

# CERTIFICATE OF APPROPRIATENESS APPLICATION FORM



**PLANNING &  
DEVELOPMENT  
DEPARTMENT**

**PROPERTY**

Address 1418 ASHLAND ST. HOUSTON 77008  
 (Historic District) / Landmark \_\_\_\_\_ HCAD # \_\_\_\_\_  
 Subdivision HOUSTON HEIGHTS Lot SEE PAR 11 Block 152

**DESIGNATION TYPE**

- Landmark
- Protected Landmark
- Archaeological Site
- Contributing
- Noncontributing
- Vacant

**PROPOSED ACTION**

- Alteration or Addition
- Restoration
- New Construction
- Relocation
- Demolition
- Excavation

**DOCUMENTS**

Application checklist for each proposed action and all applicable documentation listed within are attached

**OWNER**

Name JERRY & MARY NELLE SINITIERS  
 Company \_\_\_\_\_  
 Mailing Address 27207 W. BALSAM FIR  
CIRCLE SPRING, TX 77306  
 Phone 281-682-3774  
 Email \_\_\_\_\_  
 Signature [Signature]  
 Date 9/24/15

**APPLICANT (if other than owner)**

Name ALEXANDRE RIOGNAY  
 Company Brickman Design  
 Mailing Address 1438 Campbell Rd.  
Suite 202 77055  
 Phone 713.805.3367  
 Email \_\_\_\_\_  
 Signature [Signature]  
 Date 7.29.15

**ACKNOWLEDGEMENT OF RESPONSIBILITY**

**Requirements:** A complete application includes all applicable information requested on checklists to provide a complete and accurate description of existing and proposed conditions. Preliminary review meeting or site visit with staff may be necessary to process the application. Owner contact information and signature is required. Late or incomplete applications will not be considered.

**Deed Restrictions:** You have verified that the work does not violate applicable deed restrictions.

**Public Records:** If attached materials are protected by copyright law, you grant the City of Houston, its officers, agencies, departments, and employees, non-exclusive rights to reproduce, distribute and publish copyrighted materials before the Houston Archaeological and Historical Commission, the Planning Commission, City Council, and other City of Houston commissions, agencies, and departments, on a City of Houston website, or other public forum for the purposes of application for a Certificate of Appropriateness or building permit, and other educational and not for profit purposes. You hereby represent that you possess the requisite permission or rights being conveyed here to the City.

**Compliance:** If granted, you agree to comply with all conditions of the COA. Revisions to approved work require staff review and may require a new application and HAHC approval. Failure to comply with the COA may result in project delays, fines or other penalties.

Planner: \_\_\_\_\_ Application received: \_\_\_/\_\_\_/\_\_\_ Application complete: \_\_\_/\_\_\_/\_\_\_  
 Rev. 10.2014

1418 Ashland 3-D Renderings





# CERTIFICATE OF APPROPRIATENESS ALTERATION & ADDITON CHECKLIST



PLANNING &  
DEVELOPMENT  
DEPARTMENT

**Well in advance** of the COA application deadline contact staff to discuss your project and, if necessary, to make an appointment to meet with staff for a project consultation.

Complete all applicable items and submit with the COA application form. Staff can assist you in determining what items are required for your scope of work. An incomplete application may cause delays in processing or may be deferred to the next agenda. Application materials must clearly represent current and proposed conditions. Refer to Houston Code of Ordinances, Ch. 33 VII, Sec. 33-241 for approval criteria for alteration, rehabilitation, restoration and additions.

**PROPERTY ADDRESS:** \_\_\_\_\_

## BUILDING TYPE

- |   |  |
|---|--|
| <input checked="" type="checkbox"/> single-family residence | <input type="checkbox"/> garage              |
| <input type="checkbox"/> multi-family residence             | <input type="checkbox"/> carport             |
| <input type="checkbox"/> commercial building                | <input type="checkbox"/> accessory structure |
| <input type="checkbox"/> mixed use building                 | <input type="checkbox"/> other               |
| <input type="checkbox"/> institutional building             |  |

## ALTERATION TYPE

- |  |   |
|--|---|
| <input checked="" type="checkbox"/> addition         | <input checked="" type="checkbox"/> roof  |
| <input type="checkbox"/> foundation                  | <input type="checkbox"/> awning or canopy |
| <input type="checkbox"/> wall siding or cladding     | <input type="checkbox"/> commercial sign  |
| <input checked="" type="checkbox"/> windows or doors | <input type="checkbox"/> ramp or lift     |
| <input checked="" type="checkbox"/> porch or balcony | <input type="checkbox"/> other            |

## WRITTEN DESCRIPTION

- property description, current conditions and any prior alterations or additions
- proposed work; plans to change any exterior features, and/or addition description
- current building material conditions and originality of any materials proposed to be repaired or replaced
- proposed new materials description; attach specification sheets if necessary

## PHOTOGRAPHS label photos with description and location

- elevations of all sides
- detail photos of exterior elements subject to proposed work
- historical photos as evidence for restoration work

## DRAWINGS scale like drawings the same; include all dimensions and drawing scale; label with cardinal directions

- |   |  |
|---|--|
| <input checked="" type="checkbox"/> current site plan                 | <input checked="" type="checkbox"/> demolition plan                  |
| <input checked="" type="checkbox"/> proposed site plan                | <input checked="" type="checkbox"/> current roof plan                |
| <input checked="" type="checkbox"/> current floor plans               | <input checked="" type="checkbox"/> proposed roof plan               |
| <input checked="" type="checkbox"/> proposed floor plans              | <input checked="" type="checkbox"/> current elevations (all sides)   |
| <input checked="" type="checkbox"/> current window and door schedule  | <input checked="" type="checkbox"/> proposed elevations (all sides)  |
| <input checked="" type="checkbox"/> proposed window and door schedule | <input checked="" type="checkbox"/> perspective and/or line of sight |



brickmoon  
DESIGN

To: Houston Archaeological and Historical Commission

From: Brickmoon Design

Date: September 30, 2015

Subject: COA Application – 1418 Ashland Description

This project consists of constructing a 2,514 square foot addition to an existing 1,194 square foot residence. The project is situated on a 9,240 square foot lot, with an existing 15' alley way. The existing residence is a one story frame structure on a pier and beam foundation with no garage. There is an existing wood shed storage that will be removed. Based on the Sanborn map the staff provided, there was an existing front porch that is now covered

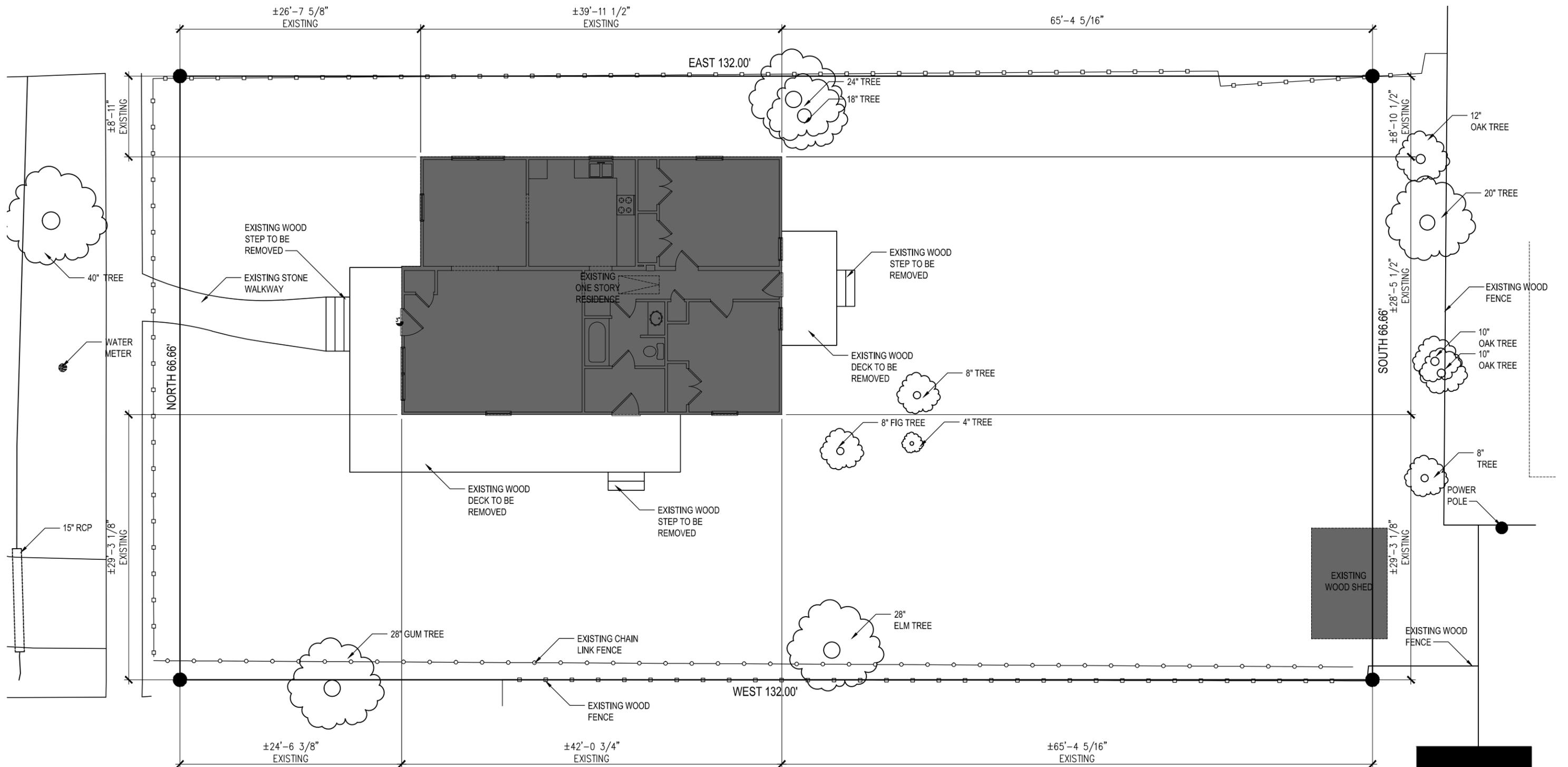
The cementitious siding on the existing house is not original and will remain. All the windows on the house are aluminum windows which are not original. The door and windows will be removed from the rear of the house to connect the new addition. The addition is being added to the East side of the existing home and one part of the addition will sit on a new pier and beam foundation with a floor height to match the existing residence. The other part of the addition will be slab on grade foundation at 12 inches below the existing floor height.

The addition will be clad in cementitious siding with the same reveal as existing residence and painted. The addition will also have new wood windows. All of the windows on the existing house are proposed to be replaced with new wood windows. The front porch will be restored based upon the Sanborn map.

The addition is recessed back to the North of the existing home to help delineate between the existing and new portions of the residence. The new addition is a two story structure with a hipped roof and a small gable roof facing the front of the existing residence. The new small gable roof has the detail and character to match the new porch gable architecture. The new garage is a one story gable roof structure located at

the rear of the property and opens to the alley way. This helps to reduce the scale of the addition and balance with the main house. A small porch at the new proposed master bedroom is added with a gable roof that ties with the one story gable roof. The new side entry is an existing opening, which the door and transom are replaced with new wood transom and door. The rear screened porch will be constructed with wood with wood steps.

All new roof areas are to be clad with composition shingle roofing to match the existing residence. The crawlspace created by the new addition will be open ventilated with lattice panels. New lattice panel will be reconstructed for the existing crawlspace.



# CURRENT SITE PLAN

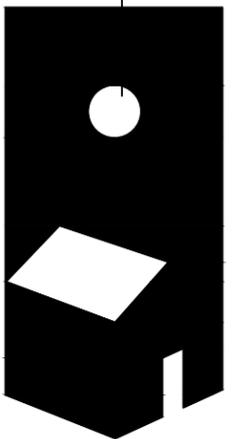
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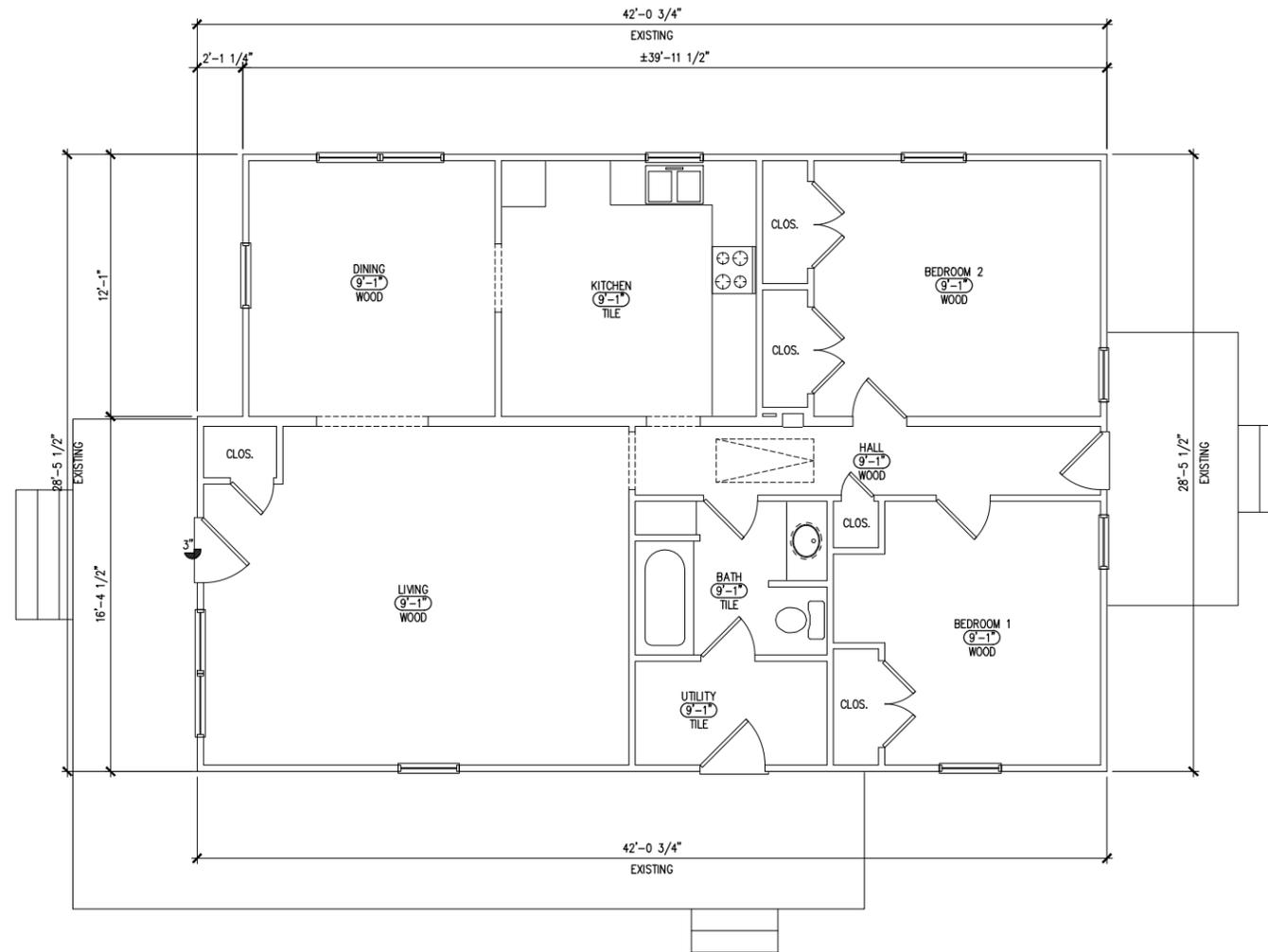


09.30.15

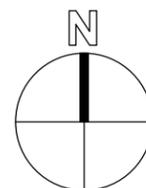
1418 ASHLAND ST.

