CITY OF COLUMBIA

TENNESSEE

AGENDA

The Columbia Historic Zoning Commission will hold a meeting on Thursday, December 9th, 2021 at 4:00 P.M., Council Chambers in the basement of City Hall, 700 N. Garden Street, to consider the following items of business:

1. Roll Call
2. Approval Of Minutes
   Approval of minutes from the November 18, 2021 meeting of the City of Columbia Historic Zoning Commission.

   Documents:

   NOV_18_2021 MINUTES.PDF

3. CA 21-0252 - 701 Bullock Street New Fence In Street Yard
   Request for a Certificate of Appropriateness from Carlos Rivera for the placement of foot tall metal framed fence with wood panels to be placed within the front yard of 701 BULLOCK STREET. The fence was partially constructed without a COA before the Building Official issued a Stop Work Order.

   Documents:

   701 BULLOCK.PDF

4. 21-0253 - 409 West 6th Street Exterior Modifications And Repair
   Request for a Certificate of Appropriateness from Kayla Henson for the replacement of windows/front door including cracked concrete steps with new brick steps and the painting of the existing masonry foundation at 409 WEST 6TH STREET.

   Documents:

   409 W 6TH.PDF

5. CA 21-0216 - 812 South Main Street New Wall Mounted Sign
   Request for a Certificate of Appropriateness from Bryson Leach and Patrick Carter for a 14.25 square foot wall mounted sign consisting of 1-inch laser cut acrylic letters. The sign is to placed within a dedicated sign band area at the front elevation of the building at 812 SOUTH MAIN STREET.

   Documents:

   812 S MAIN.PDF

6. CA 21-0063 - 19-20 Public Square New Wall Mounted Sign
   Request for a Certificate of Appropriateness from Nichole Nace and Walker Family Limited Partnership for placement of two wall mounted signs at 19 AND 20 PUBLIC SQUARE.

   Documents:

   19_20 PUBLICSQUARE.PDF

7. 21-0266 - 803 South Garden Street New Wall Mounted Sign
   Request for a Certificate of Occupancy from David Lintan and Covalent Properties for the placement of a wall mounted sign to be placed at the pedestrian level nearest to the garden street entrance of 803 SOUTH GARDEN STREET. The request includes the removal of an existing sign.

   Documents:

   803 S GARDEN.PDF

8. CA 21-0267 - 106 West 6th Street Façade Modification
   Request from Tri-Nette Casimier and the Maury County Alliance for a Certificate of Appropriateness for the replacement of an existing front door with a new wood door including sidelights at 106 WEST 6TH STREET.

   Documents:

   106 WEST 6TH.PDF

Anyone requesting accommodations due to disabilities should contact the City's ADA Coordinator at 931-560-1570 prior to the meeting.

The City of Columbia Historic Design Guidelines can be found on the Historic Zoning Commission webpage.

For other questions, please contact the Department of Development Services at 931-560-1560.

City of Columbia

HISTORICAL ZONING COMMISSION

November 18, 2021

CALL TO ORDER:

Chairperson Kim Hayes called the November meeting of the Historical Zoning Commission for the City of Columbia to order at 4:00 p.m. The meeting was held in Council Chambers, City Hall, basement level.

ROLL CALL: Quorum present and included the following:

Present were: Ms. Kim Hayes
Mr. Joe Kilgore
Ms. Melanie Lucas
Mr. George Nuber
Mr. Ray Pace

Absent were: Dr. Terry Hendrickson
Ms. Autumn Potter

Other attendees: Mr. Austin Brass, City Planner
Mrs. Sandra Richardson, Secretary
Mrs. Melissa Sanders, Planning Associate

APPROVAL OF MINUTES:

The October meeting minutes were presented for approval. Mr. Nuber made the motion to approve with Mr. Kilgore seconding. Motion to approve passed five to zero.

AGENDA ITEM #3
Case# 21-0234

Request from Marianne DeMeyers for three new signs at 125 West 7th Street.

Staff Recommendation:

Mr. Brass presented the details of staff report. This request is for a wall sign. In the request there are two sign proposals. The first being mounted letters with each letter being aluminum metal, in addition, the applicant is proposing to place a hanging sign.

Discussion:

Ms. Marianne Demeyers, 125 West 7th Street, was present to answer questions. Discussion included vinyl stick on lettering, the letters on the brick, stud mounted, font difference, preservation of the building, bold letters, rendering, total height, guidelines, and giftshop. Mr. Brass stated that the guidelines state that the lettering should generally not exceed 18" in height on any sign, unless the characteristic of a building warrants a larger typeface. Further discussion included the lettering, appearance, and the sign is exactly the same as the one in Franklin. Mr. Nuber made the motion to approve the lettering depicted on the Franklin store, with Ms. Lucas seconding. Motion to approve passed five to zero.

OTHER BUSINESS:

Mr. Brass discussed the concept of townhouses in a historic district. Informal discussion about the concept in general per the guidelines. An email was previously sent in reference to the guidelines. Density is out of the Commission's control. Townhomes would be considered new construction. Based off the guidelines new construction has to face a street. Also discussed were restrictions on how uses come in, and reviewing Franklin's language.

ADJOURNMENT:

Mr. Nuber made the motion to adjourn the meeting with Mr. Kilgore seconding. Motion to adjourn passed five to zero. The meeting adjourned at 4:40 p.m.

_____ _____

Historical Zoning Commission Chairperson Date

Case Number:

21-0252

Request:

Request from Carlos Rivera of 701 Bullock Street to install a new street fence.

CITY OF COLUMBIA TENNESSEE
HISTORIC ZONING COMMISSION
STAFF REPORT

CONTACT INFORMATION
Austin Brass, City Planner, abrass@columbiatn.com , 931-560-1560

DOCKET/CASE/APPLICATION NUMBER
CA 21-0252

APPLICANT/PROPERTY OWNER
Carlos Rivera

HEARING DATE
N/A

PROPERTY ADDRESS/LOCATION
701 Bullock Street

PROJECT DESCRPTION:

This Certificate of Appropriateness request is for the placement of a 5' total metal framed fence with wood panels to be placed within the front yard space of 701 Bullock Street. As noted in application, this fence has been partially constructed before it was noticed by staff with a stop work order placed.

EXISTING ZONING	EXISTING LAND USE	SURROUNDING ZONING & LAND USE	SITE IMPROVEMENTS	Historic District
R-6 (Single-Family Residential)	Single-Family Residential	R-6/ Single-Family Residential	5' tall fence in front yard space.	7th Street West End

STAFF RECOMMENDATION

APPROVE | APPROVE WITH CONDITIONS | DENY

Review Status and History:

Submission Status: First request for a Certificate of Appropriateness for this address.

Previous Approvals: N/A

1984 Historic Inventory: None Listed.

Proposed Alterations:

The following alterations has been requested by the applicant. See the application included as an attachment for a description of each element.

Item 1. Placement of a 5' tall fence within the front yard space.

Historic District Design Guidelines Referenced:

The requested alterations were reviewed against the standards contained in the *City of Columbia Residential Design Review Guidelines Manual*. The relevant sections of manual are included. Staff comments/evaluations are summarized at the end of each section.

Item 1. Placement of a 5' tall fence within the front yard space.

See attached guideline section 7-6 regarding walls and fences.

Item 1 Staff Comment: This fence proposal has been placed in a stair stepped fashion within the front yard space. Overall materials of the fence include a steel frame with unfinished wood panels not in a picket format. As noted, fences shall not exceed 4' in height within the front yard space and materials such as unfinished lumber is prohibited. This proposal indicates a 5' tall fence with the use of unfinished wood panels as the overall fencing material.

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By: .....

e. Introducing large paved areas and parking areas—including drive-through circles—in a front or side yard where there is no precedent for such a feature is not appropriate.

f. Locating parking areas and large areas of paving to the side and rear of the property is encouraged. Employ screening elements, such as landscaping and fencing, to minimize impacts to the character of the historic property.

g. When converting front yards for parking purposes, parking areas and circular driveways should be set back at least 50 feet from the street or sidewalk.

D WALLS AND FENCES

7.7 MAINTAIN AND PRESERVE HISTORIC FENCES, GATES, AND WALLS AS CHARACTER-DEFINING FEATURES

a. Historic fences, gates, and walls shall be retained and repaired in their original location as character-defining features of individual sites and the setting. Repairs shall be made in accordance with the respective materials guidelines.

b. Protective finishes on metal and wood elements shall be maintained in order to extend the useful life of the feature.

c. Distinctive details of fences, gates, and walls shall be retained.

d. The height of historic fences, gates, and walls shall be maintained. Increasing the height of such features to create a privacy screen is not appropriate.

e. Painting historic masonry walls or covering them with a cementitious coating is not appropriate and shall be prohibited.

f. The introduction of retaining walls in front yards where none existed historically is generally discouraged. In cases where new retaining walls are approved, they shall be constructed of stone, brick, or textured block. Poured concrete (unless precedent exist in the area) and wood timbers shall be prohibited.

g. Only those portions of historic features that are deteriorated beyond repair shall be replaced. Total replacement of an entire element when only a localized section is deteriorated is not appropriate and shall be avoided. When replacement materials are used, they shall be in-kind or visually and structurally compatible with the original.

7.8 DESIGN NEW FENCES, GATES, AND WALLS TO BE COMPATIBLE WITH CHARACTER OF THE STREETSCAPE

a. New fences and walls shall be compatible in scale and materials to those historically present in the area and to the building with which they are associated.

b. Traditional materials such as brick, stone, cast iron, and wood shall be used for new fences, gates, and walls visible along the street wall in front and side yards to maintain the continuity of the area. Textured block may be appropriate in some areas. Railroad ties, unfinished lumber, and poured concrete are not appropriate and shall be avoided.

c. Front yard fences shall promote a sense of transparency, allowing view between vertical members.

MAXIMIZING TRANSPARENCY. It is important that front and side yard fences be low and maintain a sense of transparency to help preserve historic lines of sight and open viewsheds within a residential setting.

d. Opaque fences and walls, including privacy fences, shall be used only at the rear yard.

e. Fences shall not exceed 4 feet in height along street-facing yards and 6 feet in height in all other yards. On corner lots, a fence may exceed 4 feet in height at the side yard if it is placed at or behind the midpoint of the house but shall not be higher than 6 feet at any point.

f. Existing chain link and woven fences in the front and side yard can be retained and maintained. If a chain link or woven fence is to be replaced, a new fence complying with the guidelines must be installed. New chain link and woven fences are prohibited in these areas.

g. While new fences may take visual cues from historic counterparts, replicating historic designs is not appropriate as it conveys a false sense of history. Simplified contemporary interpretations of traditional fence designs are encouraged.

h. New privacy fences shall be located in a rear yard only and are to comply with local code. Plastic and vinyl fences are strongly discouraged. Employing screening such as hedges or plantings to minimize the appearance of such fences from the right-of-way is encouraged.

LIGHTING AND UTILITIES

E

7.9 MAINTAIN AND PRESERVE HISTORIC LIGHTING

a. Where present, the retention and maintenance of historic lighting fixtures is encouraged. Repairing fixtures in accordance with the guidelines is encouraged.

b. Replacing missing or deteriorated historic exterior lighting with fixtures that are compatible to the original scale, design, and materials and consistent with the style and age of the building is encouraged.

7.10 MINIMIZE THE IMPACT OF NEW LIGHTING ON THE SETTING AND ADJACENT PROPERTIES

a. Selecting fixtures that are compatible with the setting and individual properties in scale, placement, color, and profile is encouraged.

b. Locating light fixtures in consideration of their impacts to the setting is encouraged. Low-level light fixtures that direct light downward and away from other properties are encouraged to minimize light spill onto adjacent properties. Excessive use of lighting is not appropriate.

Case Number:

21-0253

Request:

Request from Kaylan Henson of 409 West 6th Street for exterior modifications and repair.

CITY OF COLUMBIA TENNESSEE
HISTORIC ZONING COMMISSION
STAFF REPORT

CONTACT INFORMATION
Austin Brass, City Planner, abrass@columbiatn.com , 931-560-1560

DOCKET/CASE/APPLICATION NUMBER
CA 21-0253

APPLICANT/PROPERTY OWNER
Kayla Henson

HEARING DATE
N/A

PROPERTY ADDRESS/LOCATION
409 West 6th Street

PROJECT DESCRPTION:

This Certificate of Appropriateness request is for the replacement of windows/ front door including cracked concrete steps with new brick steps and the painting of the existing masonry foundation.

EXISTING ZONING	EXISTING LAND USE	SURROUNDING ZONING & LAND USE	SITE IMPROVEMENTS	Historic District
R-6 (Single-Family Residential)	Single-Family Residential	R-6/ Single-Family Residential	Window Replacement/ Porch Modification.	6th Street

STAFF RECOMMENDATION

APPROVE | APPROVE WITH CONDITIONS | DENY

Review Status and History:

Submission Status: First request for a Certificate of Appropriateness for this address.

Previous Approvals: N/A

1984 Historic Inventory: **409 West 6th Street (*Lamy House*). Ca. 1940.** 1 ½ story brick home built on the bungalow lines, featuring brick/frame construction, raised basement, steep gable roof, balanced gable dormers, bay windows and centered entrance in the projecting gable. Built on the old Figures estate.

Proposed Alterations:

The following alterations has been requested by the applicant. See the application included as an attachment for a description of each element.

Item 1. Replacement of windows with wood clad windows.

Item 2: Replacement of front door.

Item 3: Replacement of porch steps.

Historic District Design Guidelines Referenced:

The requested alterations were reviewed against the standards contained in the *City of Columbia Residential Design Review Guidelines Manual*. The relevant sections of manual are included. Staff comments/evaluations are summarized at the end of each section.

Item 1. Replacement of front door.

4.17 Maintain compatibility when selecting replacement doors.

a. Historic doors shall only be replaced when they are deteriorated beyond repair. If deterioration is confined to a specific element, only the damaged component shall be replaced. Total replacement of an entire entry assembly is prohibited when only localized deterioration is present.

b. New doors shall replicate the size and proportions of the original door as closely as possible. Enlarging or reducing an opening to accommodate a replacement door is prohibited.

c. When a new door on the façade or prominent secondary elevation is needed, select a door that is consistent in character with the original or sympathetic to the building's age and style, including in its configuration and glazing. Wood doors are the most appropriate option. Unglazed slab doors are prohibited.

d. Replacing existing non-compatible doors on the primary façade and highly-visible secondary elevations with designs sympathetic to the character of the building is encouraged.

Item 2 Staff Comment: A replacement door has been added consisting of a full wood material with glass inset windows.

Item 2. Replacement of existing windows with wood clad windows.

f. Traditional materials or alternative materials that are compatible with the original building in scale, profile, finish, and texture shall be used when visible from the right-of-way.

g. Door and window openings shall conform to the proportions, size, and rhythm of openings on the original building.

Using wood or aluminum-clad wood windows with a baked-on or enamel finish is strongly encouraged. Other materials will be considered by the HZC on a case-by-case basis. Vinyl and vinyl clad windows and doors are not appropriate and shall be prohibited.

Item 2 Staff Comment: The proposal includes the replacement of windows with new Pella wood clad windows. No new openings or extension will be added.

Item 3. Placement of new concrete steps with brick veneered steps.

