
LOCAL HISTORIC DISTRICT: Dilworth

PROPERTY ADDRESS: 2124 Park Road

SUMMARY OF REQUEST: Window replacement

APPLICANT: Luke King

The application was continued for more information on window replacement.

Details of Proposed Request

Existing Conditions

The existing structure is a 1.5 story brick bungalow constructed in 1920 and listed as a contributing structure in the Dilworth National Register of Historic Places. A stop work order was issued due to window removal.

Project

Windows on the right and left side have been removed and openings changed. New windows are proposed to match existing in muntin pattern and dimensions. A full size window sample will be available at the hearing.

Design Guidelines-Trim, page 4.11

1. Repair rather than replace existing historic trim, matching original materials, details and profiles.
2. Match deteriorated trim with new trim to match as closely as possible in material, details and profiles. Do not remove elements that are part of the original design of the structure without replacing them in-kind.
3. Replace missing trim based on physical evidence. Do not replace original trim with material that conveys a different period of construction or architectural style.
4. Avoid using substitute materials such as fiberglass, composites, and PVC type products when repairing or replacing historic wood elements.

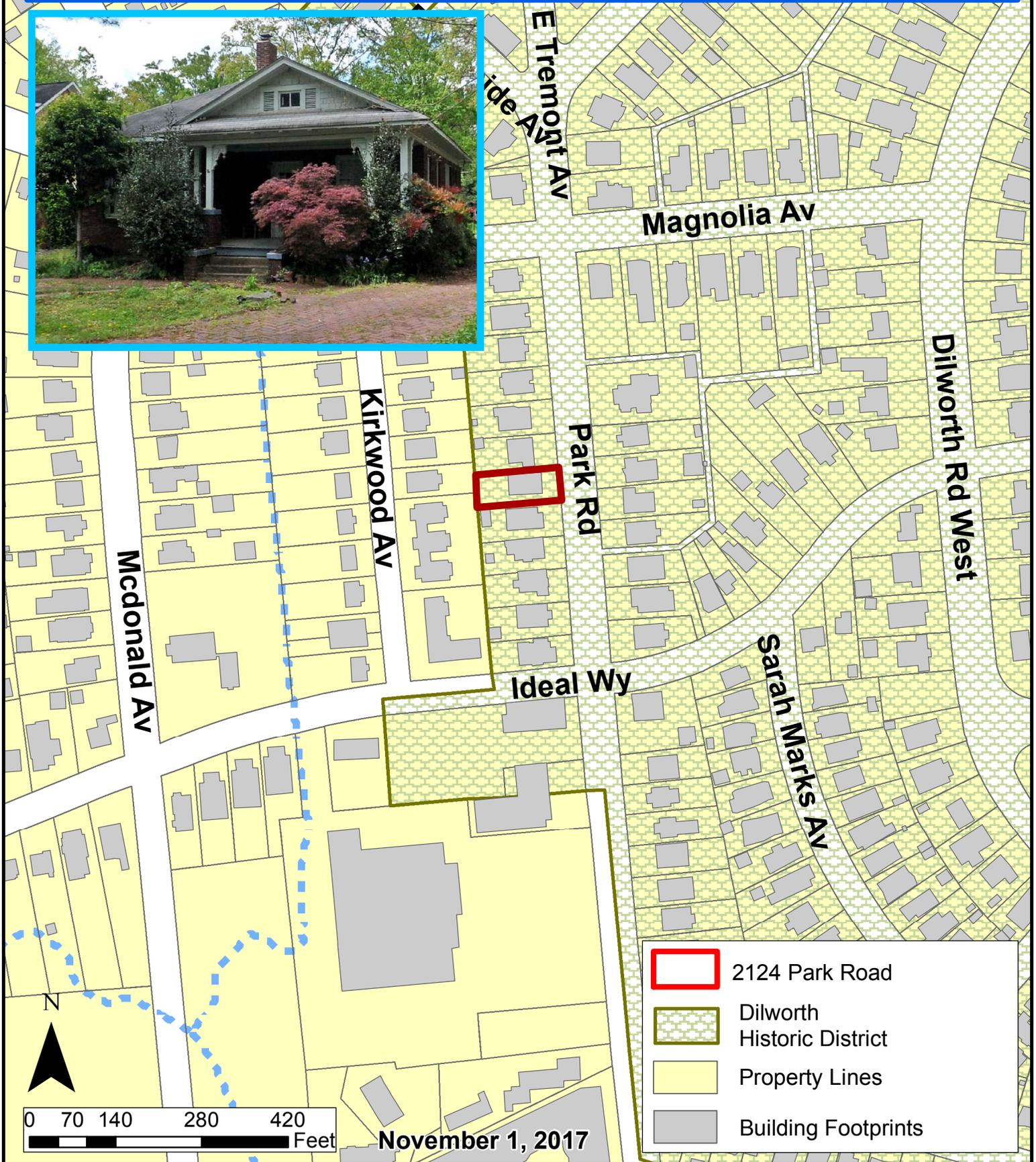
Design Guidelines –Replacement Windows, page 4.14