SINITIERE RESIDENCE

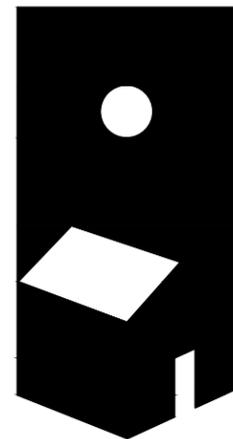


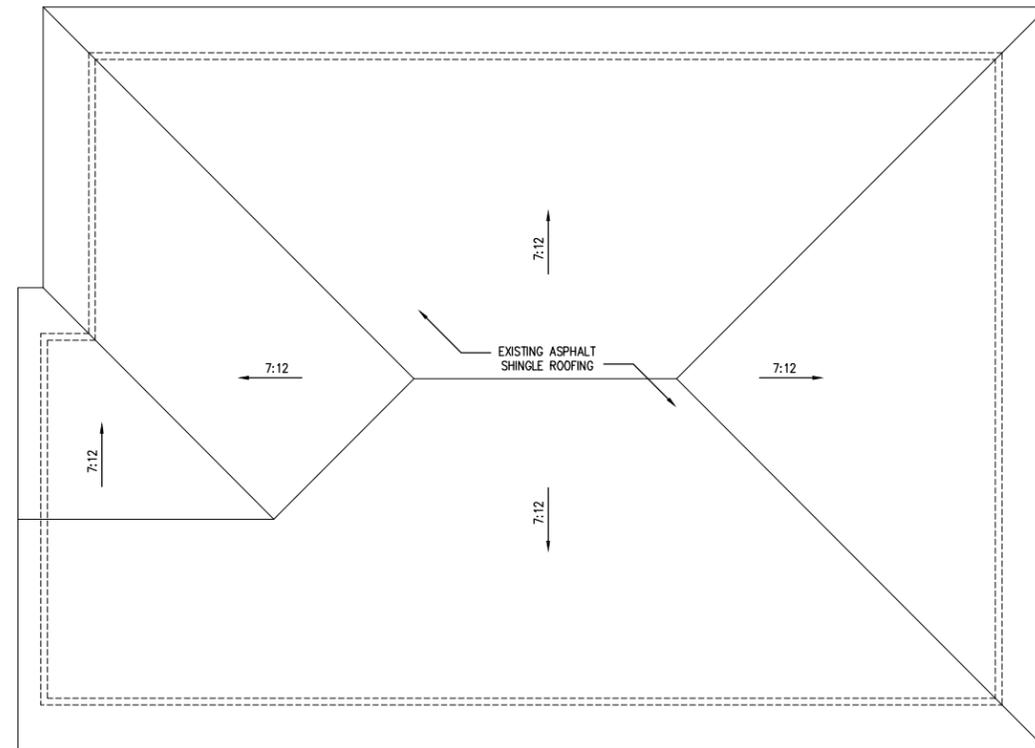


**CURRENT FLOOR PLAN**  
 SCALE: 1/8" = 1'-0"

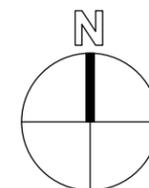


09.30.15  
**1418 ASHLAND ST.**  
 SINITIERE RESIDENCE

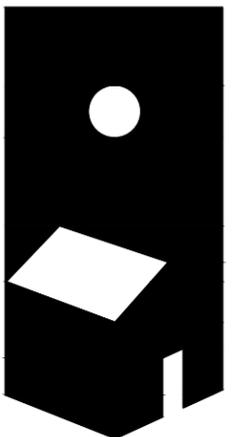


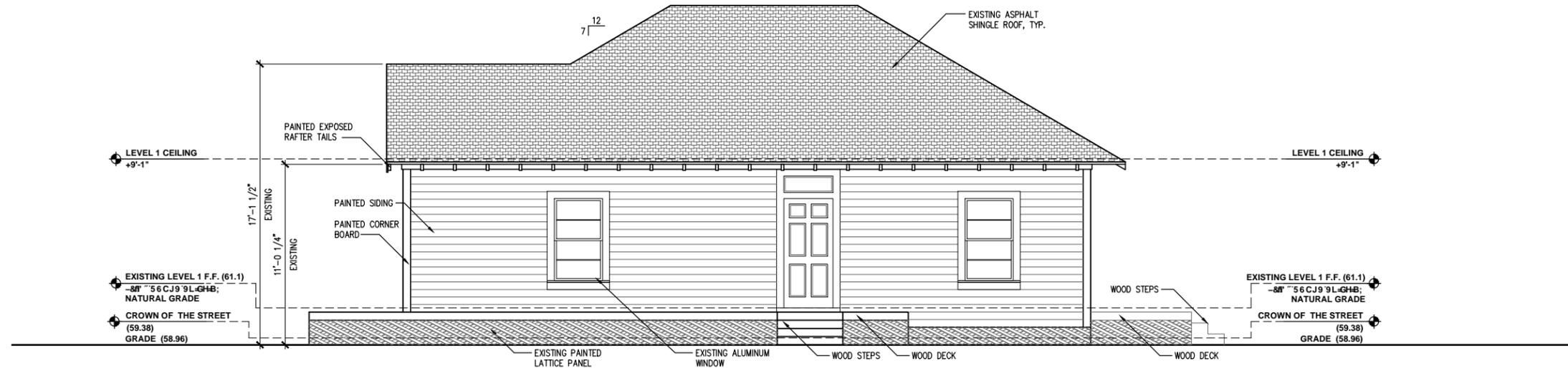


**CURRENT ROOF PLAN**  
SCALE: 1/8" - 1'-0"

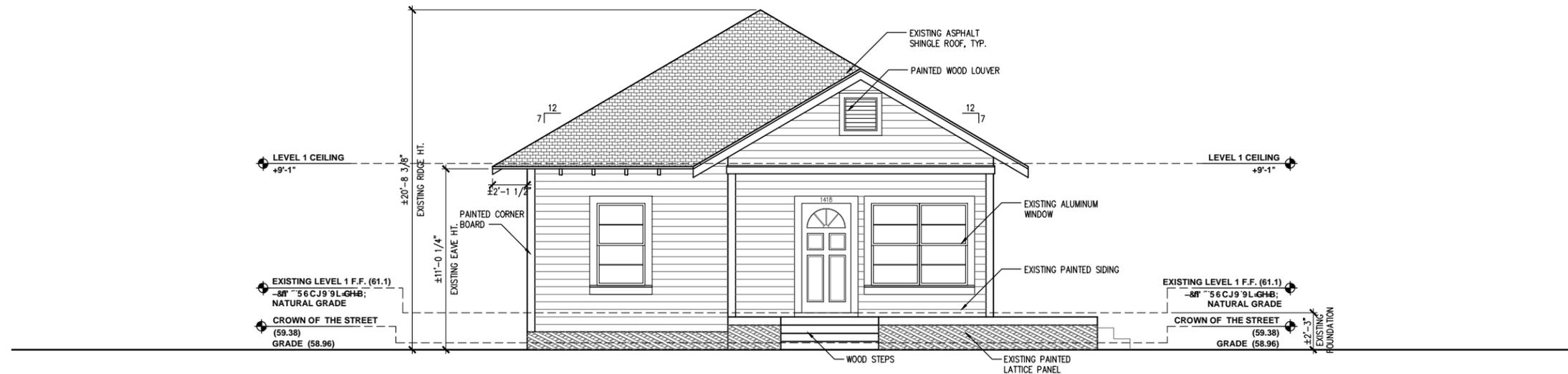


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**1418 ASHLAND ST.**  
SINITIERE RESIDENCE



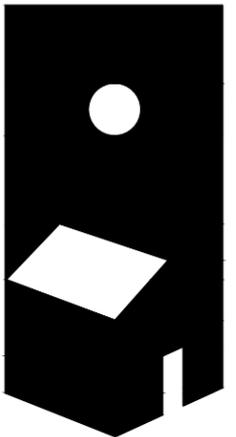


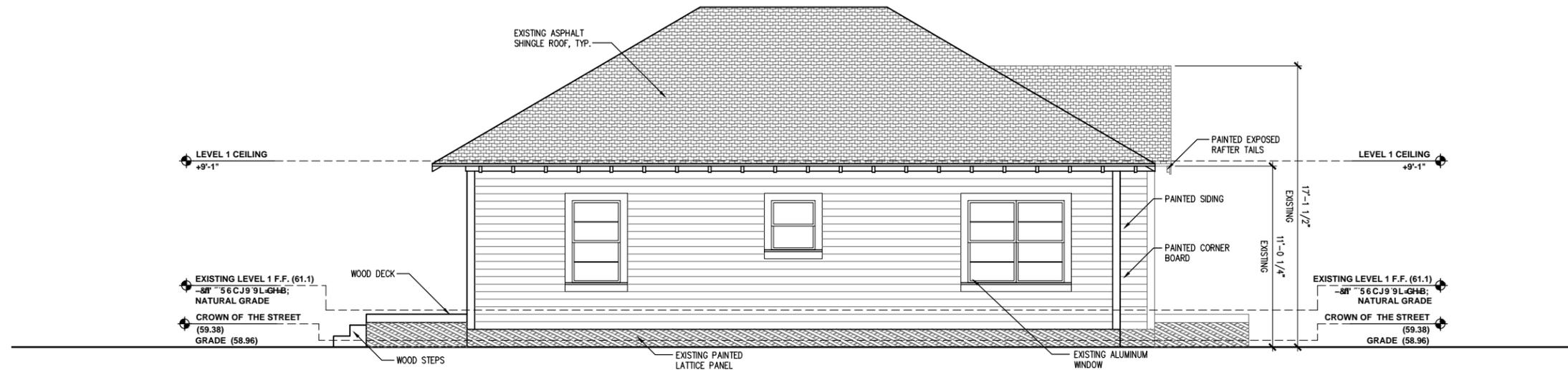
**CURRENT SOUTH ELEVATION**  
SCALE: 1/8" - 1'-0"



**CURRENT WEST ELEVATION**  
SCALE: 1/8" - 1'-0"

09.30.15  
**1418 ASHLAND ST.**  
SINITIERE RESIDENCE



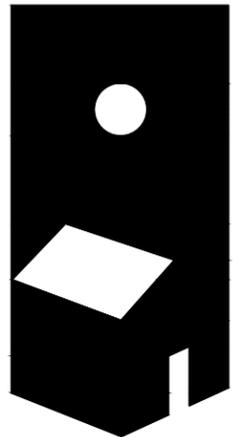


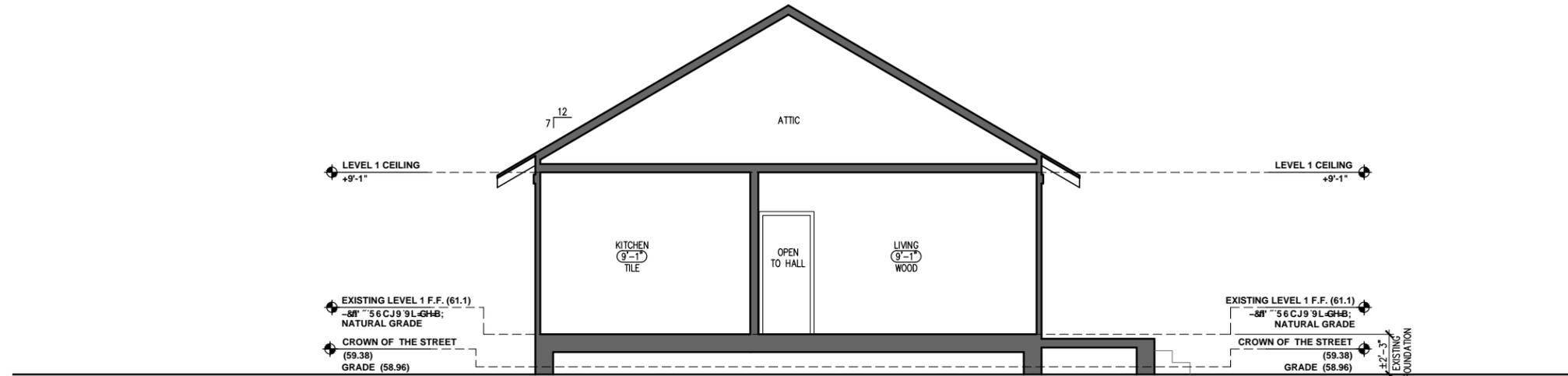
**CURRENT NORTH ELEVATION**  
SCALE: 1/8" - 1'-0"



**CURRENT EAST ELEVATION**  
SCALE: 1/8" - 1'-0"

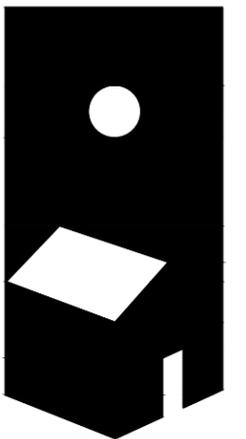
09.30.15  
**1418 ASHLAND ST.**  
SINITIERE RESIDENCE

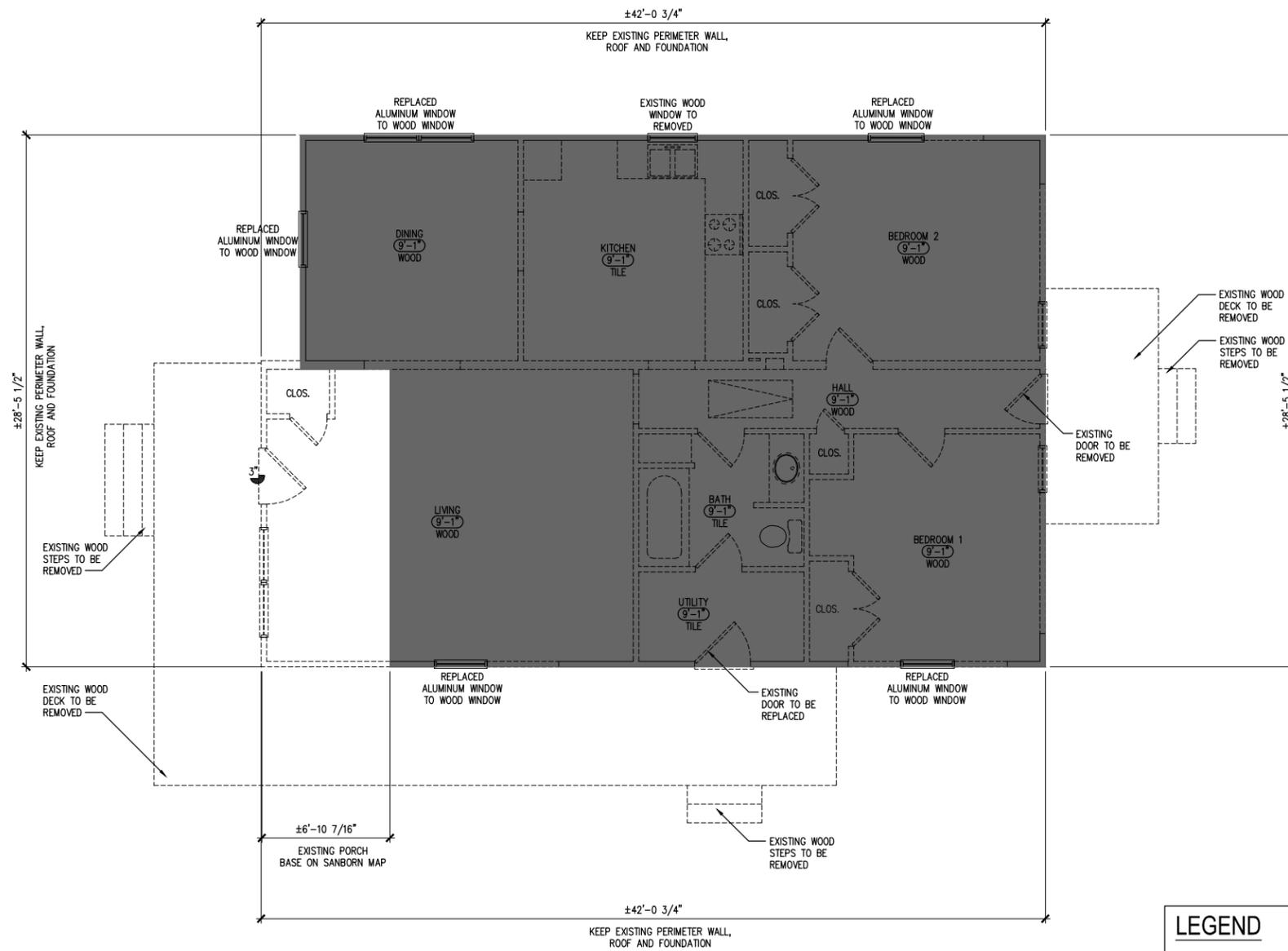




**CURRENT SECTION**  
SCALE: 1/8" = 1'-0"

09.30.15  
**1418 ASHLAND ST.**  
SINITIERE RESIDENCE





**LEGEND**

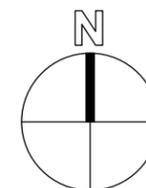
————— EXISTING TO REMAIN

----- DEMO

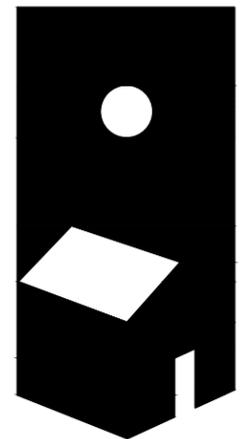
■ EXISTING FOUNDATION, EXTERIOR WALLS AND ROOF TO REMAIN.

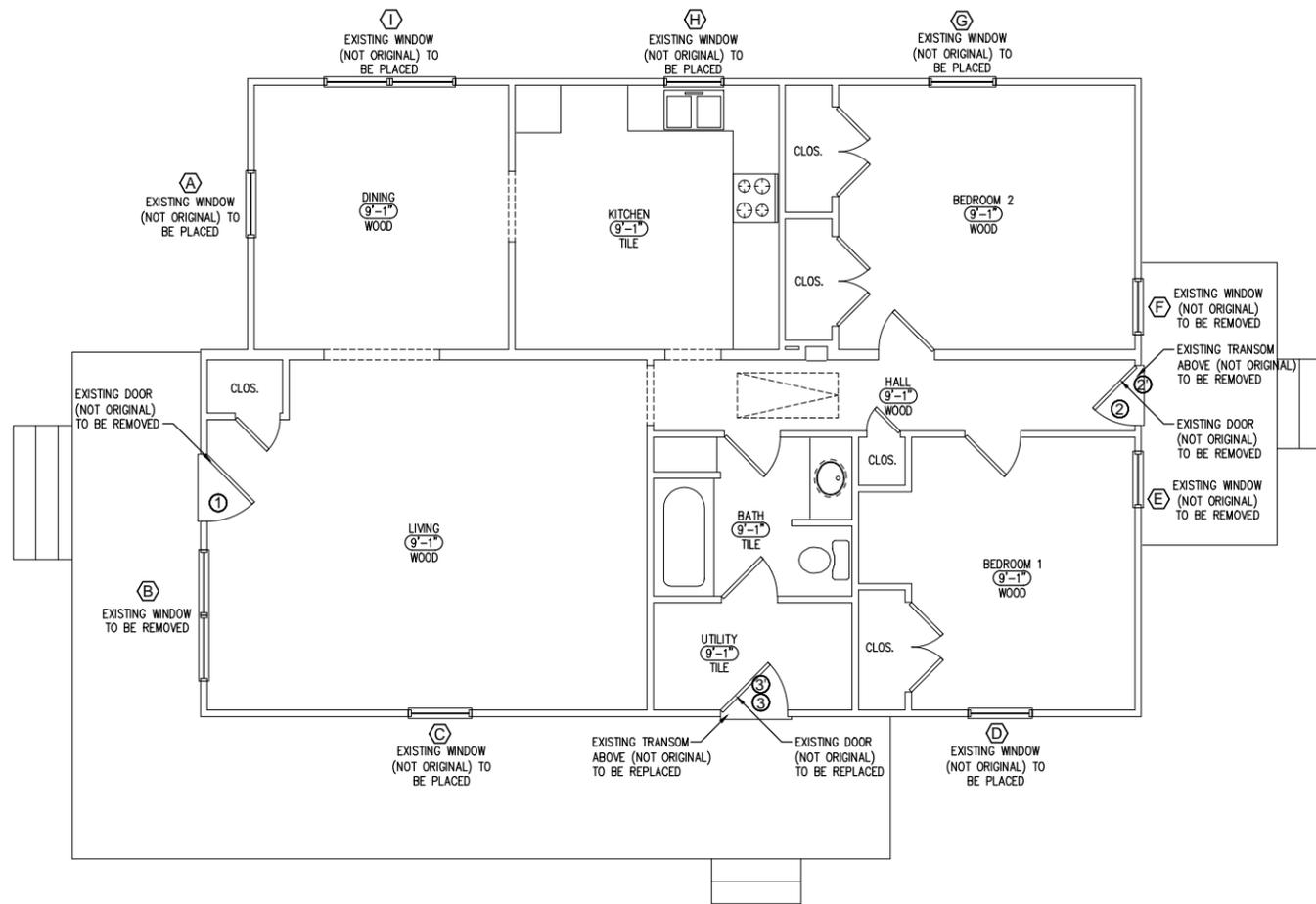
NOTE:  
CONTRACTOR TO FIELD VERIFY THE EXTENT OF DEMOLITION AS IT PERTAINING TO CONSTRUCTABILITY. REPAIR OR REPLACE ALL EXISTING WINDOWS AS NEEDED (FIELD VERIFY)

**DEMOLITION PLAN**  
SCALE: 1/8" = 1'-0"



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**1418 ASHLAND ST.**  
SINITIERE RESIDENCE





FRONT & LEFT



EXISTING WINDOW TO BE REPLACED



RIGHT



EXISTING DOOR AND TRANSOM TO BE REPLACED

EXISTING WINDOW SCHEDULE				
MARK	QTY	WIDTH	HEIGHT	DESCRIPTION
(A)	1	EXISTING SIZE		EXISTING WINDOW (NOT ORIGINAL) TO BE REPLACED
(B)	1			EXISTING WINDOW TO BE REMOVED
(C)	1	EXISTING SIZE		EXISTING WINDOW (NOT ORIGINAL) TO BE REPLACED
(D)	1	EXISTING SIZE		EXISTING WINDOW (NOT ORIGINAL) TO BE REPLACED
(E)	1			EXISTING WINDOW TO BE REMOVED
(F)	1			EXISTING WINDOW TO BE REMOVED
(G)	1	3'-0"	3'-0"	EXISTING WINDOW (NOT ORIGINAL) TO BE REPLACED
(H)	1			EXISTING WINDOW (NOT ORIGINAL) TO BE REPLACED
(I)	1	EXISTING SIZE		EXISTING WINDOW (NOT ORIGINAL) TO BE REPLACED