Retain and repair porch steps in their original location. When new wood steps are constructed, use closed risers and maintain a scale appropriate to the porch. Replacing wood steps with masonry counterparts is not appropriate. Using pre-cast concrete as a material for porch steps is not appropriate unless it was historically present.

Proposal - Detailed

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Phone: **Fax:**

Sales Rep Name: Smith, Spencer
Sales Rep Phone: 615-708-7280
Sales Rep E-Mail: ssmith@pelladirect.com
Sales Rep Fax:

Customer Information	Project/Delivery Address	Order Information
Greywood and Co 413 Lookout Dr Columbia, TN 38401-6146 **Primary Phone:** (615) 9460020 **Mobile Phone:** **Fax Number:** **E-Mail:** greywoodandco@gmail.com **Contact Name:** **Great Plains #:** 1005584688 **Customer Number:** 1009075130 **Customer Account:** 1005584688	**409 W Sixth Street** **Lot #** , **County:** **Owner Name:** **Owner Phone:**	**Quote Name:** 409 W Sixth Street **Order Number:** 343140159 **Quote Number:** **14368239** **Order Type:** Non-Installed Sales **Wall Depth:** **Payment Terms:** Deposit/C.O.D. **Tax Code:** TNSTATE **Cust Delivery Date:** None **Quoted Date:** 7/22/2021 **Contracted Date:** **Booked Date:** **Customer PO #:**

Accessories Managed / Delivery Date

Window Screens	9/21/2021	Window Hardware	9/21/2021

Customer Notes:
LIFESTYLE SERIES WINDOWS
WHITE EXTERIOR
PREFINISHED WHITE INTERIOR (UNFINISHED WHERE NOTED)
NO JAMB EXTENSIONS
WHITE HARDWARE
NO SCREENS
GRILLES BETWEEN THE GLASS WHERE SHOWN - WHITE INT/WHITE EXT
INSTALL NOT INCLUDED

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For more information regarding the finishing, maintenance, service and warranty of all Pella® products, visit the Pella® website at www.pella.com

Line #	Location:	Attributes
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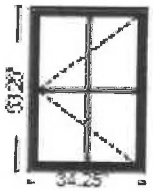

PK #
2096

Viewed From Exterior
Rough Opening: 35" X 54"

Lifestyle, Casement Left, 34.25 X 53.25, Without HGP, White

Item Price	Qty	Ext'd Price
$570.10	9	$5,130.90

1: 34.2553.25 Left Casement
Frame Size: 34 1/4 X 53 1/4
General Information: No Package, Without Hinged Glass Panel, Clad, Pine, 5", 3 11/16"
Exterior Color / Finish: Standard Enduraclad, White
Interior Color / Finish: Prefinished White Paint Interior
Glass: Insulated Low-E Advanced Low-E Insulating Glass Argon Non High Altitude
Hardware Options: Wash Hinge Hardware, Fold-Away Crank, White, No Limited Opening Hardware, No Integrated Sensor
Screen: No Screen
Performance Information: U-Factor 0.29, SHGC 0.25, VLT 0.47, CPD PEL-N-14-00678-00001, Performance Class LC, PG 45, Calculated Positive DP Rating 45, Calculated Negative DP Rating 45, Year Rated 08|11, Clear Opening Width 24.5, Clear Opening Height 49.125, Clear Opening Area 8.358073, Egress Meets Typical 5.7 sqft (E) (United States Only)
Grille: GBG, No Custom Grille, 3/4" Contour, Traditional (2W2H), White, White
Wrapping Information: Foldout Fins, Factory Applied, No Exterior Trim, 3 11/16", 5", Factory Applied, Pella Recommended Clearance, Perimeter Length = 175".

Line #	Location:	Attributes
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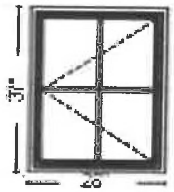

PK #
2096

Viewed From Exterior
Rough Opening: 28 - 3/4" X 37 - 3/4"

Lifestyle, Casement Left, 28 X 37, Without HGP, White

Item Price	Qty	Ext'd Price
$454.10	1	$454.10

1: Non-Standard SizeNon-Standard Size Left Casement
Frame Size: 28 X 37
General Information: No Package, Without Hinged Glass Panel, Clad, Pine, 5", 3 11/16"
Exterior Color / Finish: Standard Enduraclad, White
Interior Color / Finish: Prefinished White Paint Interior
Glass: Insulated Low-E Advanced Low-E Insulating Glass Argon Non High Altitude
Hardware Options: Wash Hinge Hardware, Fold-Away Crank, White, No Limited Opening Hardware, No Integrated Sensor
Screen: No Screen
Performance Information: U-Factor 0.29, SHGC 0.25, VLT 0.47, CPD PEL-N-14-00678-00001, Performance Class LC, PG 50, Calculated Positive DP Rating 50, Calculated Negative DP Rating 50, Year Rated 08|11, Clear Opening Width 18.25, Clear Opening Height 32.875, Clear Opening Area 4.16645, Egress Does not meet typical United States egress, but may comply with local code requirements
Grille: GBG, No Custom Grille, 3/4" Contour, Traditional (2W2H), White, White
Wrapping Information: Foldout Fins, Factory Applied, No Exterior Trim, 3 11/16", 5", Factory Applied, Pella Recommended Clearance, Perimeter Length = 130".

Line #	Location:	Attributes
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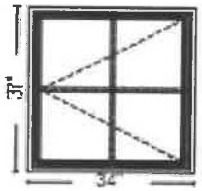

Viewed From Exterior

Rough Opening: 34 - 3/4" X 37 - 3/4"

PK #
2096

Lifestyle, Casement Left, 34 X 37, Without HGP, White

Item Price	Qty	Ext'd Price
$483.11	1	$483.11

1: Non-Standard SizeNon-Standard Size Left Casement
Frame Size: 34 X 37
General Information: No Package, Without Hinged Glass Panel, Clad, Pine, 5", 3 11/16"
Exterior Color / Finish: Standard Enduraclad, White
Interior Color / Finish: Prefinished White Paint Interior
Glass: Insulated Low-E Advanced Low-E Insulating Glass Argon Non High Altitude
Hardware Options: Wash Hinge Hardware, Fold-Away Crank, White, No Limited Opening Hardware, No Integrated Sensor
Screen: No Screen
Performance Information: U-Factor 0.29, SHGC 0.25, VLT 0.47, CPD PEL-N-14-00678-00001, Performance Class LC, PG 50, Calculated Positive DP Rating 50, Calculated Negative DP Rating 50, Year Rated 08|11, Clear Opening Width 24.25, Clear Opening Height 32.875, Clear Opening Area 5.536242, Egress Meets Typical for ground floor 5.0 sqft (E1) (United States Only)
Grille: GBG, No Custom Grille, 3/4" Contour, Traditional (2W2H), White, White
Wrapping Information: Foldout Fins, Factory Applied, No Exterior Trim, 3 11/16", 5", Factory Applied, Pella Recommended Clearance, Perimeter Length = 142".

Line #	Location:	Attributes
25	None Assigned	

Viewed From Exterior

Rough Opening: 29" X 54"

PK #
2096

Lifestyle, Casement Left, 28.25 X 53.25, Without HGP, White

Item Price	Qty	Ext'd Price
$541.11	2	$1,082.22

1: Non-Standard SizeNon-Standard Size Left Casement
Frame Size: 28 1/4 X 53 1/4
General Information: No Package, Without Hinged Glass Panel, Clad, Pine, 5", 3 11/16"
Exterior Color / Finish: Standard Enduraclad, White
Interior Color / Finish: Prefinished White Paint Interior
Glass: Insulated Low-E Advanced Low-E Insulating Glass Argon Non High Altitude
Hardware Options: Wash Hinge Hardware, Fold-Away Crank, White, No Limited Opening Hardware, No Integrated Sensor
Screen: No Screen
Performance Information: U-Factor 0.29, SHGC 0.25, VLT 0.47, CPD PEL-N-14-00678-00001, Performance Class LC, PG 50, Calculated Positive DP Rating 50, Calculated Negative DP Rating 50, Year Rated 08|11, Clear Opening Width 18.5, Clear Opening Height 49.125, Clear Opening Area 6.311198, Egress Does not meet typical United States egress, but may comply with local code requirements
Grille: GBG, No Custom Grille, 3/4" Contour, Traditional (2W2H), White, White
Wrapping Information: Foldout Fins, Factory Applied, No Exterior Trim, 3 11/16", 5", Factory Applied, Pella Recommended Clearance, Perimeter Length = 163".

Line #	Location:	Attributes
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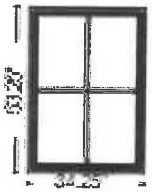

Viewed From Exterior
Rough Opening: 35" X 54"

PK # 2096

Lifestyle, Sash Set, Fixed, 34.25 X 53.25, Without HGP, White

Item Price	Qty	Ext'd Price
$515.81	7	$3,610.67

1: Non-Standard SizeNon-Standard Size Fixed Sash Set
Frame Size: 34 1/4 X 53 1/4
General Information: No Package, Without Hinged Glass Panel, Clad, Pine, 5", 3 11/16"
Exterior Color / Finish: Standard Enduraclad, White
Interior Color / Finish: Unfinished Interior
Glass: Insulated Low-E Advanced Low-E Insulating Glass Argon Non High Altitude
Performance Information: U-Factor 0.27, SHGC 0.28, VLT 0.52, CPD PEL-N-229-00862-00001, Performance Class LC, PG 45, Calculated Positive DP Rating 45, Calculated Negative DP Rating 45, Year Rated 08|11
Grille: GBG, No Custom Grille, 3/4" Contour, Traditional (2W2H), White, White
Wrapping Information: Foldout Fins, Factory Applied, No Exterior Trim, 3 11/16", 5", Factory Applied, Pella Recommended Clearance, Perimeter Length = 175".

Customer Notes: UNFINISHED

Line #	Location:	Attributes
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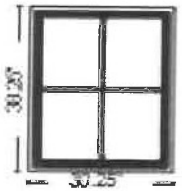


Viewed From Exterior
Rough Opening: 31" X 39"

PK # 2096

Lifestyle, Sash Set, Fixed, 30.25 X 38.25, Without HGP, White

Item Price	Qty	Ext'd Price
$422.78	2	$845.56

1: Non-Standard SizeNon-Standard Size Fixed Sash Set
Frame Size: 30 1/4 X 38 1/4
General Information: No Package, Without Hinged Glass Panel, Clad, Pine, 5", 3 11/16"
Exterior Color / Finish: Standard Enduraclad, White
Interior Color / Finish: Unfinished Interior
Glass: Insulated Low-E Advanced Low-E Insulating Glass Argon Non High Altitude
Performance Information: U-Factor 0.27, SHGC 0.28, VLT 0.52, CPD PEL-N-229-00862-00001, Performance Class LC, PG 50, Calculated Positive DP Rating 50, Calculated Negative DP Rating 50, Year Rated 08|11
Grille: GBG, No Custom Grille, 3/4" Contour, Traditional (2W2H), White, White
Wrapping Information: Foldout Fins, Factory Applied, No Exterior Trim, 3 11/16", 5", Factory Applied, Pella Recommended Clearance, Perimeter Length = 137".

Customer Notes: CLOSEST PATTERN TO THE H PATTERN NOTED
UNFINISHED

Line #	Location:	Attributes
45	None Assigned	

Viewed From Exterior

Rough Opening: 25 - 3/4" X 62"

PK # 2096

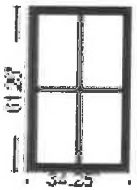
Lifestyle, Sash Set, Fixed, 25 X 61.25, Without HGP, White

Item Price	Qty	Ext'd Price
$476.46	4	$1,905.84

1: Non-Standard SizeNon-Standard Size Fixed Sash Set
Frame Size: 25 X 61 1/4
General Information: No Package, Without Hinged Glass Panel, Clad, Pine, 5", 3 11/16"
Exterior Color / Finish: Standard Enduraclad, White
Interior Color / Finish: Unfinished Interior
Glass: Insulated Low-E Advanced Low-E Insulating Glass Argon Non High Altitude
Performance Information: U-Factor 0.27, SHGC 0.31, VLT 0.58, CPD PEL-N-229-00861-00001, Performance Class LC, PG 40, Calculated Positive DP Rating 40, Calculated Negative DP Rating 40, Year Rated 08|11
Grille: No Grille,
Wrapping Information: Foldout Fins, Factory Applied, No Exterior Trim, 3 11/16", 5", Factory Applied, Pella Recommended Clearance, Perimeter Length = 173".

Customer Notes: UNFINISHED

Line #	Location:	Attributes
50	None Assigned	



Viewed From Exterior

Rough Opening: 35" X 62"

PK # 2096

Lifestyle, Sash Set, Fixed, 34.25 X 61.25, Without HGP, White

Item Price	Qty	Ext'd Price
$554.98	2	$1,109.96

1: Non-Standard SizeNon-Standard Size Fixed Sash Set
Frame Size: 34 1/4 X 61 1/4
General Information: No Package, Without Hinged Glass Panel, Clad, Pine, 5", 3 11/16"
Exterior Color / Finish: Standard Enduraclad, White
Interior Color / Finish: Unfinished Interior
Glass: Insulated Low-E Advanced Low-E Insulating Glass Argon Non High Altitude
Performance Information: U-Factor 0.27, SHGC 0.28, VLT 0.51, CPD PEL-N-229-00950-00001, Performance Class LC, PG 30, Calculated Positive DP Rating 30, Calculated Negative DP Rating 30, Year Rated 08|11
Grille: GBG, No Custom Grille, 3/4" Contour, Traditional (2W2H), White, White
Wrapping Information: Foldout Fins, Factory Applied, No Exterior Trim, 3 11/16", 5", Factory Applied, Pella Recommended Clearance, Perimeter Length = 191".

Customer Notes: GRILLES?
UNFINISHED

Line #	Location:	Attributes	Item Price	Qty	Ext'd Price
55	None Assigned	**12" wide Aluminum Coil, Length: 600, White**	$122.96	1	$122.96

PK #
2096

1: Accessory
Frame Size: -1 X -1
General Information: 12" wide Aluminum Coil
Exterior Color / Finish: Painted, Standard Enduraclad, White
Wrapping Information: Perimeter Length = 0".

Viewed From Exterior
Rough Opening:

Thank You For Your Interest In Pella® Products

PELLA WARRANTY:

Pella products are covered by Pella's limited warranties in effect at the time of sale. All applicable product warranties are incorporated into and become a part of this contract. Please see the warranties for complete details, taking special note of the two important notice sections regarding installation of Pella products and proper management of moisture within the wall system. Neither Pella Corporation nor the Seller will be bound by any other warranty unless specifically set out in this contract. However, Pella Corporation will not be liable for branch warranties which create obligations in addition to or obligations which are inconsistent with Pella written warranties.

Clear opening (egress) information does not take into consideration the addition of a Rolscreen [or any other accessory] to the product. You should consult your local building code to ensure your Pella products meet local egress requirements.

Per the manufacturer's limited warranty, unfinished mahogany exterior windows and doors must be finished upon receipt prior to installing and refinished annually, thereafter. Variations in wood grain, color, texture or natural characteristics are not covered under the limited warranty.

