomeley reviewed the application and staff comments. The applicant, Mr. Bill Jakes, was present to answer any questions.

Mr. Jakes recused himself from the vote on this application.

Mr. Bill Jakes, 224 North Maney Avenue, said that he is renovating the house at 324 East College Street and proposes to install a fence matching the neighbor's fence at 331 East Main Street. He said the fence this property adjoins a commercial property, which is not desirable to most people.

Ms. White asked Mr. Jakes if he owns this property.

Mr. Jakes said yes, he purchased this property in December 2019.

Mr. Salas asked if the fence would only be across the back of the property.

Mr. Jakes said yes, adding it is a 70-foot span of fencing along the rear property line.

Ms. Anderson said it is a great idea.

Chairman Thompson asked if the pretty side of the fence will face the back of the house.

Mr. Jakes agreed, adding they would not be able to construct it with the pretty side against the chain-link fence.

Mr. Jakes shared some research on this home stating the house was built by a doctor before there was a hospital in Murfreesboro. The house has two front doors, one on the side porch and one on the front. He feels certain that the side porch was the doctor's office. He said there was a Montessori school for over twenty years in this house.

Chairman Thompson said it is a big improvement to the neighborhood.

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Mr. Salas made a motion to approve the proposed privacy fence on the rear of the property at 324 East College Street. The motion was seconded by Ms. Belcher. Upon roll call, the motion was passed by the following vote:

Aye: **Linda Anderson**
Deborah Belcher
Jeff Davis
Chase Salas
Marimae White
Jim Thompson

Nay:

Abstain: **Bill Jakes**

Other Business

Chairman Thompson asked if the District Design Guidelines were handed out for any particular reason.

Mr. Blomeley said yes, there are two new members on the Commission and he thought it would be a good idea to pass them along to everyone for their information.

Chairman Thompson agreed and thanked Mr. Blomeley.

Chairman Thompson said Mr. Backlund, who is not with us today, would like to request some additional training sessions on what the intent of these guidelines is and how the Commission can help to administer them. He suggested setting something up every quarter or 3-4 months especially with there being several new members.

Mr. Blomeley said he will look into that.

Ms. Anderson made a motion to adjourn. The motion was seconded by Mr. Salas. Upon roll call, the motion was passed by the following vote:

Aye: **Linda Anderson**
Deborah Belcher
Jeff Davis
Bill Jakes
Chase Salas
Marimae White
Jim Thompson

Nay:

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The meeting adjourned at 4:45 P.M.

CHAIRMAN

SECRETARY

City of Murfreesboro Historic Zoning Commission
Regular Meeting November 17, 2020
Staff Comments

III. New Business:

a. H-20-007 – 915 East Main Street, Rick and Charlotte Swafford - Requesting to replace the exterior windows of the home.

This property is located on the north side of East Main Street east of North Bilbro Avenue. The Georgian Revival style house was constructed circa 1926. This house is not listed as a contributing structure in the East Main Street Historic District of the National Register of Historic Places.

The owners of the subject property, Mr. and Mrs. Rick Swafford, are requesting to replace all the existing windows with Pella Reserve Traditional Wood windows. The single-pane glass windows will be replaced with new insulated glass sashes, the muntin pattern will duplicate existing patterns, and sashes are to match dimensions of existing sashes and are to be painted. Photographs of the current condition of the home and examples of replacement materials are included in the agenda as well as photographs of the neighboring properties on both sides of the subject property.

The applicant will be in attendance at the meeting in order to answer any questions the Commission may have regarding the request.









HZC Application Fees Certificate of Appropriateness

HZC Application (Goes to Meeting) \$150.00
HZC Application (Admin Approval) \$ 75.00

Creating a better quality of life

To initiate a Historic Zoning Commission Application, an applicant must submit the following:

1. A completed HZC Application Certificate of Appropriateness (below).
2. A non-refundable application fee (prices listed above).
3. Meet with HZC Planner about application.

To be completed by applicant:

Date: 20 October 2020

Owner: Rick & Charlotte Swafford

Owner's Address: 915 East Main Street Phone: 615.796.4204

Address of Property (if different than above) _____

Current Use: Private Residence

Describe property / structure (e.g. architectural style, date of construction, condition of structure, history of structure, if known, etc.)

1920 circa two story brick residence in excellent condition (except windows).

Is this a "contributing" structure? Yes No X

Is the property or structure listed on the National Register of Historic Places? Yes No X

Check proposed action(s):

 Alteration Addition Demolition New Construction
X Exterior Repairs / Maintenance (No Appearance Changes)

Description of the work to be performed on the property:

Replace existing single pane glass windows (sashes only) with new insulated glass sashes.

New mullion pattern to duplicate existing patterns.

New sashes to match dimensions of existing sashes.

New sashes to be painted wood.

Provide: Photographs, scaled drawings of the plans, elevations and materials to assist the Commission in deciding

Architect: Picklesimer Roberts Architecture, Inc. - Mike Picklesimer

Address: 1817 Holloway Ci. Murfreesboro, TN 37127 Phone: 615.893.7200

Contractor: PELLA windows (installer yet to be determined)

Address: _____ Phone: _____

Is there an application relevant to this property and the subject of modifications or improvements pending or contemplated before the Board of Zoning Appeals, Planning Commission or City Council?

 Yes X No

If yes, please specify: _____

Who will represent the owner at the Historic Zoning Commission meeting?

Note: The representative needs to be present at the meeting to answer questions and should have the authority to commit the owner to make changes suggested or required by the Historic Zoning Commission.

Name: Mike Picklesimer Phone: 615.714.3753

Address: 1817 Holloway Ci. Murfreesboro, TN 37127

Title or Relationship to Owner: Architect

Information:

There will be two inspections **prior** to completion of the Certificate of Appropriateness. One near midway of the project and one at the completion of the project. Call 615-893-6441 at least two working days prior to each the inspection. Upon completing the project, according to the application, the owner will receive a copy of the Certificate of Appropriateness in the mail.

Please complete these forms and submit them to the Planning Department by 3:00 p.m. on the submittal date indicated on the HZC yearly calendar.

Approvals for Certificates of Appropriateness allow six months to begin construction. If work has not commenced with that timeframe, the approval will be expired.

SIGNATURE OF OWNER: _____

SIGNATURE OF AGENT (when applicable): Mike Picklesimer _____

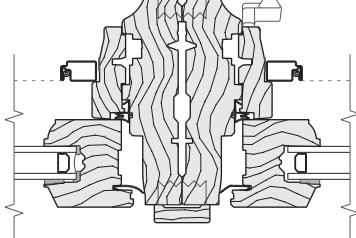
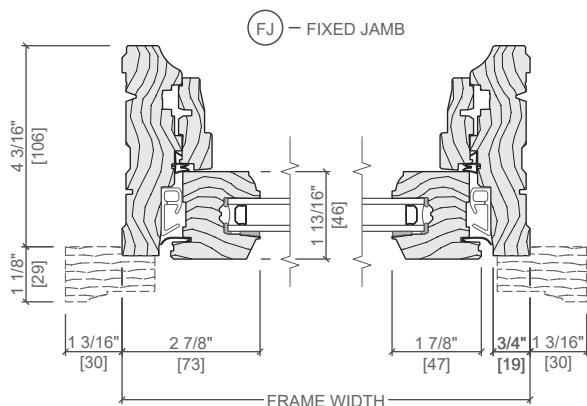
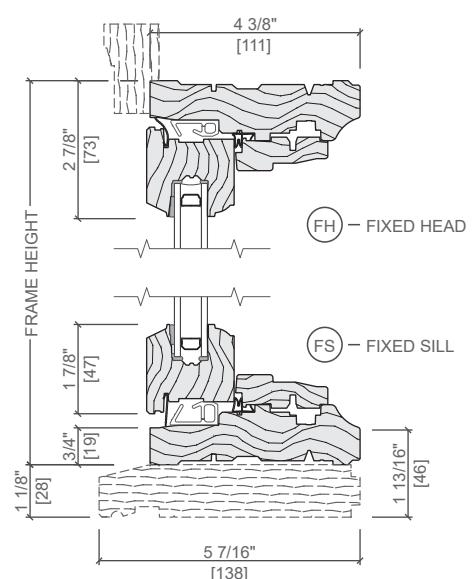
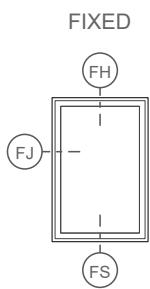
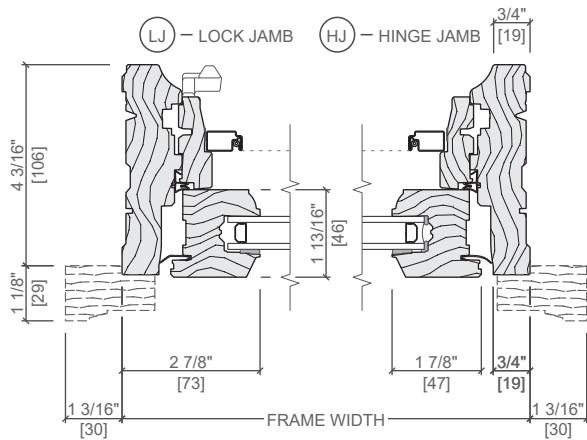
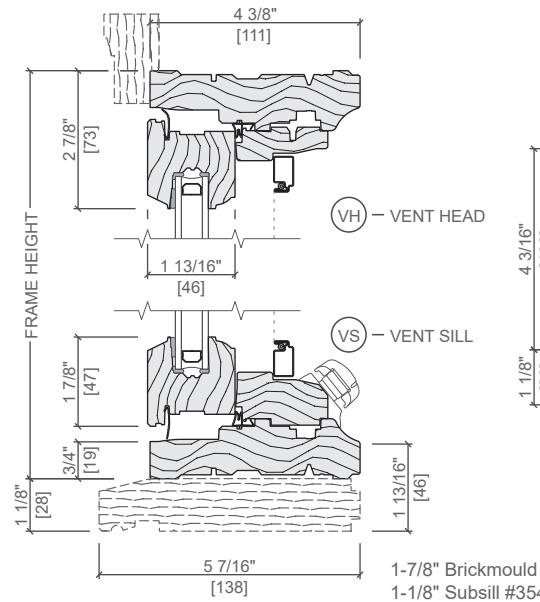
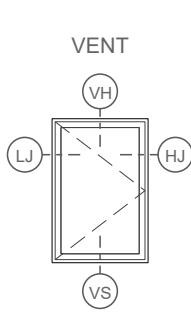
******For Office Use Only******