EXISTING EXTERIOR DOOR SCHEDULE				
MARK	QTY	WIDTH	HEIGHT	DESCRIPTION
(1)	1	3'-0"	6'-8"	ENTRY DOOR TO BE REMOVED (NOT ORIGINAL)
(2)	1	2'-8"	6'-8"	REAR DOOR TO BE REMOVED (NOT ORIGINAL)
(2)	1	2'-8"	1'-0"	TRANSOM ABOVE REAR DOOR TO BE REMOVED (NOT ORIGINAL)
(3)	1	3'-0"	6'-8"	SIDE DOOR TO BE REPLACED (NOT ORIGINAL)
(3)	1	3'-0"	1'-0"	TRANSOM ABOVE SIDE DOOR TO BE REPLACED (NOT ORIGINAL)

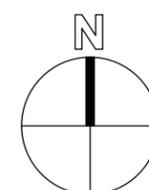


REAR

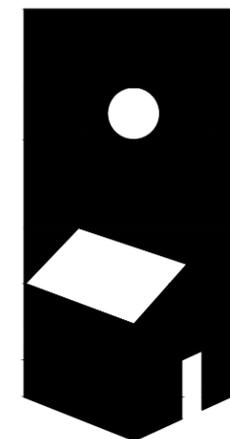
EXISTING DOOR, TRANSOM, AND WINDOWS TO BE REMOVED

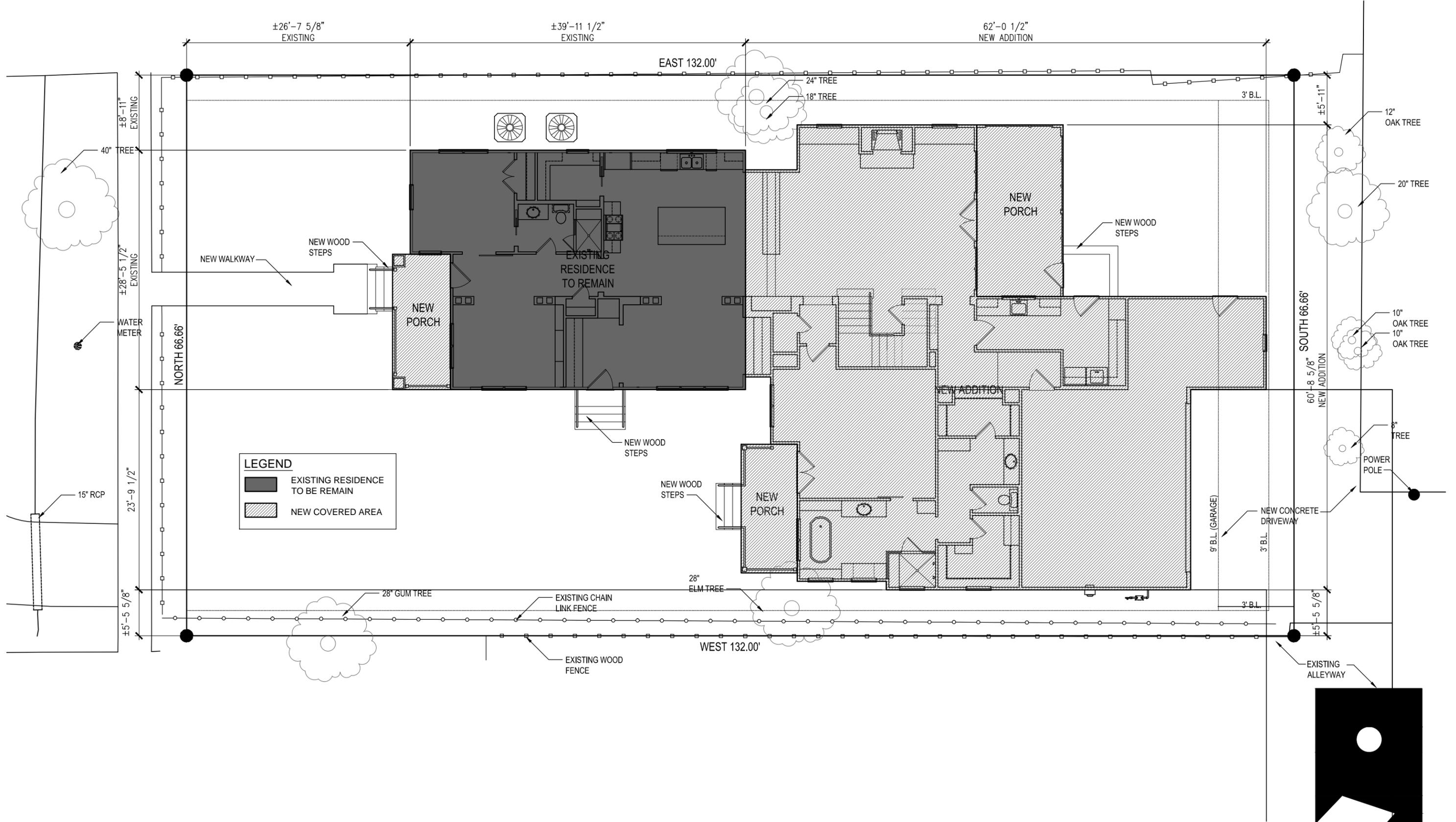
CURRENT WINDOW & DOOR SCHEDULE

SCALE: 1/8" = 1'-0"



09.30.15  
1418 ASHLAND ST.  
SINITIERE RESIDENCE





# PROPOSED SITE PLAN

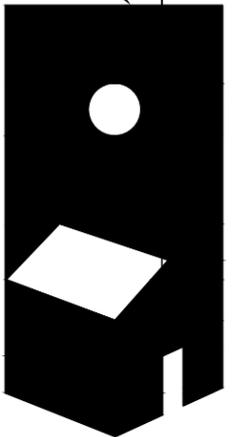
SCALE: 3/32" = 1'-0"

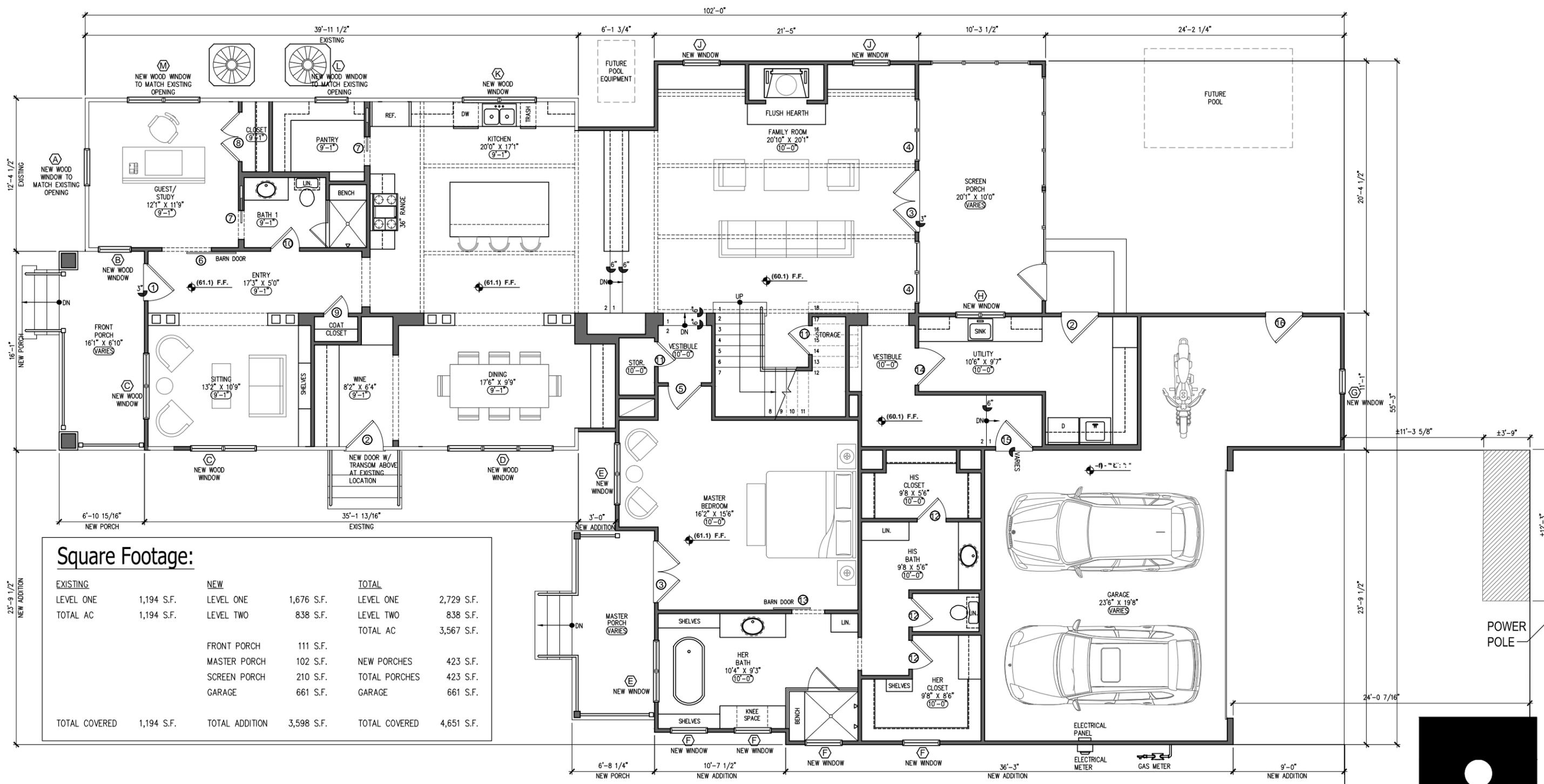


09.30.15

1418 ASHLAND ST.

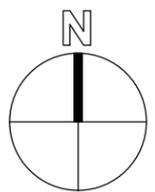
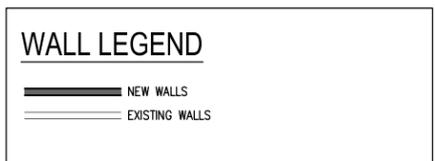
SINITIERE RESIDENCE





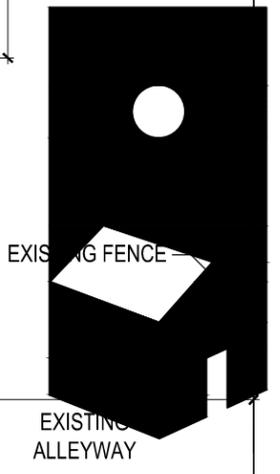
**Square Footage:**

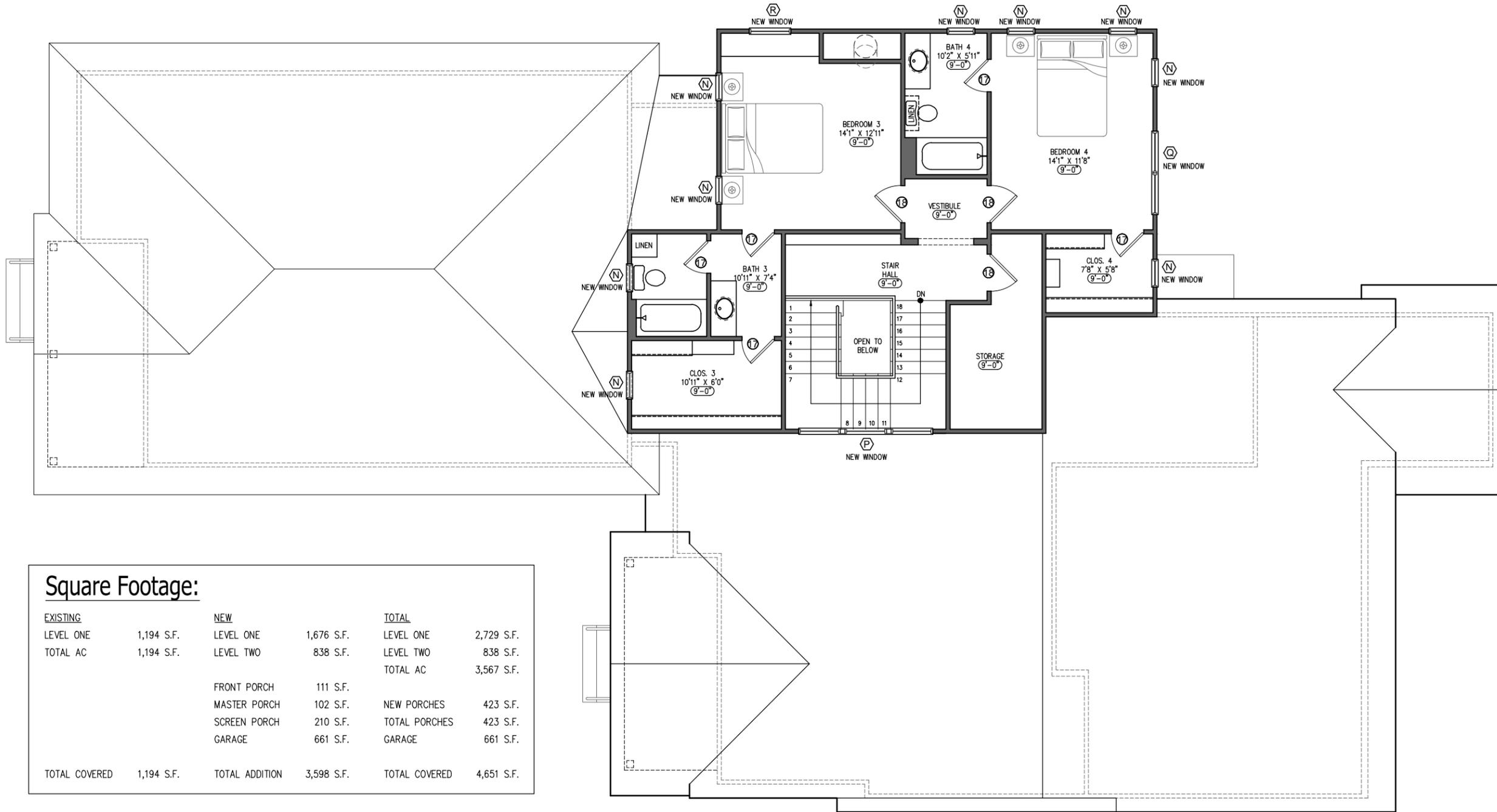
EXISTING	NEW	TOTAL
LEVEL ONE	LEVEL ONE	LEVEL ONE
1,194 S.F.	1,676 S.F.	2,729 S.F.
TOTAL AC	LEVEL TWO	LEVEL TWO
1,194 S.F.	838 S.F.	838 S.F.
	TOTAL AC	3,567 S.F.
	FRONT PORCH	111 S.F.
	MASTER PORCH	102 S.F.
	SCREEN PORCH	210 S.F.
	GARAGE	661 S.F.
	NEW PORCHES	423 S.F.
	TOTAL PORCHES	423 S.F.
	GARAGE	661 S.F.
TOTAL COVERED	TOTAL ADDITION	TOTAL COVERED
1,194 S.F.	3,598 S.F.	4,651 S.F.



09.30.15  
**1418 ASHLAND ST.**  
 SINITIERE RESIDENCE

**PROPOSED FIRST FLOOR PLAN**  
 SCALE: 1/8" = 1'-0"



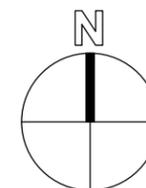


**Square Footage:**

EXISTING		NEW		TOTAL	
LEVEL ONE	1,194 S.F.	LEVEL ONE	1,676 S.F.	LEVEL ONE	2,729 S.F.
TOTAL AC	1,194 S.F.	LEVEL TWO	838 S.F.	LEVEL TWO	838 S.F.
				TOTAL AC	3,567 S.F.
		FRONT PORCH	111 S.F.		
		MASTER PORCH	102 S.F.	NEW PORCHES	423 S.F.
		SCREEN PORCH	210 S.F.	TOTAL PORCHES	423 S.F.
		GARAGE	661 S.F.	GARAGE	661 S.F.
TOTAL COVERED	1,194 S.F.	TOTAL ADDITION	3,598 S.F.	TOTAL COVERED	4,651 S.F.