INSYNCTIVE PRODUCTS: In addition, Pella Insynctive Products are covered by the Pella Insynctive Products Software License Agreement and Pella Insynctive Products Privacy Policy in effect at the time of sale, which can be found at Insynctive.pella.com. By installing or using Your Insynctive Products you are acknowledging the Insynctive Software Agreement and Privacy Policy are part of the terms of sale.

Notice of Collection of Personal Information: We may collect your personal information when you interact with us. Under the California Consumer Privacy Act (CCPA), California residents have specific rights to request this information, request to delete this information, and opt out of the sharing or sale of this information to third parties. To learn more about our collection practices and your rights under the CCPA please visit our link https://www.pella.com/california-rights-policy/ at pella.com.

ARBITRATION AND CLASS ACTION WAIVER ("ARBITRATION AGREEMENT")

YOU and Pella and its subsidiaries and the Pella Branded Distributor **AGREE TO ARBITRATE DISPUTES ARISING OUT OF OR RELATING TO YOUR PELLA PRODUCTS (INCLUDES PELLA GOODS AND PELLA SERVICES) AND WAIVE THE RIGHT TO HAVE A COURT OR JURY DECIDE DISPUTES. YOU WAIVE ALL RIGHTS TO PROCEED AS A MEMBER OR REPRESENTATIVE OF A CLASS ACTION, INCLUDING CLASS ARBITRATION, REGARDING DISPUTES ARISING OUT OF OR RELATING TO YOUR PELLA PRODUCTS.** You may opt out of this Arbitration Agreement by providing notice to Pella no later than ninety (90) calendar days from the date You purchased or otherwise took ownership of Your Pella Goods. To opt out, You must send notice by e-mail to pellawebsupport@pella.com, with the subject line: "Arbitration Opt Out" or by calling (877) 473-5527. Opting out of the Arbitration Agreement will not affect the coverage provided by any applicable limited warranty pertaining to Your Pella Products. For complete information, including the full terms and conditions of this Arbitration Agreement, which are incorporated herein by reference, please visit www.pella.com/arbitration or e-mail to pellawebsupport@pella.com, with the subjec line: "Arbitration Details" or call (877) 473-5527. D'ARBITRAGE ET RENONCIATION AU RECOURS COLLECTIF ("convention d'arbitrage") EN FRANÇAIS SEE PELLA.COM/ARBITRATION. DE ARBITRAJE Y RENUNCIA COLECTIVA ("acuerdo de arbitraje") EN ESPAÑOL VER PELLA.COM/ARBITRATION.

Seller shall not be held liable for failure or delay in the performance of its obligations under this Agreement, if such performance is hindered or delayed by the occurrence of an act or event beyond the Seller's reasonable control (force majeure event), including but not limited to earthquakes, unusually severe weather and other Acts of God, fire, strikes and labor unrest, epidemics, riots, war, civil unrest, and government interventions. Seller shall give timely notice of a force majeure event and take such reasonable action to mitigate the impacts of such an event.

Product Performance Information:

U-Factor, Solar Heat Gain Coefficient (SHGC), and Visible Light Transmittance (VLT) are certified by the National Fenestration Rating Council (NFRC).

For more information regarding the finishing, maintenance, service and warranty of all Pella® products, visit the Pella® website at www.pella.com

Manufacturer stipulates that these ratings conform to applicable NFRC procedures for determining whole product performance. NFRC ratings are determined for a fixed set of environmental conditions and a specific product size. NFRC does not recommend any products and does not warrant the suitability of any product for any specific use.

Design Pressure (DP), Performance Class, and Performance Grade (PG) are certified by a third party organization, in many cases the Window and Door Manufacturers Association (WDMA). The certification requires the performance of at least one product of the product line to be tested in accordance with the applicable performance standards and verified by an independent party. The certification indicates that the product(s) of the product line passed the applicable tests. The certification does not apply to mulled and/or product combinations unless noted. Actual product results will vary and change over the products life.

For more performance information along with information on Florida Product Approval System (FPAS) Number and Texas Dept. of Insurance (TDI) number go to www.pella.com/performance.

TERMS & CONDITIONS:

These Terms and Conditions of Sale apply to and are part of the Contract. The terms "Customer" and "PWD" throughout this Agreement shall refer to the Customer signing the Contract and to Pella Window & Door Company (a.k.a. Pella Tennessee LLC.).

ARTICLE 1-SCOPE OF THE WORK: PWD agrees to provide the products and/or services described in the Contract to premises of the Customer (the "Project Ship To") identified in the Contract. Customer warrants that it holds valid legal title to the Property. Customer agrees to provide access to the Property as is necessary to complete the delivery and/or services described in the contract.

ARTICLE 2-PRICE AND PAYMENT TERMS: The Customer agrees to pay PWD the amount set forth in the Contract. The products that are the subject of this Agreement are to be custom manufactured to the Customer's specifications and cannot be easily resold, therefore once you have signed this agreement, the products included in this Agreement are **Non-Returnable and Not Subject to Cancellation or Change**. The Customer shall pay the Contract Price per the payment terms in this agreement, upon PWD's completion of its responsibility as described in the Contract. If the Customer fails to pay all amounts when due, the Customer agrees to pay a finance charge on the unpaid balance of 1½% per month, equal to an ANNUAL PERCENTAGE RATE of 18%. The finance charge shall begin to accrue as of the earliest date of substantial delivery or installation and continue to accrue both before and after judgement until paid

ARTICLE 3-COLLECTION: In the event that any portion of the contract price is not paid when due, PWD shall be entitled to refer the account to an attorney for collection, in which event the Customer shall be liable for the payment of the contract balance, together with PWD's reasonable costs of collection, attorneys' fees and costs.

ARTICLE 4-SUBSTITUTIONS: PWD may request to substitute material, equipment, components, or products listed in the Contract if the originally specified item becomes unavailable or impractical to procure. The proposed substitute shall be of similar quality and value. Prior to furnishing a proposed substitute, PWD shall obtain Customer's approval through the Change Order procedure described herein, which approval shall not be unreasonably withheld.

ARTICLE 5-CODE COMPLIANCE: Code compliance is the sole responsibility of the Customer, and/or the Customers' agents, and PWD will **NOT** be responsible for non-compliance or unsuitability of the products under local codes and regulations.

ARTICLE 6-FINISHING: Finishing instructions pertaining to Pella® products are as stated in the brochure entitled "Pella Owners Manual" (www.pella.com/support-center/), are the sole responsibility of the Customer unless specified in the contract as a Responsibility of PWD.

ARTICLE 7-PRODUCT: The Customer affirms having had an ample opportunity to examine models or samples of the goods to the extent that Customer desires to do so, and Customer affirms that the choice to purchase the specific type or model of goods described in this Agreement was made by Customer. Customer shall inspect all materials immediately upon delivery and **notify PWD within 5 business days** of any defective or non-complying materials, fully specifying any and all defects or discrepancies in writing. If PWD is not so notified, all such materials shall be deemed to be satisfactory and shall constitute final and irrevocable acceptance of the goods in compliance with this Contract.

ARTICLE 8-DELIVERY: PWD agrees to transport goods to the "Ship To" address on the contract and unload product from the tailgate to an easily accessible location and place products in this one location of the jobsite. PWD shall make every effort to deliver the Product in a timely manner but does NOT guarantee delivery by any date. PWD shall not, in any event, be responsible for delays not foreseen by PWD and beyond the control of PWD. Customer shall provide PWD with all reasonable access to the Property, on the scheduled delivery date, between the hours of 7 a.m. and 7 p.m. PWD is under no obligation to hold products purchased under this Contract any longer or beyond fifteen (15) days from the NEED DATE chosen by Customer. After such time PWD may, in its sole discretion, deliver the purchased products to the location designated in this Contract or to some other location Customer provides in writing to PWD.

ARTICLE 9-INSTALLATION: Unless specified in this contract, PWD does **NOT** agree to perform any installation work, nor does it agree to supervise or guarantee the Installation work of others. PWD expressly assumes no liability for damage resulting from glazing or installation work undertaken by persons, corporations, or other entities not employed by PWD.

ARTICLE 10-CHANGES ORDERS: **All products are Non-Returnable and Not Subject to Cancellation or Change.**. Should the Customer, or Customer's agent, request any additions to the product covered by this Contract, the Customer and PWD shall, in advance of such addition, execute a Change Order in a form to be provided by PWD, which will memorialize the parties' agreement regarding the additions to be made in this Agreement, including changes to the Contract Price.

ARTICLE 11-WARRANTY: Pella® products are covered by Pella's limited warranties in effect at the time of sale. All applicable product warranties are incorporated into and become a part of this contract. Please see the warranties for complete details (www.pella.com/support-center/). Neither Pella Corporation nor PELLA WINDOW AND DOOR COMPANY(PWD) will be bound by any other warranty. Warranties pertaining to products manufactured by any other

manufacturer are extended by that manufacturer and no other.

ARTICLE 12-LIMITATIONS OF REMEDIES: Should PWD elect to replace any product or part thereof referred to in this Agreement, whether as the result of a breach of warranty or otherwise, the replacement product or part will be a comparable or suitable substitute if a like unit is not readily and reasonably available. The warranty period on the replacement product or part will be the balance of the warranty on the original product purchased. **IN NO EVENT SHALL THE RESPONSIBILITY OF PWD EXCEED THE CONTRACT PRICE.**

ARTICLE 13-SECURITY AGREEMENT: Nothing in this Agreement shall be deemed a waiver of PWD's right to file a claim of lien under applicable state or local laws. Customer grants PWD a security interest in the products and/or services described to secure payment of the Contract price and any applicable fees. In the event that PWD exercises its right and a lien is filed, a judgment of foreclosure based upon the lien may be entered against the Property in a court of appropriate jurisdiction.

ARTICLE 14-COMPLETE AND FINAL CONTRACT: The "Terms and Conditions", "Clarification Questions", and Contract contains the entire understanding of the parties concerning the subject matter hereof and supersedes all previous understandings relating thereto, whether oral or written, and shall be binding upon and shall be applied to the benefit of the heirs, administrators, executors, successors, and assigns of the parties hereto. No statement, representation, or agreement, written or verbal, not appearing on this Contract shall be enforceable, except for Change Orders prepared on a form furnished by PWD and signed by PWD and Customer or their duly authorized agents in accordance with Article 10 hereof.

ARTICLE 15-SEVERABILITY: If any one or more of the provisions of this Agreement shall be held to be invalid, illegal or unenforceable, the validity, legality, and enforceability of the remaining provisions of this Agreement shall not be affected.

ARTICLE 16-BUYERS RIGHT TO CANCEL: If this agreement is made at a location other than a place of business of PWD and is "**A HOME SOLICITATION SALE**", and you do not want the goods or services, you may cancel this agreement by providing written notice to PWD in person, by telegram or by mail. This notice must indicate that you do not want the goods or services, and must be delivered or postmarked before midnight of the **THIRD BUSINESS DAY** after you sign this agreement. If you cancel this agreement, on or prior to the **THIRD BUSINESS DAY**, PWD may not keep all or part of any cash down payment.

ARTICLE 17- PHOTO/VIDEO RELEASE: Customer hereby authorize PWD, its affiliates and/or subsidiaries to use, reproduce, and/or publish photographs and/or video that may pertain to me and my project, including products purchased under this Contract. Customer and PWD agree customer is not entitled to compensation for such use, reproduction or publication. Customer understands PWD may use this material in any way including without limitation in promotional materials, newsletters, on websites, etc.

Notices: All written notices required under this Agreement shall be deemed to have been duly given if delivered personally to the proper party, sent by certified mail, or sent by first-class mail, postage prepaid, to the party's address reflected on the Contract.

PWD is an Independently owned and operated member of the Pella Direct Sales Network.

Thank you for taking the time to complete this form, which helps us to ensure the accurate and efficient processing of your order.

		Customer Initials	Comments:
1. Reviewed, understand, and agree to the attached **"Terms & Conditions"**.	Yes	Kayl Renson (Sep 28, 2021 12:33 CDT)	
2. The **NEED DATE** I have chosen is _____.			
3. **Names, Addresses, Phone Numbers,** and other contact information is correct.	Yes	Kayl Renson (Sep 28, 2021 12:33 CDT)	
4. Understand that all products are **Non-Returnable and Not Subject to Cancellation** or Change after Last Revision Date (LRD).	Yes	Kayl Renson (Sep 28, 2021 12:33 CDT)	
5. Reviewed each line item to verify that **Sizes, Hinging and Grille Patterns** are Correct.	Yes	Kayl Renson (Sep 28, 2021 12:33 CDT)	

6. Lead-time as of, is showing weeks. Times may vary due to changes in Supply Chain and/or Manufacturing. Please note that time for certain units may also vary due to specific attributes. Yes Kayla Henson (Sep 28, 2021 12:33 CDT)

7. All Deposit/COD payments are due the day of delivery prior to offloading at site and can be paid at our pay portal (www.e-billexpress.com/ebpp/PellaTN/Login/index) Yes Kayla Henson (Sep 28, 2021 12:33 CDT)

8. Deposit/COD with Pella Install - All product will follow the above criteria for payment. Install payment will be due upon completion of installation and paid at the above pay portal. Yes Kayla Henson (Sep 28, 2021 12:33 CDT)

9. Please Verify that ALL of the Attributes listed below are CORRECT.

Pella Product	LIFESTYLE					**YES**_____
Non-Pella Product:						**YES**_____
Glass Type:	LOWE-E WITH ARGON					**YES**_____
Finishes	Ext Color: WHITE		Interior Finish: WHITE/UNFINISHED WHERE NOTED			**YES**_____
Grilles:	Type: GBG WHITE/WHITE		Design: PER LINE ITEM IMAGES			**YES**_____
Jamb Depth:	Windows: Bsmt 1st 2nd NO JAMB EXTENSIONS		Doors: Bsmt 1st 2nd			**YES**_____
Hardware:	Windows: WHITE		Doors:			**YES**_____
Screens:	Windows: WHITE		Doors:			**YES**_____
Other:	Shades: SIZES PROVIDED BY KAYLA					**YES**_____

10. Exceptions to Above Attributes:

CONFIRM THE ABOVE ATTRIBUTES Kayla Henson (Sep 28, 2021 12:33 CDT)

Customer Name (Please print)

Kayla Henson (Sep 28, 2021 12:33 CDT)

Customer Signature

Date

Pella Sales Rep Name (Please print)

Pella Sales Rep Signature

Date

Order Totals	
Taxable Subtotal	$14,745.32
Sales Tax @ 9.75%	$1,437.67
Non-taxable Subtotal	$0.00
Total	$16,182.99
Deposit Received	$0.00
Amount Due	**$16,182.99**

409 West Sixth St. - Updated Pricing

Final Audit Report 2021-09-28

Created:	2021-09-28
By:	Spencer Smith (ssmith@pelladirect.com)
Status:	Signed
Transaction ID:	CBJCHBCAABAAiHoBdaxfkNxWaWgRgCGWdHHTAZvGiYPN

"409 West Sixth St. - Updated Pricing" History

Document created by Spencer Smith (ssmith@pelladirect.com)
2021-09-28 - 5:28:14 PM GMT- IP address: 108.197.67.196

