



Agenda Item #1

Certified Record 2025-48-CA

DETAILS

Location:

1717 Dauphin Street

Summary of Request:

Replace 18 metal clad louvered windows with vinyl windows

Applicant (as applicable):

Henry Santilices

Property Owner:

Senior Citizens Services

Historic District:

Old Dauphin Way

Classification:

Non-contributing

Summary of Analysis:

- Vinyl is not an approved material for replacement windows according to the *Guidelines*. However, the location of the subject project is in an interior courtyard and out of sight from the pedestrian right of way.

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PROPERTY AND APPLICATION HISTORY

Old Dauphin Way Historic District was initially listed in the National Register in 1984 under Criterion C for significant architecture and community planning. District includes most nineteenth-century architectural styles and shows adaptations of middle-class domestic designs of the nineteenth century to the regional, Gulf Coast climate. It includes, "fine examples of commercial, institutional, and religious structures as well as twentieth-century apartments.

The building at 1717 Dauphin Street was constructed in 1958 as the former Ahavas Chesed Synagogue. In 1990, an addition was made to the north facade of the structure creating a new facade facing Dauphin Street. Another addition was made in 2005 to the south of the building which created a new primary entrance from the parking lot to the south.

According to Historic Development Department Records, this property has appeared twice before the Architectural Review Board. In 2005, an addition was approved to the rear of the building. This property also appeared before the ARB in 2007 when existing shutters were replaced by hurricane shutters.

SCOPE OF WORK

1. Remove existing 18 metal clad windows along south wall of interior courtyard.
 - a. Existing window opening is: 77' 4" L
 - b. Existing windows each measure approximately: 48 ¾" W x 81 ¾" H
2. Install 18 vinyl windows within the existing opening, between existing dividers
 - a. Measurement of replacement windows are 45 ¾" W x 77 ¾" H
 - b. Steel frame dividers will remain. Install stacked 3 2x6's for framing to compensate for structural weight of wall and to fill space created by replacement sashes.
3. Install metal cladding over existing dividers

APPLICABLE STANDARDS (*Design Review Guidelines for Mobile's Historic Districts*)

1. 5.20 Preserve the functional historic and decorative features of a historic window.
 - Where historic (wooden or metal) windows are intact and in repairable condition, retain and repair them to match the existing as per location, light configuration, detail and material.
 - Preserve historic window features, including the frame, sash, muntins, mullions, glazing, sills, heads, jambs, moldings, operation, and groupings of windows.
 - Repair, rather than replace, frames and sashes, wherever possible.
 - For repair of window components, epoxies and related products may serve as effective solutions to material deterioration and operational malfunction.
2. 5.21 When historic windows are not in a repairable condition, match the replacement window design to the original.
 - In instances where there is a request to replace a building's windows, the new windows shall match the existing as per location, framing, and light configuration.
 - Use any salvageable window components on a primary elevation.
3. ACCEPTABLE WINDOW MATERIALS
Materials that are the same as the original, or that appear similar in texture, profile and finish to the original are acceptable. These often include:
 - Wood sash
 - Steel, if original to structure

- Custom extruded aluminum
- Aluminum clad wood
- Windows approved by the National Park Service

UNACCEPTABLE WINDOW MATERIALS Materials that do not appear similar to the original in texture, profile and finish are unacceptable. These often include:

- Vinyl
- Mill-finished aluminum
- Interior snap-in muntins (except when used in concert with exterior muntins and intervening dividers)