Date received: _____ Receipt #: _____ Amt Paid: _____ HZC #: _____

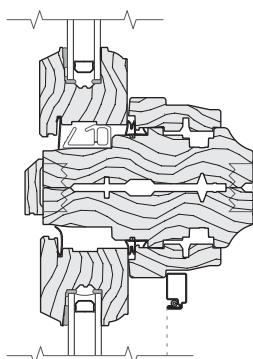


Pella® Reserve™ Traditional Casement Window

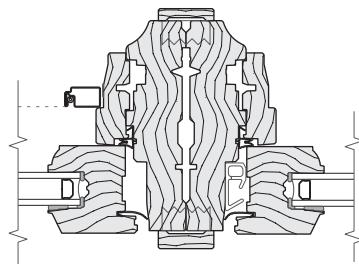
Unit Sections - Wood Exterior, Putty Glaze Exterior Profile



VERTICAL JOINING MULLION VENT / VENT



HORIZONTAL JOINING MULLION FIXED / VENT



VERTICAL JOINING MULLION VENT / FIXED

Scale 3" = 1' 0"

All dimensions are approximate.



Detailed Product Description - Wood Exterior

Frame

- Select softwood, immersion treated with Pella's EnduraGuard® wood protection formula in accordance with WDMA I.S.-4. The EnduraGuard formula includes three active ingredients for protection against the effects of moisture, decay, stains from mold and mildew. Plus, an additional ingredient adds protection against termite damage.
- Interior exposed surfaces are [clear pine] [mahogany]. Any curved member may have visible finger-jointed surfaces.
- Exterior surfaces are [pine: factory-primed] [mahogany: factory-primed] [ready-to-stain].
- Overall frame depth is 4-3/8" (111mm) for a wall depth of 4-3/16" (106mm).
- Optional factory-applied jamb extensions available between 3-13/16" (97mm) and 9-3/16" (233mm).

Sash

- Select softwood, immersion treated with Pella's EnduraGuard® wood protection formula in accordance with WDMA I.S.-4. The EnduraGuard formula includes three active ingredients for protection against the effects of moisture, decay, stains from mold and mildew. Plus, an additional ingredient adds protection against termite damage.
- Interior exposed surfaces are [clear pine] [mahogany]. Any curved member may have visible finger-jointed surfaces.
- Exterior Surfaces are [pine: factory-primed] [mahogany: factory-primed] [ready-to-stain]. Any curved member may have visible finger-jointed surfaces.
- Corners mortised and tenoned, glued and secured with metal fasteners.
- Sash thickness is [1-13/16"] (46mm) for 11/16" [2-1/8"] (54mm) for 1" glazing.
- Sash exterior profile is putty glaze, interior profile is ogee.

Weatherstripping

- Dual weatherstripping.
 - Flexible santoprene material compressed between frame and sash for positive seal on all four sides.
 - Secondary thermoplastic vulcanizate (TPV) leaf-type weatherstrip between edge of sash and frame.

Glazing System 1

- Quality float glass complying with ASTM C 1036.
- Custom and high altitude [with argon] glazing available for 11/16" glazing only.
- Silicone-glazed 11/16" dual-seal insulating glass [[annealed] [tempered]] [[clear] [[Advanced Low-E] [SunDefense™ Low-E] [NaturalSun Low-E] [AdvancedComfort Low-E] with argon]] [[bronze] [gray] [green] Advanced Low-E with argon]].
 - or -
- Silicone-glazed 1" triple-pane, dual-seal insulating glass [[annealed] [tempered]] [[Advanced Low-E] [SunDefense™] [NaturalSun Low-E] with [argon] [krypton]].

Interior

- [Unfinished, ready for site finishing] [factory primed with one coat acrylic latex] [Pine: Factory prefinished [paint] [stain]₂].

Hardware

- Roto operator assembly
 - Steel worm gear sash operator with hardened gears.
 - Operator base is zinc die cast with painted finish.
 - Operator linkage, hinge slide, and hinge arms are stainless steel.
 - Exposed fasteners are stainless steel.
 - Hardware shall exceed 1,000 hours salt spray exposure per ASTM B 117.
- All vent units are available with left- or right-hand hinging.
- SureLock® System—A single handle locking system operates positive-acting arms that reach out and pull the sash into a locked position: one operating lock installed on units with frame height 29" and less, two unison operating locks installed on units with frame height over 29".
- Style of hardware is [Standard integrated fold-away crank and standard lock handle with [baked enamel [Champagne] [White] [Brown] [Matte Black]] [Bright Brass] [Satin Nickel] [Oil-Rubbed Bronze] hardware finish].
 - or -
- [Antiek fold-away crank and Antiek lock handle with [baked enamel [Champagne] [White] [Brown] [Matte Black]] [Bright Brass] [Satin Nickel] [Oil-Rubbed Bronze] [antique brass] [distressed bronze] [distressed nickel] hardware finish].

Optional Products

Grilles

- Integral Light Technology® grilles
 - Interior grilles are solid [5/8"] [7/8"] [1-1/4"] ogee profile that are solid [pine] [mahogany]. Interior surfaces are [unfinished, ready for site finishing] [factory primed] [pine: factory prefinished [paint] [stain]₂].
 - Exterior grilles are solid [5/8"] [7/8"] [1-1/4"] putty profile that are [pine] [mahogany]. Exterior surfaces are water repellent, preservative-treated in accordance with WDMA I.S.-4, and are [unfinished, ready for site finishing] [factory primed].
 - Patterns are [Traditional] [Prairie] [Top Row] [Cross] [New England] [Victorian] [Simulated French (fixed units only)].
 - Insulating glass contains non-glare spacer between the panes of glass.
 - Grilles are adhered to both sides of the insulating glass with VHB acrylic adhesive tape and aligned with the non-glare spacer.

- or -

- Grilles-Between-the-Glass₃
 - Insulating glass contains 3/4" contoured aluminum grilles permanently installed between two panes of glass (exterior air-space on triple-pane insulating glass).
 - Patterns are [Traditional] [Prairie] [Cross] [Top Row] [Custom - Equally Divided].
 - Interior color is [White] [Tan₄] [Brown₄] [Putty₄] [Black] [Morning Sky Gray] [Ivory] [Sand Dune] [Harvest] [Cordovan] [Brickstone].
 - Exterior color₅ is [standard]₂.

- or -

- Roomside Removable Grilles
 - [[3/4"] [1-1/4"] [2"] Regular] [[1-1/4"] [2"] Colonial] profile, with [Traditional] [Prairie] patterns that are removable solid pine wood bars steel-pinned at joints and fitted to sash with steel clips and tacks.
 - Interior [unfinished, ready for site finishing] [factory primed] [pine: factory prefinished [paint] [stain]₂].
 - Exterior [unfinished, ready for site finishing] [Factory Primed].

Screens

- InView™ Screens
 - Vinyl-coated 18/18 mesh fiberglass screen cloth complying with the performance requirements of SMA 1201, set in aluminum frame fitted to inside of window, supplied complete with all necessary hardware.
 - Screen frame finish is [baked enamel [Champagne] [Artisan Greige] [Skyline Gray] [White] [Brown] [Black]] [Wrapped in wood veneer, factory prefinished stain to match interior finish].

- or -

- Vivid View® Screens
 - PVDF 21/17 mesh, minimum 78 percent light transmissive screen, set in aluminum frame fitted to inside of window, supplied complete with all necessary hardware.
 - Screen frame finish is [baked enamel [Champagne] [Artisan Greige] [Skyline Gray] [White] [Brown] [Black]] [Wrapped in wood veneer, factory prefinished stain to match interior finish].

- or -

- Rolscreen® Retractable Screen (for rectangular units only)
 - InView™ Screen cloth, self-storing, rolling, black vinyl-coated 18/18 mesh fiberglass screen cloth complying with ASTM D 3656 and the performance requirements of SMA 1201 mounted behind overhead cover.
 - Cover finish is [factory prefinished paint] [pine] [mahogany] [douglas fir] veneer wrapped over extruded aluminum with factory prefinished [stain] [paint]₂.
 - Guides are aluminum extrusion with [[pine] [mahogany] [douglas fir] veneer wrapped over extruded aluminum with factory prefinished [stain] [paint]₂].