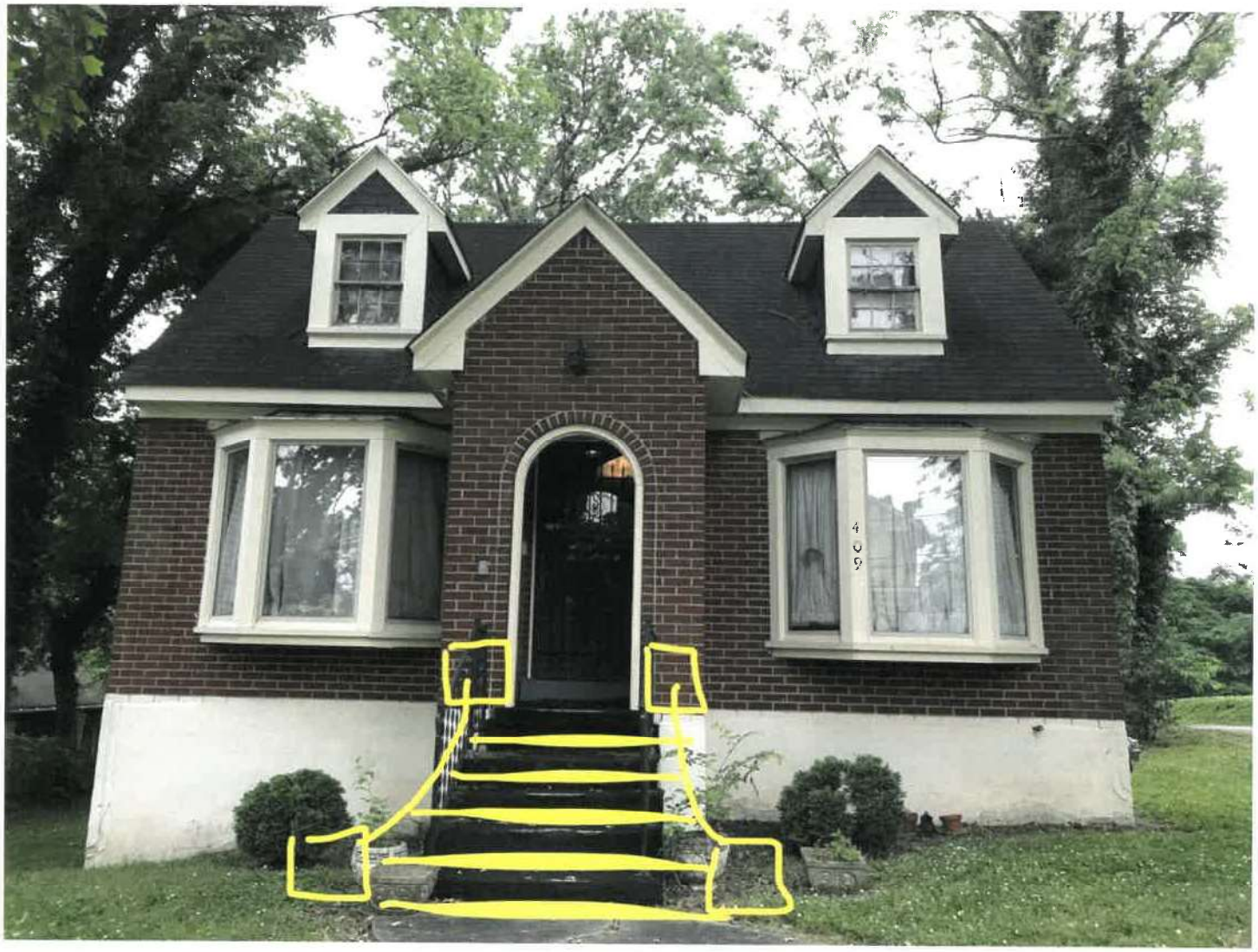
Document emailed to Kayla Henson (greywoodandco@gmail.com) for signature
2021-09-28 - 5:29:06 PM GMT

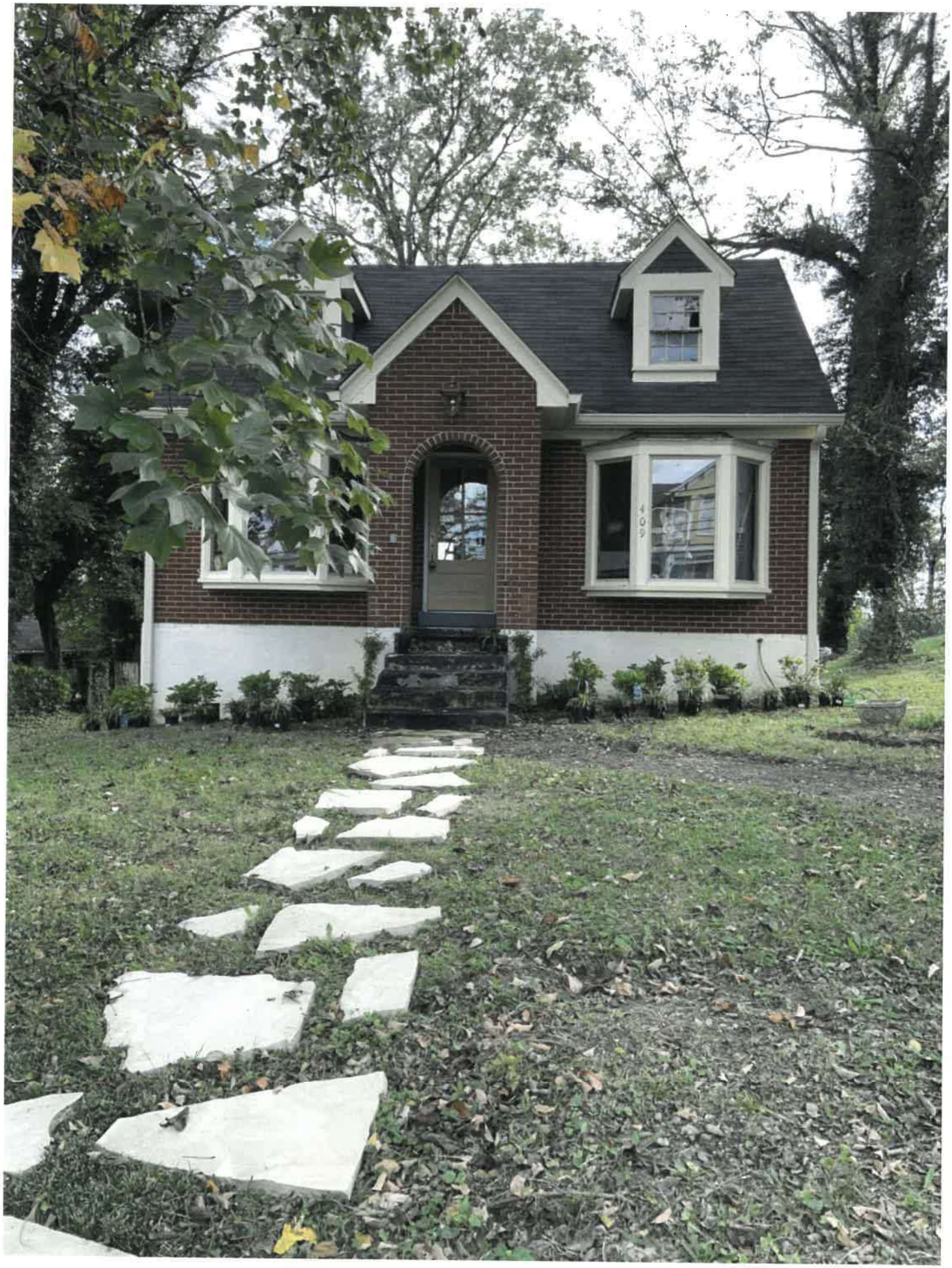
Email viewed by Kayla Henson (greywoodandco@gmail.com)
2021-09-28 - 5:32:28 PM GMT- IP address: 66.249.88.243

Document e-signed by Kayla Henson (greywoodandco@gmail.com)
Signature Date: 2021-09-28 - 5:33:21 PM GMT - Time Source: server- IP address: 75.41.74.166

Agreement completed.
2021-09-28 - 5:33:21 PM GMT

409




409

8:56

simpsondoor.com

7504

GAF MASTER ELITE Roofing Contractor

Ritco Group Inc

is a Master Elite® Roofing Contractor for GAF

status is only offered to less than 2% of roofing contractors in North America. Those who have earned this designation ommitment to the highest standards in sales, service, and installation, and have pledged to ensure that each customer receives hoice in roofing. Master Elite® Contractors are authorized to offer any GAF enhanced limited warranty.

: 1105270 Valid Through: 01/2022 Member Since: 01/2021

Jim Schnepper
President and CEO, GAF

Bobby Fischer
VP, Contractor Programs, GAF

Leak Barrier

Wea
Min
Lec

Help pr
wind-c

It's a syste
built to prote

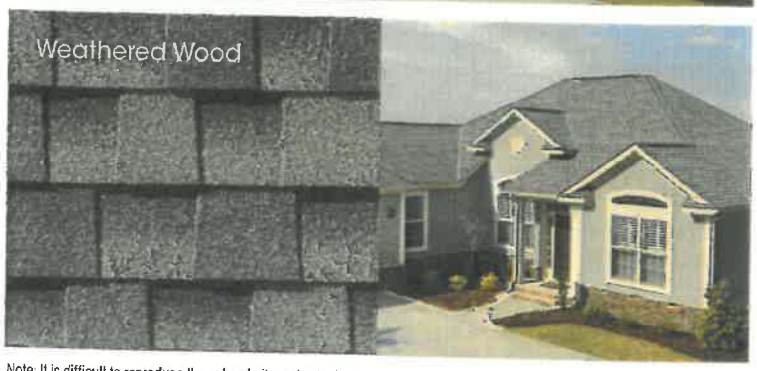
A roof is so much more than meets the ey
shingles, the membrane, or the coating. U
quality protection are working togethe
your structure — and the people in
wind, rain, snow.

Ritco Group inc.
General Contractor
Jeff Loveless
Project Manager

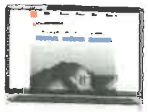
931-381-6175
Fax 931-388-3153
Cell 931-309-7063

Note: It is difficult to reproduce the color clarity and actual color blends of these products. Before selecting your color, please ask to see several full-size shingles.

210253

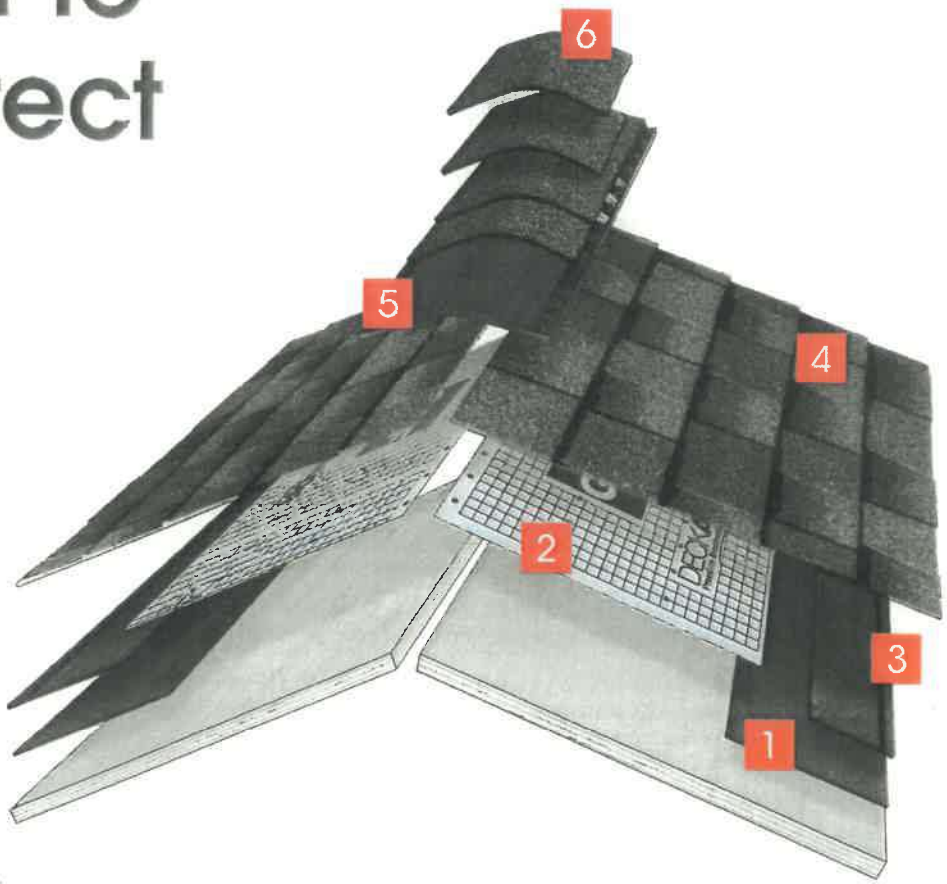


Note: It is difficult to reproduce the color clarity and actual color blends of these products. Before selecting your color, please ask to see several full-size shingles.



Explore colors and styles with our Virtual Home Remodeler at **gaf.com/VHR**

It's a system, built to protect



Leak Barrier
Helps prevent leaks caused by wind-driven rain and ice dams

Roof Deck Protection
Helps shield the roof deck from moisture infiltration

Starter Strip Shingles
Helps guard against shingle blow-offs

Lifetime Shingles*
Beautify and protect for years to come

Cobra® Attic Ventilation
Helps reduce attic moisture and heat

Ridge Cap Shingles
The finishing touch that helps defend against leaks at the hips and ridges

Visit **gaf.com/Lifetime**

The GAF Lifetime Roofing System has earned the prestigious Good Housekeeping Seal (applicable in U.S. only).

* Lifetime refers to the length of warranty coverage provided and means as long as the original individual owner(s) of a single-family detached residence [or eligible second owner(s)] owns the property where the qualifying GAF products are installed. For other owners/structures, Lifetime coverage is not applicable. Lifetime coverage on shingles requires use of GAF Lifetime shingles only. See *GAF Shingle & Accessory Limited Warranty* for complete coverage and restrictions. Lifetime coverage on shingles and accessories requires use of any GAF Lifetime Shingle and any 3 qualifying GAF accessories. See *GAF Roofing System Limited Warranty* for complete coverage and restrictions. Visit gaf.com/LRS for qualifying GAF products.

Case Number:

21-0261

Request:

Request from Bryson Leach for new wall mounted sign at 812 South Main Street.

CITY OF COLUMBIA TENNESSEE
HISTORIC ZONING COMMISSION
STAFF REPORT

CONTACT INFORMATION
Austin Brass, City Planner, abrass@columbiatn.com , 931-560-1560

DOCKET/CASE/APPLICATION NUMBER
CA 21-0261

APPLICANT
Bryson Leach/ Patrick Carter

HEARING DATE
N/A

PROPERTY ADDRESS/LOCATION
812 S Main Street

PROJECT DESCRPTION: Signage

This Certificate of Appropriateness request is for a 14.25 SF. wall mounted sign consisting of 1" laser cut acrylic letters. This sign is to be placed within a dedicated sign band area at the front elevation of the building.