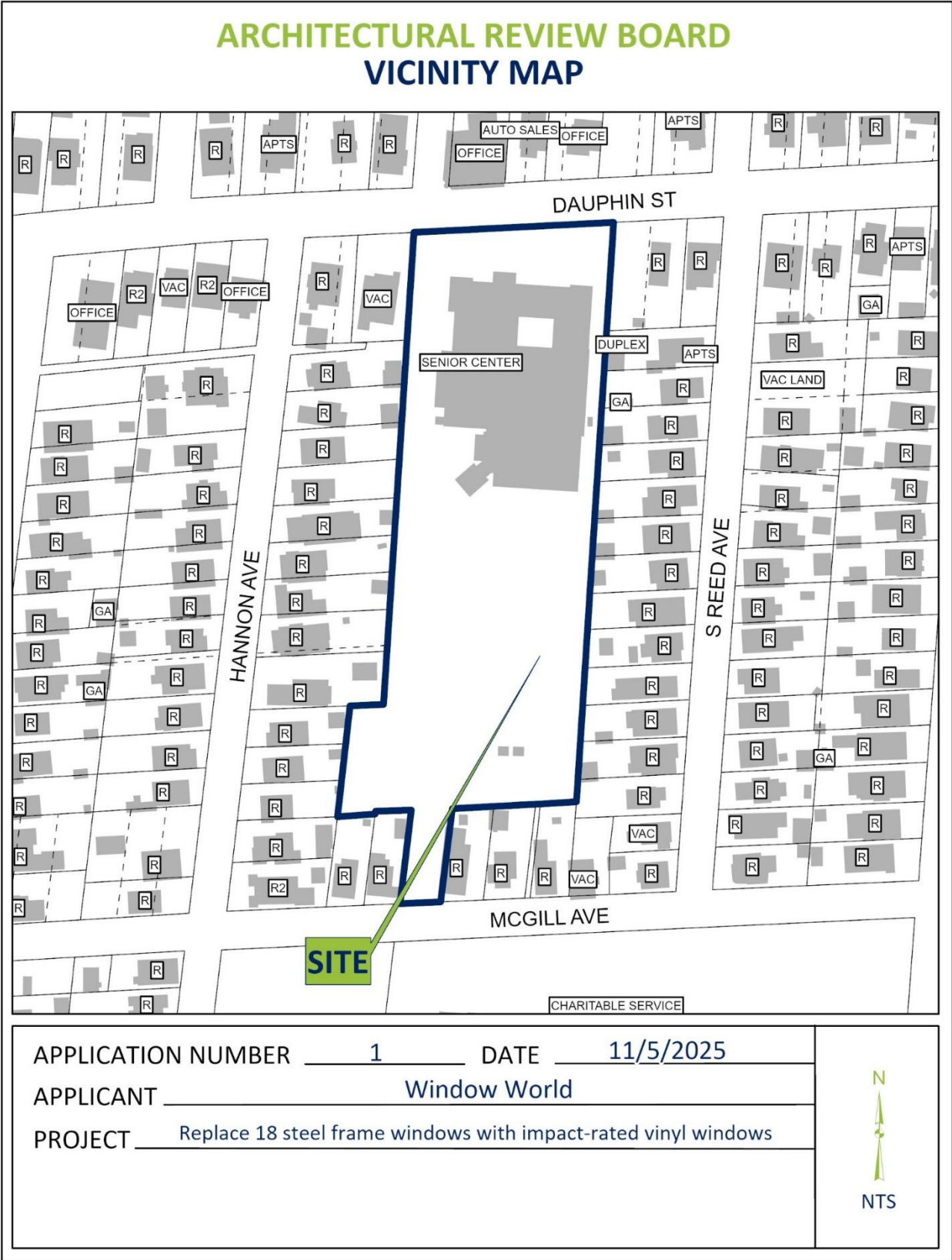
STAFF ANALYSIS

The subject property 1717 Dauphin Street is currently the Via Health, Fitness and Enrichment Center and is located within the Old Dauphin Way Historic District. The application under review involves the removal of the metal clad louvered windows that were original to the 1958 structure which originally housed the Ahavas Chesed Synagogue. The windows would be replaced by vinyl windows.

The proposed wall of windows is approximately 78 feet long and was the original facade of the 1958 structure. However, in 1990 the first addition was made to the front elevation of the structure, creating a new facade that faces Dauphin Street. It was with this addition that the bay of windows being discussed were encapsulated and a central courtyard area was created. In 2005 an addition was made to the south of the property that included a gymnasium, activities room, exercise room, toilet facilities, covered drive-thru, and entrance lobby. The picture included below is from a survey done on April 10, 1984, and shows the windows and the front elevation prior to the expansion of the structure when the was addition made.

The *Guidelines* state in 5.20 that, “where historic (wooden or metal) windows are intact and in repairable condition, retain and repair them to match the existing as per location, light configuration, detail and material.” A staff site visit revealed the existing windows had cracked windowpanes, flaking paint, and significant amounts of rust. Section 5.21 of the *Guidelines* says, “when historic windows are not in a repairable condition, match the replacement window design to the original.” The proposed window replacements are not of the same design or material, and it is unclear whether the deterioration noted renders the subject windows unrepairable. However, it should be noted that the location of the proposed window replacements is no longer visible from any location outside of the structure. Additionally, the property owners have expressed concerns regarding the safety of their clientele given the condition of the windows and the lack of insulation. They also feel that the condition of the windows has impaired their ability to use the courtyard for gardening classes and other activities.

A meeting was held at the site with a representative from Window World to discuss questions regarding measurements of the existing windows (48 ¾" W x 81 ¾" H), and the measurements of the proposed replacement windows (45 ¾" W x 77 ¾" H) as there was an unaccounted discrepancy between the two. The applicant subsequently submitted a rough sketch of the proposed new window installation which includes the mitigative measure of installing a 3 stack of 2"x6"s that will build out the framing to compensate for the structural weight of the wall.



Site Photos – 1717 Dauphin Street



1. View of north façade, looking SE



2. View of north façade, looking S



3. Primary entrance from south parking lot, looking N



4. View of north façade in 1984 with subject windows visible



5. Aerial view of property in 1960



6. Aerial view in 2009, after c. 1990 additions

Site Photos – 1717 Dauphin Street



7. View of subject windows, looking S



8. View of subject window, looking SE



9. View of subject window, looking E



10. View of subject window, looking SW



11. Detail of window deterioration



12. Door to interior courtyard where subject windows are located



City of Mobile • Historic Development

Architectural Review Board Application

9.16.25

Date of Application

Date Received

1717 Dauphin Street Mobile AL 36604

Address of Property

Does any party hold a façade easement on this property? ☐ No ☐ Yes

If yes, evidence of the easement holder's approval of the specific work outlined in this application must be provided prior to the consideration of this application by the ARB.