18. Give depth and profile to windows by using true divided lights, or three-part simulated divided lights with integral spacer bars and interior and exterior fixed muntins. Small variations such as the width and depth of the muntin and sash may be permitted if those variations do not significantly impact the historic characteristics of the window design. Clip-in/false muntins, flat muntins and removable external grilles are not allowed.
19. Replace a wood window with a wood window when possible. Wood-resin composite, aluminum clad wood, or fiberglass windows that meet these guidelines may be considered on a case by-case basis. Requests for vinyl windows must be reviewed by the full Historic District Commission.

Staff Analysis - The Commission will determine if the proposed replacement windows and trim meet the guidelines.

**THIS APPLICATION WAS
CONTINUED FOR MORE
INFORMATION ON WINDOW
REPLACEMENT.**

Charlotte Historic District Commission Case 2017-660
HISTORIC DISTRICT: DILWORTH
WINDOW CHANGES



-  2124 Park Road
-  Dilworth Historic District
-  Property Lines
-  Building Footprints





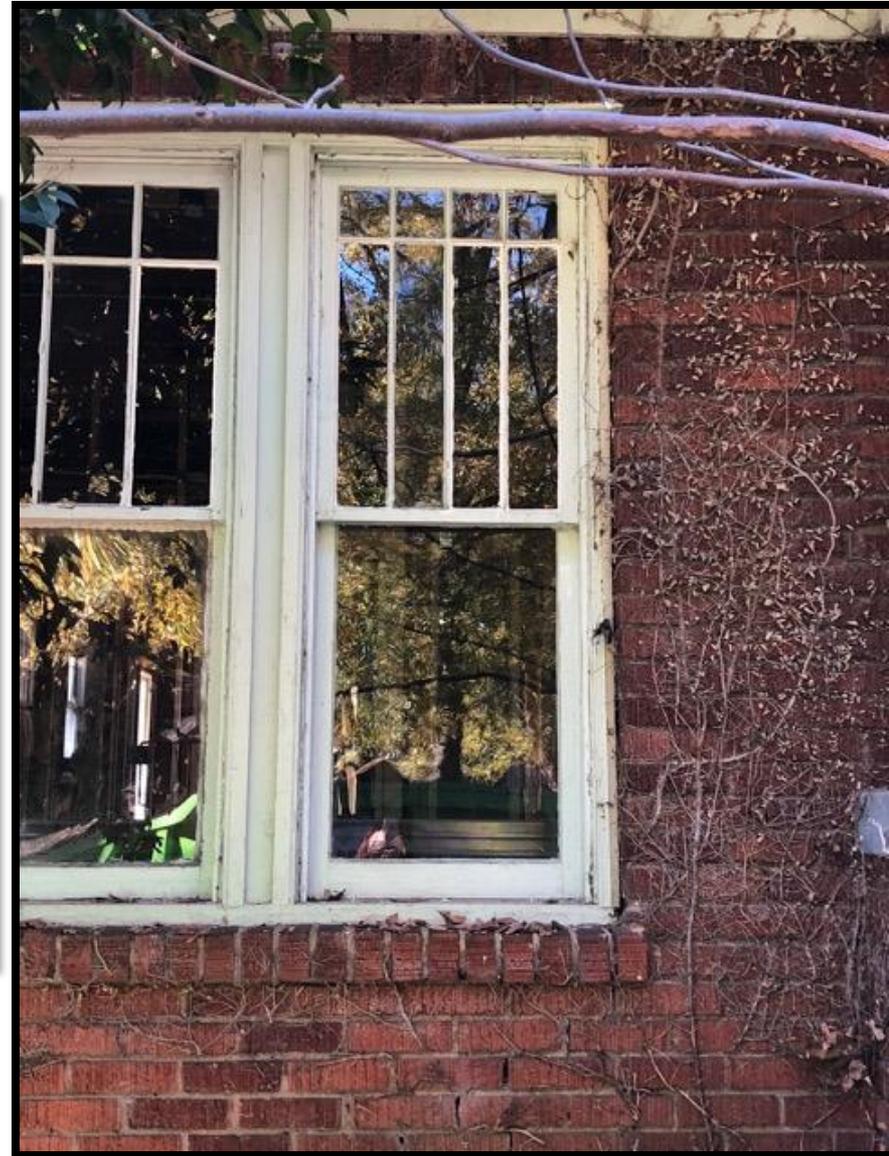
2124













LOWE'S
NEVER STOP
IMPROVING

LOWE'S
NEVER STOP
IMPROVING

LOWE'S
NEVER STOP
IMPROVING



5680 Hwy 49 S., PO Box 666
 Harrisburg, NC 28075
 (704) 454-7200

Customer: King Farm
Job Name: 2124 Park Rd
Jobsite Address:
Salesperson: Ryan
Date: 8/17/2017

GENERAL SPECIFICATIONS

WINDOWS

DOORS

Product: Weather Shield
Glass: Low e
Jambs: 4-9/16"
Grilles: 5/8" SDL
Hardware: White
Jambliner Color: White
Screen Color: White
Exterior Finish: Alum Clad
Interior Finish: Pine

Product:
Glass:
Jambs:
Grilles:
Hardware:
Hinges:
Door Sill:
Exterior Finish:
Interior Finish:

PRICE SUMMARY		ADDITIONAL NOTES AND OPTIONS:
\$1,162.77	Windows and Doors	
\$1,162.77	Sub-Total	
\$84.30	7.25% Sales Tax	
\$1,247.07	TOTAL AMOUNT DUE	

SEE ATTACHED FOR WINDOW AND DOOR SPECIFICS.

Terms: Net 30 days

SEE FOLLOWING SHEET FOR TERMS AND CONDITIONS OF SALE.

ALL OF THE ABOVE AND ATTACHED CONDITIONS, QUANTITIES, AND ACCESSORIES HAVE BEEN ACCEPTED BY THE UNDERSIGNED FOR PURCHASE FROM MORRISON MILLWORK.