**WALL LEGEND**

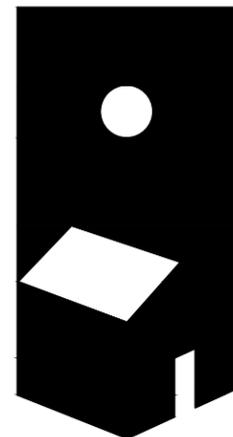
- NEW WALLS
- EXISTING WALLS



09.30.15  
**1418 ASHLAND ST.**  
 SINITIERE RESIDENCE

**PROPOSED SECOND FLOOR PLAN**

SCALE: 1/8" = 1'-0"



WINDOW SCHEDULE				
MARK	QTY	WIDTH	HEIGHT	DESCRIPTION
Ⓐ	1			DOUBLE HUNG MATCH EXISTING OPENING (GUEST/STUDY)
Ⓑ	1	2'-8"	5'-0"	DOUBLE HUNG (GUEST/STUDY)
Ⓒ	2	(2)2'-8"	5'-0"	DOUBLE HUNG (SITTING)
Ⓓ	1	(3)2'-8"	5'-0"	DOUBLE HUNG (DINING)
Ⓔ	2	(2)2'-6"	6'-0"	DOUBLE HUNG (MASTER BEDROOM, MASTER BATH)
Ⓕ	4	3'-0"	1'-6"	FIXED WINDOW (MASTER BATH, HER CLOSET)
Ⓖ	1	2'-0"	3'-0"	FIXED WINDOW (GARAGE)
Ⓗ	1	(2)2'-0"	4'-0"	DOUBLE HUNG (MUD ROOM)
Ⓙ	2	3'-0"	4'-6"	DOUBLE HUNG (MASTER BATH)
Ⓚ	1	(2)3'-0"	3'-6"	DOUBLE HUNG (KITCHEN)
Ⓛ	1			DOUBLE HUNG MATCH EXISTING OPENING (PANTRY)
Ⓜ	1			DOUBLE HUNG MATCH EXISTING OPENING (PANTRY)
Ⓝ	9	2'-0"	3'-0"	FIXED WINDOW (BEDROOM 3, 4, CLOSET 3, 4, BATH 3, 4)
Ⓟ	1	(3)3'-0"	2'-0"	FIXED WINDOW (STAIRS)
Ⓠ	1	(2)3'-0"	5'-0"	DOUBLE HUNG (BEDROOM 4)
Ⓡ	1	3'-0"	5'-0"	DOUBLE HUNG (BEDROOM 3)

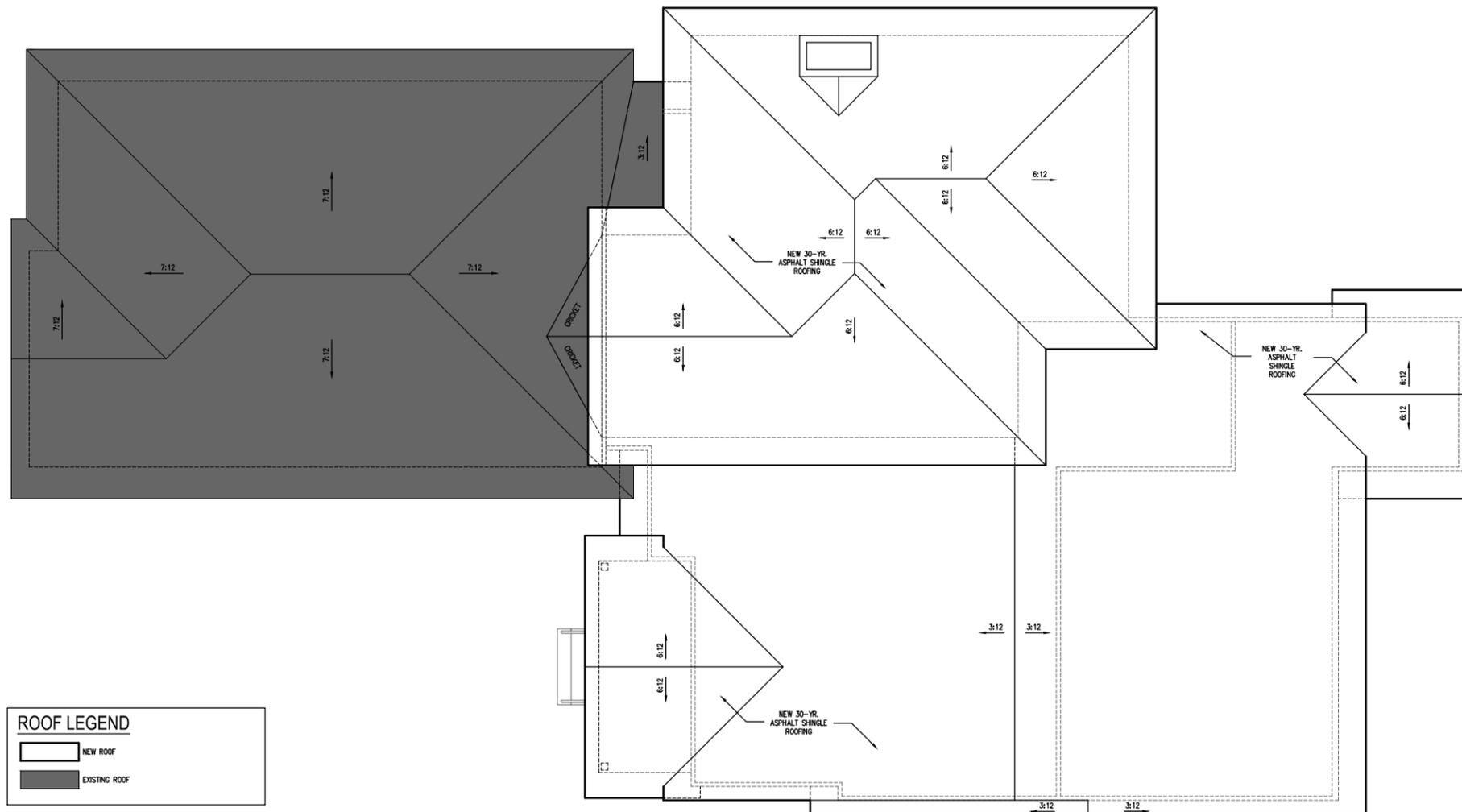
### NOTE:

THE MOUNTING PROFILE OF PROPOSED WINDOWS FOR THE ADDITION WILL BE RECESSED  
THE MATERIAL OF THE PROPOSED NEW WINDOWS ARE WOOD

DOOR SCHEDULE				
MARK	QTY	WIDTH	HEIGHT	DESCRIPTION
①	1	3'-0"	6'-8"	EXTERIOR DOOR (ENTRY)
②	2	3'-0"	6'-8"	EXTERIOR DOOR (WINE ROOM)
	1	3'-0"	1'-0"	TRANSOM
③	2	(2)2'-6"	8'-0"	FRENCH DOOR (FAMILY ROOM, MASTER BEDROOM)
④	2	(2)2'-6"	8'-0"	FIXED FRENCH DOOR (FAMILY ROOM)
⑤	1	2'-8"	8'-0"	INTERIOR PANELED DOOR (MASTER BEDROOM)
⑥	1	4'-0"	7'-0"	BARN DOOR (GUEST/STUDY)
⑦	2	2'-4"	6'-8"	INTERIOR PANELED POCKET DOOR (PANTRY)
⑧	1	(2)2'-0"	6'-8"	INTERIOR PANELED DOOR (GUEST CLOSET)
⑨	1	2'-0"	6'-8"	INTERIOR PANELED DOOR (COAT CLOSET)
⑩	1	2'-4"	6'-8"	INTERIOR PANELED DOOR (BATH 1)
⑪	2	2'-0"	8'-0"	INTERIOR PANELED DOOR (STORAGES)
⑫	3	2'-4"	8'-0"	INTERIOR PANELED DOOR (MASTER BATH, MASTER CLOSETS)
⑬	1	2'-8"	8'-0"	BARN DOOR (MASTER BATH)
⑭	1	3'-0"	8'-0"	INTERIOR PANELED DOOR (UTILITY)
⑮	1	3'-0"	8'-0"	EXTERIOR PANELED DOOR FIRE RATED (GARAGE)
⑯	1	3'-0"	8'-0"	EXTERIOR PANELED DOOR (GARAGE)
⑰	5	2'-4"	7'-0"	INTERIOR PANELED DOOR (BATH 3,,4, CLOSET 3,4)
⑱	3	2'-8"	7'-0"	INTERIOR PANELED DOOR (BEDROOM 3, 4, STORAGE)

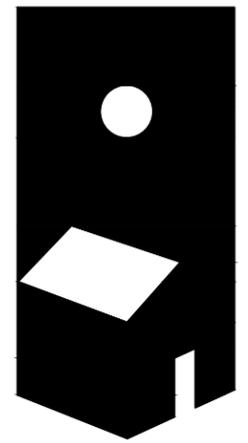
## PROPOSED WINDOW AND DOOR SCHEDULE

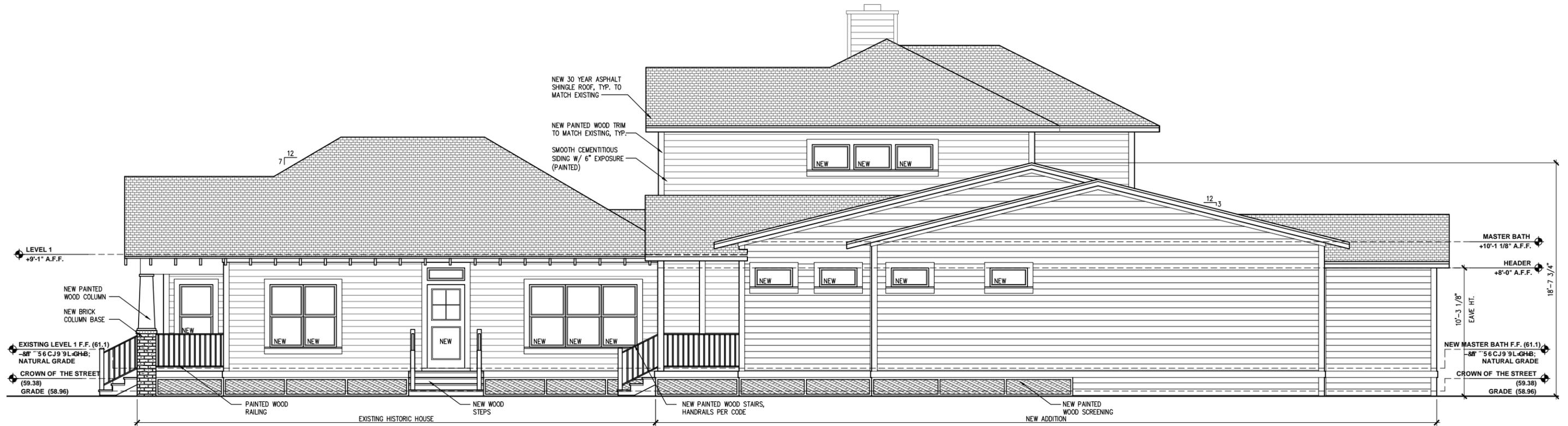
SCALE: N.T.S.



**PROPOSED ROOF PLAN**  
 SCALE: 3/32" - 1'-0"

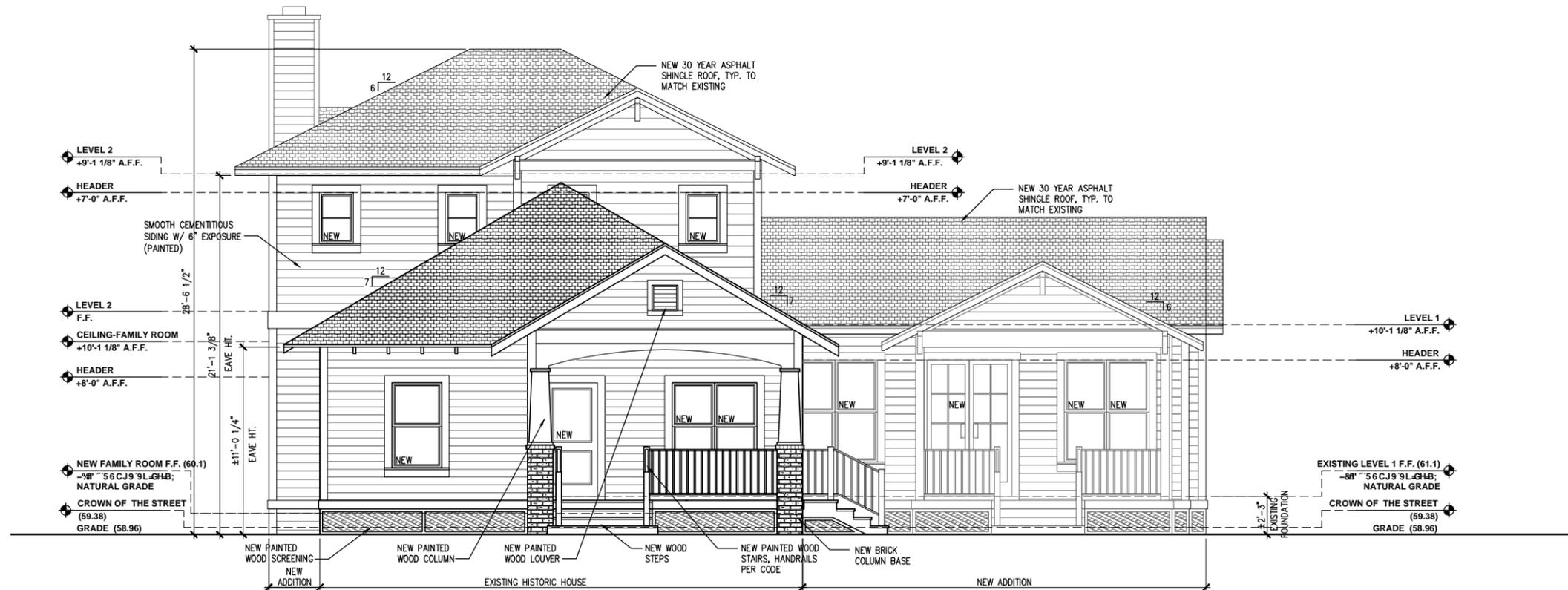
09.30.15  
**1418 ASHLAND ST.**  
 SINITIERE RESIDENCE





# PROPOSED SOUTH ELEVATION

SCALE: 1/8" - 1'-0"



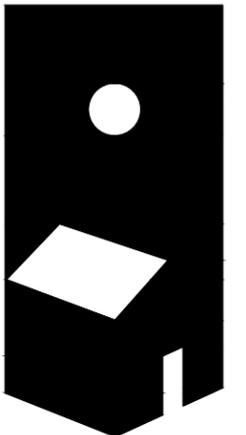
# PROPOSED WEST ELEVATION

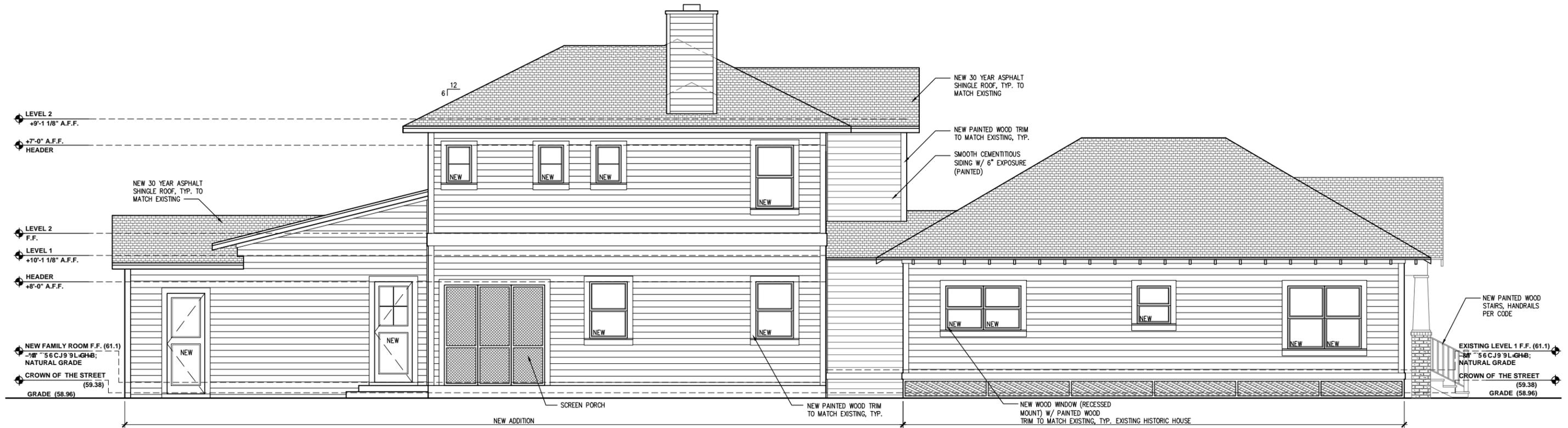
SCALE: 1/8" - 1'-0"

09.30.15

1418 ASHLAND ST.

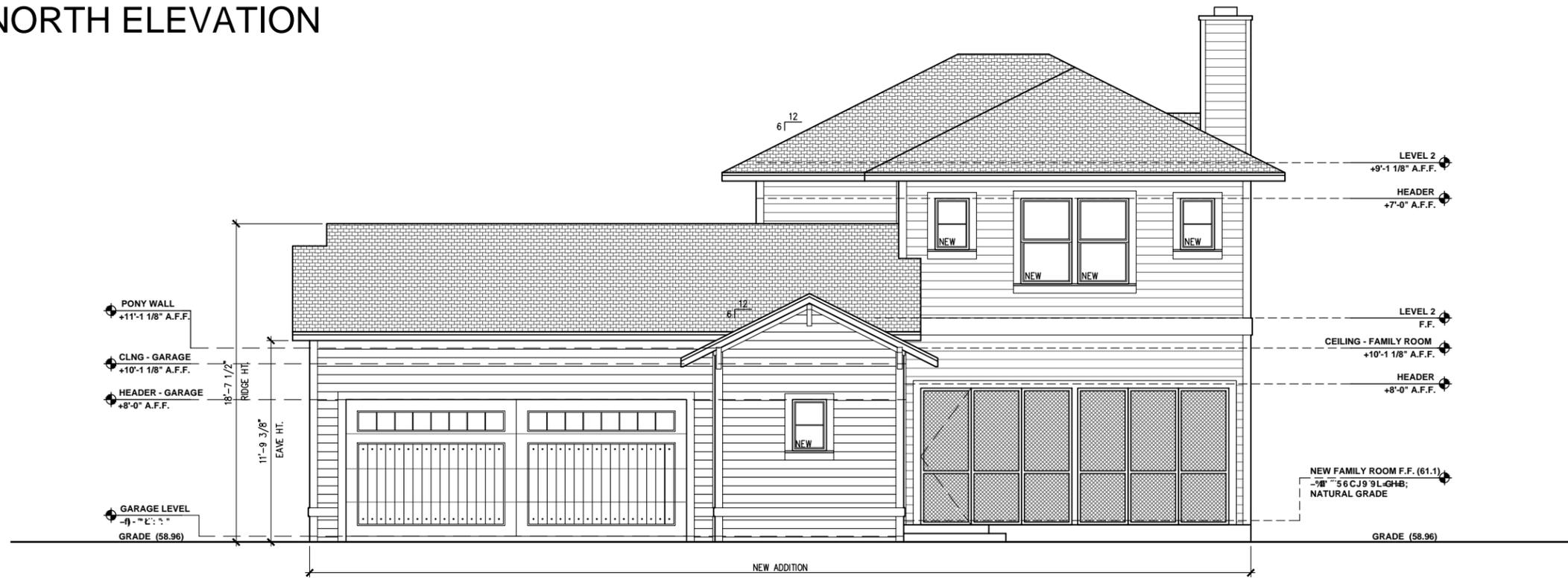
SINITIERE RESIDENCE





# PROPOSED NORTH ELEVATION

SCALE: 1/8" - 1'-0"