\$34,000.00

Cost of Project (Required)

Fee Paid: ☐ \$ _____ Check # _____

Via Senior Center

Owner Name

251-470-5232

Phone

dmurphy@viamobile.org

Email

1717 Dauphin St Mobile AL

Address

36604

Zip Code

If Owner is a legal entity such as a corporation, limited liability company, limited liability, partnership or similar, you should attach a copy of the formation documents for the Owner, showing the date of formation and that such have been filed and accepted by the Secretary of State.

WT Holdings DBA Window World 251-668-4646

Owner's Representative Name

Phone

audrey@windowworld11.com

Email

5400 A Willis Rd Theodore AL

Address

36682

Zip Code

Describe the Proposed Work:

Replacing 18 impact rated windows

Build Mobile, PO Box 1827, Mobile, Alabama 36633

For more information: www.BuildMobile.org | historicdevelopment@cityofmobile.org | 251.208.7281

Visit our help window: Mobile Government Plaza, 205 Government Street, Third Floor South Tower

Revised August 2023

Does the work involve demolition of a structure? ☒ No ☐ Yes Please fill out demolition portion of application.

Does the proposed work involve signage? ☒ No ☐ Yes

Will the proposed work require the removal of any trees from the site? ☒ No ☐ Yes

If yes, attach a detailed site plan showing all trees and landscaping that will be removed and contact the Urban Forester at 208-7091 for Tree Permitting Requirements.

REQUIRED PLANS: If plans are required for the project, please attach the following:

- Attach two (2) sets of plans: one large scale set and one 11"x17" reproducible set,
- Also attach one set of photographs to the application.
- If available, electronic plans should also be submitted as a TIFF or PDF.
- A \$15 or \$5.00 application fee is due upon filing. Check should be made out to the City of Mobile.

Refer to the following checklist for requirements for specific work items to be performed. Refer to the Design Review Guidelines for Mobile's Historic Districts (<https://www.buildmobile.org/architectural-review-board/>). Staff is available to assist with application preparation. For large projects, such as new construction or substantial additions or renovations, consultation with staff is strongly encouraged. Applications are reviewed in the order in which they are received, and if review by the Architectural Review Board is required, an application will be placed on the next available agenda. Any incomplete applications may be held until all information is submitted.

Staff Reports: The Historic Development Staff will review your application and generate a report that will be sent to you, along with the meeting agenda, via e-mail approximately one week before the meeting. The meeting agenda may be found at <https://www.buildmobile.org/architectural-review-board/>. Please examine these and be prepared to discuss any issues at the Board meetings. Questions before the meeting should be addressed to the staff of the Historic Development Department.

Alterations to Approved Plans: A new application must be submitted for changes to the approved plan. Minor alterations may be approvable by staff.

Historic Markers: The Architectural Review Board examines applications based on its adopted guidelines for historic preservation. These are based on a minimal standard set by the City of Mobile and the State. Historic markers are awarded by the Mobile Historic Development Commission based on a higher standard of review. Approval by the ARB does not guarantee approval for a historic marker. If the desire is to qualify for a marker, please inform the Board and it will attempt to guide you toward the higher goal.

Conflicts of Interest: ARB members sit as a quasi-judicial body. All its deliberations must be made in an open meeting. It is illegal for a Board member to discuss an application outside of a meeting with anyone but staff. Conflicts of interest, if any, will be disclosed at the meeting.

Public Notice: A sign will be placed in a conspicuous location on the property prior to the Review Board meeting to notify surrounding property owners of a pending application. Attendance at the meeting is strongly advised in order for the applicant to respond to any questions.

NOTE: INCOMPLETE APPLICATIONS WILL NOT BE PLACED ON THE AGENDA

**Use the Following Checklist to Ensure a Complete Application
Complete each box that applies:**

NEW CONSTRUCTION, ADDITIONS, OR EXTENSIVE RENOVATION/REPAIR TO EXISTING STRUCTURES

- 1. One large set and one 11 x 17 (reproducible) set of scaled drawings which shall include:**
 - a. ☐ A complete site plan illustrating the proposed construction, its location, with dimensions, required setbacks, landscaping and other site amenities;
 - b. ☐ Floor plans, with dimensions, as they impact the exterior of the building, including existing plan and proposed plan;
 - c. ☐ Square footage of the original building with square footage of all additions including the proposed addition;
 - d. ☐ A drawing, with dimensions, of all affected exterior elevations;
 - e. ☐ Notes describing all exterior materials (i.e. walls, roof, trim, cornice, windows, etc.) Sample materials may be required in some cases (consult with staff);
 - f. ☐ Detailed drawings or photographs of all decorative architectural details (i.e. columns, balustrades, modillions, etc.);
 - g. ☐ Paint samples and plan keyed to location of each color. (See below)
- 2. Photographs of the subject property to be worked on and surrounding buildings are required.**
☐ Subject Property photographs
☐ Surrounding Buildings photographs

The Historic Development Office can provide sample plans for garages, carports, and outbuildings. These are generally acceptable for most domestic sites. Note: These are for design purposes only and are not suitable as construction drawings.