Accepted By: _____ Date: _____

MORRISON MILLWORK

TERMS AND CONDITIONS

- #1 ALL ORDERS WILL BE INVOICED UPON RECEIPT TO MORRISON MILLWORK'S WAREHOUSE. ORDERS NOT SHIPPED UPON OUR RECEIPT WILL BE WAREHOUSED AT MORRISON MILLWORK UNTIL CUSTOMER REQUEST FOR DELIVERY.
- #2 ALL ITEMS ARE MADE TO ORDER SPECIFICALLY FOR YOUR PROJECT AND CANNOT BE CHANGED, CANCELED, OR RETURNED UNDER ANY CIRCUMSTANCES INCLUDING ITEMS ORDERED BUT NOT YET DELIVERED.
- #3 MORRISON MILLWORK WILL NOT BE HELD RESPONSIBLE FOR THE ACCOUNTING OR CONDITION OF ANY PRODUCT HELD IN OUR WAREHOUSE, PER CUSTOMER REQUEST, AFTER THE MAJORITY OF THE ORDER HAS BEEN SHIPPED. THIS INCLUDES ITEMS PICKED UP FROM THE JOBSITE OR NOT DELIVERED PER CUSTOMER REQUEST.
- #4 REFER TO THE MANUFACTURERS' WEBSITE FOR WARRANTY AND MAINTENANCE INFORMATION.
- #5 MORRISON MILLWORK ACCEPTS NO RESPONSIBILITY FOR ANY AND ALL COSTS THAT MAY BE ASSOCIATED WITH DELAY IN PRODUCT DELIVERY TO THE JOBSITE.
- #6 ALL DOORS WITH WOOD EXTERIORS SHOULD BE FINISHED IMMEDIATELY AFTER INSTALLATION. REFER TO THE MANUFACTURERS' RECOMMENDATIONS FOR FINISHING INSTRUCTIONS AND OVERHANG REQUIREMENTS. FAILURE TO DO SO MAY VOID THE WARRANTY.
- #7 FOR JOBSITE DELIVERIES: MORRISON MILLWORK WILL PROVIDE UP TO 2 DELIVERY PEOPLE TO UNLOAD THE PRODUCTS INTO AN EASILY ACCESSIBLE GROUND LEVEL ROOM. THERE MUST BE ADEQUATE ROOM AT THE JOBSITE FOR A 40' LONG AND 13' TALL BOX TRUCK TO GET WITHIN REASONABLE DISTANCE TO THE JOBSITE TO UNLOAD THE PRODUCTS. THE PURCHASER IS REQUIRED TO HAVE ADDITIONAL PEOPLE AND OR EQUIPMENT AT THE JOBSITE TO HELP UNLOAD ANY AND ALL PRODUCTS THAT ARE TOO LARGE OR TOO HEAVY FOR 2 PEOPLE TO CARRY ON THEIR OWN. SPECIAL ARRANGEMENTS CAN BE MADE IF NECESSARY, PLEASE CONSULT YOUR SALESPERSON PRIOR TO PLACING THIS ORDER TO DISCUSS DETAILS.
- #8 THE SIZES, SPECIFICATIONS, AND QUANTITIES ON THE ATTACHED PROPOSAL MAY VARY FROM THE PROJECT PLANS AND SPECIFICATIONS. IT IS THE PURCHASERS RESPONSIBILITY TO VERIFY THAT ALL SIZES, SPECIFICATIONS, AND QUANTITIES ON THE ATTACHED PROPOSAL ARE ACCURATE.
- #9 ALL ORDERS MUST BE CHECKED AT TIME OF DELIVERY FOR DAMAGE AND MISSING ITEMS. ANY CLAIM FOR SHIPPING DAMAGE OR MISSING ITEMS MUST BE MADE WITHIN 48 HOURS OF DELIVERY IN ORDER TO RECEIVE PROPER CREDIT AND OR REPLACEMENT.

**BY SIGNING I UNDERSTAND AND ACKNOWLEDGE
THAT I HAVE READ AND AGREE TO MORRISON
MILLWORK'S TERMS AND CONDITIONS.**

Accepted By: _____

Date: _____

WEATHER SHIELD.

WINDOWS & DOORS

P.O. Box 309 Medford, WI 54451
weathershield.com

QUOTE

Printed: 08/17/2017 02:58 PM

Quote #: 1906729
Quote Date: 08/17/2017
WSOneSource 1.0

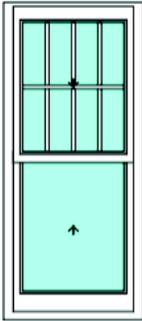
Sold To: 12135
King Farm Building Group

Ship To: 12135
MORRISON MILLWORK LLC
5680 HWY 49 S
PO BOX 666
HARRISBURG, NC 28075

Delivery Instructions:

Deliver To:

LINE #	QUANTITY	ATTRIBUTES	UNIT	EXTENDED
1	2	P.O.: Location: Job: 2124 Park Rd	Price:	395.61 791.22



Signature Series Double Hung Tilt Rectangle 8109 1 Wide Complete Unit
 ----- Mfg Date 7/30/2012 to Present
 ----- Frame Style Double Hung
 No DP Required
 Sizing Method Call Out 2-0 X 4-6 - Even
 ----- R/O Size 24" X 54"
 ----- Jamb Size 23 1/2" X 53 1/2"
 ----- Glass Size - Top 18" X 22 11/16" - Bottom 18" X 22 11/16"
 Operating Code - Operating
 Aluminum Clad - Putty Sash Profile - White - AAMA 2605
 ----- Exterior Panel/Sash Color White
 ----- W/Frame Nailing Fin
 ----- No Exterior Casing -
 4 9/16" Jamb Depth -
 Pine -
 ----- White Vinyl Jamb Liner
 Insulated Low E
 Glazing Bead Type - Putty
 ----- Non Tempered Glass
 ----- W/Inert Airspace Gas
 5/8" - Pine - SDL W/GBG - Rectangular - Top Sash Only -
 ----- Putty Interior Bar Profile
 ----- No Interior Bar Finish/Stain -
 ----- 4 W 2 H /
 White - Contemporary Lock W/Manual Latches Single Lock -
 W/Full Screen - White - NO-SEE-UM Mesh - Shipped Loose
 No Field Prepping

(Viewed from Exterior)
 Rough Opening 24" x 54"
 Overall Jamb 23-1/2" x 53-1/2"

Ratings:
 CPD Product Number: WEA-N-282-00383-00002
 U-Factor: 0.31
 Solar Heat Gain Coefficient (SHGC): 0.27
 Visible Transmittance (VT): 0.46



WEATHER SHIELD.