Hardware

- Optional factory applied limited opening hardware available for vent units in stainless steel; nominal 3" opening.
- Optional factory applied window opening control device available. Device allows window to open less than 4" with normal operation, with a release mechanism that allows the sash to open completely. Complies with ASTM F2090-17.

Sensors

- Optional factory installed integrated security sensors available in vent units.

(1) Low-E coated insulating glass is argon-filled (except high altitude). All other insulating glass (including high altitude Low-E) is air-filled.

(2) Contact your local Pella sales representative for current designs and color options.

(3) Available in clear or Low-E insulating glass with argon, and obscure insulated glass.

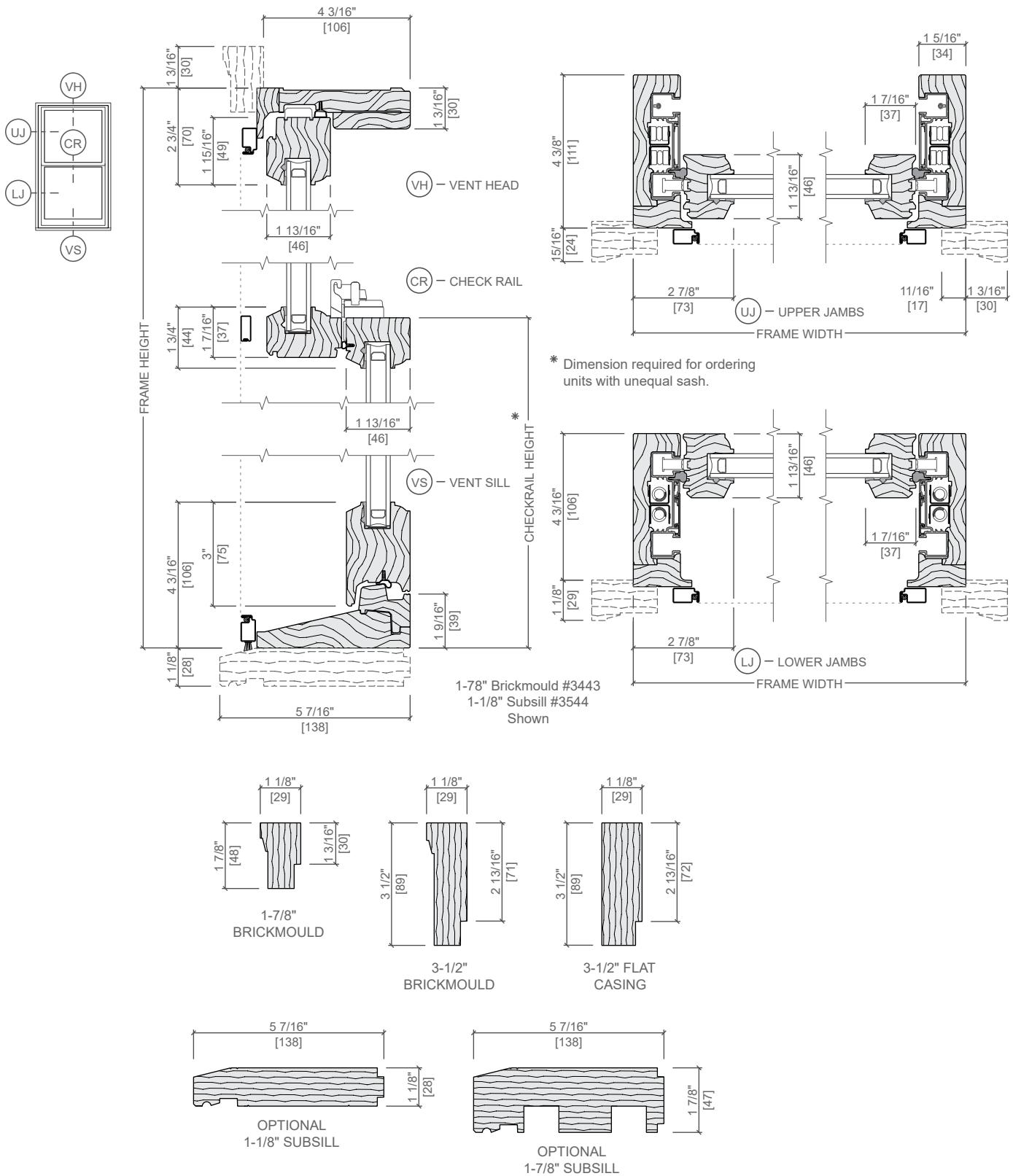
(4) Tan, Brown and Putty Interior GBG colors are available in single-tone (Brown/Brown, Tan/Tan or Putty/Putty). Other interior colors are also available with tan or brown exterior.

(5) Appearance of exterior grille color will vary depending on Low-E coating on glass.



Pella® Reserve™ Traditional Hung Window

Unit Sections - Wood Exterior Putty Glaze Exterior Profile



Scale 3" = 1' 0"

All dimensions are approximate.



Detailed Product Description - Wood Exterior

Frame

- Select softwood, immersion treated with Pella's EnduraGuard® wood protection formula in accordance with WDMA I.S.-4. The EnduraGuard formula includes three active ingredients for protection against the effects of moisture, decay, stains from mold and mildew. Plus, an additional ingredient adds protection against termite damage.
- Interior exposed surfaces are [clear pine] [mahogany] (standard rectangular windows only). Any curved member may have visible finger-jointed surfaces.
- Exterior surfaces are [pine] [mahogany].
- Overall frame depth is 4-3/8" (111mm) for a wall depth of 4-3/16" (106mm).
- Vinyl Jamb liner includes wood / clad inserts.
- Optional factory applied jamb extensions available between 4-5/16" (110mm) and 9-3/16" (233mm).

Sash

- Select softwood, immersion treated with Pella's EnduraGuard® wood protection formula in accordance with WDMA I.S.-4. The EnduraGuard formula includes three active ingredients for protection against the effects of moisture, decay, stains from mold and mildew. Plus, an additional ingredient adds protection against termite damage.
- Interior exposed surfaces are [clear pine] [mahogany (standard rectangular windows only)]. Any curved member may have visible finger-jointed surfaces.
- Exterior surfaces are [pine] [mahogany].
- Sash exterior profile is putty glaze, interior profile is ogee.
- Corners [mortised and tenoned on rectangular units] [mitered on arch head units], glued and secured with metal fasteners.
- Sash thickness is 1-7/8" (47mm).
- [Double-Hung: Upper sash has surface-mounted wash locks] [Single-Hung: Fixed upper sash has surface-mounted wash locks] [Arch Head units have no wash locks].
- Lower sash has concealed wash locks in lower check rail.
- Sashes tilt in for easy cleaning.
- Simulated-Hung units have non-operable upper and lower sashes.

Weatherstripping

- Water-stop santoprene-wrapped foam at head and sill. Thermoplastic elastomer bulb with slip-coating set into lower sash for tight contact at check rail.
- Vinyl-wrapped foam inserted into jamb liner to seal against sides of sash.

Glazing System

- Quality float glass complying with ASTM C 1036.
- Custom and high altitude glazing available.
- Silicone-glazed 11/16" dual-seal insulating glass [[annealed] [tempered]] [[clear] [[Advanced Low-E] [SunDefense™ Low-E] [AdvancedComfort] [NaturalSun Low-E with argon]] [[bronze] [gray] [green] Advanced Low-E with argon].

Exterior

- [Pine: factory primed with one coat acrylic latex] [Mahogany: [factory primed with one coat acrylic latex] [Unfinished, ready for site finishing]].

Interior

- [Unfinished, ready for site finishing] [factory primed with one coat acrylic latex] [pine: factory prefinished [paint] [stain]1].

Hardware

- Galvanized block-and-tackle balances are connected to self-locking balance shoes which are connected to the sashes using zinc die cast terminals and concealed within the frame.
- Sash lock is [standard (cam-action)] [historic spoon-style] [air-conditioner lock] [simulated lock (Single-piece lock ties upper and lower sash together. When removed lower sash becomes operable)]. Two sash locks on units with frame width 37" and greater.
- Optional sash lift furnished for field installation. Two lifts on units with frame width 37" and greater.
- Hardware finish is [baked enamel [Champagne] [White] [Brown] [Matte Black]] [bright brass] [satin nickel] [oil-rubbed bronze] [antique brass] [distressed bronze] [distressed nickel].

Optional Products

Grilles

- Integral Light Technology® grilles
 - Interior grilles are solid [5/8"] [7/8"] [1-1/4"] ogee profile that are solid [pine] [mahogany]. Interior surfaces are [unfinished, ready for site finishing] [factory primed] [pine: factory prefinished [paint] [stain] 1].
 - Exterior grilles are solid [5/8"] [7/8"] [1-1/4"] putty glaze profile that are [pine] [mahogany]. Exterior surfaces are water repellent, preservative-treated in accordance with WDMA I.S.-4, and are [unfinished, ready for site finishing] [factory primed].
 - Patterns are [Traditional] [Prairie] [Top Row] [New England] [Victorian].
 - Insulating glass contains non-glare spacer between the panes of glass.
 - Grilles are adhered to both sides of the insulating glass with VHB acrylic adhesive tape and aligned with the non-glare spacer

- or -

Grilles-Between-the-Glass

- Insulating glass contains 3/4" contoured aluminum grilles permanently installed between two panes of glass.
- Patterns are [Traditional] [9-Lite Prairie] [Cross] [Top Row]
- Interior color is [White] [Tan] [Brown] [Putty] [Black] [Morning Sky Gray] [Ivory] [Sand Dune] [Harvest] [Cordovan] [Brickstone].
- Exterior color is [standard]1.