FOR MINOR RENOVATION OR REPAIR TO EXISTING BUILDINGS

For work which includes changes to the exterior of existing buildings, the following is required:

1. ☐ Elevation drawings with dimensions and material details
2. ☐ Floor plans
3. ☐ Photographs of each face of the building to be renovated with details of the areas of work.

EXTERIOR PAINTING

Period color schemes are encouraged. However, other colors may be acceptable. Submit name and color samples for:

Manufacturer
 main body color
 trim or decorative features
 porch deck
 accent areas: lattice, shutters, etc.
 other areas

FENCES, DRIVES AND GATES

1. ____ A drawing or photograph of the type of fence, wall or gate with the height noted.
2. ____ A site plan, with dimensions, showing the placement of any proposed change to the property as it relates to property boundaries and all other building or site facilities.
3. ____ A description of the materials to be used.
4. ____ Paint samples, if the fence, wall or gate is to be painted.

SIGNAGE

Width of sign ____ feet ____ inches

Height of sign: ____ feet ____ inches

Single Face ____ Double Face ____

Height (from ground level to top of sign) ____ feet ____ inches

Height (from ground level to bottom of sign) ____ feet ____ inches

Total Square Footage of Signage: ____ square feet. (Both sides if double-faced)

General Description

Type of Sign: ☐ Monument ☐ Free Standing ☐ Projecting ☐ Wall ☐ Banner ☐ Sandwich Board

How will sign be mounted:

Sign Materials (sample materials may be requested by the Review

Board): _____

Describe type of lighting to be used: _____

Linear front footage of principle building: ____ feet ____ inches.

Square footage of Existing Signage: ____ feet ____ inches N/A ____

Include in Application:

____ Scaled colored renderings of the requested sign; or photographs with dimensions

____ Photographs of the building

____ A site plan or building elevation showing the location of the proposed signage For specific requirements, refer to *Sign Design Guidelines for Mobile's Historic District and Government Street*.

DEMOLITION APPLICATION

Purchase Date: _____ Purchase Price: _____

Current appraised value of the property? _____ (N/A if Not Available)

Was the property occupied at time of purchase? _____ What was the property's condition? _____

What alternatives to demolition have you considered for this property?

Have you listed the property for sale or lease since your purchase? ☐ Yes ☐ No

If "Yes", what was your asking price? _____

How many offers did you receive? _____

List any options currently held for the purchase of the property, including the price received for such option, the conditions placed on such option and the date of expiration of such option:

Do you have construction plans ready to complete the replacement project? ☐ Yes ☐ No

If so, how much have you expended on the plans? _____

What are the dates of these expenditures? _____

In order to determine your ability to complete the replacement project, do you have the following:

Performance Bond ☐ Yes ☐ No

Letter of Credit ☐ Yes ☐ No

Trust for completion of improvements ☐ Yes ☐ No

Other evidence of financial ability ☐ Yes ☐ No

Letter of commitment from a financial institution ☐ Yes ☐ No

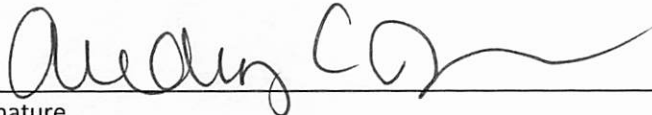
"In no event shall the Board entertain any application for the demolition or relocation of any Historic Property unless the applicant also presents at the same time the post-demolition or post-relocation plans for the site."
Ordinance #44-084

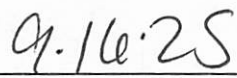
An Architectural Review Board Application with supporting documentation and fee should accompany this request with the plans for development of the site. A sign will be placed in the front yard of the property prior to the Review Board meeting to notify surrounding property owners of a pending application. Attendance at the meeting is strongly advised in order for the applicant to respond to any questions.

SEE NEXT PAGE

CONFLICTS WITH OTHER CITY DEPARTMENTS

The Architectural Review Board examines applications solely on the basis of impairment to the historic character of a building or neighborhood. Approval by other City Departments may consider other aspects of a project such as safety. When multiple regulations are in conflict, generally the most restrictive applies. Also, though the staff and Review Board try to inform applicants of possible conflicts, they may not be aware of all the implications of a request. Therefore, the property owner should clear all requests with the appropriate departments.


Signature


Date

Manufacture: AML _____ MRWD _____ Simonon _____ Wincore _____ Doors _____ Siding _____



Measured
by:

Date:

Salesperson:

Blake Howell

Purchase Order No.