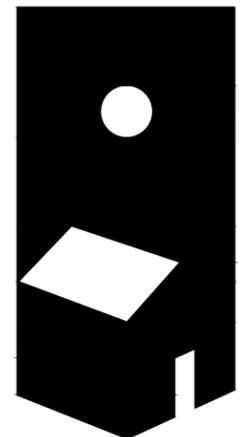
# PROPOSED EAST ELEVATION

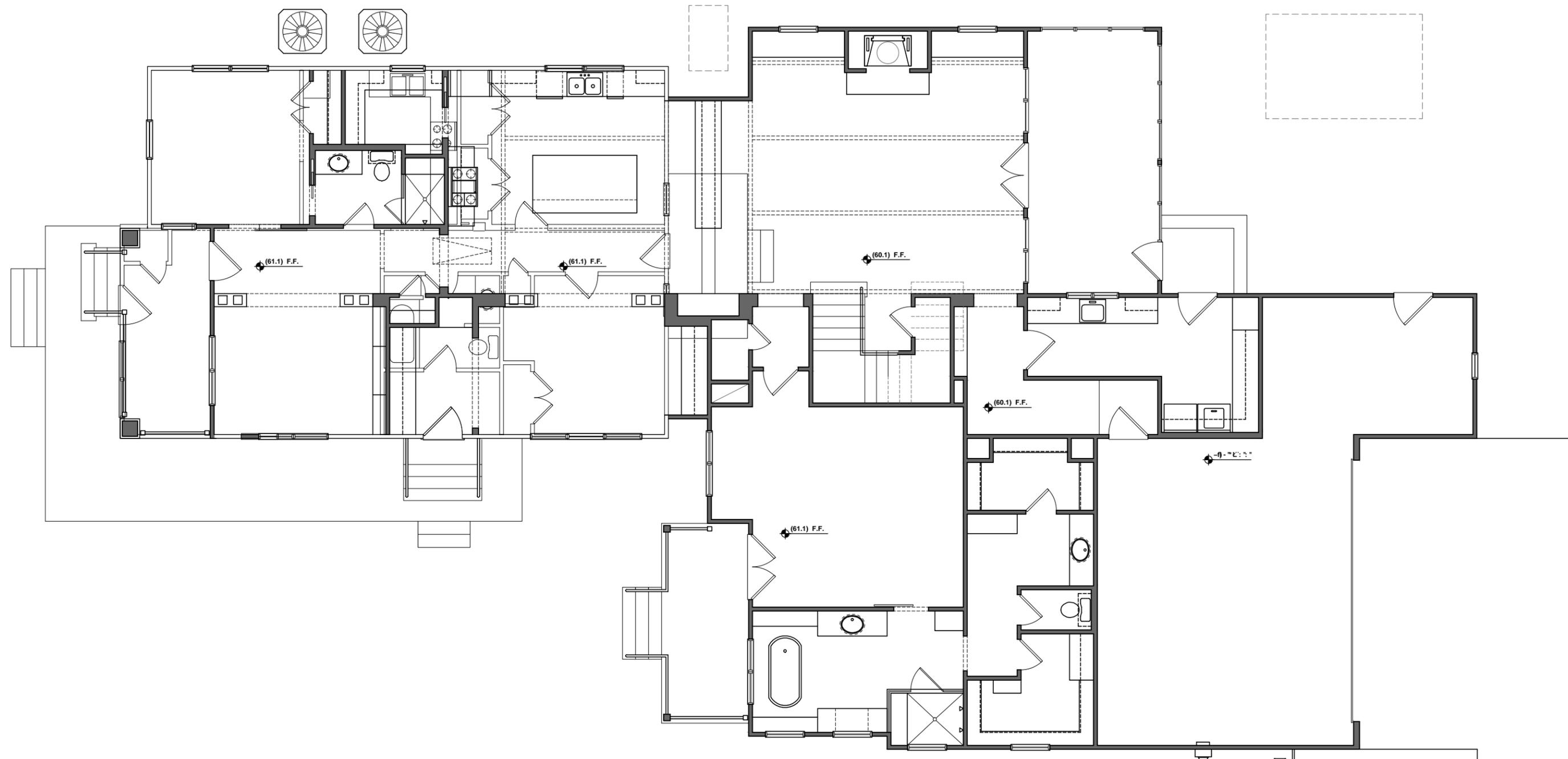
SCALE: 1/8" - 1'-0"

09.30.15

1418 ASHLAND ST.

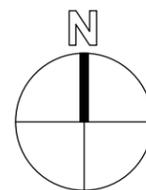
SINITIERE RESIDENCE





FIRST FLOOR PLAN OVERLAY THE EXISTING PLAN

SCALE: 1/8" = 1'-0"



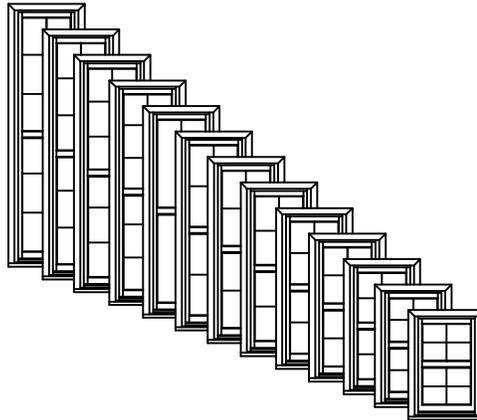
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GENERAL INFORMATION



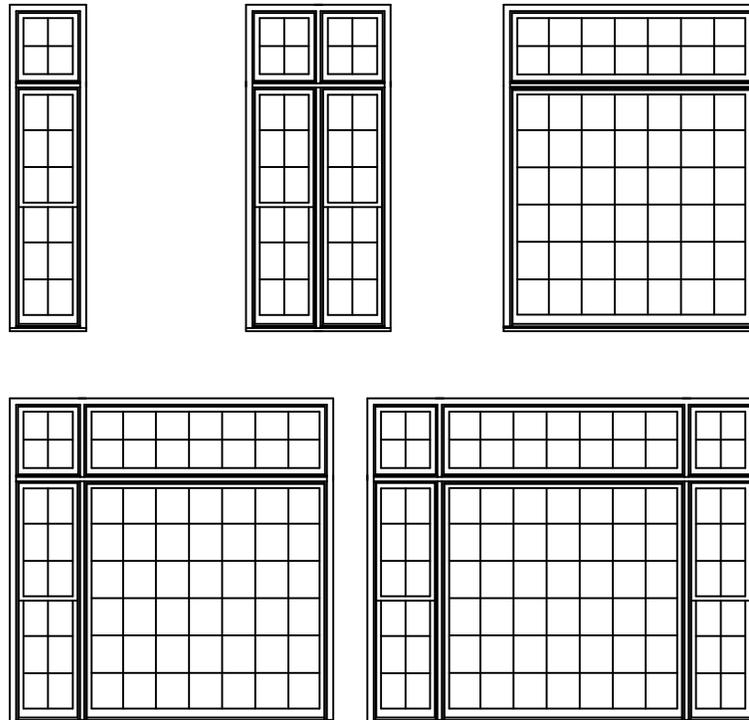
**DIMENSIONAL WINDOWS**

Wood double hung windows may be specified as "dimensional", by adjusting the desired rough opening width or height.

Wood double hung windows feature fully operating upper and lower sash. Counterbalancing is achieved with block and tackle spring extension systems hidden in weatherable PVC jamb liners. Operating units are supplied with cam-type sash locks installed. Die-cast lower sash lifts supplied for field installation are an option. Recessed sash retainers provide simple sash installation and removal. There are several hardware finish options. Refer to the Specifications for available finish options.

**MULTIPLE ASSEMBLIES**

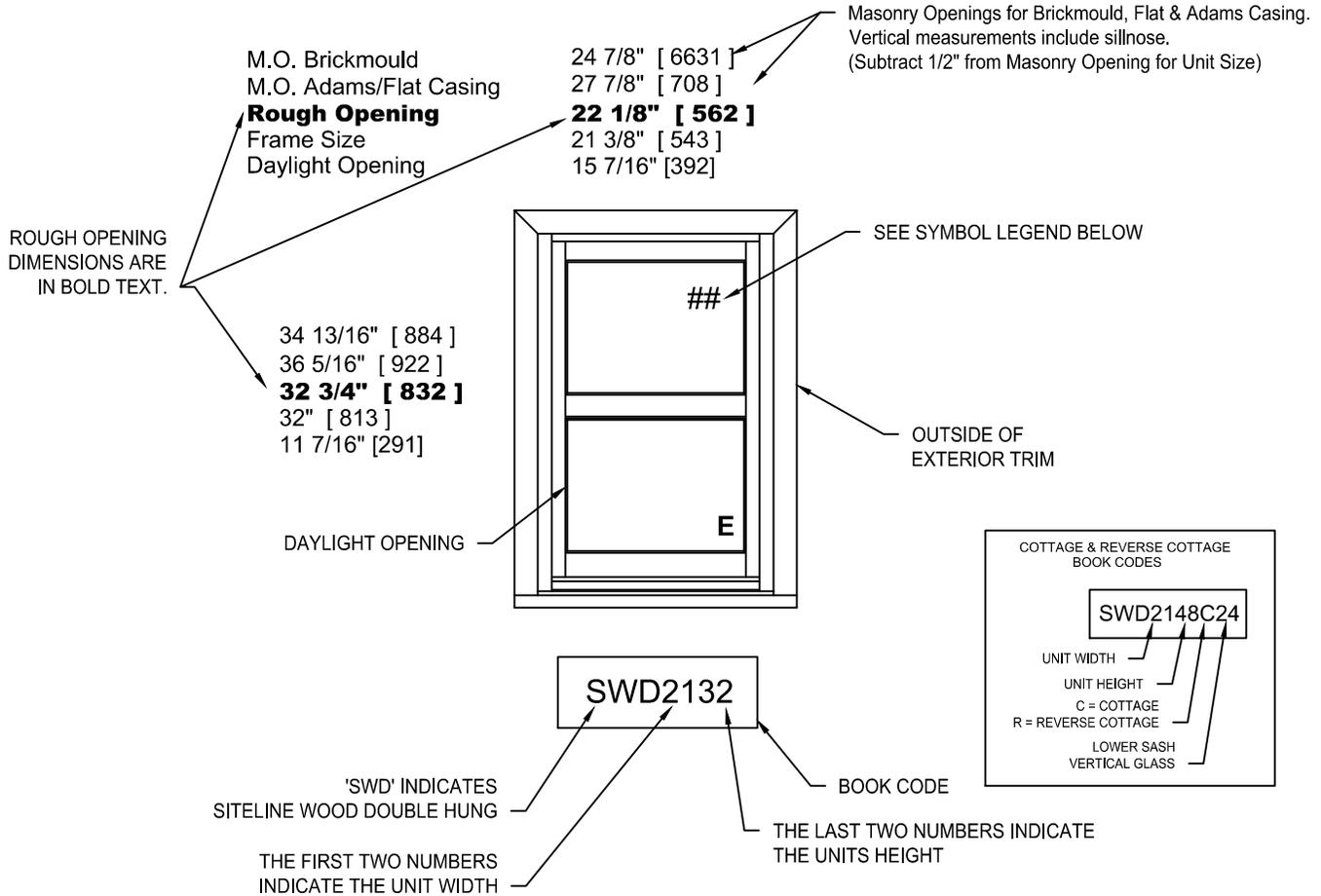
Wood double hung windows may be mulled beside other wood double hungs or wood picture windows, or below wood transom windows, to fulfill a wide variety of needs.



**DOUBLE HUNG**  
**ELEVATION NOTES**

ELEVATION DRAWINGS UTILIZE A LIMITED NUMBER OF PROJECTED LINES TO PRODUCE A RUDIMENTARY DRAWING INTENDED TO BE USED IN A SMALL GRAPHICAL SCALE. ELEVATIONS ARE VIEWED PERPENDICULAR FROM THE EXTERIOR OF THE STRUCTURE. IF MORE DIMENSIONS ARE NEEDED, USE THE SECTION DRAWINGS FOR MORE COMPLETE DEPICTIONS.

**DOUBLE HUNG WINDOW**



**GENERAL WOOD DOUBLE HUNG NOTES**

1. ALL UNITS SHOWN ARE AVAILABLE AS OPERATORS ONLY.
2. UNIT ELEVATIONS ARE SHOWN WITH BRICKMOULD & SILLNOSE.
3. ALL OPERATING SASH ARE INSTALLED WITH VINYL JAMB LINERS AND OPERATED WITH AN INTERNAL BLOCK AND TACKLE SPRING SYSTEM.
4. DIMENSIONAL VALUES IN BRACKETS ARE MILLIMETER CONVERSIONS.

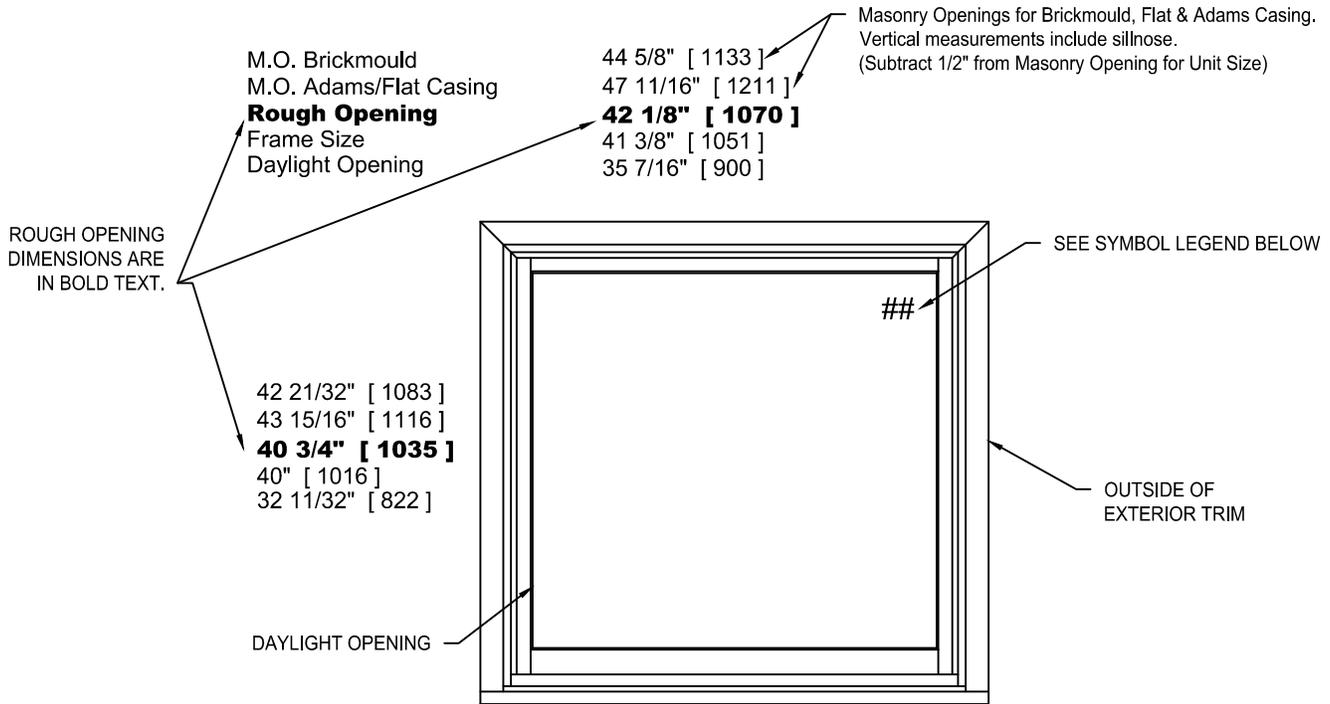
**ELEVATION SYMBOL LEGEND:**

- E** BASIC UNIT CLEAR OPENING EXCEEDS 20" IN WIDTH, 24" IN HEIGHT & A MINIMUM OF 5.7 SQ. FT.
- E1** BASIC UNIT CLEAR OPENINGS EXCEEDS 20" IN WIDTH, 24" IN HEIGHT & A MINIMUM OF 5.0 SQ. FT., FOR FIRST FLOOR EGRESS
- ##** NUMBER INDICATES PERFORMANCE GRADE(PG) RATING WITH STANDARD GLAZING.

PICTURE  
ELEVATION NOTES

ELEVATION DRAWINGS UTILIZE A LIMITED NUMBER OF PROJECTED LINES TO PRODUCE A RUDIMENTARY DRAWING INTENDED TO BE USED IN A SMALL GRAPHICAL SCALE. ELEVATIONS ARE VIEWED PERPENDICULAR FROM THE EXTERIOR OF THE STRUCTURE. IF MORE DIMENSIONS ARE NEEDED, USE THE SECTION DRAWINGS FOR MORE COMPLETE DEPICTIONS.

PICTURE WINDOW



SWDP4140

'SWDP' INDICATES SITELINE WOOD DH PICTURE

THE FIRST TWO NUMBERS INDICATE THE UNIT WIDTH

BOOK CODE

THE LAST TWO NUMBERS INDICATE THE UNITS HEIGHT

GENERAL DOUBLE HUNG PICTURE NOTES

1. ALL UNITS SHOWN ARE AVAILABLE AS STATIONARY ONLY.
2. UNIT ELEVATIONS ARE SHOWN WITH BRICKMOULD AND SILLNOSE.
3. DIMENSIONAL VALUES IN BRACKETS ARE MILLIMETER CONVERSIONS.

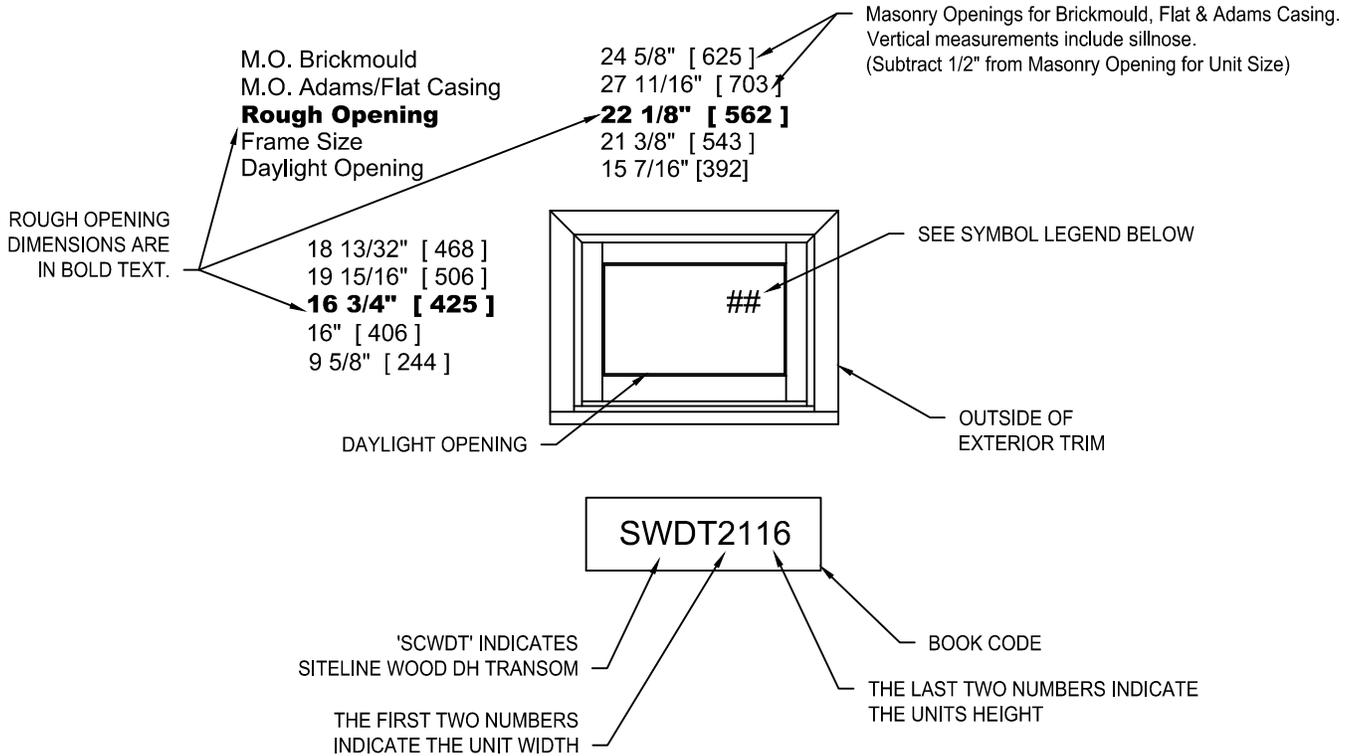
ELEVATION SYMBOL LEGEND:

## NUMBER INDICATES PERFORMANCE GRADE(PG) RATING WITH STANDARD GLAZING.

**TRANSOM**  
**ELEVATION NOTES**

ELEVATION DRAWINGS UTILIZE A LIMITED NUMBER OF PROJECTED LINES TO PRODUCE A RUDIMENTARY DRAWING INTENDED TO BE USED IN A SMALL GRAPHICAL SCALE. ELEVATIONS ARE VIEWED PERPENDICULAR FROM THE EXTERIOR OF THE STRUCTURE. IF MORE DIMENSIONS ARE NEEDED, USE THE SECTION DRAWINGS FOR MORE COMPLETE DEPICTIONS.