- or -

Roomside Removable grilles

- [[3/4"] [1-1/4"] [2"] regular] [[1-1/4"] [2"] colonial] profile, with [Traditional] [Prairie] patterns that are removable solid pine wood bars steel-pinned at joints and fitted to sash with steel clips and tacks.
- Interior [unfinished, ready for site finishing] [factory primed] [pine: factory prefinished [paint] [stain] 1].
- Exterior [unfinished, ready for site finishing] [factory primed].

Screens

InView™ Screens

- [Half-Size] [Full-Size] black vinyl-coated 18/18 mesh fiberglass screen cloth complying with the performance requirements of SMA 1201, set in a [standard roll-form aluminum frame with 3/4" wide rails and stiles] [premium extruded aluminum frame with 1" wide rails and stiles] fitted to outside of window, supplied complete with all necessary hardware.
- Full screen spreader bar placed on units > 37" width or > 65" height.
- Insect screen frame finish is baked enamel.

- or -

Vivid View® Screens

- [Half-Size] [Full-Size] PVDF 21/17 mesh, minimum 78 percent light transmissive screen, set in a [standard roll-form aluminum frame with 3/4" wide rails and stiles] [premium extruded aluminum frame with 1" wide rails and stiles] fitted to outside of window, supplied complete with all necessary hardware.
- Full screen spreader bar placed on units > 37" width or > 65" height.
- Insect screen frame finish is baked enamel.

Hardware

- Optional factory applied limited opening device available for vent units in stainless steel; nominal 3-3/4" opening. Limiting device concealed from view.
- Optional factory applied window opening control device. Device allows window to open less than 4" with normal operation, with a release mechanism that allows the sash to open completely. Complies with ASTM F2090-10.

Sensors

- Optional factory installed integrated security sensors available in vent units.

(1) Contact your local Pella sales representative for current designs and color options.

(2) Available in clear or Low-E insulating glass with argon, and obscure insulated glass.

(3) Tan, Brown and Putty Interior GBG colors are available in single-tone (Brown/Brown, Tan/Tan or Putty/Putty). Other interior colors are also available with Tan or Brown exterior.

(4) Full screens are available on units \leq 96" height.

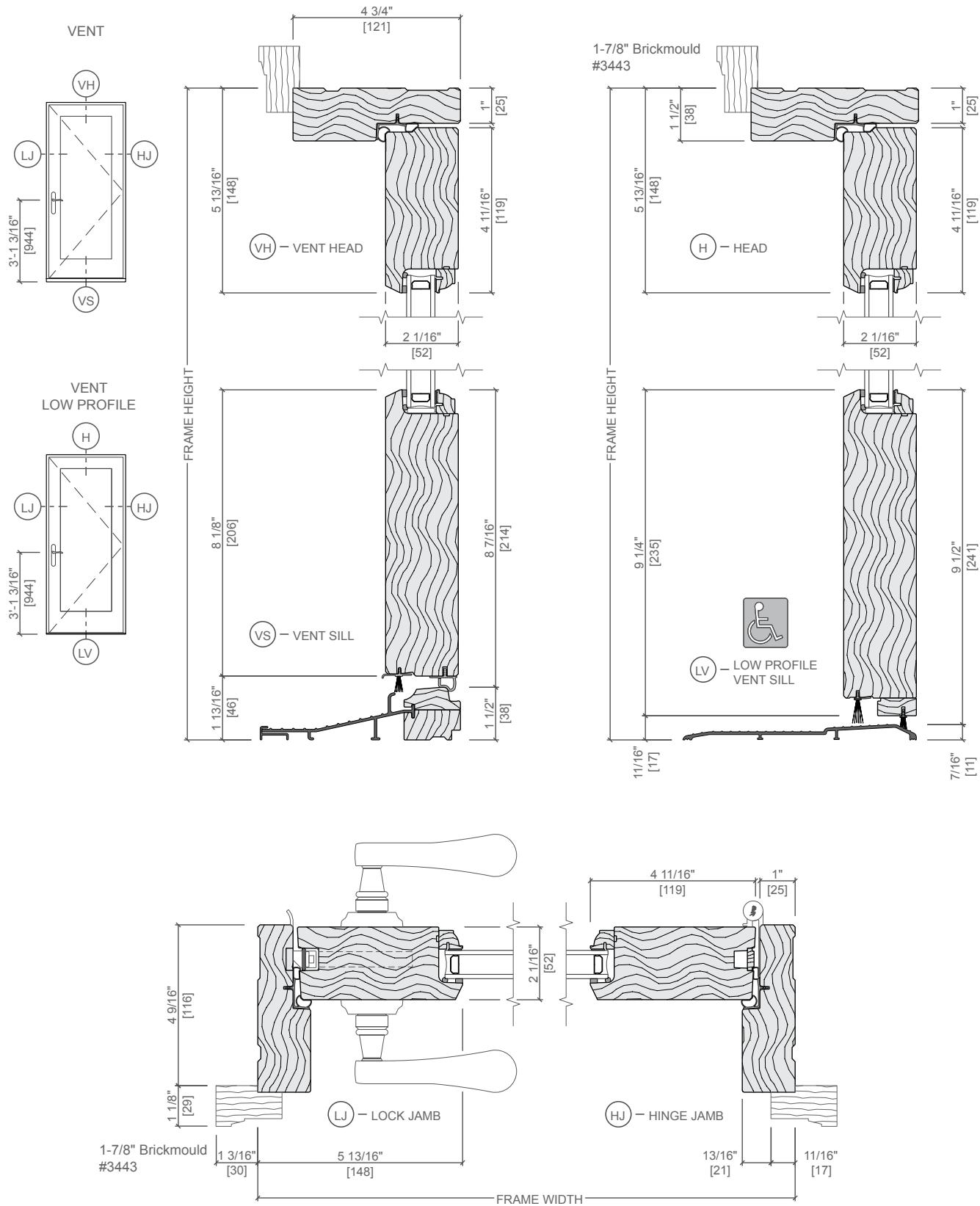
(5) Appearance of exterior grille color will vary depending on Low-E coating on glass.

(6) Vivid View screen is not available when frame height is > 84" or when both frame width and frame height are > 48".



Pella® Reserve™ Traditional In-Swing Patio Door

Unit Sections - Wood Exterior, Putty Glaze Exterior Profile



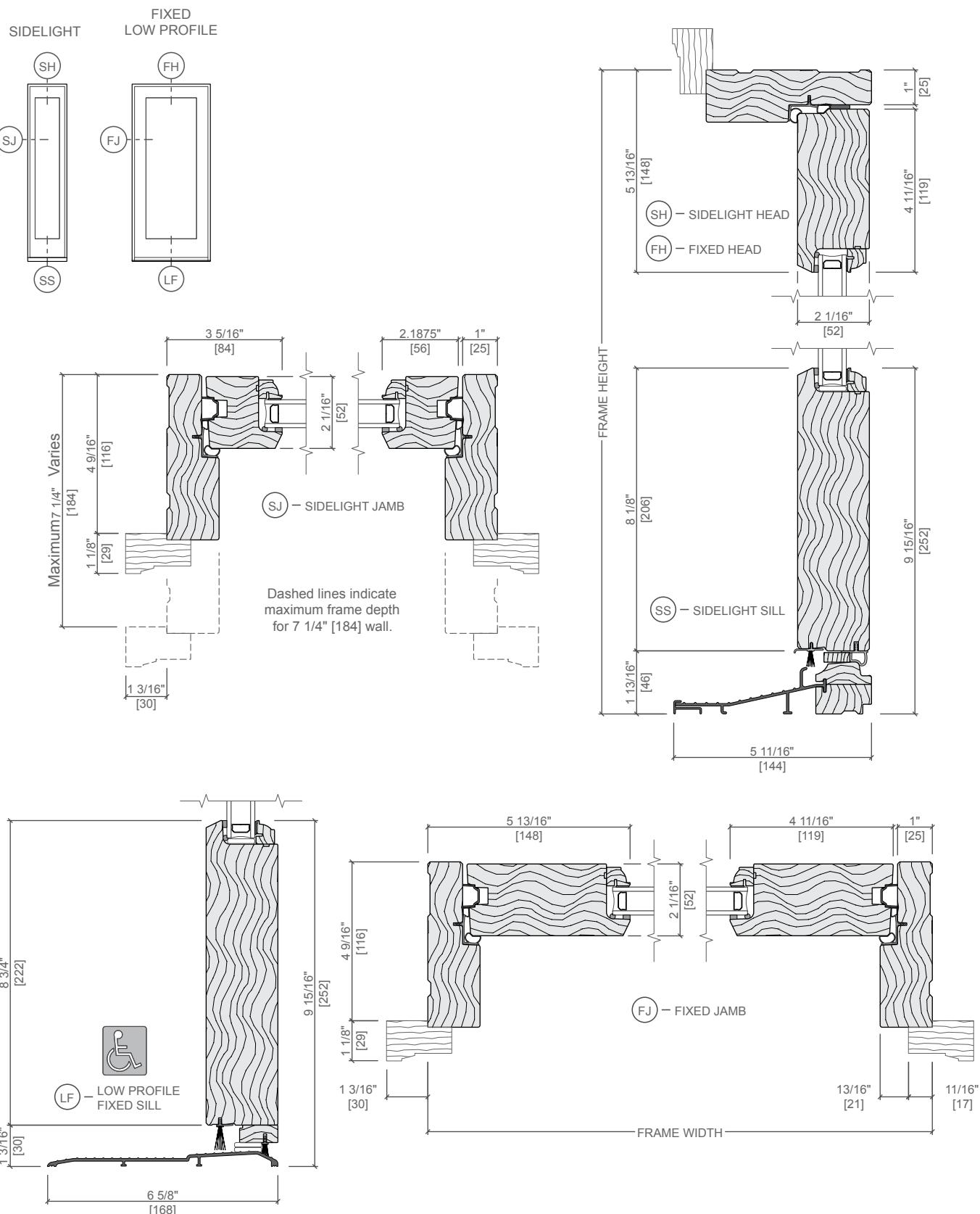
Scale 3" = 1' 0"