WINDOWS & DOORS

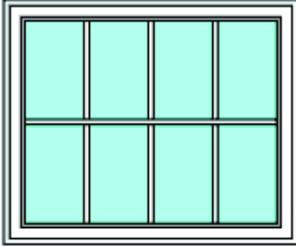
P.O. Box 309 Medford, WI 54451
weathershield.com

QUOTE

Printed: 08/17/2017 02:58 PM

Quote #: 1906729
Quote Date: 08/17/2017
WSOneSource 1.0

LINE #	QUANTITY	ATTRIBUTES	UNIT	EXTENDED
2	1	P.O.: Location: Job: 2124 Park Rd	Price:	371.54 371.54



Signature Series Casement Picture Rectangle 8205 1 Wide Complete Unit
 ----- Mfg Date 7/30/2012 to Present
 ----- Frame Style Casement/Awning
 See weathershield.com for PG/DP information
 Sizing Method Call Out 3-0 X 2-6
 ----- R/O Size 36" X 30"
 ----- Jamb Size 35 1/2" X 29 1/2"
 ----- Glass Size 31 3/8" X 25 3/8"
 Aluminum Clad - Putty Sash Profile - White - AAMA 2605
 ----- Exterior Panel/Sash Color White
 ----- W/White Sash Weatherstrip
 ----- W/Frame Nailing Fin
 ----- No Exterior Casing -
 4 9/16" Jamb Depth - Factory Applied - Pine -
 ----- Tan Substrate Sash
 ----- W/Wood Glazing Bead -
 Insulated Low E
 Glazing Bead Type - Putty
 ----- Non Tempered Glass
 ----- W/Inert Airspace Gas
 5/8" - Pine - SDL W/GBG - Rectangular -
 ----- Putty Interior Bar Profile
 ----- No Interior Bar Finish/Stain -
 ----- 4 W 2 H /
 No Field Prepping

(Viewed from Exterior)
 Rough Opening 36" x 30"
 Overall Jamb 35-1/2" x 29-1/2"

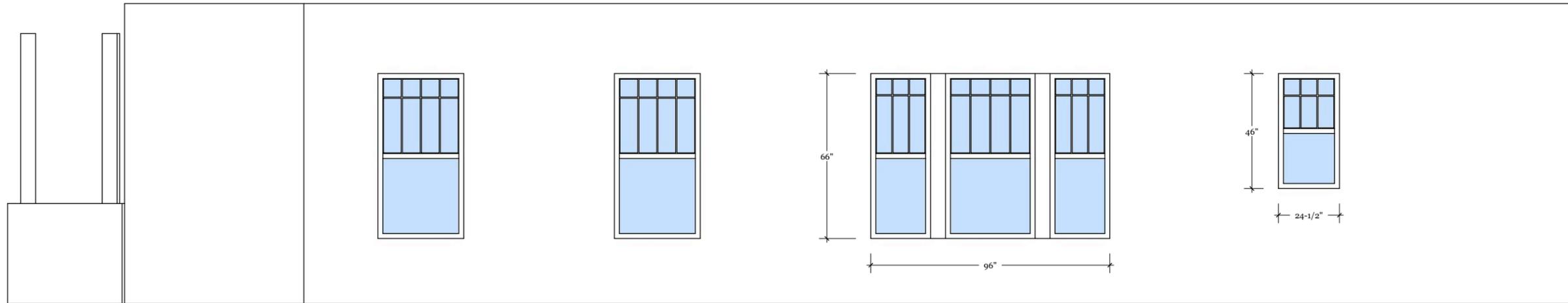
Ratings:
 CPD Product Number: WEA-N-266-00079-00002
 U-Factor: 0.28
 Solar Heat Gain Coefficient (SHGC): 0.31
 Visible Transmittance (VT): 0.52
 Energy Star: Central

Miscellaneous Charges:

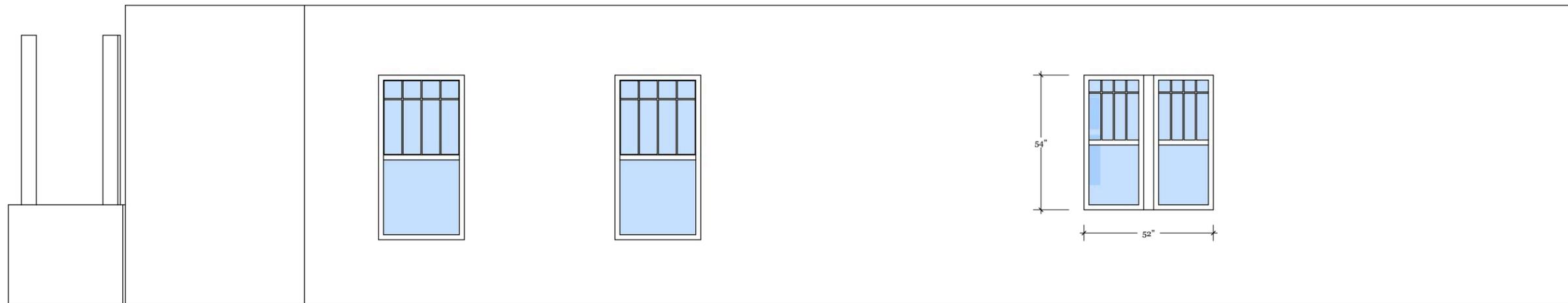
Price:	1,162.77
Misc. Taxable Charges:	0.00
State Taxes:	0.00
City Taxes:	0.00
Local Taxes:	0.00
Taxes (Other):	0.00
Misc. Non-Taxable Charges:	0.00
Total Price	1,162.77