177. Dawson Street

1966-19 01

2674

Address:

Cin

21c

Cell No.: 257-470-5232

AIRNO.5

Emails

Type of Windows: Wood _____ Aluminum _____ Steel Casement ☒ Vinyl _____ Storm Windows: _____ 1st Story: ☒ 2nd Story: _____ 3rd Story: _____
Exterior: Wood _____ Brick _____ Siding _____ Stucco ☒ Other _____ Capping: Yes ☒ No _____ Cap Color: WHT Haul off Windows: Yes ☒ No _____
Alarm System: _____ A/C Unit: _____ Plantation Shutters: _____ Rotting Wood: Yes _____ No ☒ Burglar Bars: REMOVED Yes ☒ No _____

* Jim
Spangler
251-327-5147

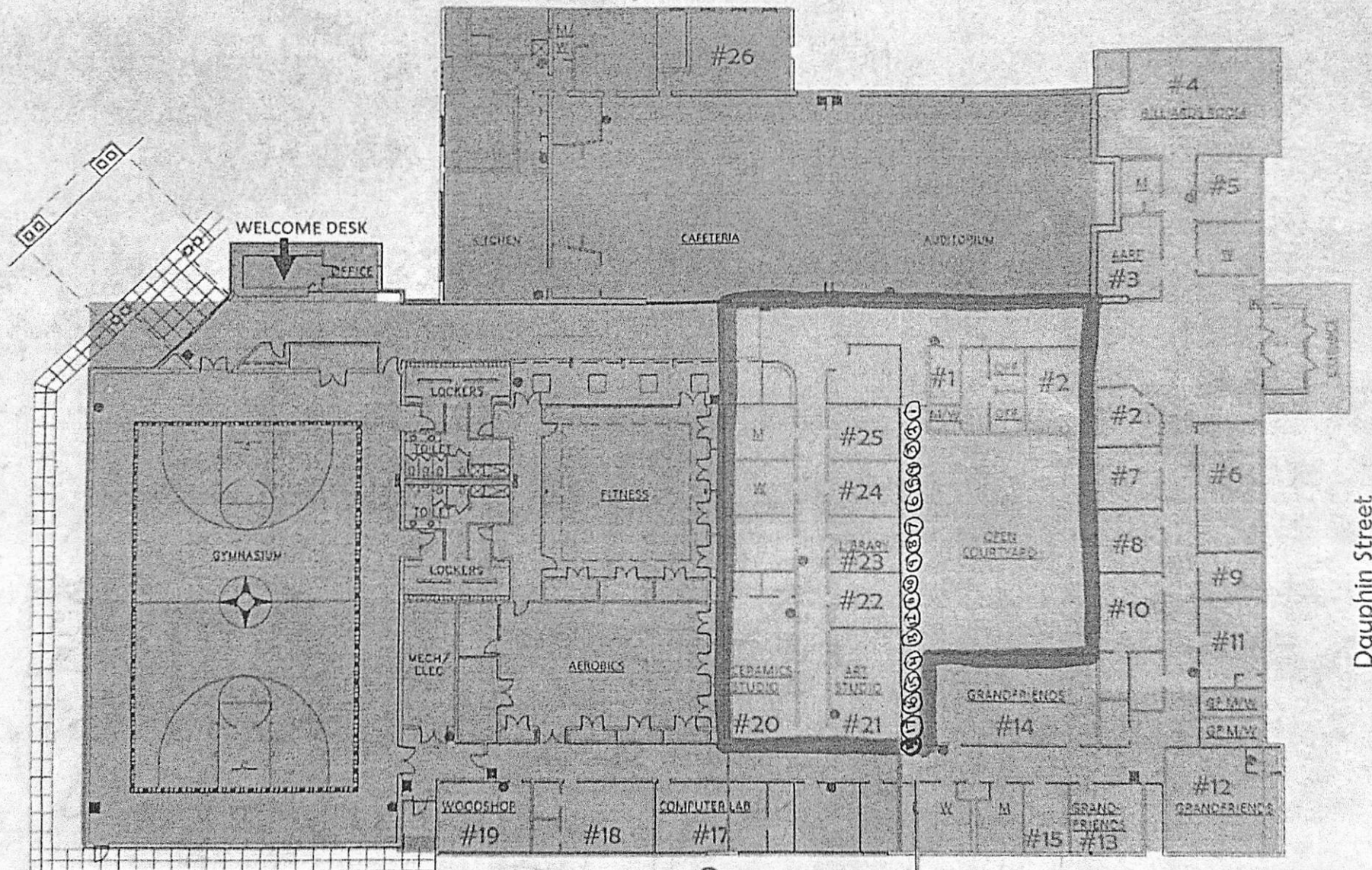
Engine - with
average install.