All dimensions are approximate.



Pella® Reserve™ Traditional In-Swing Patio Door

Unit Sections - Wood Exterior, Putty Glaze Exterior Profile



Scale 3" = 1' 0"

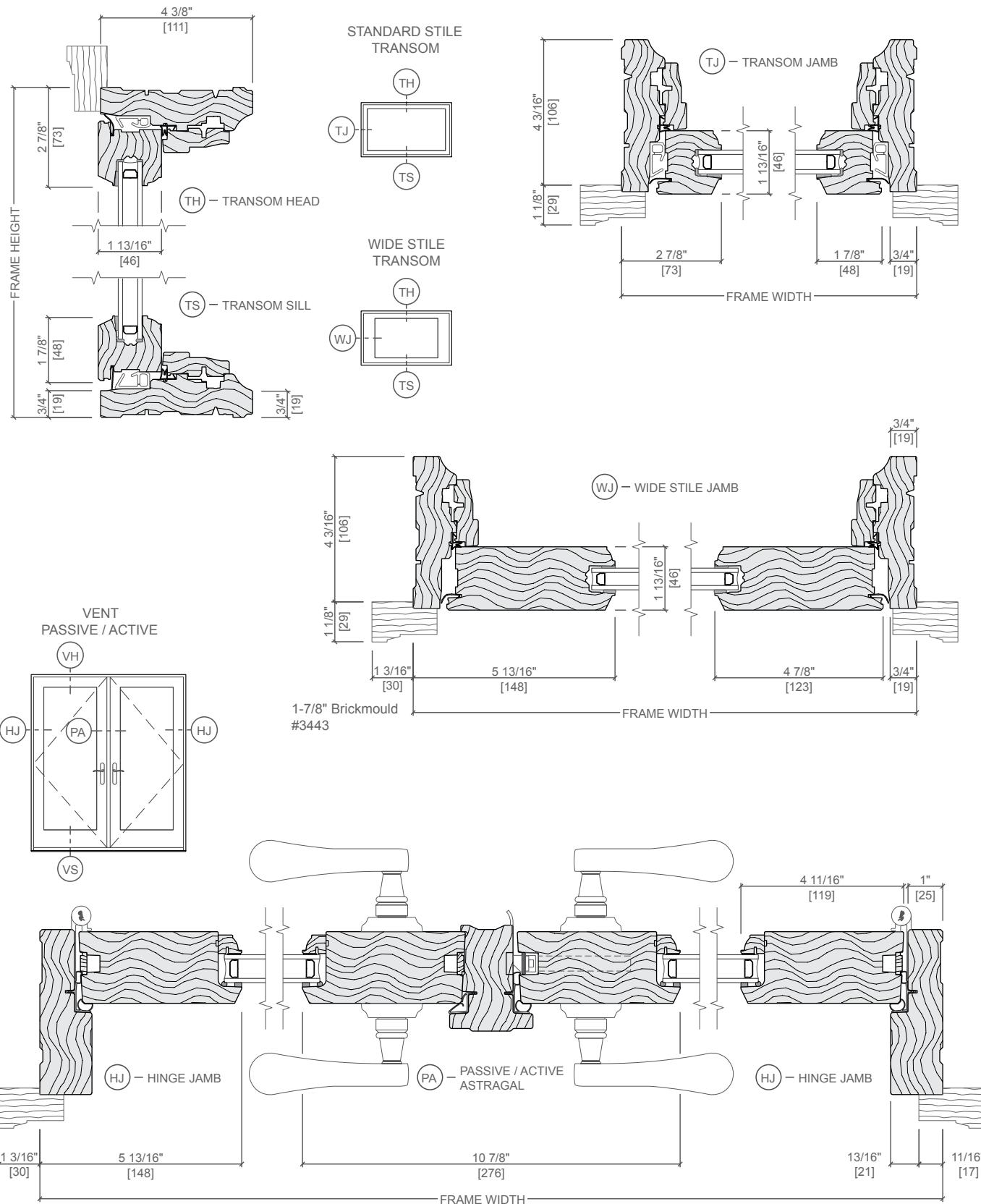
All dimensions are approximate.

Water resistance is 0 psf for doors with low profile sill.



Pella® Reserve™ Traditional In-Swing Patio Door

Unit Sections - Wood Exterior, Putty Glaze Exterior Profile



Scale 3" = 1' 0"

All dimensions are approximate.

See www.PellaADM.com for mullion limitations and reinforcing requirements.



Detailed Product Descriptions - Wood Exterior

Frame

- Select softwood, immersion treated with Pella's EnduraGuard® wood protection formula in accordance with WDMA I.S.-4. The EnduraGuard formula includes three active ingredients for protection against the effects of moisture, decay, stains from mold and mildew. Plus, an additional ingredient adds protection against termite damage.
- Interior surfaces are [clear pine: [factory primed] [ready to stain]] [mahogany: [factory primed] [ready to stain]] edge-banded and veneered.
- Exterior surfaces are [pine: factory primed] [mahogany: [factory primed] [ready to stain]].
- Any exterior or curved member may have visible finger-jointed surfaces.
- Frame depth between 5-7/8" (149 mm) to 8-9/16" (217 mm), for a wall depth between 4-9/16" (116 mm) to 7-25" (184 mm).
- Solid extruded aluminum sill with [Mill] [Nickel] [Bronze] [Black] [anodized [Clear] [Light Bronze] [Dark Bronze] [Black] [Custom₃]] finish. [Mahogany threshold for mahogany door] [[oak] [composite black] threshold for [pine] [douglas fir] door].
- or -
- Sill is 1/2" low profile. Material and finish are extruded aluminum with [mill] [Bronze] [anodized [Clear] [Light Bronze] [Dark Bronze] [Black] [Custom₃]] finish.

Door panels

- Select softwood, immersion treated with Pella's EnduraGuard® wood protection formula in accordance with WDMA I.S.-4. The EnduraGuard formula includes three active ingredients for protection against the effects of moisture, decay, stains from mold and mildew. Plus, an additional ingredient adds protection against termite damage.
- Interior exposed surfaces are veneered with [clear pine] [mahogany]. Any curved member may have visible finger-jointed surfaces.
- Exterior surfaces are [wood composite: factory primed] [mahogany: [factory primed] [ready to stain]].
- Panel stiles and rails are five-ply construction, randomly finger-jointed blocks laminated with water-resistant glue and veneered on both sides.
- Corners are urethane-silicone hybrid-sealed and secured with metal fasteners.
- Panel thickness is 2-1/16" (52mm).

Weatherstripping

- Dual-durometer extruded polymer along perimeter of door frame. On bottom panels, dual-durometer extruded polymer interior air seal and rigid polymer exterior facing bristle-strip.

Glazing System

- Quality fully-tempered float glass complying with ASTM C 1048.
- Custom and high altitude glazing available.
- Urethane-glazed 13/16" dual-seal insulating glass [clear] [obscure] [[Advanced Low-E] [SunDefense™ Low-E] [AdvancedComfort Low-E] [NaturalSun Low-E] with argon] [[bronze] [gray] [green] Advanced Low-E with argon].
- or -
- Silicone-glazed 1" triple-pane, dual-seal insulating glass [[annealed] [tempered]] [[Advanced Low-E] [SunDefense™ Low-E] [NaturalSun Low-E] with [argon] [krypton]].

Exterior

- [Wood composite: factory primed with one coat acrylic latex] [mahogany [factory primed with one coat acrylic latex] [Unfinished, ready for site finishing]].

Interior

- [Unfinished, ready for site finishing] [factory primed with one coat acrylic latex] [factory prefinished [paint] [stain₃]].

Hardware

Hinges

- Hinges are adjustable to help with installation.
- Doors 6' 10" to 7' 0" frame height will have three (3) hinges per panel.
- Doors over 7' 0" frame height up to and including 8' 0" frame height will have four (4) hinges per panel.
- Doors over 8' 3" frame height up to and including 9' 0" frame height will have five (5) hinges per panel.
- Doors over 9' 0" frame height will have six (6) hinges per panel.