**TRANSOM WINDOW**



**GENERAL DOUBLE HUNG TRANSOM NOTES**

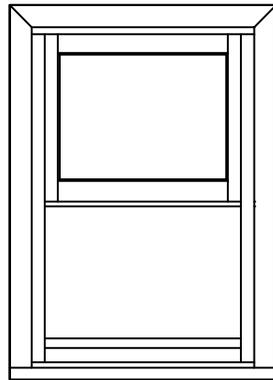
1. ALL UNITS SHOWN ARE AVAILABLE AS STATIONARY ONLY.
2. UNIT ELEVATIONS ARE SHOWN WITH BRICKMOULD & SILLNOSE.
2. DIMENSIONAL VALUES IN BRACKETS ARE MILLIMETER CONVERSIONS.

**ELEVATION SYMBOL LEGEND:**

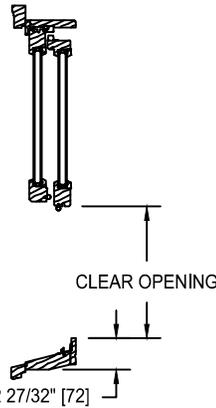
**##** NUMBER INDICATES PERFORMANCE GRADE(PG) RATING WITH STANDARD GLAZING.

CLEAR OPENING

CLEAR OPENING LAYOUT



DOUBLE HUNG WINDOW



DOUBLE HUNG  
CLEAR OPENING FORMULA

INTERIOR GLAZED SASH  
VERTICAL

$(\text{Frame Height} / 2) - 2 \frac{27}{32}'' = \text{Clear Opening}$

HORIZONTAL

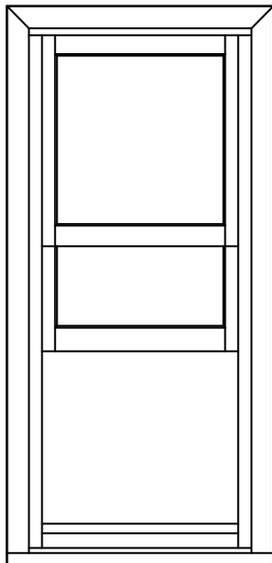
$\text{Frame} - 3 \frac{3}{4}'' = \text{Clear Opening}$

EXTERIOR GLAZED SASH  
VERTICAL

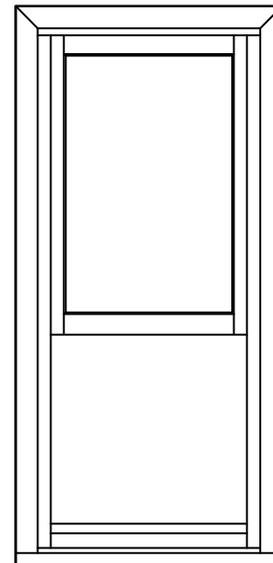
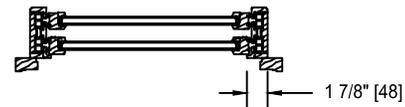
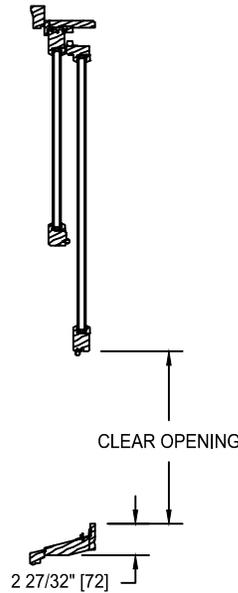
$(\text{Frame Height} / 2) - 2 \frac{27}{32}'' = \text{Clear Opening}$

HORIZONTAL

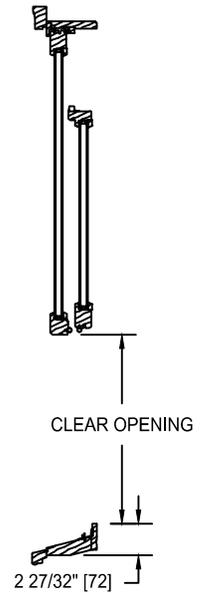
$\text{Frame} - 3 \frac{3}{4}'' = \text{Clear Opening}$



COTTAGE WINDOW



REVERSE COTTAGE WINDOW



COTTAGE & REVERSE COTTAGE

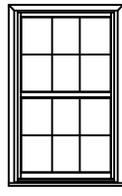
Consult the Design Data Tables for clear opening information. For dimensional units, contact Jeld-Wen - Hawkins Window Division Technical Services Department for Clear Opening information.

LITE CUT OPTIONS

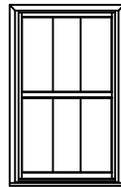
Wood double hung windows are available with removable grilles in 7/8", 1-1/8" and 1-3/8" widths, grilles between glass (GBG), and Simulated Divided Lites. Standard lite cuts are rectangular, and conform to the layouts noted in the charts on the next page. To use the chart, refer to the appropriate table by the type of window and type of bars or grilles the section drawings illustrate. Then simply cross reference the frame Height and Width to determine the standard lite cut.

LITE CUT OPTIONS

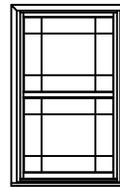
Special lite cut patterns can include a wide variety of straight line and radius patterns. The illustrations shown here represent just a few of the possibilities. Rectangular, horizontal, vertical and Prairie lite patterns are available in all standard size wood double hung windows. Uneven, diamond, radius and Gothic lite cuts are available, subject to approval. Approvals are based on the ability to fulfill the design requirement while maintaining the construction integrity of the finished product.



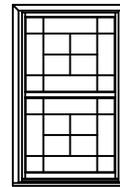
RECTANGULAR



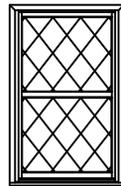
VERTICAL



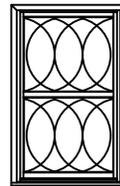
PRAIRIE



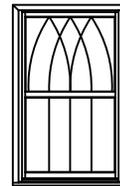
UNEVEN



DIAMOND



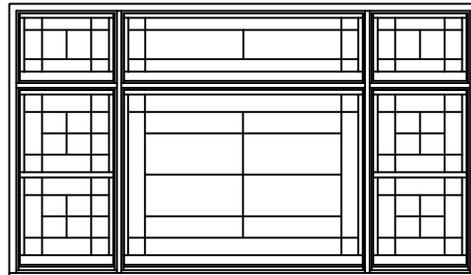
RADIUS



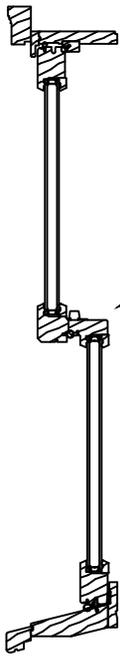
GOTHIC

BAR ALIGNMENT

Alignment of divided lite muntin bars from one window to the next is often required by fine architectural design. Wood grilles, GBG's, and Simulated Divided Lites may be specified with muntin bars aligned.



OPERATION AND SASH TILT



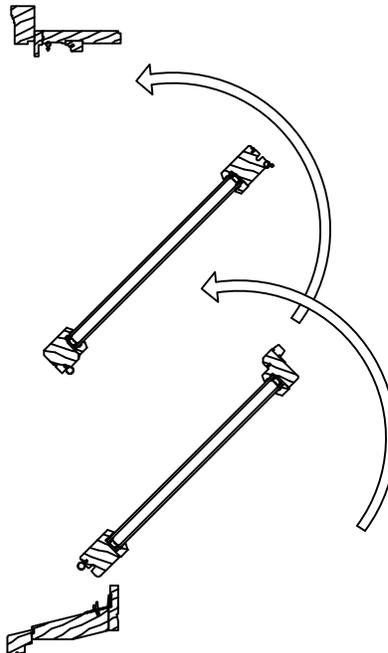
**DOUBLE HUNG OPERATION:**  
When the sash are locked at the check rails the sash are closed and sealed in the sash opening of the frame.

When the sash are unlocked the lower sash travels vertically to any position desired. The upper sash can also be positioned as desired.

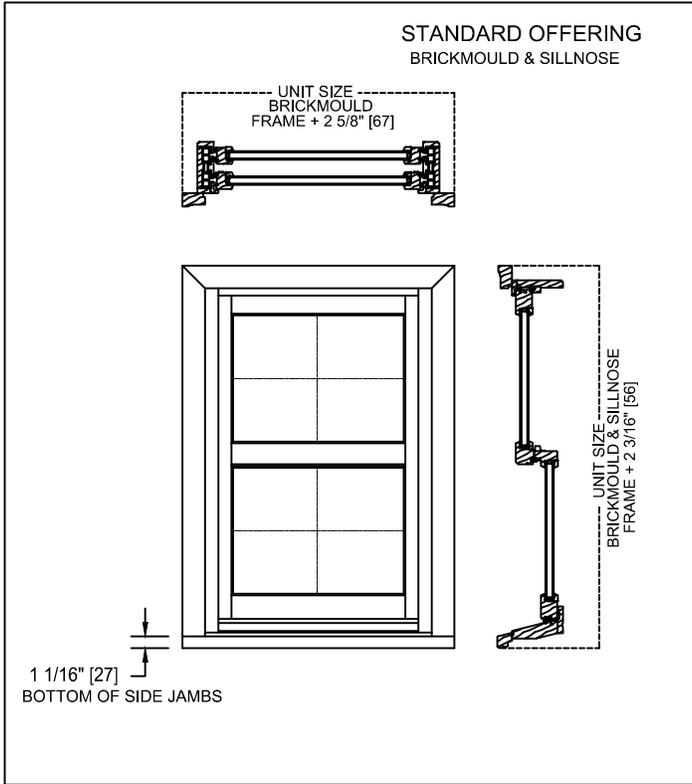


**SASH TILTING FOR WASHING**

The Premium Double Hung window will allow the sash to be tilted or removed for easy cleaning.



UNIT SIZING



**GENERAL NOTES:**

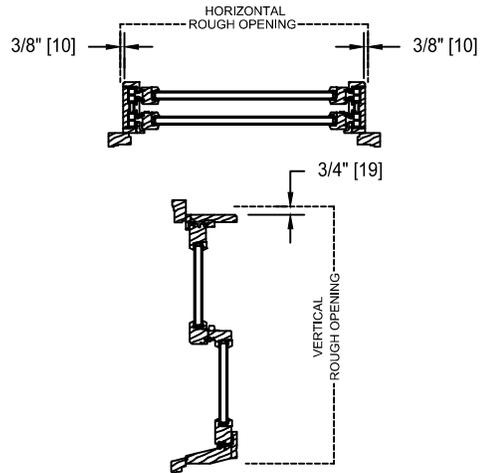
UNIT SIZE IS ALWAYS THE  
EXTREME SIZE OF THE WINDOW  
WITH OR WITHOUT TRIM AND  
DOES NOT INCLUDE NAIL FIN

**MASONRY OPENING:**

MASONRY OPENING IS ALWAYS 1/2" OVER (HEIGHT AND WIDTH)  
THE UNIT SIZE OR THE OUTSIDE EDGE OF THE TRIM  
OF THE WINDOW

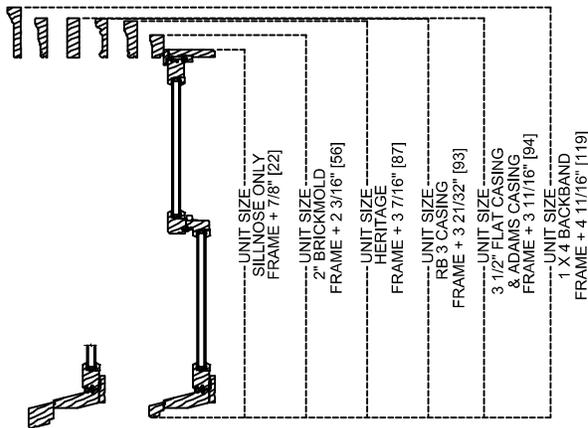
**ROUGH OPENING:**

ROUGH OPENING IS ALWAYS 3/4" OVER  
FRAME SIZE OF THE WINDOW

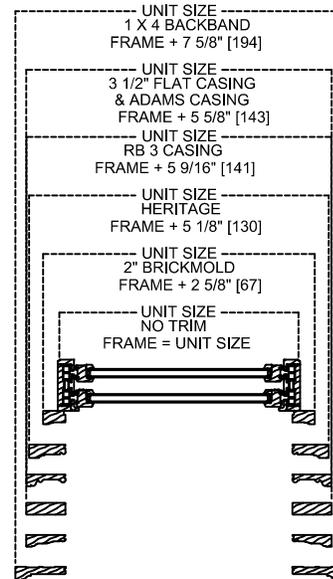


**NON-STANDARD UNIT SIZING**

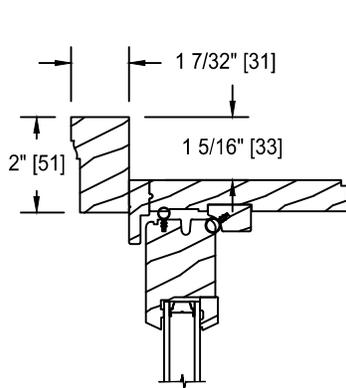
EXTERIOR TRIM OFFERINGS WITH SILL NOSE  
EXTERIOR TRIM MUST USE SILL NOSE



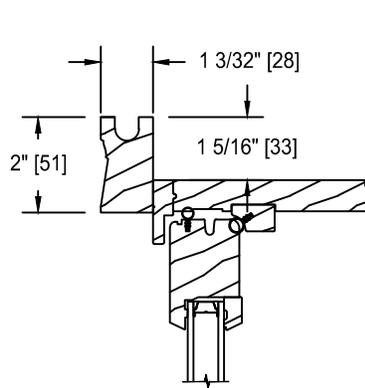
2" SILL NOSING WOULD ADD AN ADDITIONAL  
5/8" TO STANDARD UNIT HEIGHT



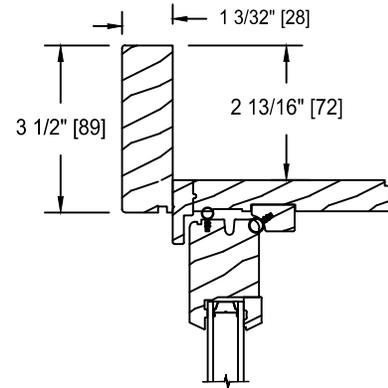
TRIM OPTIONS



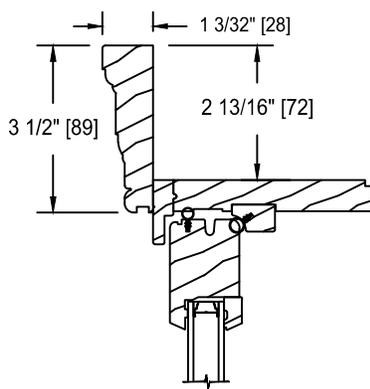
BRICKMOLD



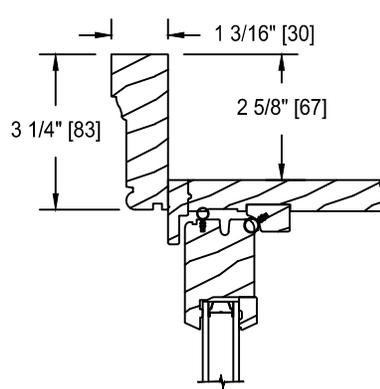
STUCCO BRICKMOULD



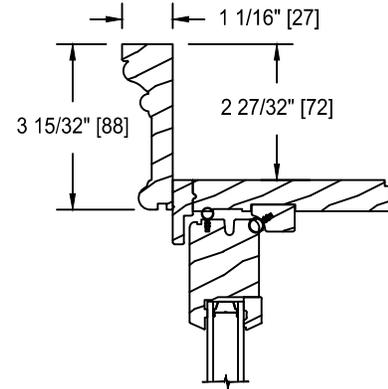
FLAT CASING



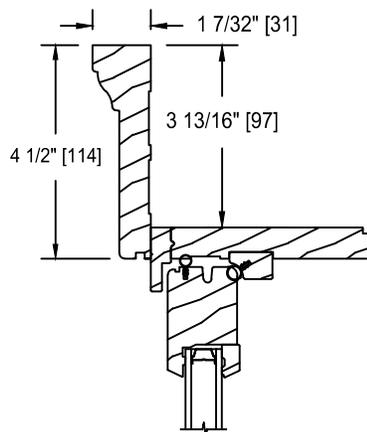
ADAMS CASING



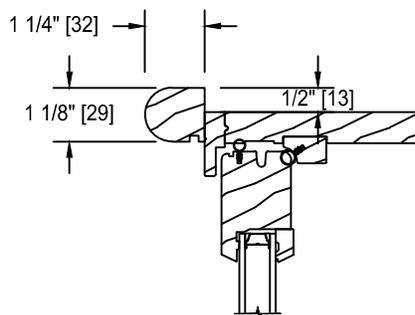
WILLIAMSBURG



RB 3 CASING

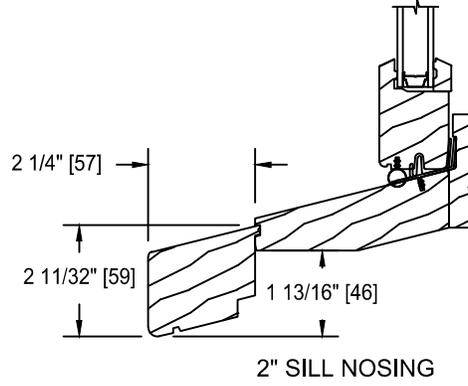
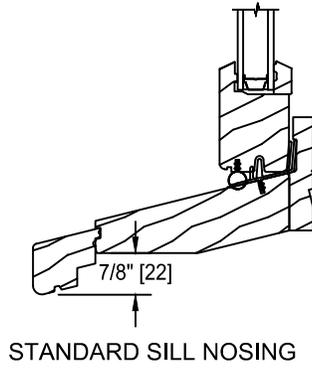


1 X 4 BACKBAND



BULLNOSE CASING

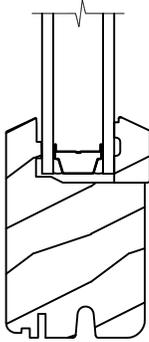
SILL OPTIONS



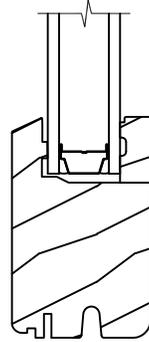
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GLASS STOP OPTIONS