MODEL	LOCATION (Room, Rack, Bay)	Factory Width	Factory Height	Depth	Measure 7 Notes	COLOR W/TEXT	GIRDS (color & pattern)	Glass: Option Impact	to B	DETAILS
1	I201 #25	45 1/4	77 3/4	FIF	White	NO	LEE	BuckFrame		
2	I201 #25	45 3/4	77 3/4	FIF	White	NO	LEE	BuckFrame		
3	I201 #25	45 3/4	77 3/4	FIF	White	NO	LEE	BuckFrame		
4	I201 #24	45 3/4	77 3/4	FIF	White	NO	LEE	BuckFrame		
5	I201 #24	45 3/4	77 3/4	PFF	White	NO	LEE	BuckFrame		
6	I201 #24	45 3/4	77 3/4	FIF	White	NO	LEE	BuckFrame		
7	I201 #23	45 3/4	77 3/4	PFF	White	NO	LEE	BuckFrame		
8	I201 #23	45 3/4	77 3/4	FIF	White	NO	LEE	BuckFrame		
9	I201 #23	45 3/4	77 3/4	FIF	White	NO	LEE	BuckFrame		
10	I201 #22	45 3/4	77 3/4	FIF	White	NO	LEE	BuckFrame		
11	I201 #22	45 3/4	77 3/4	FIF	White	NO	LEE	BuckFrame		
12	I201 #22	45 3/4	77 3/4	FIF	White	NO	LEE	BuckFrame		
13	I201 #21	45 5/8	77 3/4	FIF	White	NO	LEE	BuckFrame		
14	I201 #21	45 3/4	77 3/4	FIF	White	NO	LEE	BuckFrame		
15	I201 #21	45 3/4	77 3/4	FIF	White	NO	LEE	BuckFrame		
16	I201 #21	45 3/4	77 3/4	FIF	White	NO	LEE	BuckFrame		
17	I201 #21	45 3/4	77 3/4	FIF	White	NO	LEE	BuckFrame		
18	I201 #21	45 1/2	77 3/4	FIF	White	NO	LEE	BuckFrame		Douglas Sheet

Per Henry - These windows need to be ordered with stops, because of weight.

1, 13, 418

Parking Lot



Dauphin Street

Key:

M = Men's Restroom

● Fire Extinguishers

W = Women's Restroom

■ Fire Alarm Pulls



HEALTH • FITNESS • ENRICHMENT

251-478-3311

www.viamobile.org

FIRE EVACUATION MAP

Note: Yellow & Pink assist with orange
when Café is closed



ORDER: 1691150
ORDER DATE: 9/16/2025
ORDER CONTACT: BLAKE HARVELL
#48

QUOTE

INVOICE INFORMATION

WW Mobile

SHIPPING INFORMATION

WW Mobile

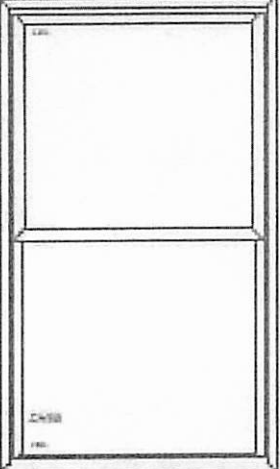
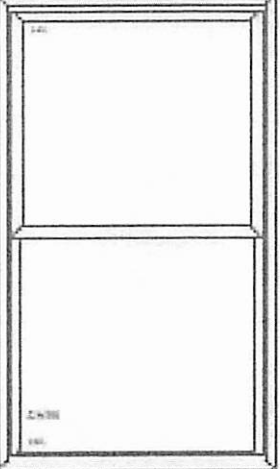
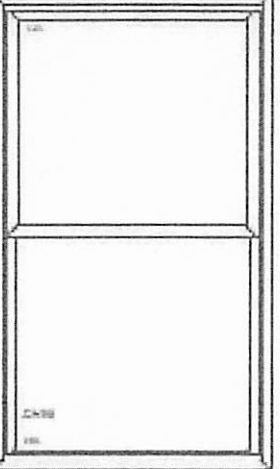
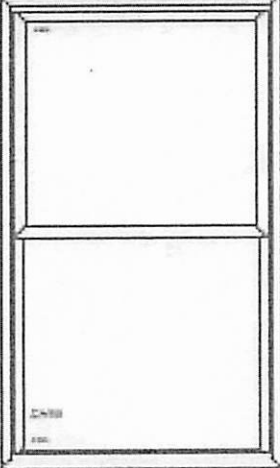
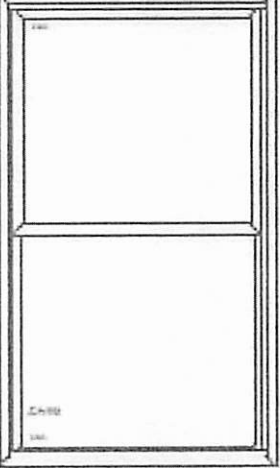
SHIP VIA:

ORDER	ORDER DATE	PO NUMBER	CUSTOMER REF		TERMS	
1691150	9/16/2025	067-745178	VIA SENIOR CENTER			
ITEM	DESCRIPTION	QTY	SIZE	PRICE	TOTAL	
1	8800 DOUBLE HUNG	1	45 1/4 W X 77 3/4 H RO: 45.5 W X 78 H TTT: 45.25 W X 77.75 H	\$572.82	\$572.82	
	WHITE			\$0.00	\$0.00	
	REPLACEMENT			\$0.00	\$0.00	
	ACCESSORY TRACK FILLER INSIDE			\$0.00	\$0.00	
	TIP TO TIP			\$0.00	\$0.00	
	LOWE/ARGON/CLEAR			\$0.00	\$0.00	
	LAMINATED IMPACT			\$0.00	\$0.00	
	HALF SCREEN FIBERGLASS			\$0.00	\$0.00	
	2 VENT LATCH			\$0.00	\$0.00	
	DESIGN PRESSURE=[LC50-(54X84, RF=A8, GS=DS)]			\$0.00	\$0.00	
	ESTAR CLIMATE ZONES=[S,]			\$0.00	\$0.00	
	SOLAR HEAT GAIN=[0.2]			\$0.00	\$0.00	
	U-FACTOR=[0.32]			\$0.00	\$0.00	
	VISIBLE TRANSMISSION=[0.45]			\$0.00	\$0.00	
	CLEAR OPENING HEIGHT=[27.053]			\$0.00	\$0.00	
	CLEAR OPENING SQUARE FEET=[7.525]			\$0.00	\$0.00	
	CLEAR OPENING WIDTH=[40.053]			\$0.00	\$0.00	
1						
ITEM SUBTOTAL:				\$572.82	\$572.82	