Locks

- Mortised and keyed multi-point locking system, center deadbolt and shoot-bolts at head and sill will engage simultaneously.
- Doors 8' 0" frame height and below will have one (1) strike at the head, one (1) strike at the sill and one (1) center deadbolt.
- Doors over 8' 0" frame height up to and including 10' 0" frame height will have one (1) strike at the head, one (1) strike at the sill and three (3) locking points at the stile.
- Solid brass handles and keylock with K-keyway cylinder.
- Key cylinder finish is [Brass] [Stainless Steel] [Matte Black].

Finish

- Hardware finish is (Handle, Hinges and Strike) [baked enamel [White] [Champagne] [Brown] [Matte Black]] [PVD High Performance finish [Bright Brass] [Satin Nickel]] [Oil-Rubbed Bronze] [Antique Brass] [Distressed Bronze] [Distressed Nickel] [Polished Nickel] [Polished Chrome].

Optional Products

Grilles

- Integral Light Technology® grilles
 - Interior grilles are [5/8"] [7/8"] [1-1/4"] ogee profile that are solid [pine] [mahogany]. Interior surfaces are [unfinished, ready for site finishing] [factory primed] [pine: factory prefinished [paint] [stain₃]].
 - Exterior grilles are [5/8"] [7/8"] [1-1/4"] putty glaze profile that are solid [pine] [mahogany]. Exterior surfaces are water repellent, preservative-treated in accordance with WDMA I.S.-4, and are factory primed.
 - Patterns are [Traditional] [Prairie] [Top Row] [Cross] [New England] [Victorian].
 - Insulating glass contains non-glare spacer between the panes of glass.
 - Grilles are adhered to both sides of the insulating glass with VHB acrylic adhesive tape and aligned with spacer

- or -

Grilles-Between-the-Glass₂

- Insulating glass contains 3/4" contoured aluminum grilles permanently installed between two panes of glass (exterior air-space on triple-pane insulating glass).
 - Patterns are [Traditional] [Prairie] [Cross] [Top Row]
 - Interior color is [White] [Tan₂] [Brown₂] [Putty₂] [Black] [Morning Sky Gray] [Ivory] [Sand Dune] [Harvest] [Cordovan] [Brickstone].
 - Exterior color₄ is [Standard₃].

- or -

Roomside Removable Grilles

- [[3/4"] [1-1/4"] [2"] Regular] [[1-1/4"] [2"] Colonial] profile. [Traditional] [Prairie] patterns that are removable solid pine wood bars steel-pinned at joints and fitted to sash with steel clips and tacks.
 - Interior [unfinished, ready for site finishing] [factory primed] [pine: factory prefinished [paint] [stain₃]].
 - Exterior [unfinished, ready for site finishing] [factory primed] [finish color matched to exterior cladding₄].

Sensors

- Optional factory installed integrated security sensors available in vent units.

(1) Available in clear or Low-E insulating glass with argon, and obscure insulated glass.

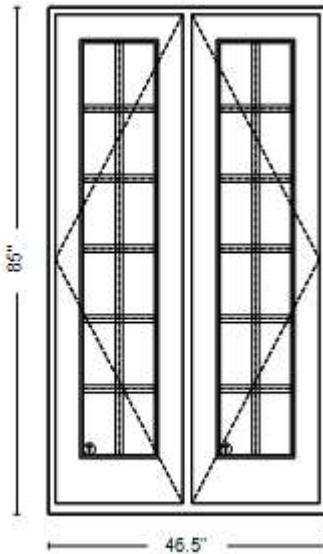
(2) Tan, Brown and Putty Interior GBG colors are available in single-tone (Brown/Brown, Tan/Tan or Putty/Putty). Other interior colors are also available with Tan or Brown exterior.

(3) Contact your local Pella sales representative for current color options.

(4) Appearance of exterior grille color will vary depending on Low-E coating on glass.

Customer Approval Form:

Signature: _____ Date: _____



Viewed from the Exterior

Quote Number: 13088246

Line Number: 10

Quote Qty: 2

Scaling: 1/2" = 1'

Description: Pella® Reserve, Traditional, Double Inswing Door Active / Passive, 46.5 X 85, White

Rough Opening: 47.25" X 85.5"

Performance Information: U-Factor 0.29, SHGC 0.16, VLT 0.28, CPD PEL-N-218-04200-00001, Performance Class LC, PG 55, Calculated Positive DP Rating 55, Calculated Negative DP Rating 70, Year Rated 11

These drawings are based on our interpretation of the information provided to us. They are submitted for final approval of the individual** responsible for the project and are not intended to create any warranty or other liability. The user** is responsible for compliance with applicable building codes or other regulations and determining the suitability of the suggestions for the particular application, including the final design of reinforcement, flashing, and sealant systems for all window and door installations.

** building owner, architect, contractor, installer and/or consumer



Quote Name: Swafford Project

Project Name: Willow Window

Jobsite Location: , TN

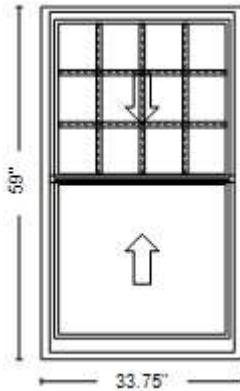
Room Location: Living Room

Sales Branch Location: 34300 Pella Window and Door Co.

Customer Approval Form:

Signature: _____

Date: _____



Viewed from the Exterior

Quote Number: 13088246

Line Number: 15

Quote Qty: 4

Scaling: 1/2" = 1'

Description: Pella® Reserve, Traditional, Double Hung, 33.75 X 59, White

Rough Opening: 34.5" X 59.75"

Performance Information: U-Factor 0.29, SHGC 0.25, VLT 0.47, CPD PEL-N-232-00255-00001, Performance Class CW, PG 50, Calculated Positive DP Rating 50, Calculated Negative DP Rating 50, Year Rated 08|11, Egress Meets Typical for ground floor 5.0 sqft (E1) (United States Only)

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** building owner, architect, contractor, installer and/or consumer



Quote Name: Swafford Project

Project Name: Willow Window

Jobsite Location: , TN

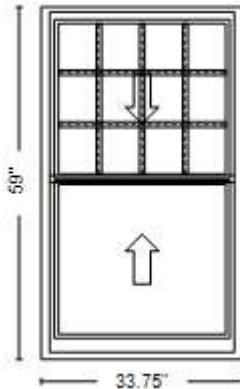
Room Location: Living Room

Sales Branch Location: 34300 Pella Window and Door Co.

Customer Approval Form:

Signature: _____

Date: _____



Viewed from the Exterior

Quote Number: 13088246

Line Number: 20

Quote Qty: 2

Scaling: 1/2" = 1'

Description: Pella® Reserve, Traditional, Double Hung, 33.75 X 59, White

Rough Opening: 34.5" X 59.75"

Performance Information: U-Factor 0.29, SHGC 0.25, VLT 0.47, CPD PEL-N-232-00255-00001, Performance Class CW, PG 50, Calculated Positive DP Rating 50, Calculated Negative DP Rating 50, Year Rated 08|11, Egress Meets Typical for ground floor 5.0 sqft (E1) (United States Only)

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** building owner, architect, contractor, installer and/or consumer



Quote Name: Swafford Project

Project Name: Willow Window

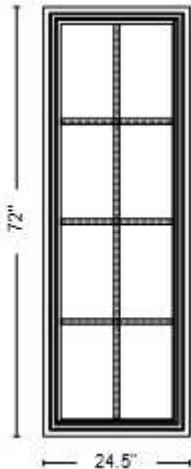
Jobsite Location: , TN

Room Location: Dining Room

Sales Branch Location: 34300 Pella Window and Door Co.

Customer Approval Form:

Signature: _____ Date: _____



Viewed from the Exterior

Quote Number: 13088246

Line Number: 25

Quote Qty: 5

Scaling: 1/2" = 1'

Description: Pella® Reserve, Traditional, Sash Set Fixed, 24.5 X 72, White

Rough Opening: 25.25" X 72.75"

Performance Information: U-Factor 0.28, SHGC 0.27, VLT 0.50, CPD PEL-N-1-53758-00002, Performance Class CW, PG 35, Calculated Positive DP Rating 35, Calculated Negative DP Rating 35, Year Rated 11

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** building owner, architect, contractor, installer and/or consumer



Quote Name: Swafford Project

Project Name: Willow Window

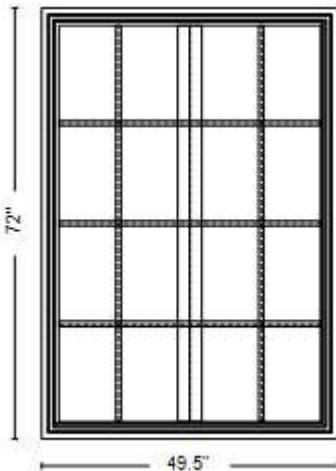
Jobsite Location: , TN

Room Location: Sitting Room

Sales Branch Location: 34300 Pella Window and Door Co.