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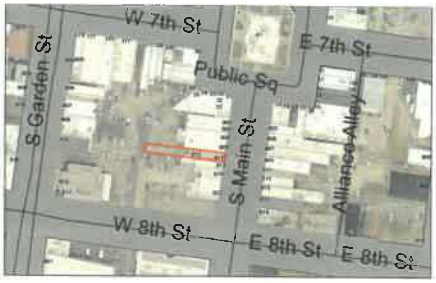


EXISTING ZONING	EXISTING LAND USE	SURROUNDING ZONING & LAND USE	SITE IMPROVEMENTS	Historic District
Central Business District	Commercial	Central Business District/ Commercial	Exterior Alteration Signage	Local – Downtown commercial

STAFF RECOMMENDATION

APPROVE | APPROVE WITH CONDITIONS | DENY

Review Status and History:

Submission Status: Fourth request for a Certificate of Appropriateness for this address.

Previous Approvals:

HZC 2015-5, request for 16.5 SF wall mounted sign in acrylic stud letters with a depth of ¾".

HZC 2018-9, request to place wall mounted sign at front façade, approved.

HZC 2017-27, request for a projecting sign attached by chains, approved.

HZC 2017-05, request for the replacement of front windows and façade modification, approved.

1984 Historic Inventory:

(Jouam), ca. 1930, one-story brick, sheated in metal, 1950s storefront. Non-contributing.

The following alterations has been requested by the applicant. See the application included as an attachment for a description of each element.

Proposed Alterations:

1. **Place a 14.25 SF mounted sign consisting of individual acrylic letters at the front elevation of 812 S Main Street.**

Historic District Design Guidelines Referenced:

The requested alterations were reviewed against the standards contained in the *City of Columbia Commercial Design Review Guidelines Manual*. The relevant sections of manual are included. Staff comments/evaluations are summarized at the end of each section.

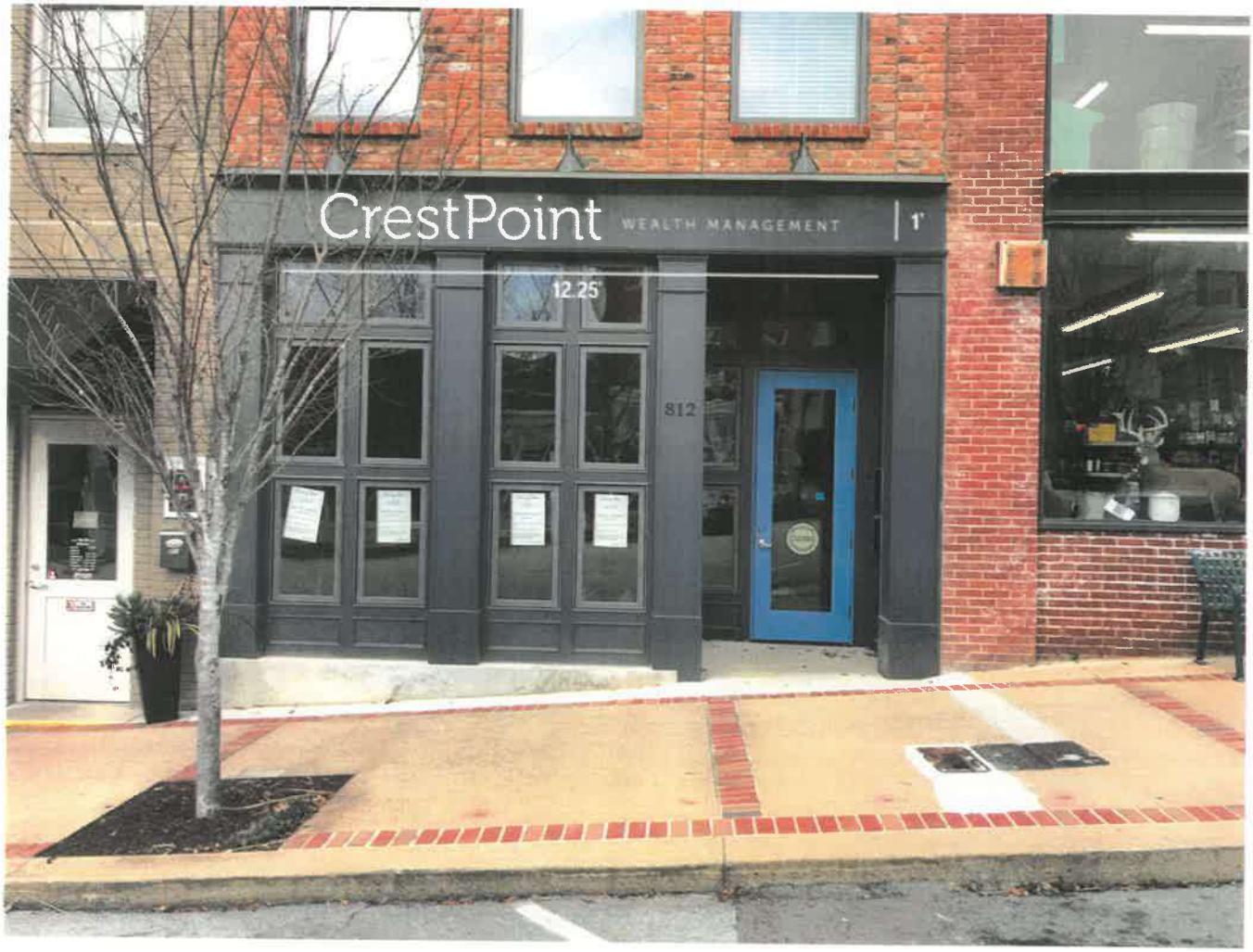
Item 1. Place a 14.25 SF mounted sign consisting of individual acrylic letters at the front elevation of 812 S Main Street.

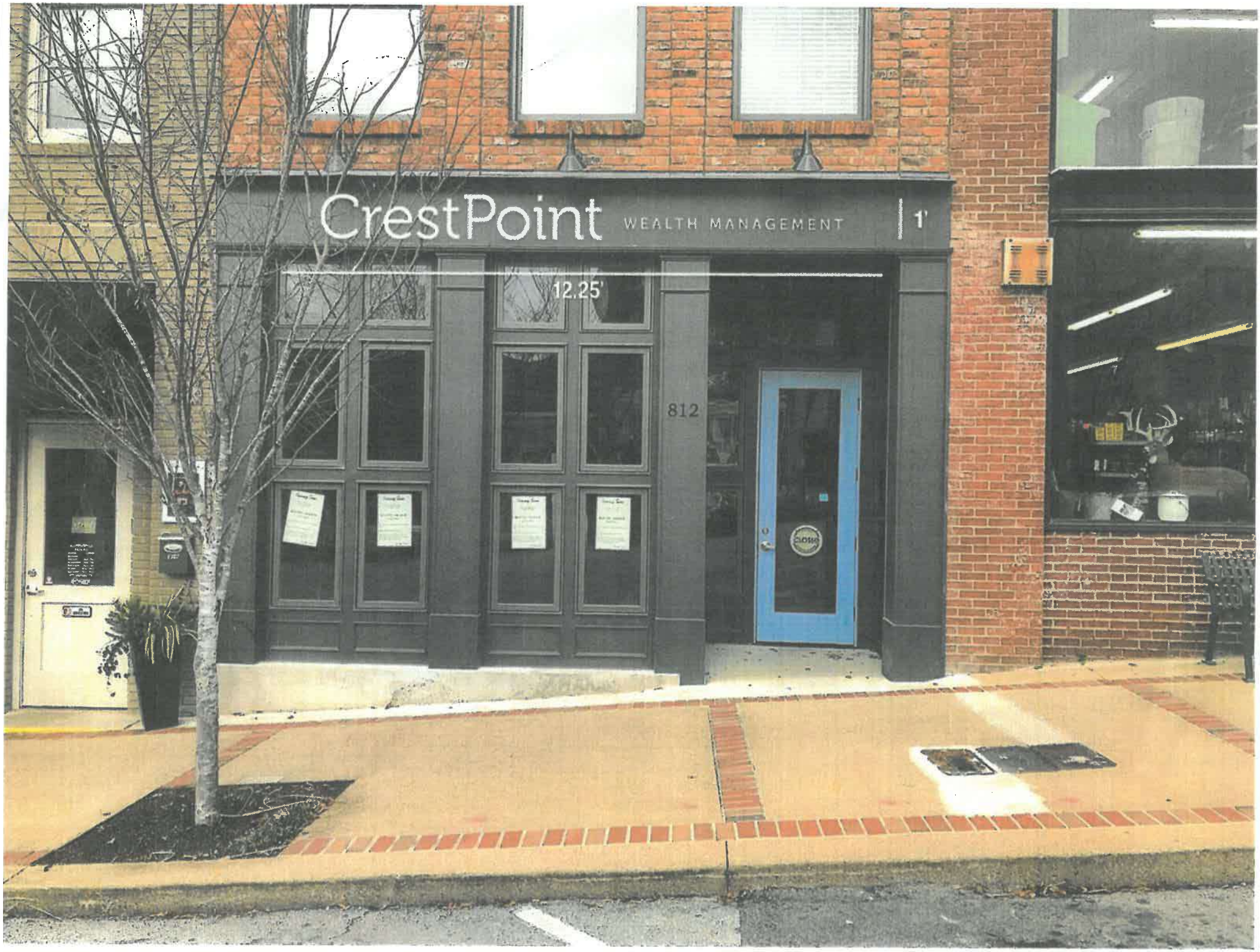
Wall Signs (8-11). Wall signs include flat signs mounted to the face of the building and individual letters mounted directly on the face of a building or sign backer board. Wall signs are most appropriate when installed at the location of traditional sign bands, just above the storefront. In the absence of a distinguished sign band, a flat continuous wall surface (*unbroken by windows or doors*) provides an appropriate location.

a. Wall signs shall be oriented to the pedestrian and located in traditional locations such as above the storefront or street-level windows. For multi-story buildings, walls signs shall be located below the second-story windows unless there is historical precedent for another location. Aligning wall signs with other buildings on the same block is encouraged.
b. Wall signs shall be shaped and scaled to be compatible with the building, its storefront, and nearby architectural features. Horizontally-oriented rectangular signs are most appropriate.
c. Vertical wall signs may be considered only on storefront piers in the absence of another appropriate location.
d. Well-crafted artful signs are encouraged. Select one or two durable materials, subdued colors, and clear typefaces.

e. Wall signs shall maintain a shallow depth. Design signage to sit within rather than forward of a building's architectural features.
f. Wall signs shall respect fenestration patterns and not obscure or cover character-defining feature.
g. Per the sign ordinance, wall signs shall be limited to 2 SF per linear foot of a building façade or tenant space, **not to exceed 40 SF on any one façade** of 90 SF total per building. In general, it is recommended that a wall sign not exceed 1 sq. ft per linear foot of tenant space.
h. In general, lettering should not exceed 80% of the total sign height to allow for distinction of the sign edge or border.

Item 1 Staff Comment: This proposed wall sign will be attached to the hardie veneer sign band area at the front elevation of the storefront. The proposal is for individual mounted letters consisting of 1" thick laser cut acrylic. The tallest letters will be 11.6" meeting the guidelines as described.


CrestPoint
WEALTH MANAGEMENT
1
12.25
812


CrestPoint
WEALTH MANAGEMENT
1'
12.25'
812

Case Number:

21-0263

Request:

Request from Nichole Nace for new wall signs located at 19 and 20 Public Square.

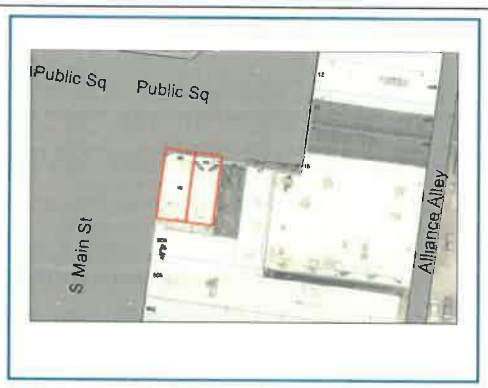
CITY OF COLUMBIA TENNESSEE
HISTORIC ZONING COMMISSION
STAFF REPORT

CONTACT INFORMATION
Austin Brass, City Planner, abrass@columbiatn.com , 931-560-1560

DOCKET/CASE/APPLICATION NUMBER	APPLICANT/PROPERTY OWNER
CA 21-0263	**Nichole Nace/ Walker Family Limited Partnership**
HEARING DATE	PROPERTY ADDRESS/LOCATION
N/A	**19-20 Public Square**

PROJECT DESCRPTION

This Certificate of Appropriateness request is for the placement of two wall mounted signs with one sign being placed at 19 Public Square and another sign being placed at 20 Public Square.



EXISTING ZONING	EXISTING LAND USE	SURROUNDING ZONING & LAND USE	SITE IMPROVEMENTS	Historic District
Central Business District	Commercial	Central Business District/ Commercial	Exterior Alteration Signage	Local – Downtown commercial

STAFF RECOMMENDATION

APPROVE | APPROVE WITH CONDITIONS | DENY

Review Status and History:

Submission Status: Third request for a Certificate of Appropriateness for this address.

Previous Approvals: HZC 20-0182, request from Co Work Columbia for two wall mounted signs, approved with conditions that additional sign proposed was off-premise, therefore, permitting one wall sign.

HZC 2019-0204, request for vinyl decals at 19 Public Square, approved with conditions

HZC 2015-32, request to install new windows at 19-20 Public Square, approved.

1984 Historic Inventory: **None Listed.**

Proposed Alterations:

The following alterations has been requested by the applicant. See the application included as an attachment for a description of each element.

1. **Install a 14.57 SF wall mounted sign at 19 Public Square.**
2. **Install a 3.63 SF wall mounted sign at 20 Public Square.**

Historic District Design Guidelines Referenced:

The requested alterations were reviewed against the standards contained in the *City of Columbia Commercial Design Review Guidelines Manual.* The relevant sections of manual are included. Staff comments/evaluations are summarized at the end of each section.

Item 1. Install a 13.6 SF wall mounted sign at 19 Public Square.

Wall Signs (8-11). Wall signs include flat signs mounted to the face of the building and individual letters mounted directly on the face of a building or sign backer board. Wall signs are most appropriate when installed at the location of traditional sign bands, just above the storefront. In the absence of a distinguished sign band, a flat continuous wall surface (unbroken by windows or doors) provides an appropriate location.

a. Wall signs shall be oriented to the pedestrian and located in traditional locations such as above the storefront or street-level windows. For multi-story buildings, walls signs shall be located below the second-story windows unless there is historical precedent for another location. Aligning wall signs with other buildings on the same block is encouraged.
b. Wall signs shall be shaped and scaled to be compatible with the building, its storefront, and nearby architectural features. Horizontally-oriented rectangular signs are most appropriate.
c. Vertical wall signs may be considered only on storefront piers in the absence of another appropriate location.
d. Well-crafted artful signs are encouraged. Select one or two durable materials, subdued colors, and clear typefaces.
e. Wall signs shall maintain a shallow depth. Design signage to sit within rather than forward of a building's architectural features.

f. Wall signs shall respect fenestration patterns and not obscure or cover character-defining feature.
g. Per the sign ordinance, wall signs shall be limited to 2 SF per linear foot of a building façade or tenant space, not to exceed 40 SF on any one façade of 90 SF total per building. In general, it is recommended that a wall sign not exceed 1 sq. ft per linear foot of tenant space.
h. In general, lettering should not exceed 80% of the total sign height to allow for distinction of the sign edge or border.