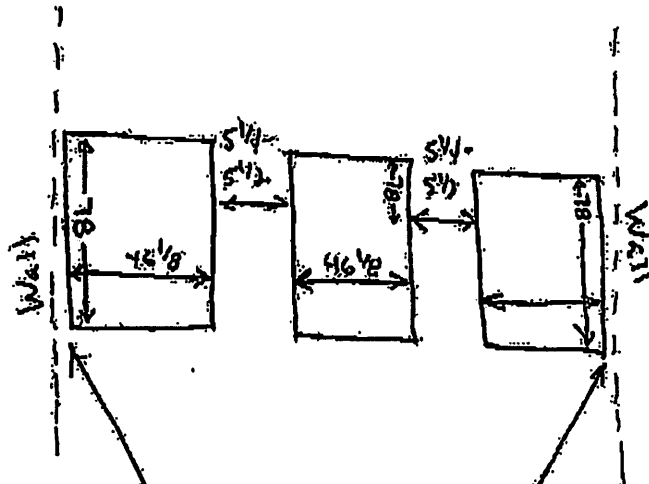
ORDER		ORDER DATE	PO NUMBER	CUSTOMER REF		TERMS	
1691150		9/16/2025	067-745178	VIA SENIOR CENTER			
ITEM	DESCRIPTION		QTY	SIZE	PRICE	TOTAL	
2	8800 DOUBLE HUNG		11	45 3/4 W X 77 3/4 H RO: 46 W X 78 H TTT: 45.75 W X 77.75 H	\$589.57	\$6,485.27	
	WHITE				\$0.00	\$0.00	
	REPLACEMENT				\$0.00	\$0.00	
	ACCESSORY TRACK FILLER INSIDE				\$0.00	\$0.00	
	TIP TO TIP				\$0.00	\$0.00	
	LOWE/ARGON/CLEAR				\$0.00	\$0.00	
	LAMINATED IMPACT				\$0.00	\$0.00	
	HALF SCREEN FIBERGLASS				\$0.00	\$0.00	
	2 VENT LATCH				\$0.00	\$0.00	
	DESIGN PRESSURE=[LC50-(54X84, RF=A8, GS=DS)]				\$0.00	\$0.00	
	ESTAR CLIMATE ZONES=[S,]				\$0.00	\$0.00	
	SOLAR HEAT GAIN=[0.2]				\$0.00	\$0.00	
	U-FACTOR=[0.32]				\$0.00	\$0.00	
	VISIBLE TRANSMISSION=[0.45]				\$0.00	\$0.00	
	CLEAR OPENING HEIGHT=[27.053]				\$0.00	\$0.00	
	CLEAR OPENING SQUARE FEET=[7.619]				\$0.00	\$0.00	
	CLEAR OPENING WIDTH=[40.553]				\$0.00	\$0.00	
	2 - 12						
ITEM SUBTOTAL:					\$589.57	\$6,485.27	
3	8800 DOUBLE HUNG		1	45 5/8 W X 77 3/4 H RO: 45.875 W X 78 H TTT: 45.625 W X 77.75 H	\$589.57	\$589.57	
	WHITE				\$0.00	\$0.00	
	REPLACEMENT				\$0.00	\$0.00	
	ACCESSORY TRACK FILLER INSIDE				\$0.00	\$0.00	
	TIP TO TIP				\$0.00	\$0.00	
	LOWE/ARGON/CLEAR				\$0.00	\$0.00	
	LAMINATED IMPACT				\$0.00	\$0.00	
	HALF SCREEN FIBERGLASS				\$0.00	\$0.00	
	2 VENT LATCH				\$0.00	\$0.00	
	DESIGN PRESSURE=[LC50-(54X84, RF=A8, GS=DS)]				\$0.00	\$0.00	
	ESTAR CLIMATE ZONES=[S,]				\$0.00	\$0.00	
	SOLAR HEAT GAIN=[0.2]				\$0.00	\$0.00	
	U-FACTOR=[0.32]				\$0.00	\$0.00	
	VISIBLE TRANSMISSION=[0.45]				\$0.00	\$0.00	
	CLEAR OPENING HEIGHT=[27.053]				\$0.00	\$0.00	
	CLEAR OPENING SQUARE FEET=[7.595]				\$0.00	\$0.00	
	CLEAR OPENING WIDTH=[40.428]				\$0.00	\$0.00	
	13						
ITEM SUBTOTAL:					\$589.57	\$589.57	