Thank you for choosing Weather Shield Windows & Doors





Existing

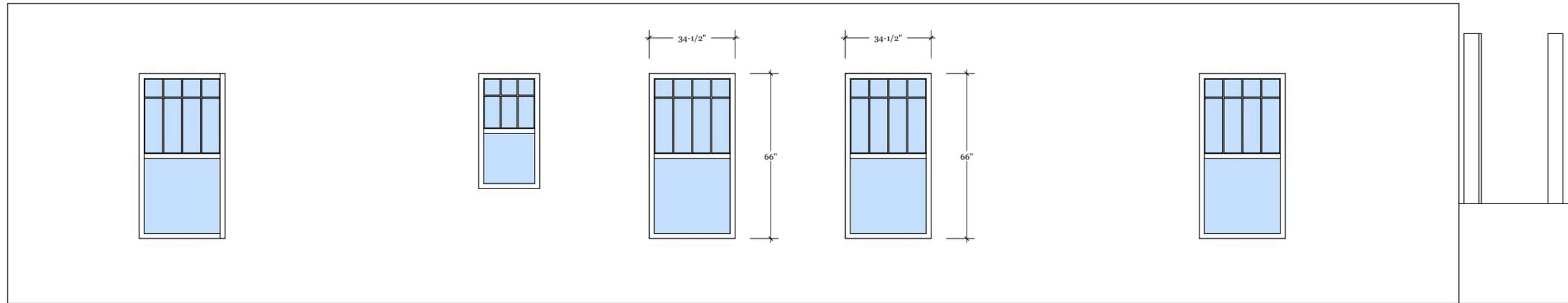


Proposed

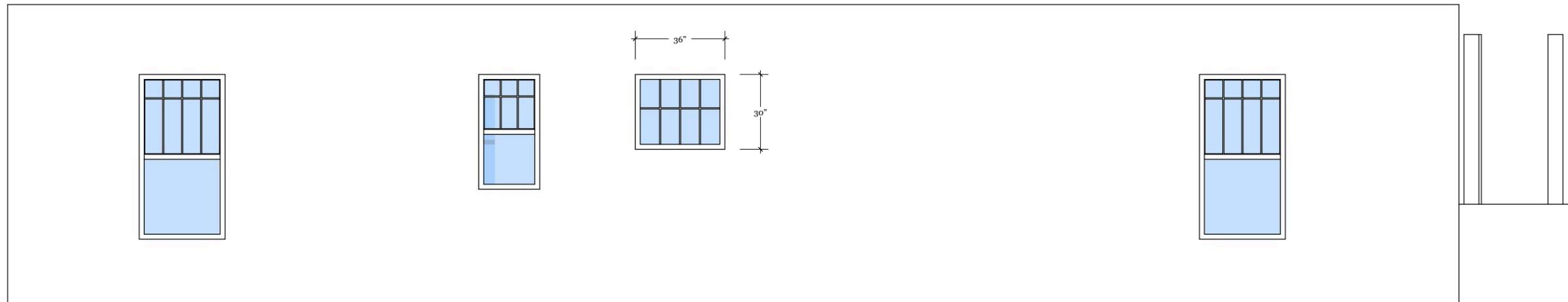
2124 Park Road
Right Elevations

REVISIONS

MM/DD/YY	REMARKS