Customer Approval Form:

Signature: _____ Date: _____



Viewed from the Exterior

Quote Number: 13088246

Line Number: 30

Quote Qty: 6

Scaling: 1/2" = 1'

Description: Pella® Reserve, Traditional, Sash Set Fixed, 49.5 X 72, White

Rough Opening: 50.25" X 72.75"

Performance Information: U-Factor 0.29, SHGC 0.24, VLT 0.43, CPD PEL-N-1-54360-00001, Performance Class CW, PG 50, Calculated Positive DP Rating 50, Calculated Negative DP Rating 50, Year Rated 11

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** building owner, architect, contractor, installer and/or consumer



Quote Name: Swafford Project

Project Name: Willow Window

Jobsite Location: , TN

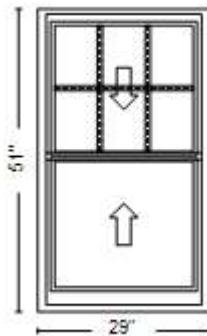
Room Location: Sitting Room

Sales Branch Location: 34300 Pella Window and Door Co.

Customer Approval Form:

Signature: _____

Date: _____



Viewed from the Exterior

Quote Number: 13088246

Line Number: 35

Quote Qty: 1

Scaling: 1/2" = 1'

Description: Pella® Reserve, Traditional, Double Hung, 29 X 51, White

Rough Opening: 29.75" X 51.75"

Performance Information: U-Factor 0.29, SHGC 0.25, VLT 0.47, CPD PEL-N-232-00255-00001, Performance Class CW, PG 50, Calculated Positive DP Rating 50, Calculated Negative DP Rating 50, Year Rated 08|11, Egress Does not meet typical United States egress, but may comply with local code requirements

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** building owner, architect, contractor, installer and/or consumer



Quote Name: Swafford Project

Project Name: Willow Window

Jobsite Location: , TN

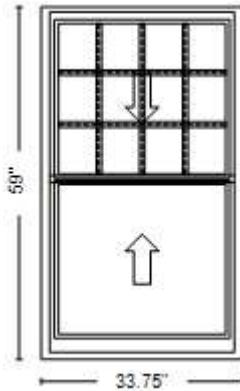
Room Location: Library

Sales Branch Location: 34300 Pella Window and Door Co.

Customer Approval Form:

Signature: _____

Date: _____



Viewed from the Exterior

Quote Number: 13088246

Line Number: 40

Quote Qty: 2

Scaling: 1/2" = 1'

Description: Pella® Reserve, Traditional, Double Hung, 33.75 X 59, White

Rough Opening: 34.5" X 59.75"

Performance Information: U-Factor 0.29, SHGC 0.25, VLT 0.47, CPD PEL-N-232-00255-00001, Performance Class CW, PG 50, Calculated Positive DP Rating 50, Calculated Negative DP Rating 50, Year Rated 08|11, Egress Meets Typical for ground floor 5.0 sqft (E1) (United States Only)

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** building owner, architect, contractor, installer and/or consumer



Quote Name: Swafford Project

Project Name: Willow Window

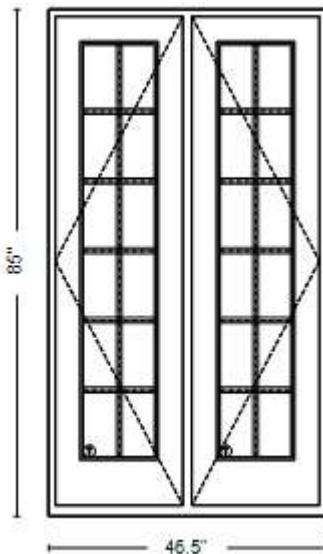
Jobsite Location: , TN

Room Location: Right Back Bedroom

Sales Branch Location: 34300 Pella Window and Door Co.

Customer Approval Form:

Signature: _____ Date: _____



Viewed from the Exterior

Quote Number: 13088246

Line Number: 45

Quote Qty: 2

Scaling: 1/2" = 1'

Description: Pella® Reserve, Traditional, Double Inswing Door Active / Passive, 46.5 X 85, White

Rough Opening: 47.25" X 85.5"

Performance Information: U-Factor 0.29, SHGC 0.19, VLT 0.33, CPD PEL-N-218-04199-00001, Performance Class LC, PG 55, Calculated Positive DP Rating 55, Calculated Negative DP Rating 70, Year Rated 11

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** building owner, architect, contractor, installer and/or consumer



Quote Name: Swafford Project

Project Name: Willow Window

Jobsite Location: , TN

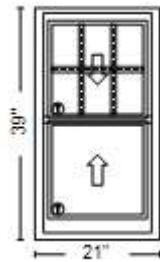
Room Location: Upper Bedrooms

Sales Branch Location: 34300 Pella Window and Door Co.

Customer Approval Form:

Signature: _____

Date: _____



Viewed from the Exterior

Quote Number: 13088246

Line Number: 50

Quote Qty: 1

Scaling: 1/2" = 1'

Description: Pella® Reserve, Traditional, Double Hung, 21 X 39, White

Rough Opening: 21.75" X 39.75"

Performance Information: U-Factor 0.29, SHGC 0.25, VLT 0.46, CPD PEL-N-232-00259-00001, Performance Class CW, PG 50, Calculated Positive DP Rating 50, Calculated Negative DP Rating 50, Year Rated 08|11, Egress Does not meet typical United States egress, but may comply with local code requirements

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** building owner, architect, contractor, installer and/or consumer



Quote Name: Swafford Project

Project Name: Willow Window

Jobsite Location: , TN

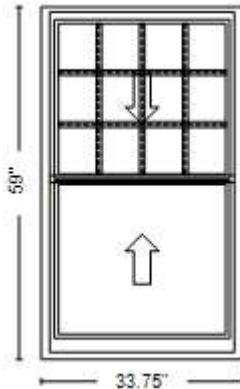
Room Location: Upper Bath

Sales Branch Location: 34300 Pella Window and Door Co.

Customer Approval Form:

Signature: _____

Date: _____



Viewed from the Exterior

Quote Number: 13088246

Line Number: 55

Quote Qty: 2

Scaling: 1/2" = 1'

Description: Pella® Reserve, Traditional, Double Hung, 33.75 X 59, White

Rough Opening: 34.5" X 59.75"

Performance Information: U-Factor 0.29, SHGC 0.25, VLT 0.47, CPD PEL-N-232-00255-00001, Performance Class CW, PG 50, Calculated Positive DP Rating 50, Calculated Negative DP Rating 50, Year Rated 08|11, Egress Meets Typical for ground floor 5.0 sqft (E1) (United States Only)

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** building owner, architect, contractor, installer and/or consumer



Quote Name: Swafford Project

Project Name: Willow Window

Jobsite Location: , TN

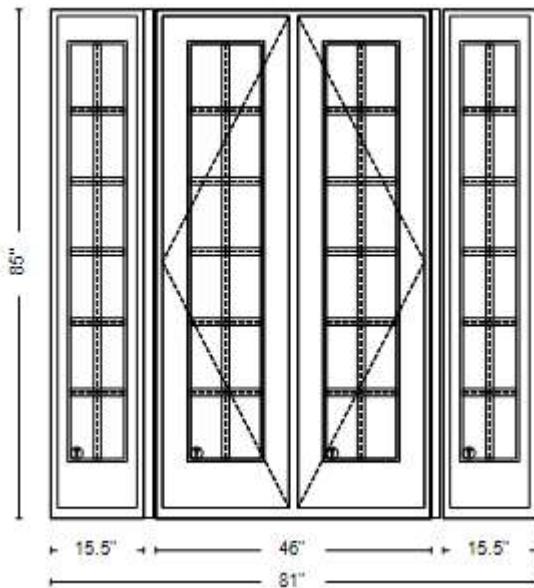
Room Location: Front Right Bedroom

Sales Branch Location: 34300 Pella Window and Door Co.

Customer Approval Form:

Signature: _____

Date: _____



Viewed from the Exterior

Quote Number: 13088246

Line Number: 60

Quote Qty: 1

Scaling: 1/2" = 1'

Description: Pella® Reserve, Traditional, Inswing Door Sidelight, Double Inswing Door, Inswing Door Sidelight, 81 X

Rough Opening: 81.75" X 85.5"

Performance Information: U-Factor 0.29, SHGC 0.19, VLT 0.35, CPD PEL-N-218-05992-00001, Performance Class CW, PG 55, Calculated Positive DP Rating 55, Calculated Negative DP Rating 70, Year Rated 11

Performance Information: U-Factor 0.29, SHGC 0.16, VLT 0.28, CPD PEL-N-218-04200-00001, Performance Class LC, PG 55, Calculated Positive DP Rating 55, Calculated Negative DP Rating 70, Year Rated 11

Performance Information: U-Factor 0.29, SHGC 0.19, VLT 0.35, CPD PEL-N-218-05992-00001, Performance Class CW, PG 55, Calculated Positive DP Rating 55, Calculated Negative DP Rating 70, Year Rated 11

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** building owner, architect, contractor, installer and/or consumer



Quote Name: Swafford Project

Project Name: Willow Window

Jobsite Location: , TN

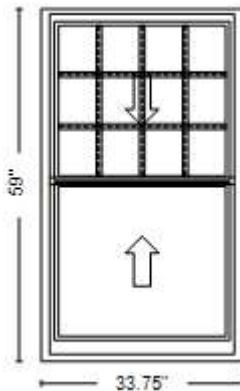
Room Location: Upper Office

Sales Branch Location: 34300 Pella Window and Door Co.