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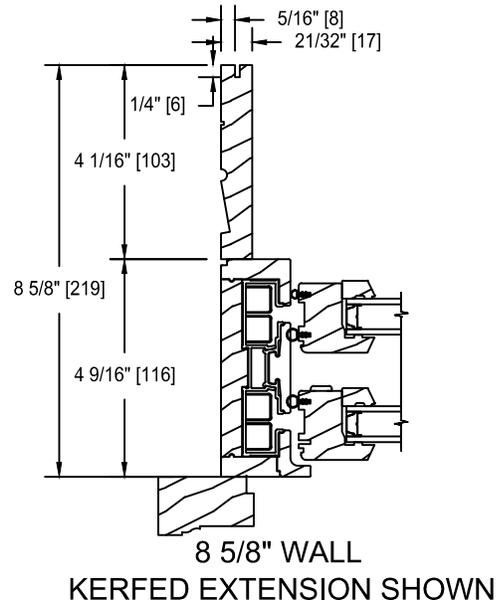
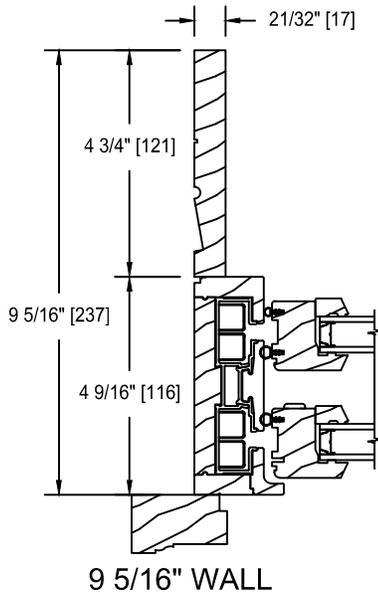
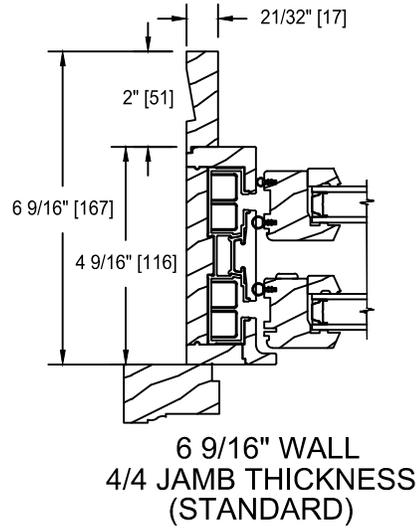
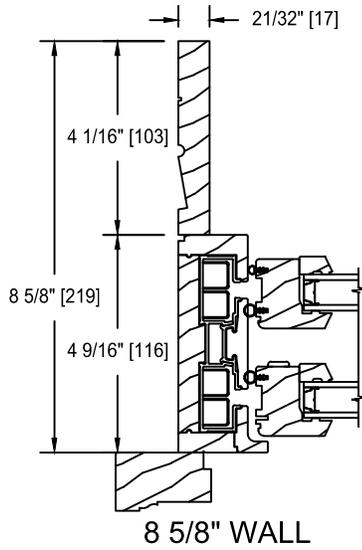


TRADITIONAL

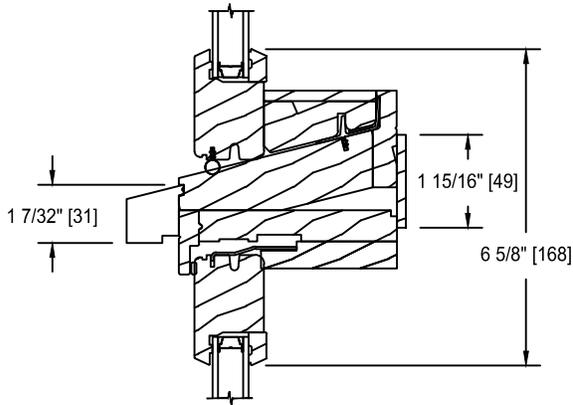


CONTEMPORARY

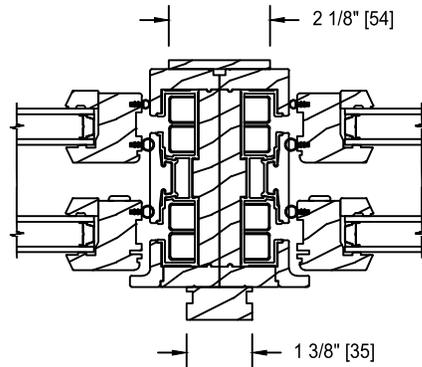
JAMB EXTENDER OPTIONS



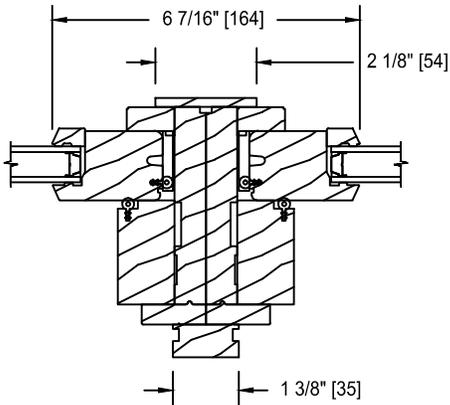
MULLION OPTIONS



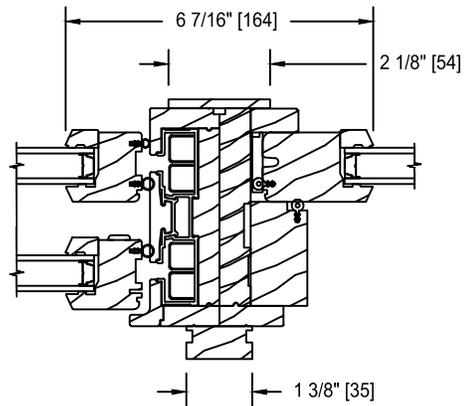
STATIONARY  
OPERATING



OPERATING / OPERATING

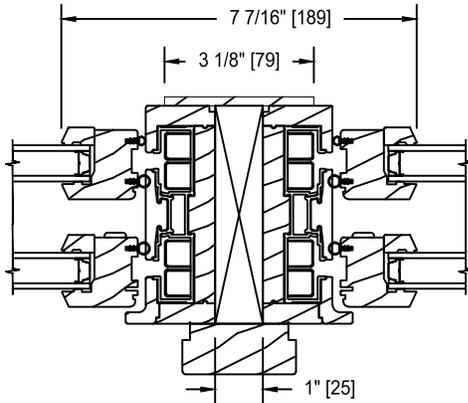


STATIONARY / STATIONARY

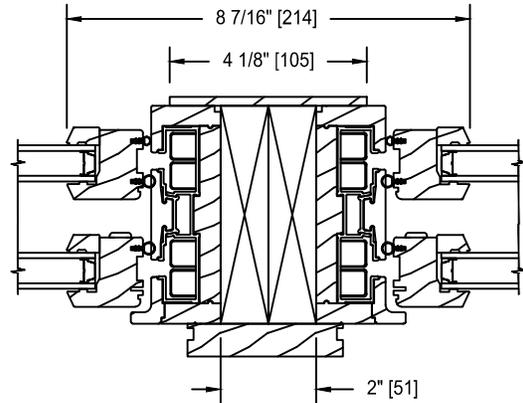


OPERATING / STATIONARY

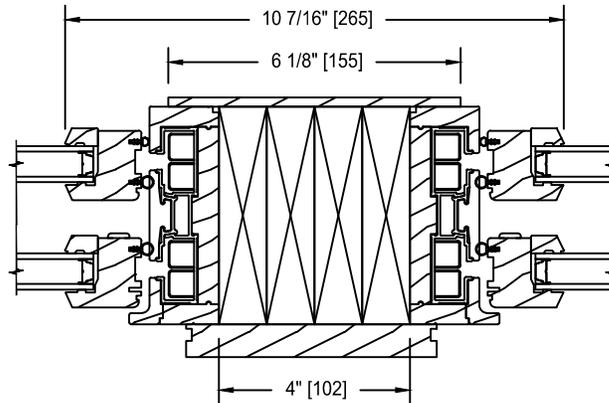
SPREAD MULLION OPTIONS



OPERATING / OPERATING  
WITH 1" SOLID SPREAD MULL

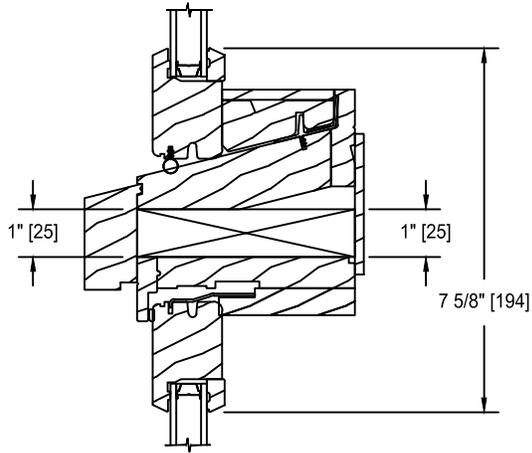


OPERATING / OPERATING  
WITH 2" SOLID SPREAD MULL

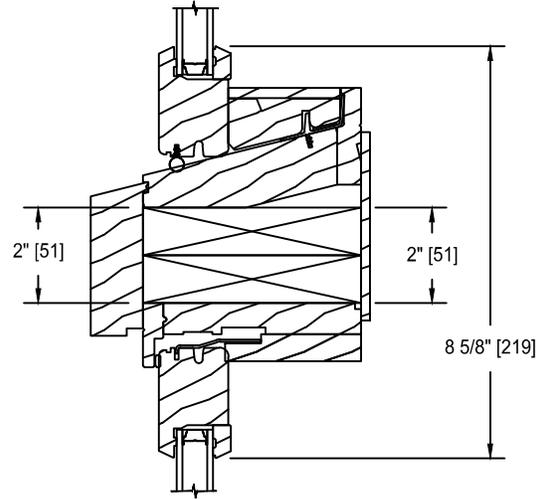


OPERATING / OPERATING  
WITH 4" SOLID SPREAD MULL

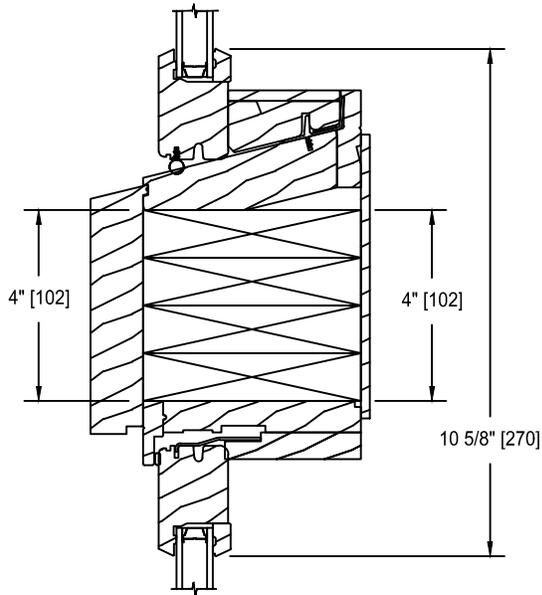
SPREAD MULLION OPTIONS



STATIONARY  
OPERATING  
WITH 1" SOLID SPREAD MULL



STATIONARY  
OPERATING  
WITH 2" SOLID SPREAD MULL



STATIONARY  
OPERATING  
WITH 4" SOLID SPREAD MULL

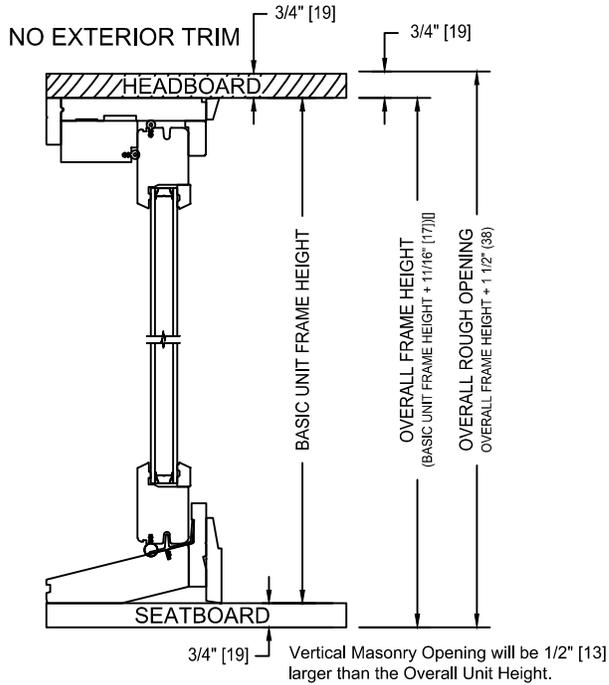
**BAY ROUGH OPENING**

**BAY WINDOW TRIM OPTIONS**

The standard offerings for wood double hung bay windows is 'frame only' and brickmould and sillnose. Other trim options subject to approval.

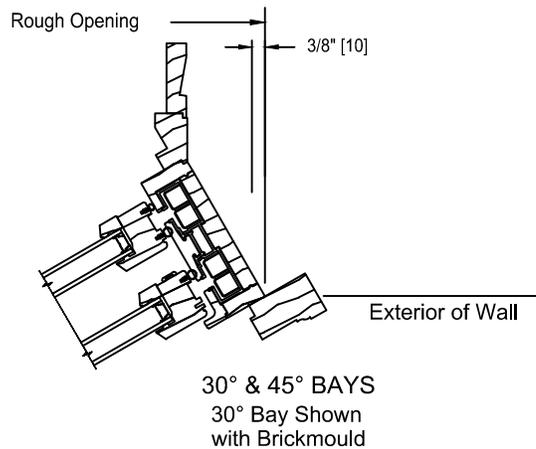
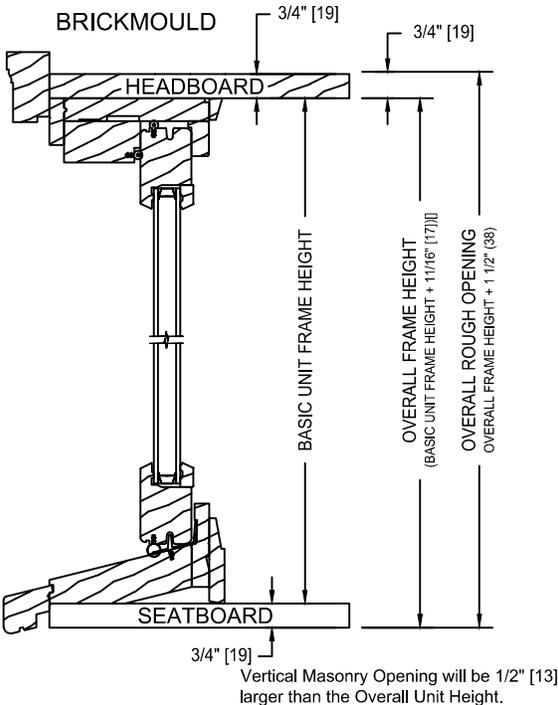
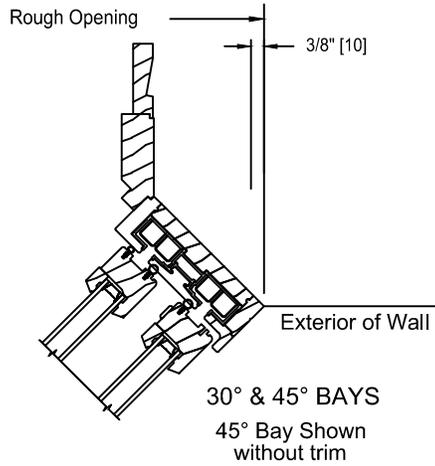
**VERTICAL ROUGH OPENING**