ORDER		ORDER DATE	PO NUMBER	CUSTOMER REF		TERMS	
1691150		9/16/2025	067-745178	VIA SENIOR CENTER			
ITEM	DESCRIPTION		QTY	SIZE	PRICE	TOTAL	
4	8800 DOUBLE HUNG		4	45 3/4 W X 77 3/4 H RO: 46 W X 78 H TTT: 45.75 W X 77.75 H	\$589.57	\$2,358.28	
	WHITE				\$0.00	\$0.00	
	REPLACEMENT				\$0.00	\$0.00	
	ACCESSORY TRACK FILLER INSIDE				\$0.00	\$0.00	
	TIP TO TIP				\$0.00	\$0.00	
	LOWE/ARGON/CLEAR				\$0.00	\$0.00	
	LAMINATED IMPACT				\$0.00	\$0.00	
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	ESTAR CLIMATE ZONES=[S,]				\$0.00	\$0.00	
	SOLAR HEAT GAIN=[0.2]				\$0.00	\$0.00	
	U-FACTOR=[0.32]				\$0.00	\$0.00	
	VISIBLE TRANSMISSION=[0.45]				\$0.00	\$0.00	
	CLEAR OPENING HEIGHT=[27.053]				\$0.00	\$0.00	
	CLEAR OPENING SQUARE FEET=[7.619]				\$0.00	\$0.00	
	CLEAR OPENING WIDTH=[40.553]				\$0.00	\$0.00	
	14,15,16,17						
ITEM SUBTOTAL:					\$589.57	\$2,358.28	
5	8800 DOUBLE HUNG		1	45 1/2 W X 77 3/4 H RO: 45.75 W X 78 H TTT: 45.5 W X 77.75 H	\$589.57	\$589.57	
	WHITE				\$0.00	\$0.00	
	REPLACEMENT				\$0.00	\$0.00	
	ACCESSORY TRACK FILLER INSIDE				\$0.00	\$0.00	
	TIP TO TIP				\$0.00	\$0.00	
	LOWE/ARGON/CLEAR				\$0.00	\$0.00	
	LAMINATED IMPACT				\$0.00	\$0.00	
	HALF SCREEN FIBERGLASS				\$0.00	\$0.00	
	2 VENT LATCH				\$0.00	\$0.00	
	DESIGN PRESSURE=[LC50-(54X84, RF=A8, GS=DS)]				\$0.00	\$0.00	
	ESTAR CLIMATE ZONES=[S,]				\$0.00	\$0.00	
	SOLAR HEAT GAIN=[0.2]				\$0.00	\$0.00	
	U-FACTOR=[0.32]				\$0.00	\$0.00	
	VISIBLE TRANSMISSION=[0.45]				\$0.00	\$0.00	
	CLEAR OPENING HEIGHT=[27.053]				\$0.00	\$0.00	
	CLEAR OPENING SQUARE FEET=[7.572]				\$0.00	\$0.00	
	CLEAR OPENING WIDTH=[40.303]				\$0.00	\$0.00	
	18						
ITEM SUBTOTAL:					\$589.57	\$589.57	
TOTALS: 18				SUBTOTAL:		\$10,595.51	
				TAX 1 6.5%:		\$688.71	
				TOTAL:		\$11,284.22	

COMMENT:

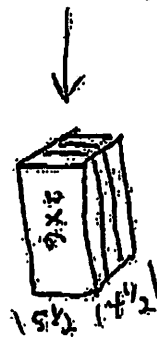
ITEM 1	ITEM 2	ITEM 3
		
8800 DOUBLE HUNG 45 1/4 W X 77 3/4 H QTY: 1	8800 DOUBLE HUNG 45 3/4 W X 77 3/4 H QTY: 11	8800 DOUBLE HUNG 45 5/8 W X 77 3/4 H QTY: 1
ITEM 4	ITEM 5	
		
8800 DOUBLE HUNG 45 3/4 W X 77 3/4 H QTY: 4	8800 DOUBLE HUNG 45 1/2 W X 77 3/4 H QTY: 1	

Example
Interior of one room:



$\frac{1}{2}$ - 1" from inside
frames to outer wall.
↓
(rooms)
Some spec are 3-4"
from frame to wall -
will have to be built-in.

3 2x6's to build-out
steel studs.



If we have existing frames (only remove bottom
casement-hopper sash, and ~~middle~~ middle casement sash,
and cut out horizontal muntins) it will require
adding 3 stacked 2x6's ($5\frac{1}{2}$) between existing
muntin units and showing sides $\frac{1}{2}$ " to 1" and custom
building top down 2 - 2 1/2" (unless top structure)

45 3/4

Hypothetical order size: 45 7/8 X 77 3/4

7
This is only 1/4" cut back!

H 9-12, 14-17

Via Senior Center

7

AI-GENERATED RENDERINGS OF REPLACEMENT WINDOWS
(Submitted by Applicant)