Item 1 Staff Comment: The proposed wall mounted sign placement is consistent with the signage guidelines as it is located just above the storefront and below second story windows. The proposed sign has a total SF of 14.57 SF that would meet the guideline for overall square footage. This proposed sign is proposed to be on a painted wood backer board with wood lettering painted black and the height of the tallest letter not to exceed 16-17 inches.

Item 2. Install a 3.63 SF wall mounted sign at 20 Public Square.

Item 2 Staff Comment: This proposed 3.63 SF wall mounted sign consisting of a wood backer board and wood letters may not be consistent with the guidelines described specifically, signage shall orientate to the pedestrian in traditional locations above the storefront. This proposed sign would not be located in area above a defined storefront, and is proposed to be placed on an elevation that is off-premise to the specific storefront entrance at 19 Public Square. Overall sign guidelines state that signage shall be concentrated at the street level closest to a buildings entrance, and shall only be placed on the portion of the building occupied by the person, business, or entity to which it relates.

NOV 15 2021
By: 2603

ēlia day spa

19 Public Square
5.83 ft x 2.5 ft = 14.57 sq ft

20 Public Square
2.91 ft x 1.5 ft = 3.63 sq ft

Total sq ft for elia day spa 18.2 sq ft

Case Number:

21-0266

Request:

Request from David Lintan to install wall signage at 803 South Garden Street.

CITY OF COLUMBIA TENNESSEE
HISTORIC ZONING COMMISSION
STAFF REPORT

CONTACT INFORMATION
Austin Brass, City Planner, abrass@columbiatn.com , 931-560-1560

DOCKET/CASE/APPLICATION NUMBER
CA 21-0266

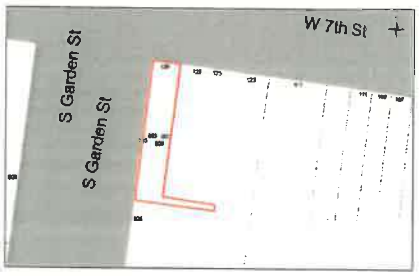
APPLICANT
David Lintan/ Covalent Properties

HEARING DATE
N/A

PROPERTY ADDRESS/LOCATION
803 South Garden Street

PROJECT DESCRPTION

This Certificate of Appropriateness request is for the placement of a wall mounted sign (Everlast Epoxy) to be placed at the pedestrian level nearest to the garden street entrance at 803 S Garden Street. This request includes the removal of a former boxed sign.



EXISTING ZONING	EXISTING LAND USE	SURROUNDING ZONING & LAND USE	SITE IMPROVEMENTS	Historic District
Central Business District	Commercial	Central Business District/ Commercial	Exterior Alteration	Local – Downtown commercial

STAFF RECOMMENDATION

APPROVE | APPROVE WITH CONDITIONS | DENY

Review Status and History:

Submission Status: Seventh request for a Certificate of Appropriateness for this address.

Previous Approvals:

HZC 21-0177, Request for an 18 SF hanging sign for southern exposure, approved.

HZC 20-0201, Request from Southern Exposure for wall mounted sign and gooseneck lighting, approved.

HZC 2013-10, Request for wall mounted signage, approved.

HZC 2014-17, Request for temporary wall mounted signage, approved.

HZC 2015-4, Request for wall mounted signage, approved.

Proposed Alterations:

HZC 2019-068, - Request for exterior façade renovations, approved.

1984 Historic Inventory: **41. 117-119 W 7th street., (Sullivan's/ Woldridge Building, circa 1899 contributing)** three-story brick, nine-bay, paired windows with transoms, corbeling, dentiled cornice, stone pilasters on ground flood, altered storefront and third bay window groupings.

The following alterations has been requested by the applicant. See the application included as an attachment for a description of each element.

1. **Install a 3 SF mounted sign nearest to the Garden Street Entrance of the Sullivan's Woldridge Building.**

Historic District Design Guidelines Referenced:

The requested alterations were reviewed against the standards contained in the *City of Columbia Commercial Design Review Guidelines Manual*. The relevant sections of manual are included. Staff comments/evaluations are summarized at the end of each section.

2. **Install a 3 SF mounted sign nearest to the Garden Street Entrance of the Sullivan's Woldridge Building.**

Wall Signs (8-11). Wall signs include flat signs mounted to the face of the building and individual letters mounted directly on the face of a building or sign backer board. Wall signs are most appropriate when installed at the location of traditional sign bands, just above the storefront. In the absence of a distinguished sign band, a flat continuous wall surface (unbroken by windows or doors) provides an appropriate location.

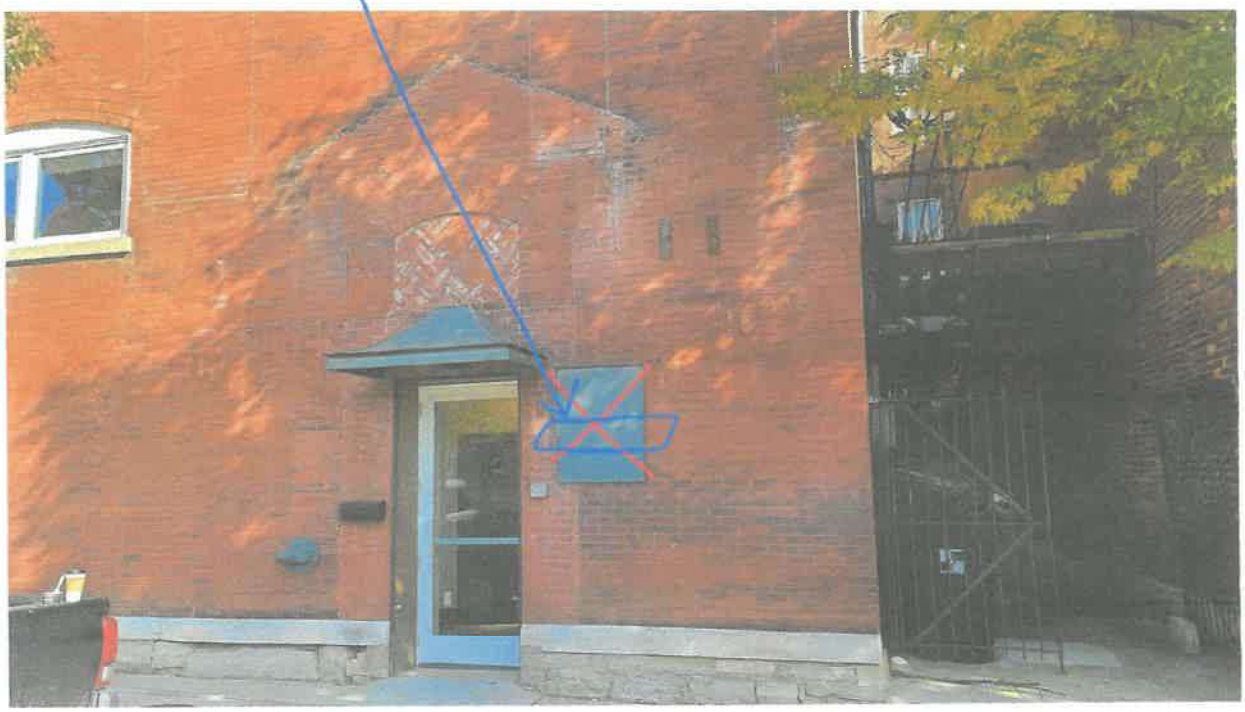
a. Wall signs shall be oriented to the pedestrian and located in traditional locations such as above the storefront or street-level windows. For multi-story buildings, walls signs shall be located below the second-story windows unless there is historical precedent for another location. Aligning wall signs with other buildings on the same block is encouraged.

b. Wall signs shall be shaped and scaled to be compatible with the building, its storefront, and nearby architectural features. Horizontally-oriented rectangular signs are most appropriate.
c. Vertical wall signs may be considered only on storefront piers in the absence of another appropriate location.
d. Well-crafted artful signs are encouraged. Select one or two durable materials, subdued colors, and clear typefaces.
e. Wall signs shall maintain a shallow depth. Design signage to sit within rather than forward of a building's architectural features.
f. Wall signs shall respect fenestration patterns and not obscure or cover character-defining feature.
g. Per the sign ordinance, wall signs shall be limited to 2 SF per linear foot of a building façade or tenant space, not to exceed 40 SF on any one façade of 90 SF total per building. In general, it is recommended that a wall sign not exceed 1 sq. ft per linear foot of tenant space.
h. In general, lettering should not exceed 80% of the total sign height to allow for distinction of the sign edge or border.

Item 1 Staff Comment: The proposed wall mounted sign placement is consistent with the signage guidelines as it is located nearest to an entrance. Furthermore, the proposed wall mounted sign is proposed to be placed on a metal backer board with painted letters. An initial submittal indicated wood. If wood is to be used as the backer board, it would be required that the wood be a finished or painted surface. In addition, it would be required that individual lettering be the same font type.

SUBSTRATE TO BE METAL

TO BE SAME FONT



RECEIVED
NOV 15 2021
By: 266

Case Number:

21-0267

Request:

Request from Maury Alliance to modify front entrance at 106 West 6th Street.

CITY OF COLUMBIA TENNESSEE
HISTORIC ZONING COMMISSION
STAFF REPORT

CONTACT INFORMATION
Austin Brass, City Planner, abrass@columbiatn.com , 931-560-1560

DOCKET/CASE/APPLICATION NUMBER	APPLICANT/PROPERTY OWNER
CA 21-0267	**Tri-Nette Casimier/ Maury Alliance**
HEARING DATE	PROPERTY ADDRESS/LOCATION
N/A	**106 West 6th Street**

PROJECT DESCRPTION:

This Certificate of Appropriateness request is for the replacement of an existing front door with a wood door including sidelights.

EXISTING ZONING	EXISTING LAND USE	SURROUNDING ZONING & LAND USE	SITE IMPROVEMENTS	Historic District
Central Business District	Commercial	CBD/ Business	Exterior Modifications/ New Door	Downtown Commercial

STAFF RECOMMENDATION

APPROVE | APPROVE WITH CONDITIONS | DENY

Review Status and History:

Submission Status: First request for a Certificate of Appropriateness for this address.

Previous Approvals: N/A

1984 Historic Inventory: **106 West 6th Street (Maury County Farm Bureau): ca. 1830,** restored in 1976 for adaptive use. Antebellum house with classic styling, one-story brick with brick wing at the back and full basement running under the front section. Balanced façade featuring enclosed wall chimneys, center hall plan, rectangular shape transom and side light panels, paneled windows at the front.

Proposed Alterations:

The following alterations has been requested by the applicant. See the application included as an attachment for a description of each element.

Item 1. Replacement of wood door including sidelights.

Historic District Design Guidelines Referenced:

The requested alterations were reviewed against the standards contained in the *City of Columbia Residential Design Review Guidelines Manual*. The relevant sections of manual are included. Staff comments/evaluations are summarized at the end of each section.

Item 1. Replacement of wood door including sidelights.

Protective surface coatings shall be maintained. Historic doors, trim, and features such as transoms, sidelights, and decorative details shall be retained. Deteriorated yet serviceable components shall be repaired rather than replaced.

17 Maintain compatibility when selecting replacement doors.

a. Historic doors shall only be replaced when they are deteriorated beyond repair. If deterioration is confined to a specific element, only the damaged component shall be replaced. Total replacement of an entire entry assembly is prohibited when only localized deterioration is present.

b. New doors shall replicate the size and proportions of the original door as closely as possible. Enlarging or reducing an opening to accommodate a replacement door is prohibited.

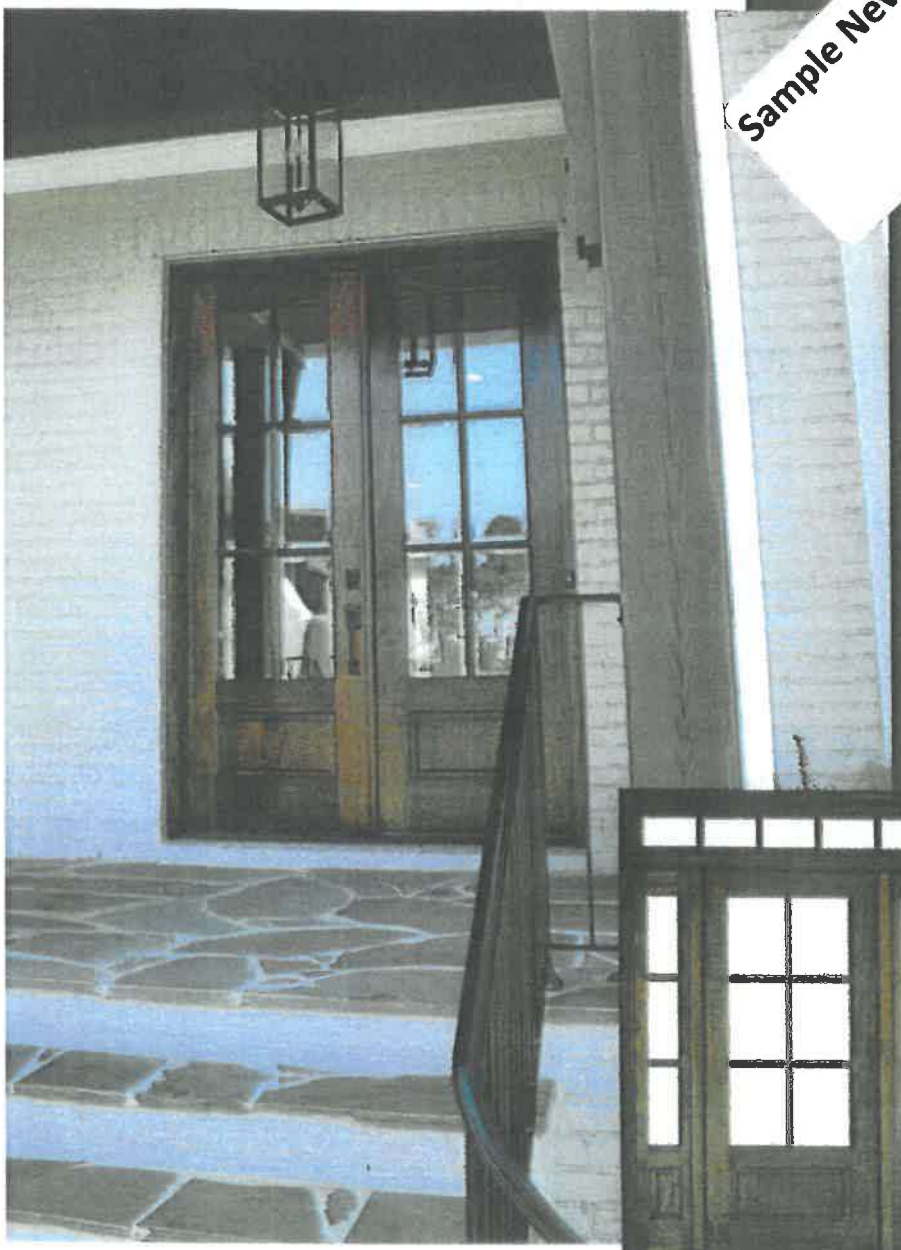
c. When a new door on the façade or prominent secondary elevation is needed, select a door that is consistent in character with the original or sympathetic to the building's age and style, including in its configuration and glazing. Wood doors are the most appropriate option. Unglazed slab doors are prohibited.