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Existing

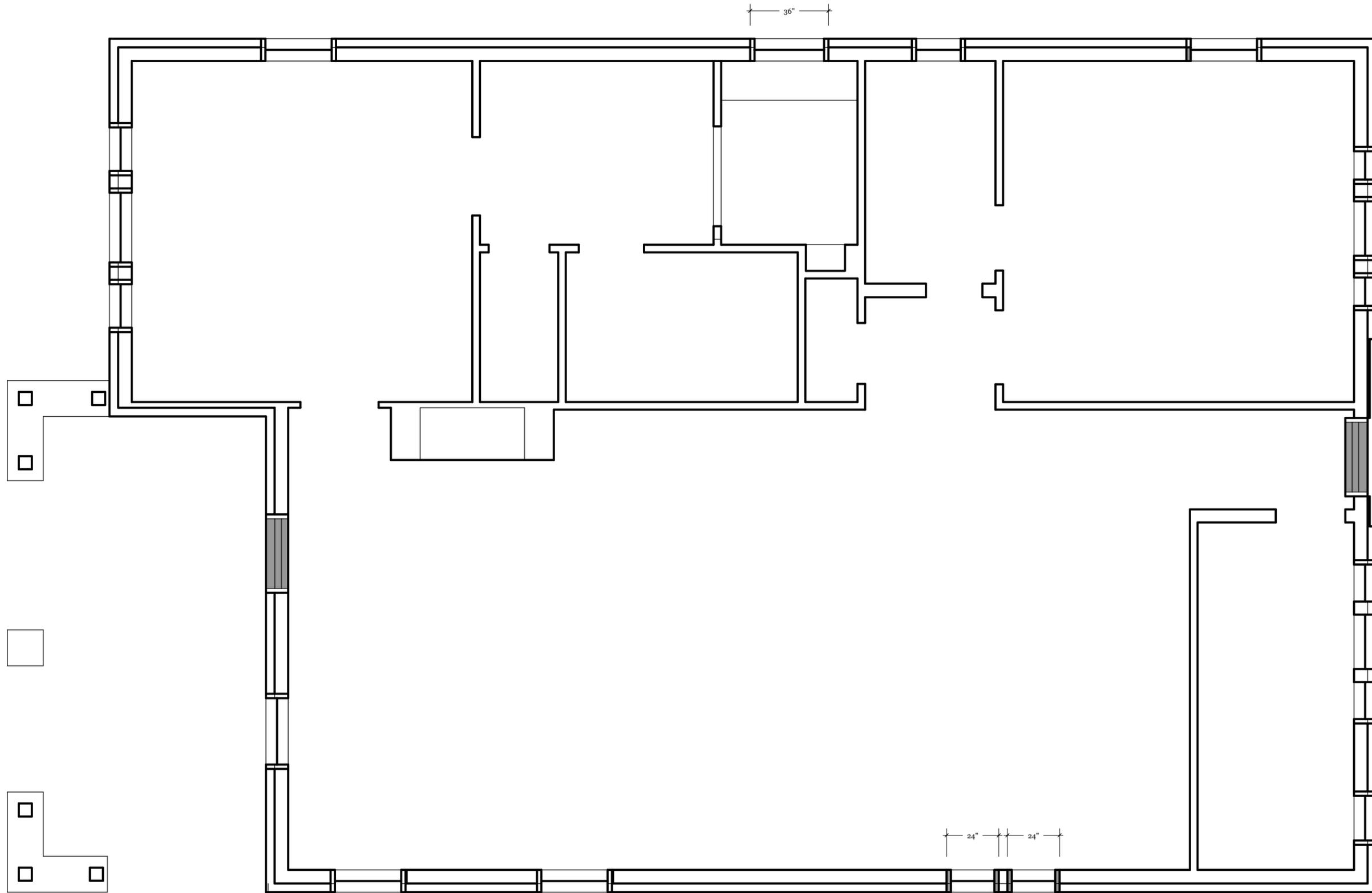


Proposed

2124 Park Road
Left Elevations

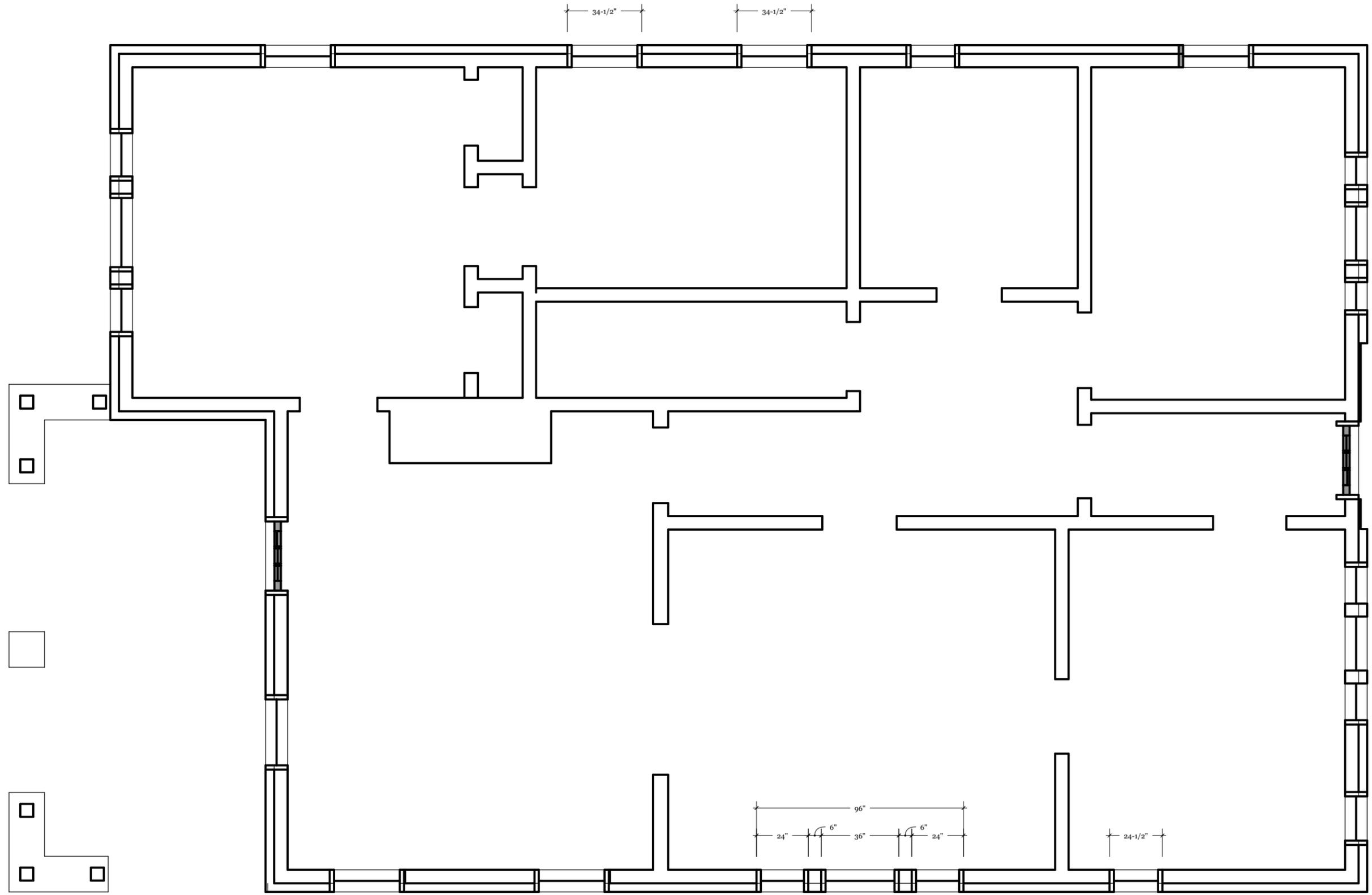
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2124 Park Road
Proposed Layout

REVISIONS	
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2124 Park Road
Existing Layout

REVISIONS	
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