Customer Approval Form:

Signature: _____

Date: _____



Viewed from the Exterior

Quote Number: 13088246

Line Number: 65

Quote Qty: 2

Scaling: 1/2" = 1'

Description: Pella® Reserve, Traditional, Double Hung, 33.75 X 59, White

Rough Opening: 34.5" X 59.75"

Performance Information: U-Factor 0.29, SHGC 0.25, VLT 0.47, CPD PEL-N-232-00255-00001, Performance Class CW, PG 50, Calculated Positive DP Rating 50, Calculated Negative DP Rating 50, Year Rated 08|11, Egress Meets Typical for ground floor 5.0 sqft (E1) (United States Only)

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** building owner, architect, contractor, installer and/or consumer



Quote Name: Swafford Project

Project Name: Willow Window

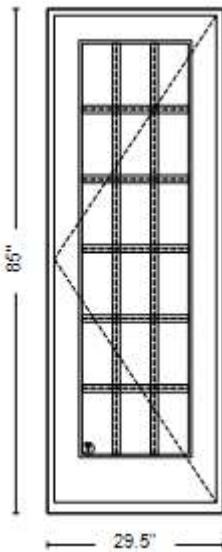
Jobsite Location: , TN

Room Location: Front Left Bedroom

Sales Branch Location: 34300 Pella Window and Door Co.

Customer Approval Form:

Signature: _____ Date: _____



Viewed from the Exterior

Quote Number: 13088246

Line Number: 70

Quote Qty: 1

Scaling: 1/2" = 1'

Description: Pella® Reserve, Traditional, Inswing Door Left, 29.5 X 85, White

Rough Opening: 30.25" X 85.5"

Performance Information: U-Factor 0.29, SHGC 0.16, VLT 0.28, CPD PEL-N-218-04200-00001, Performance Class LC, PG 55, Calculated Positive DP Rating 55, Calculated Negative DP Rating 70, Year Rated 11

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** building owner, architect, contractor, installer and/or consumer



Quote Name: Swafford Project

Project Name: Willow Window

Jobsite Location: , TN

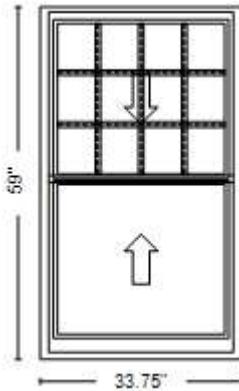
Room Location: Front Left Bedroom

Sales Branch Location: 34300 Pella Window and Door Co.

Customer Approval Form:

Signature: _____

Date: _____



Viewed from the Exterior

Quote Number: 13088246

Line Number: 75

Quote Qty: 1

Scaling: 1/2" = 1'

Description: Pella® Reserve, Traditional, Double Hung, 33.75 X 59, White

Rough Opening: 34.5" X 59.75"

Performance Information: U-Factor 0.29, SHGC 0.25, VLT 0.47, CPD PEL-N-232-00255-00001, Performance Class CW, PG 50, Calculated Positive DP Rating 50, Calculated Negative DP Rating 50, Year Rated 08|11, Egress Meets Typical for ground floor 5.0 sqft (E1) (United States Only)

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** building owner, architect, contractor, installer and/or consumer



Quote Name: Swafford Project

Project Name: Willow Window

Jobsite Location: , TN

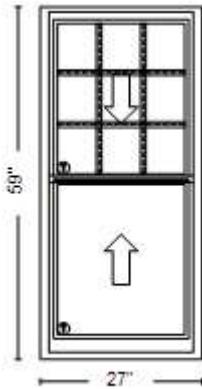
Room Location: Upper Closet

Sales Branch Location: 34300 Pella Window and Door Co.

Customer Approval Form:

Signature: _____

Date: _____



Viewed from the Exterior

Quote Number: 13088246

Line Number: 80

Quote Qty: 1

Scaling: 1/2" = 1'

Description: Pella® Reserve, Traditional, Double Hung, 27 X 59, White

Rough Opening: 27.75" X 59.75"

Performance Information: U-Factor 0.29, SHGC 0.25, VLT 0.46, CPD PEL-N-232-00259-00001, Performance Class CW, PG 50, Calculated Positive DP Rating 50, Calculated Negative DP Rating 50, Year Rated 08|11, Egress Does not meet typical United States egress, but may comply with local code requirements

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** building owner, architect, contractor, installer and/or consumer



Quote Name: Swafford Project

Project Name: Willow Window

Jobsite Location: , TN

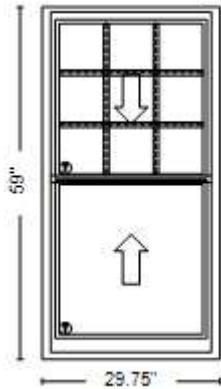
Room Location: Upper Bath

Sales Branch Location: 34300 Pella Window and Door Co.

Customer Approval Form:

Signature: _____

Date: _____



Viewed from the Exterior

Quote Number: 13088246

Line Number: 85

Quote Qty: 2

Scaling: 1/2" = 1'

Description: Pella® Reserve, Traditional, Double Hung, 29.75 X 59, White

Rough Opening: 30.5" X 59.75"

Performance Information: U-Factor 0.29, SHGC 0.25, VLT 0.46, CPD PEL-N-232-00259-00001, Performance Class CW, PG 50, Calculated Positive DP Rating 50, Calculated Negative DP Rating 50, Year Rated 08|11, Egress Does not meet typical United States egress, but may comply with local code requirements

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** building owner, architect, contractor, installer and/or consumer



Quote Name: Swafford Project

Project Name: Willow Window

Jobsite Location: , TN

Room Location: Upper Bath

Sales Branch Location: 34300 Pella Window and Door Co.

2021

Murfreesboro Historic Zoning Commission

Dates & Deadlines

JANUARY

S	M	T	W	T	F	S
					1	2
3	4	(5)	6	7	8	9
10	11	12	13	14	15	16
17	18	19	20	21	22	23
24	25	26	27	28	29	30
31						

FEBRUARY

S	M	T	W	T	F	S
			1	(2)	3	4
					5	6
7	8	9	10	11	12	13
14	15	16	17	18	19	20
21	22	23	24	25	26	27
		28				

MARCH

S	M	T	W	T	F	S
			1	(2)	3	4
					5	6
7	8	9	10	11	12	13
14	15	16	17	18	19	20
21	22	23	24	25	26	27
28	29	30	31			

APRIL

S	M	T	W	T	F	S
					1	2
					3	
4	5	(6)	7	8	9	10
11	12	13	14	15	16	17
18	19	20	21	22	23	24
25	26	27	28	29	30	

MAY

S	M	T	W	T	F	S
					1	
2	3	(4)	5	6	7	8
9	10	11	12	13	14	15
16	17	18	19	20	21	22
23	24	25	26	27	28	29
30	31					

JUNE

S	M	T	W	T	F	S
		(1)	2	3	4	5
6	7	8	9	10	11	12
13	14	15	16	17	18	19
20	21	22	23	24	25	26
27	28	29	30			

JULY

S	M	T	W	T	F	S
			1	2	3	
4	5	(6)	7	8	9	10
11	12	13	14	15	16	17
18	19	20	21	22	23	24
25	26	27	28	29	30	31

AUGUST

S	M	T	W	T	F	S
1	2	(3)	4	5	6	7
8	9	10	11	12	13	14
15	16	17	18	19	20	21
22	23	24	25	26	27	28
29	30	31				

SEPTEMBER

S	M	T	W	T	F	S
			1	2	3	4
5	6	(7)	8	9	10	11
12	13	14	15	16	17	18
19	20	21	22	23	24	25
26	27	28	29	30		

OCTOBER

S	M	T	W	T	F	S
			1	2		
3	4	(5)	6	7	8	9
10	11	12	13	14	15	16
17	18	19	20	21	22	23
24	25	26	27	28	29	30
31						

NOVEMBER

S	M	T	W	T	F	S
			1	(2)	3	4
					5	6
7	8	9	10	11	12	13
14	15	16	17	18	19	20
21	22	23	24	25	26	27
28	29	30				

DECEMBER

S	M	T	W	T	F	S
			1	2	3	4
5	6	(7)	8	9	10	11
12	13	14	15	16	17	18
19	20	21	22	23	24	25
26	27	28	29	30	31	

HZC meeting dates are in boxes. Submittal deadlines are in circles. Applications must be submitted no later than 3:00 PM on the submittal deadline. HZC meetings will start promptly at 3:30 PM. The meetings are held at City Hall in the Council Chambers located at 111 West Vine Street. Meetings and submission dates are subject to change. Please contact the Murfreesboro Planning Department to confirm dates and submittal deadlines at 615-893-6441 or by email to: planning@murfreesborotn.gov

CITY OF MURFREESBORO
2021 HISTORIC ZONING COMMISSION (HZC) CALENDAR

Monthly Submittal Deadline (3:00 PM)	HZC Meeting Date (3:30 PM)
January 5	January 19
February 2	February 16
March 2	March 16
April 6	April 20
May 4	May 18
June 1	June 15
July 6	July 20
August 3	August 17
September 7	September 21
October 5	October 19
November 2	November 16
December 7	December 21