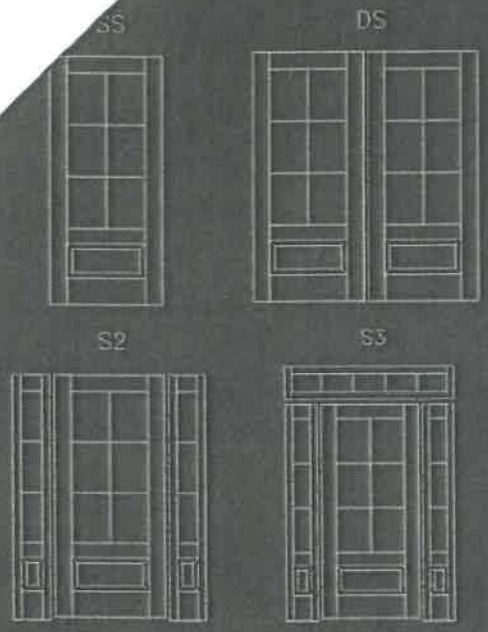
d. Replacing existing non-compatible doors on the primary façade and highly-visible secondary elevations with designs sympathetic to the character of the building is encouraged.
Item 1. Replacement of wood door including sidelights.

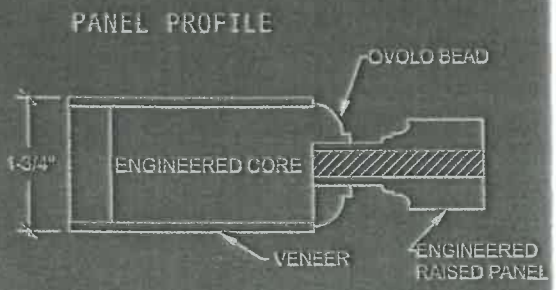
Item 1 Staff Comment: The applicant has included three door designs in this request. Each door design is compatible with the guidelines described above as they consist of a wood material. Additional discussion may be given regarding the most appropriate design proposed in keeping with the historic characteristics of this contributing antebellum home. It would be recommended that new side light panels be in similar or same coordination as existing conditions.

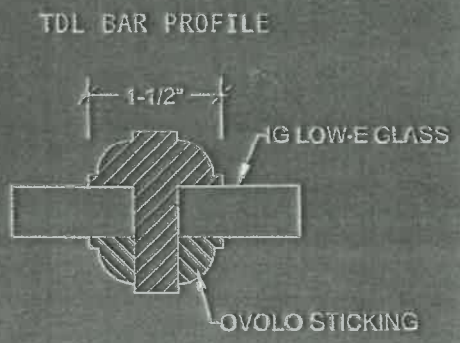
ANDALUCIA 6LT

Sample New Doors









Single Door Size: 2'6",2'8",3'0" x 6'8 and 8'0"

Double Door Size: 5'0",5'4",6'0" x 6'8" & 8,0"

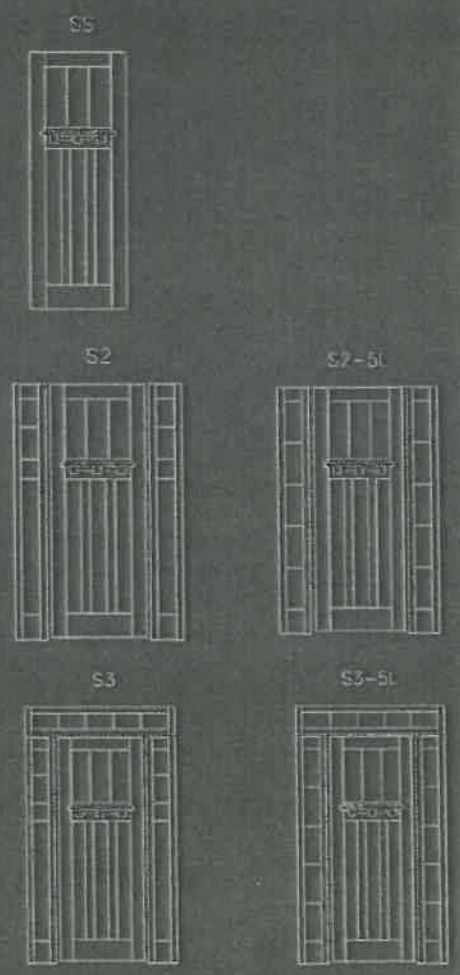
Transom and Sidelight Size: 12"

Wood Species: Mahogany

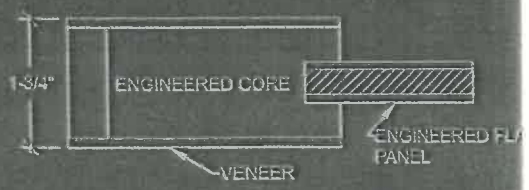
Glass Options: Clear Bevel, Flemish

Lead Time: 2-3 weeks

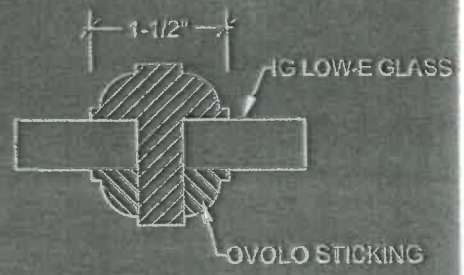
PALERMO 3LT



PANEL PROFILE



TDL BAR PROFILE



Door Size: 3'0 x 6'8" and 8'0"

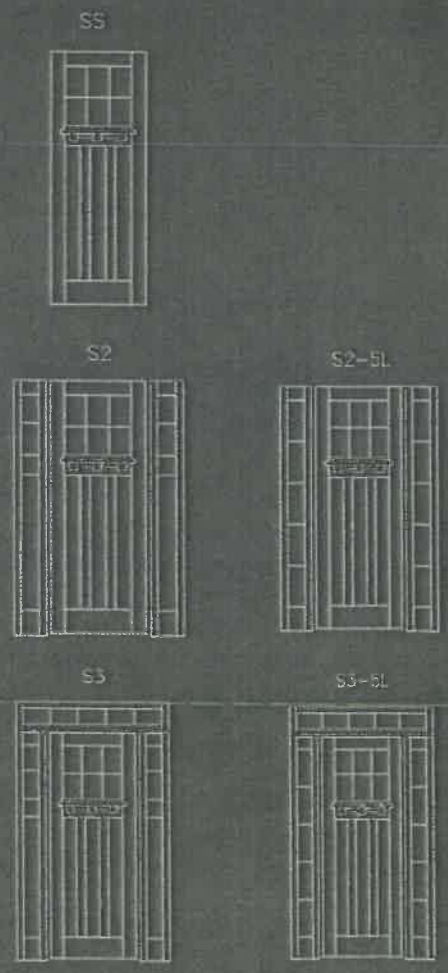
Sidelight and Transom Size: 12"

Wood Species: Mahogany

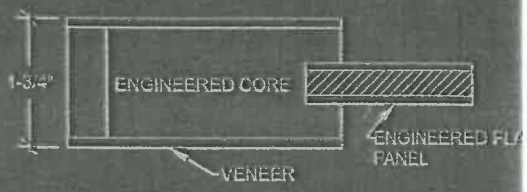
Glass Options: Clear Bevel

Lead Time: 2-3 weeks

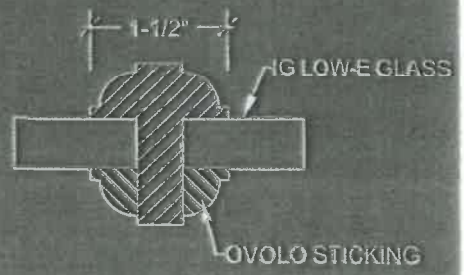
PALERMO 6LT



PANEL PROFILE



TDL BAR PROFILE



Door Size: 3'0 x 6'8" and 8'0"

Sidelight and Transom Size: 12"

Wood Species: Mahogany

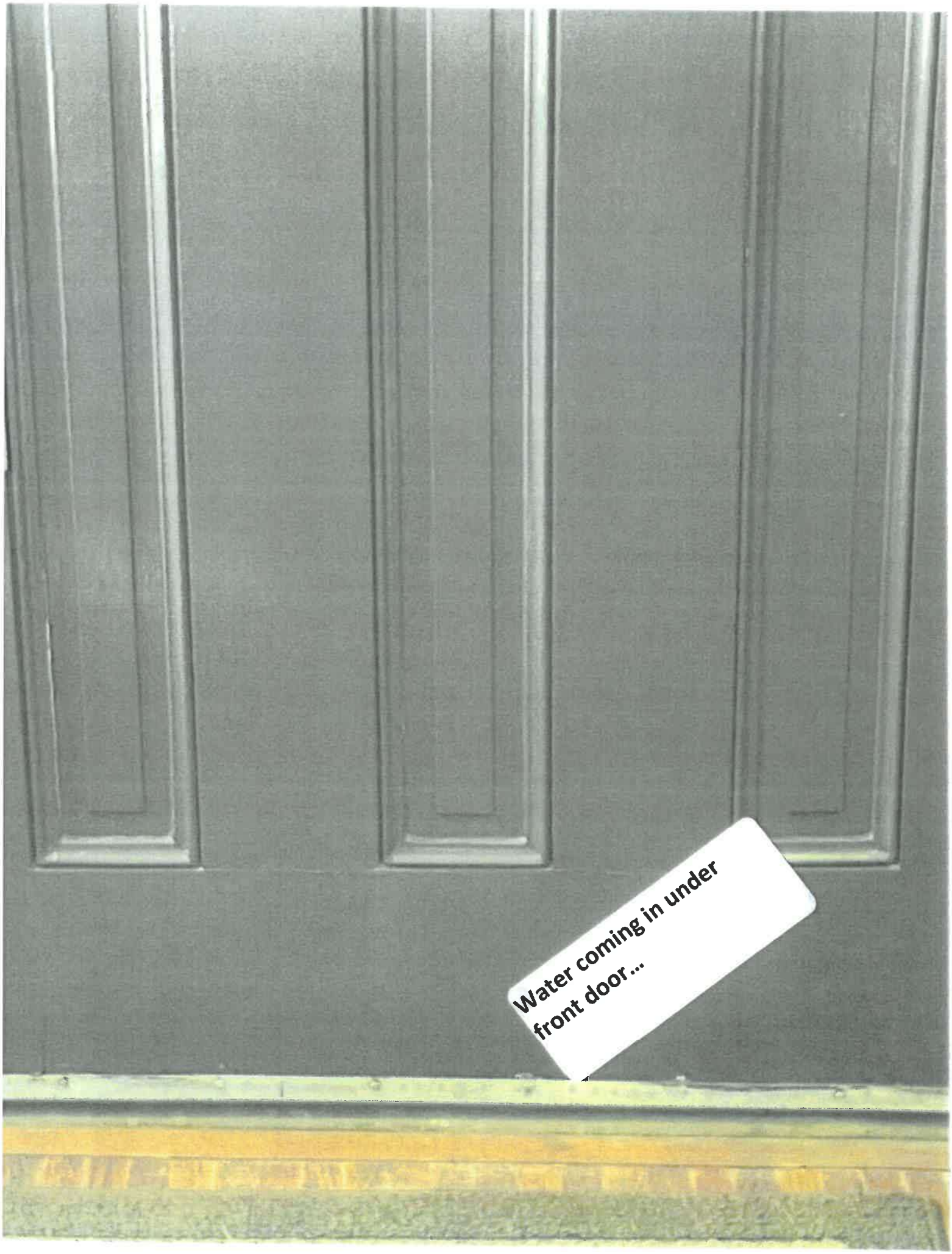
Glass Options: Clear Bevel

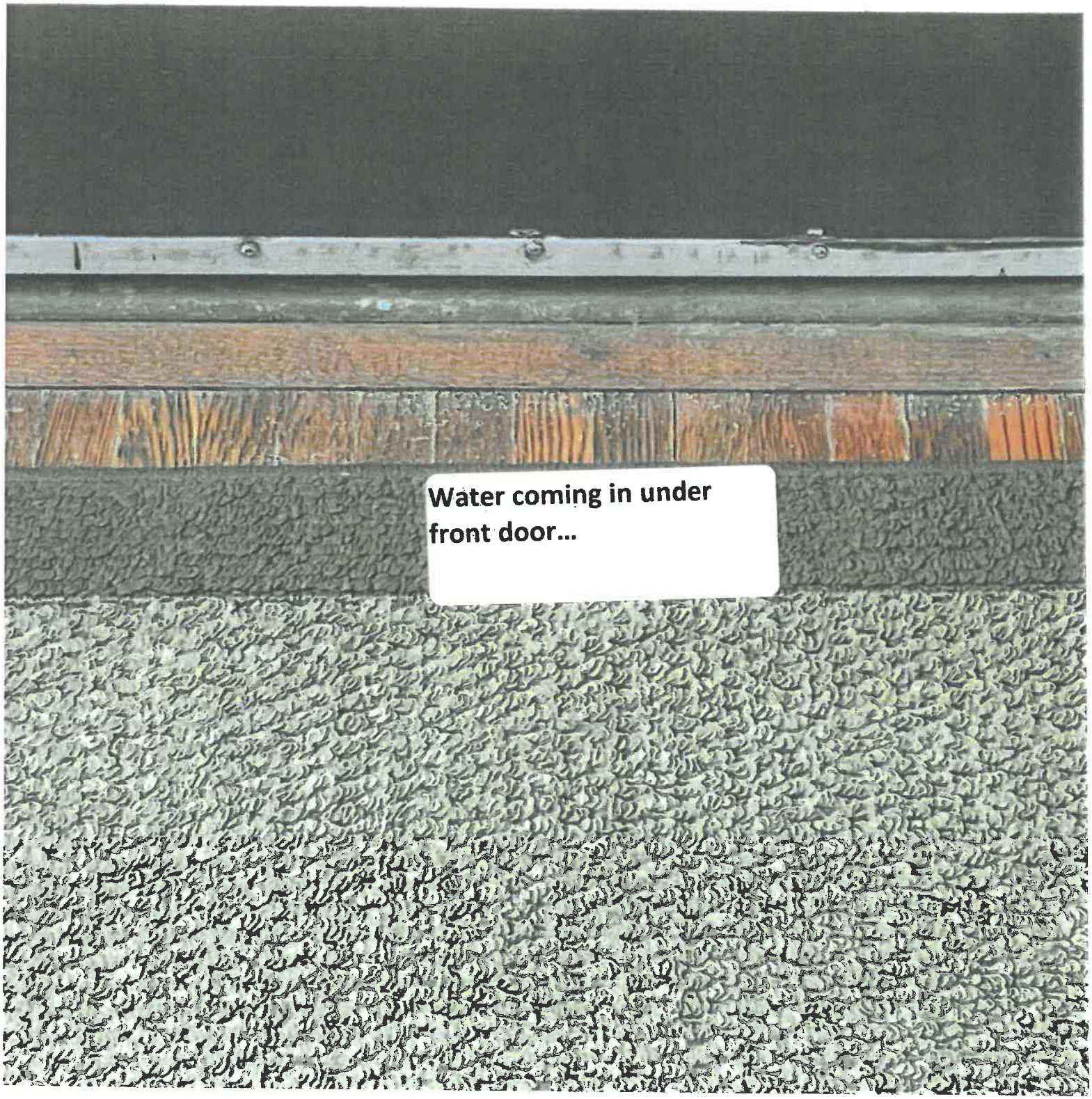
Lead Time: 2-3 weeks

106

106

Light coming through gap
in front door...


Water coming in under
front door...

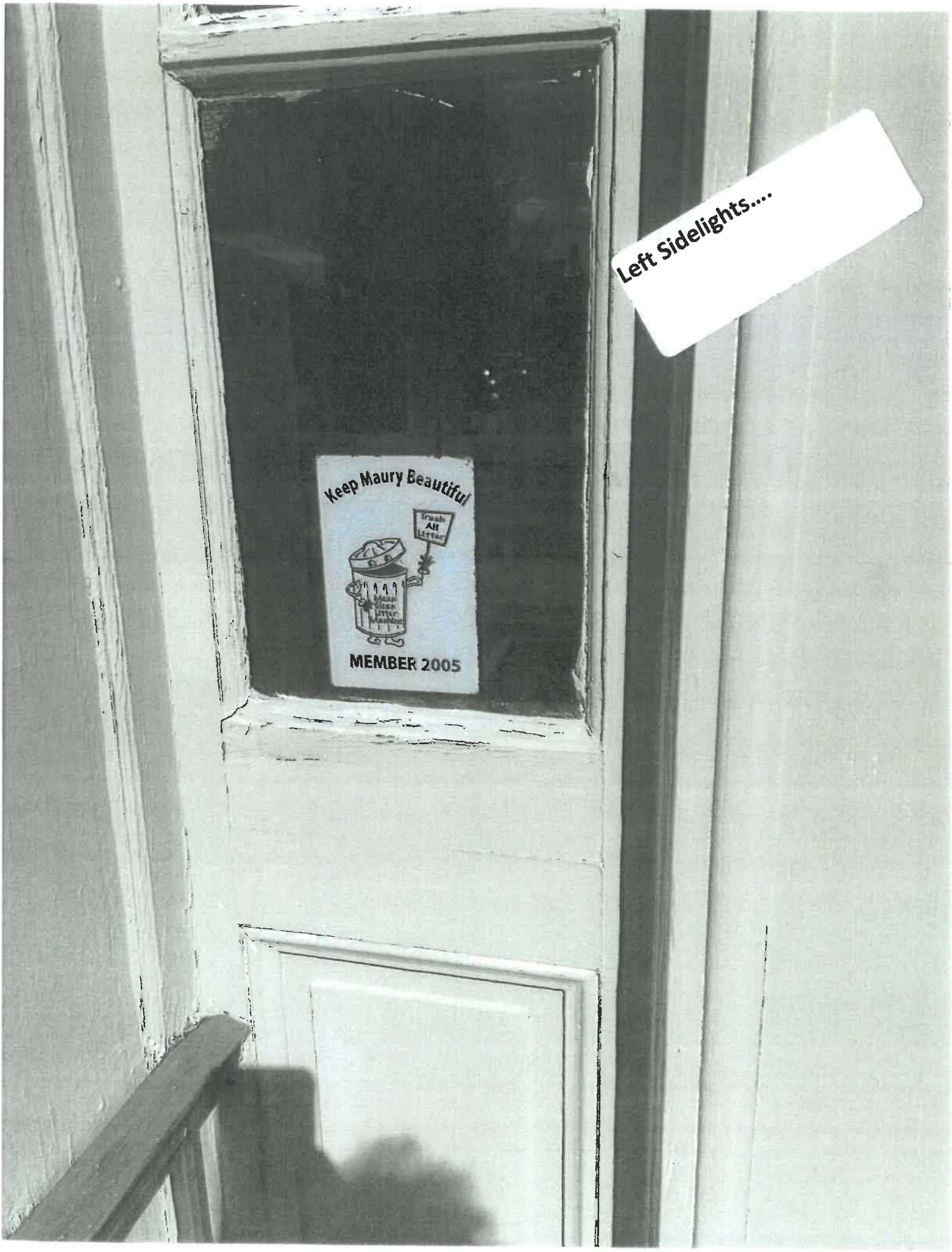

Water coming in under
front door...

Gaps in sidelights ...

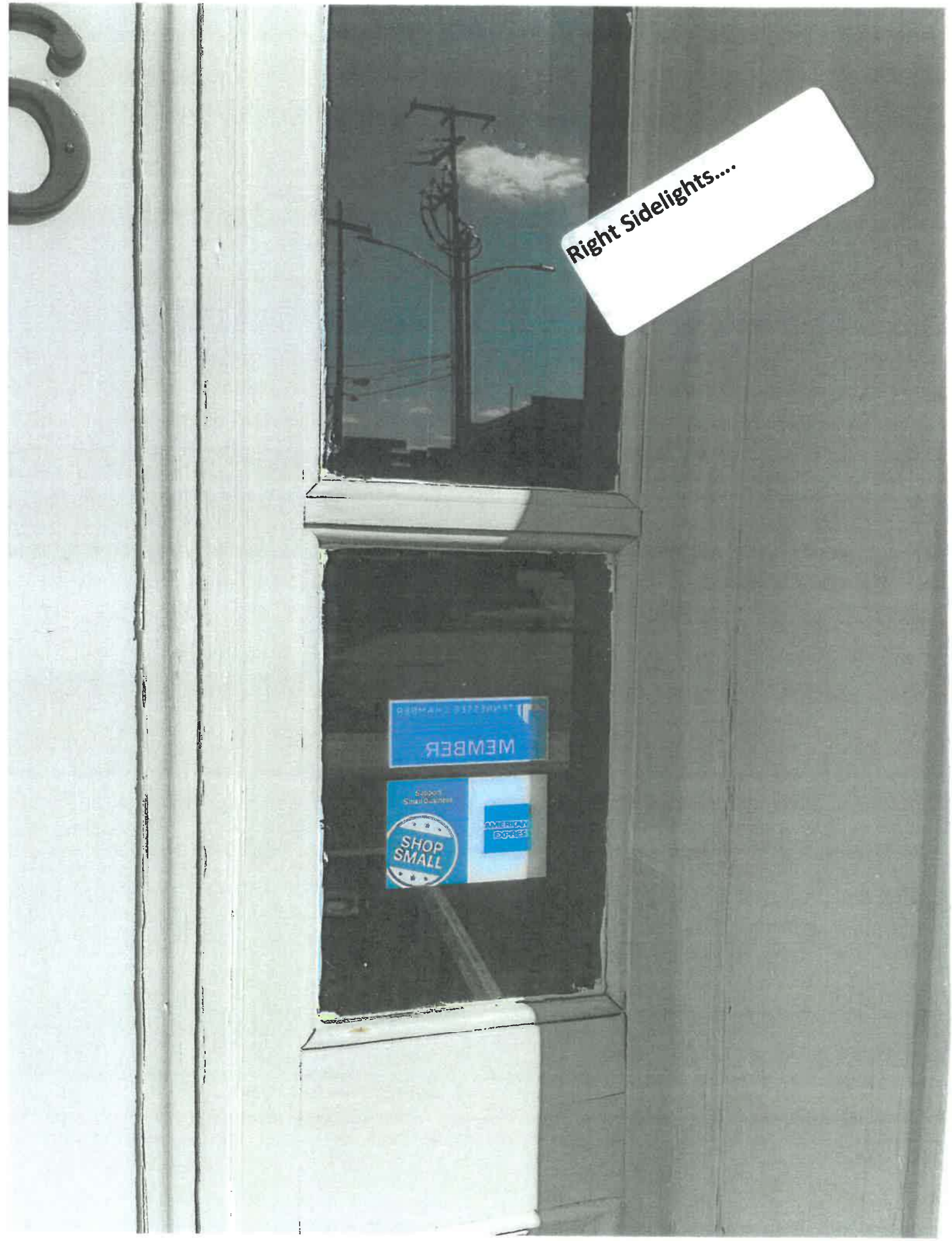
Light coming through gap
in sidelights...

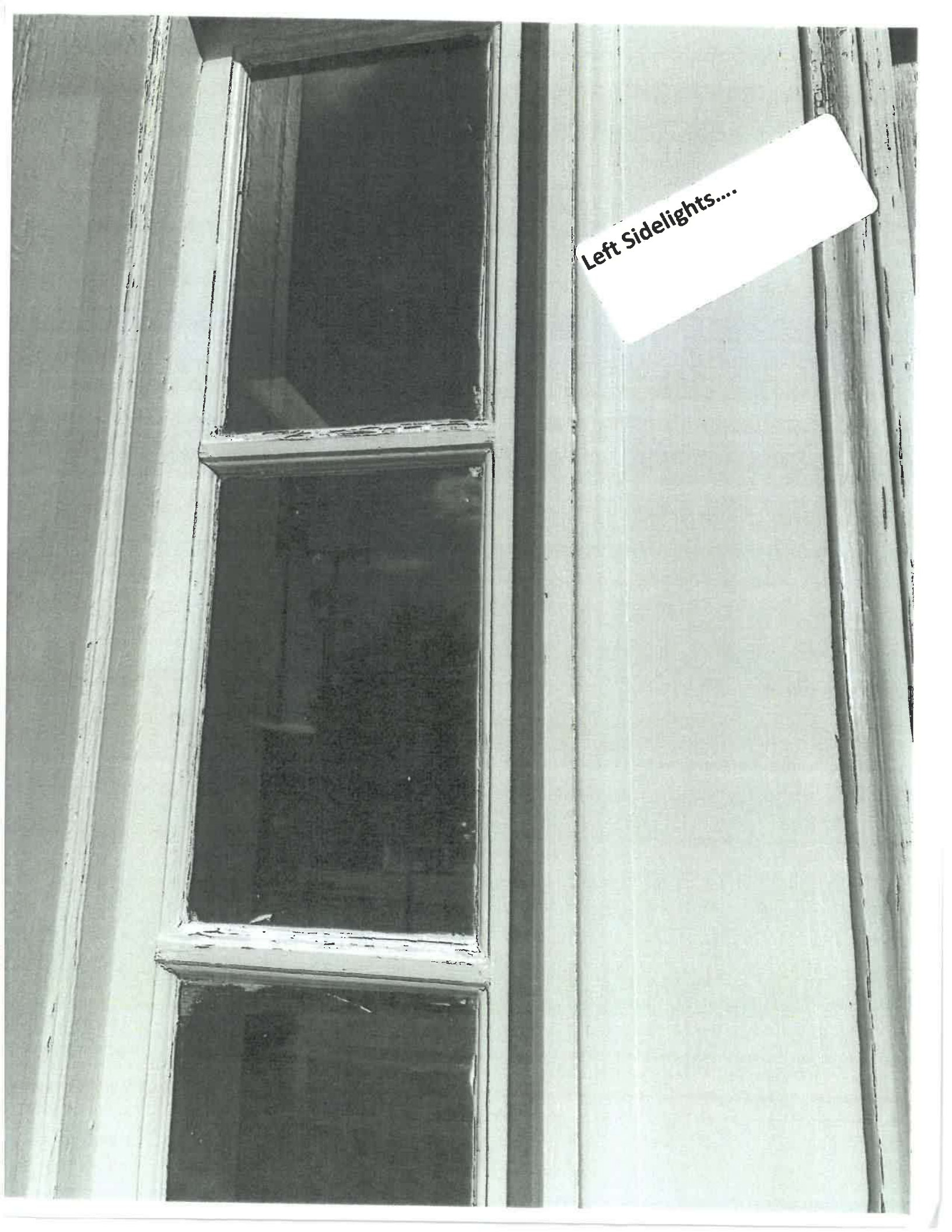
Light coming through gap
in sidelights...

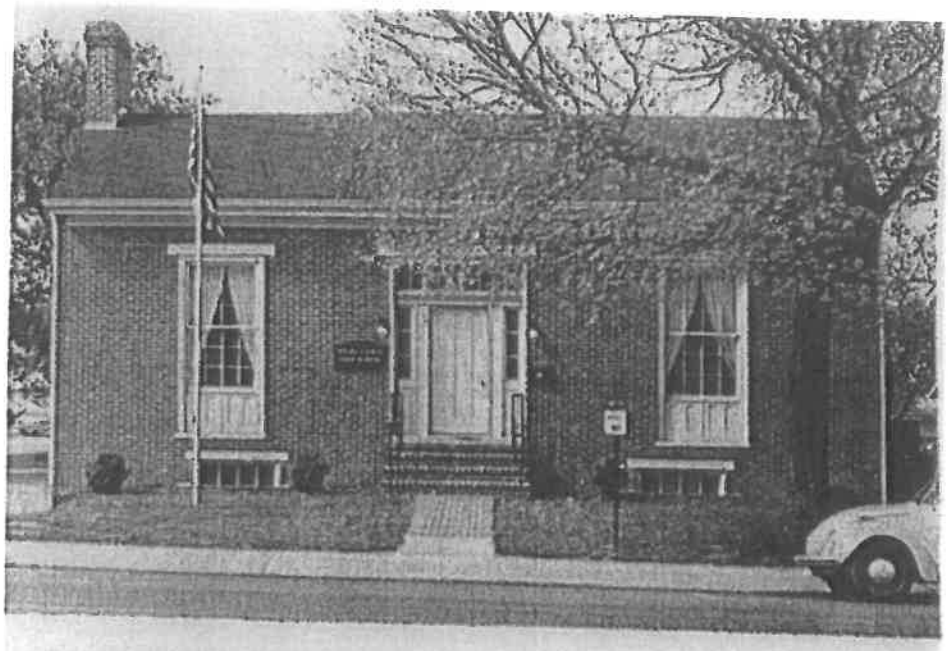
Gaps in sidelights ...


Left Sidelights....
Keep Maury Beautiful
Trash All Litter
MEMBER 2005

Right Sidelights....
106
TENNESSEE CHAMBER


Right Sidelights....
MEMBER
Support Small Business
SHOP SMALL
AMERICAN EXPRESS


Left Sidelights....



The Maury County Farm Bureau building on Sixth St. is another good example of preservation of an office building in downtown Columbia.

ne As Office

used in many present day building styles, but theirs was the real thing.

He explained the history of the building. In 1947, the Maury County Farm Bureau bought the building which they restored. Mr. Hunter pointed out that the house was built in pre-Civil War times but was modernized in 1920.

"In renovating the building, our main obstacle was that of conducting business during the reconstruction period, but we made it fine," Hunter said.

The complete facade of the building was changed. The bricks were sandblasted and pointed. Sashes were replaced, a new door was installed, and the porch was removed. Many walls were relocated to create smaller offices, and the building was carpeted throughout. In addition to a new and more efficient filing area, a new back stairway to the building was built. A new central heating and cooling system was also installed.