Rough Opening typical for all Units

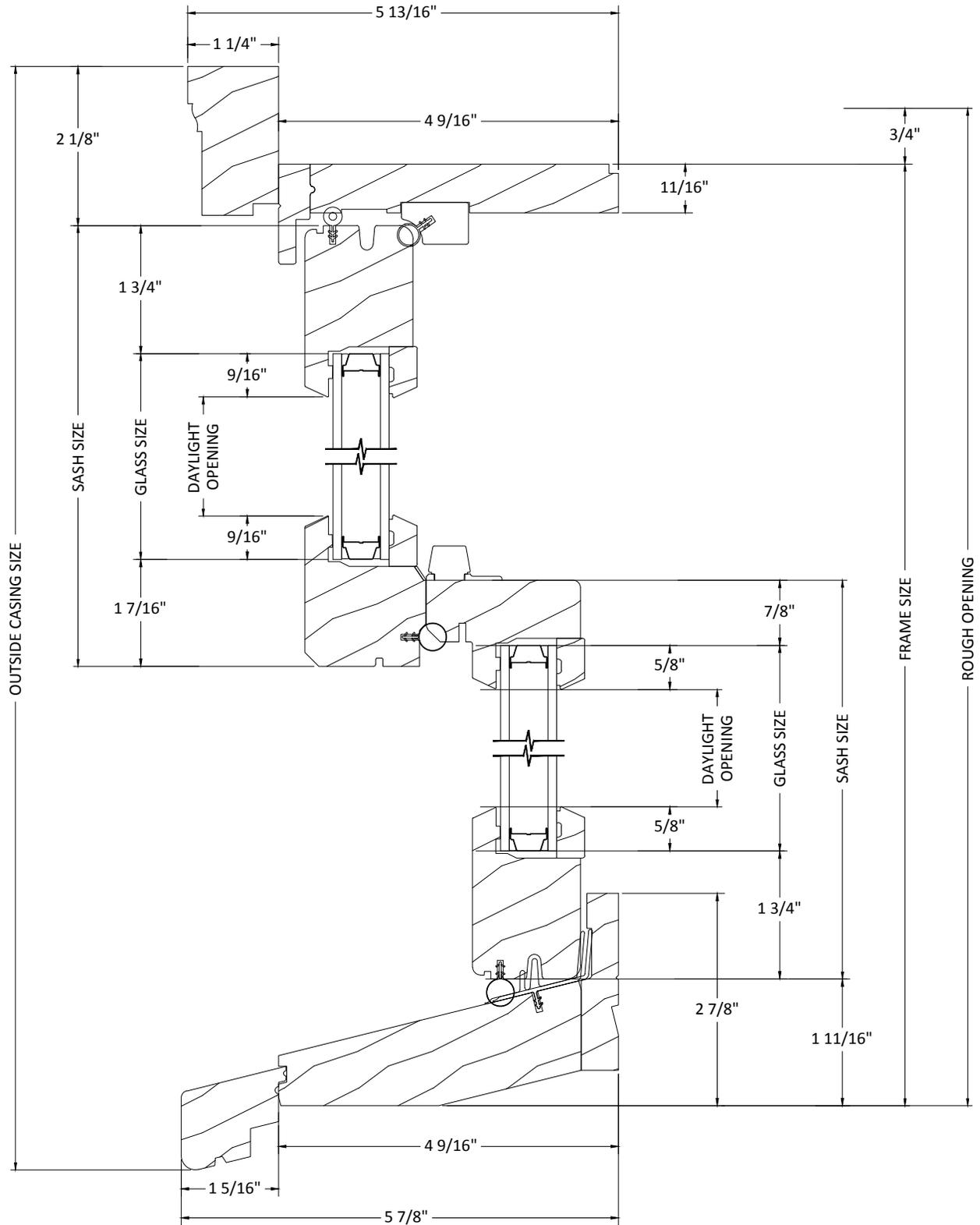


**HORIZONTAL ROUGH OPENING**

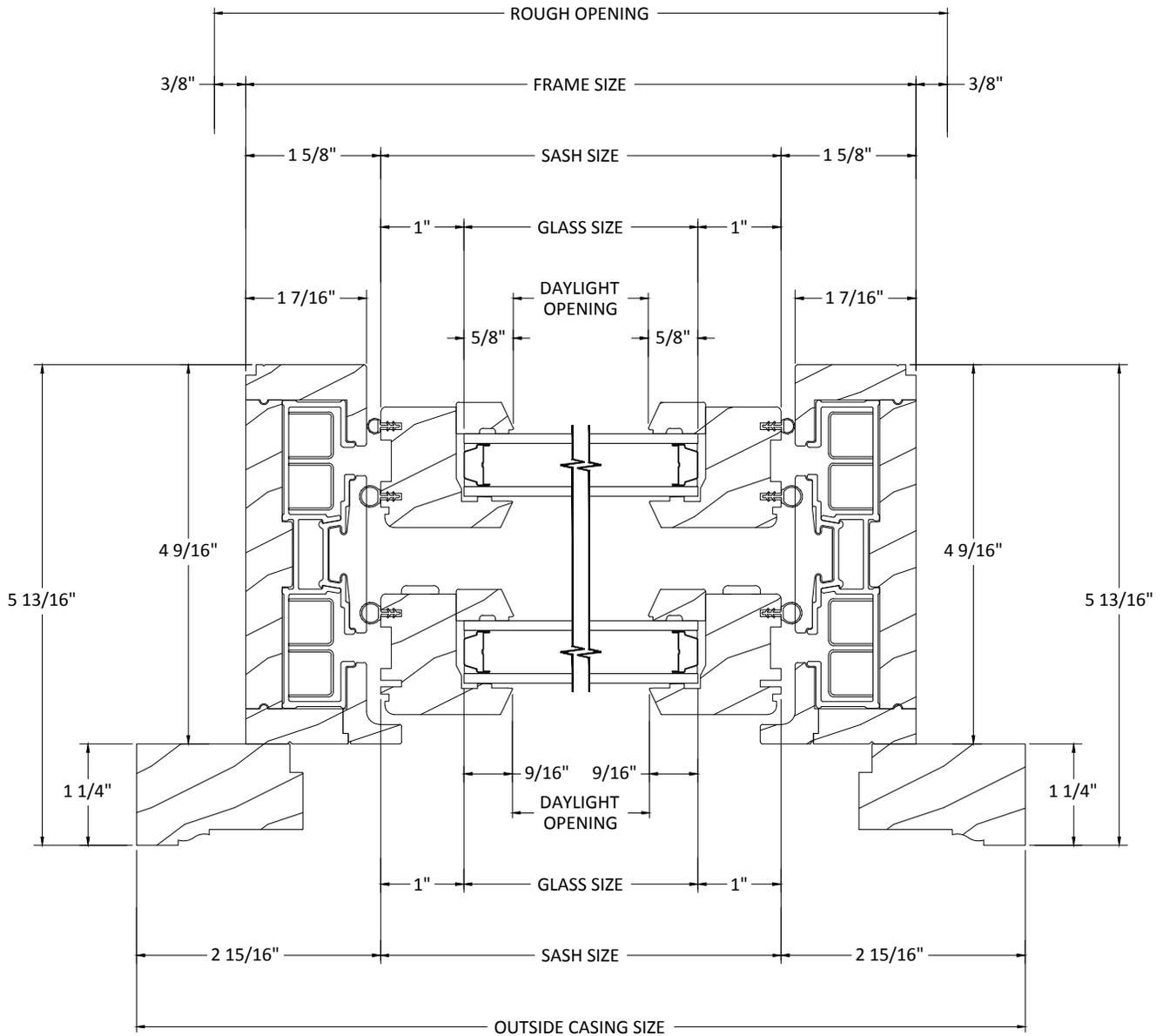
Rough Opening typical for all Units



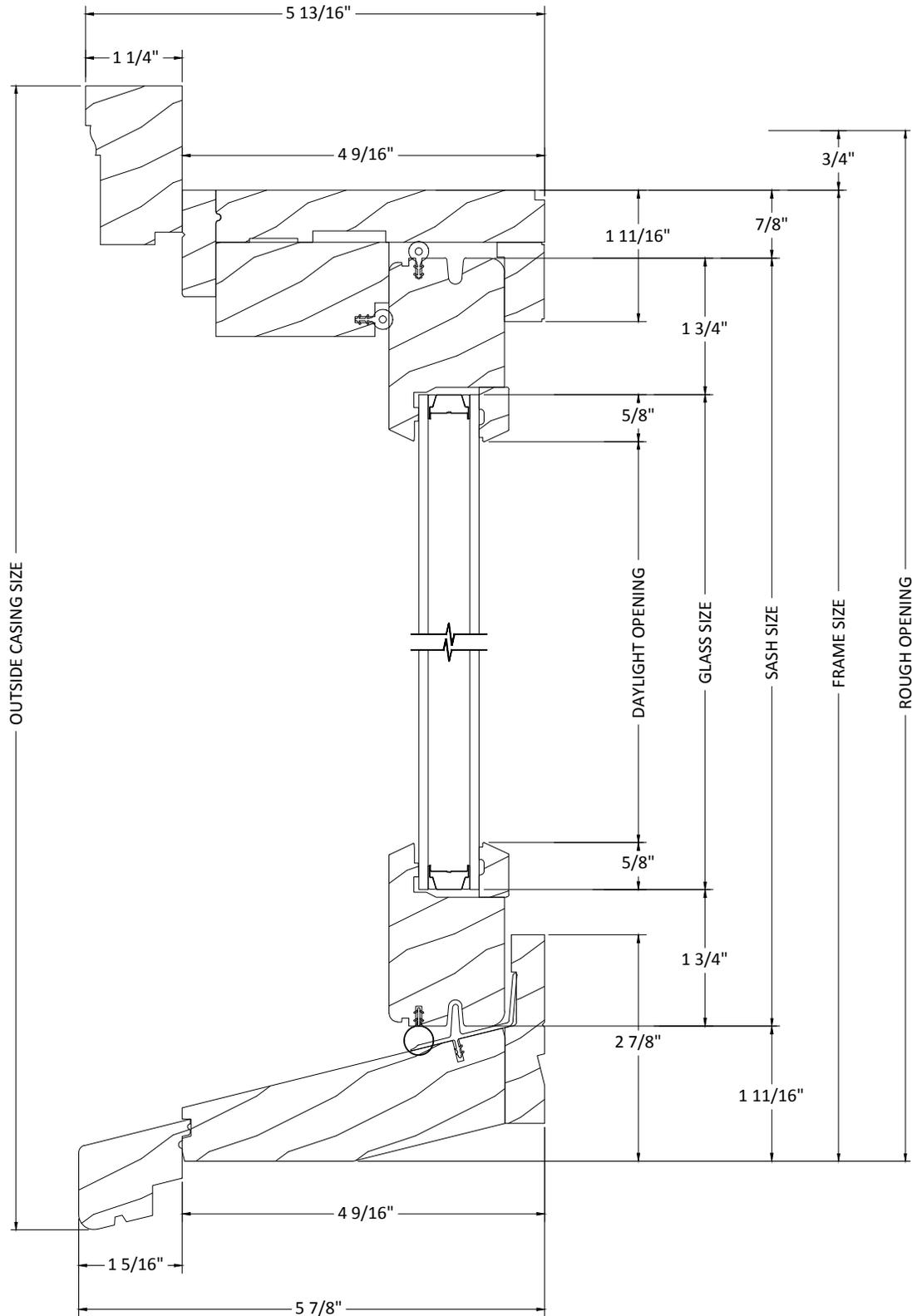
VERTICAL SECTION  
DOUBLE HUNG OPERATOR



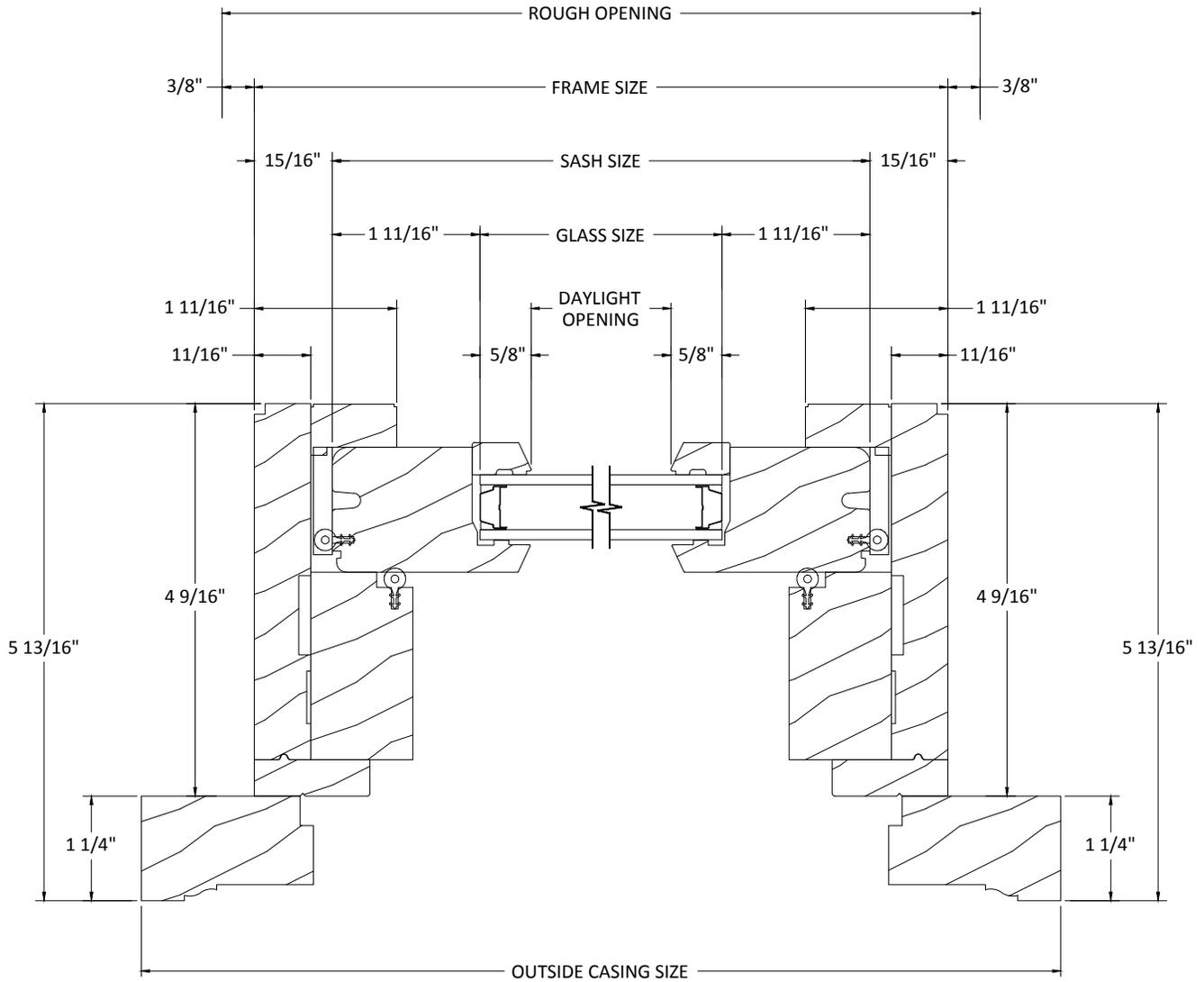
HORIZONTAL SECTION  
DOUBLE HUNG OPERATOR



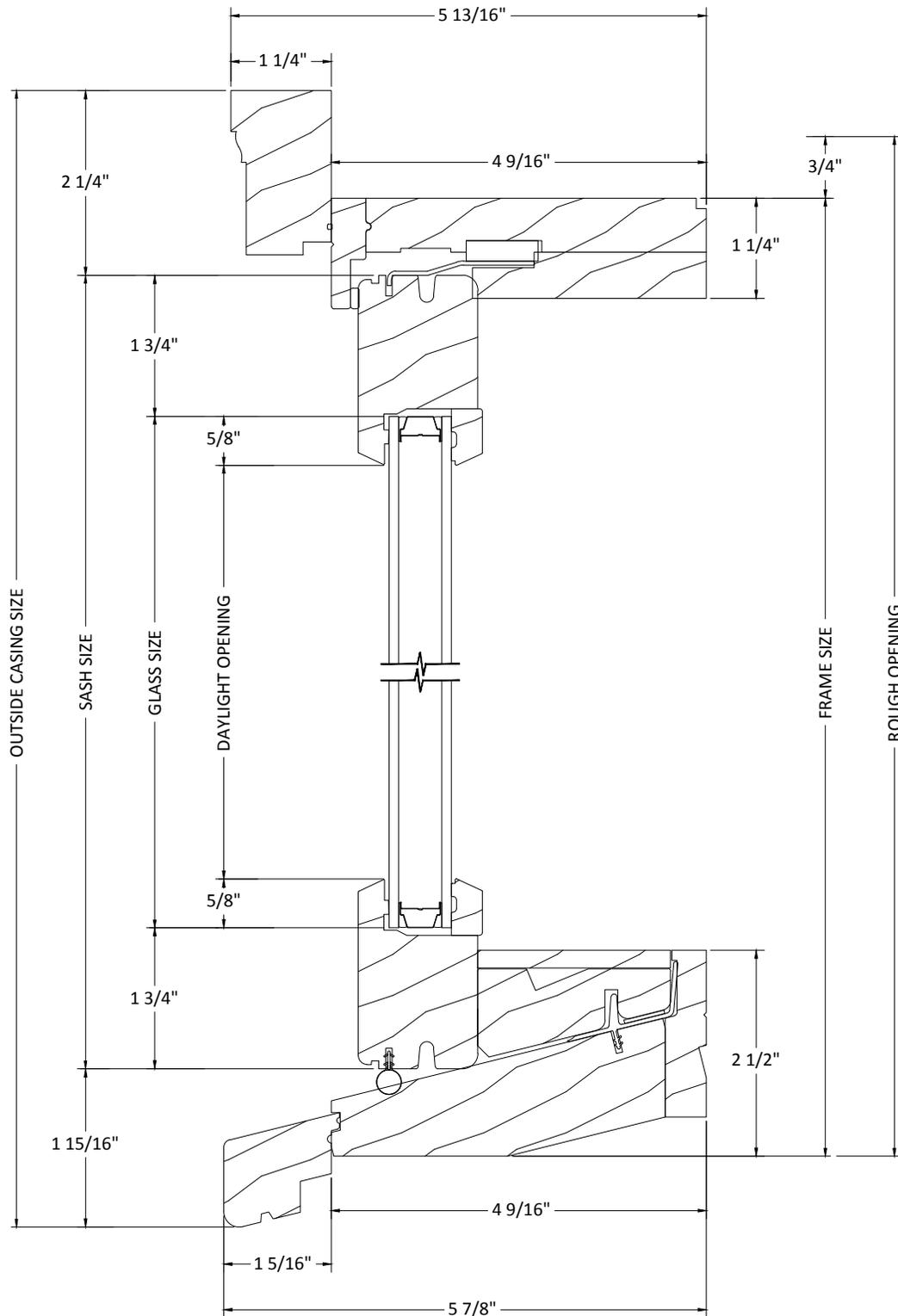
VERTICAL SECTION  
DOUBLE HUNG PICTURE



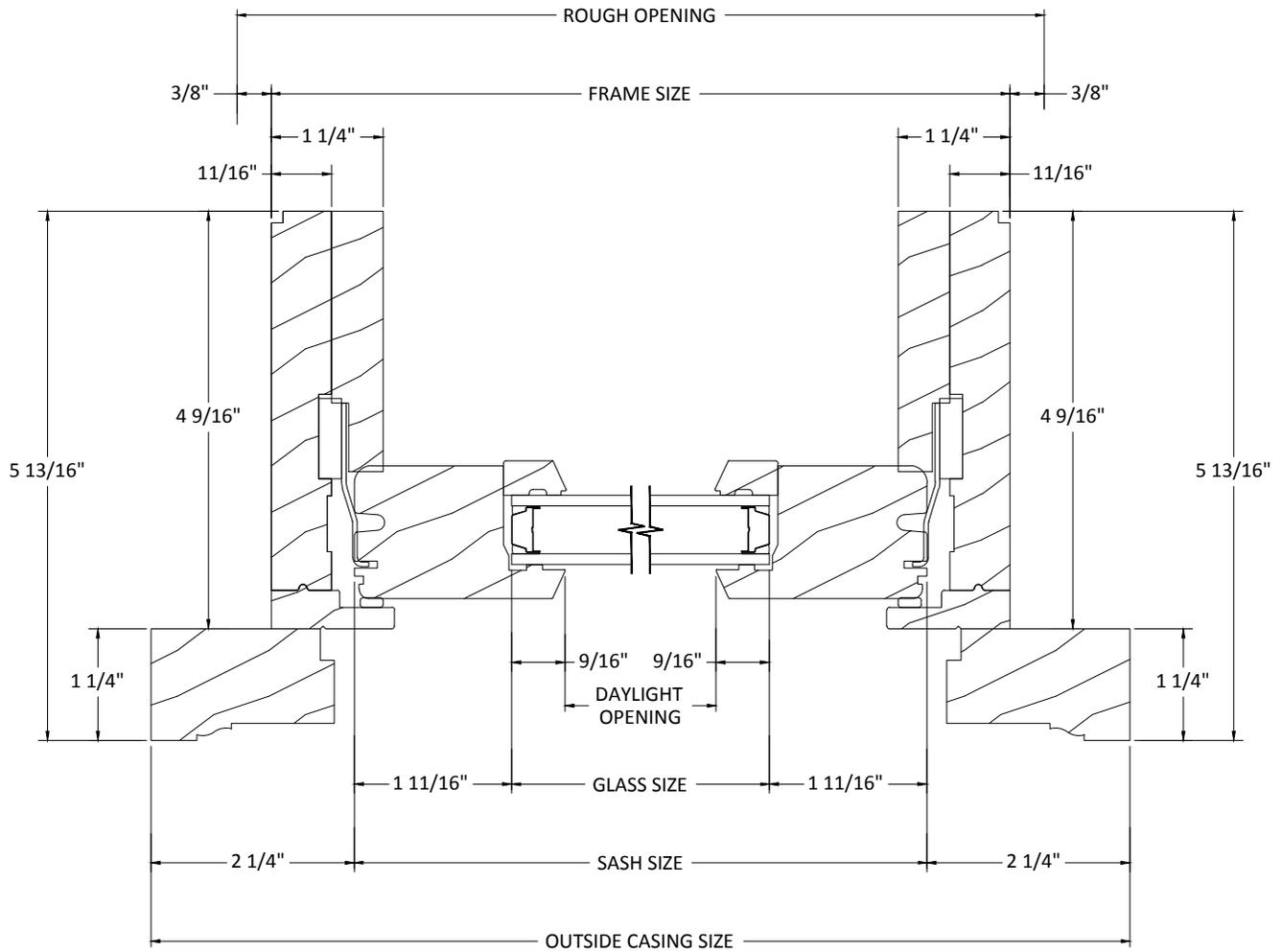
HORIZONTAL SECTION  
DOUBLE HUNG PICTURE



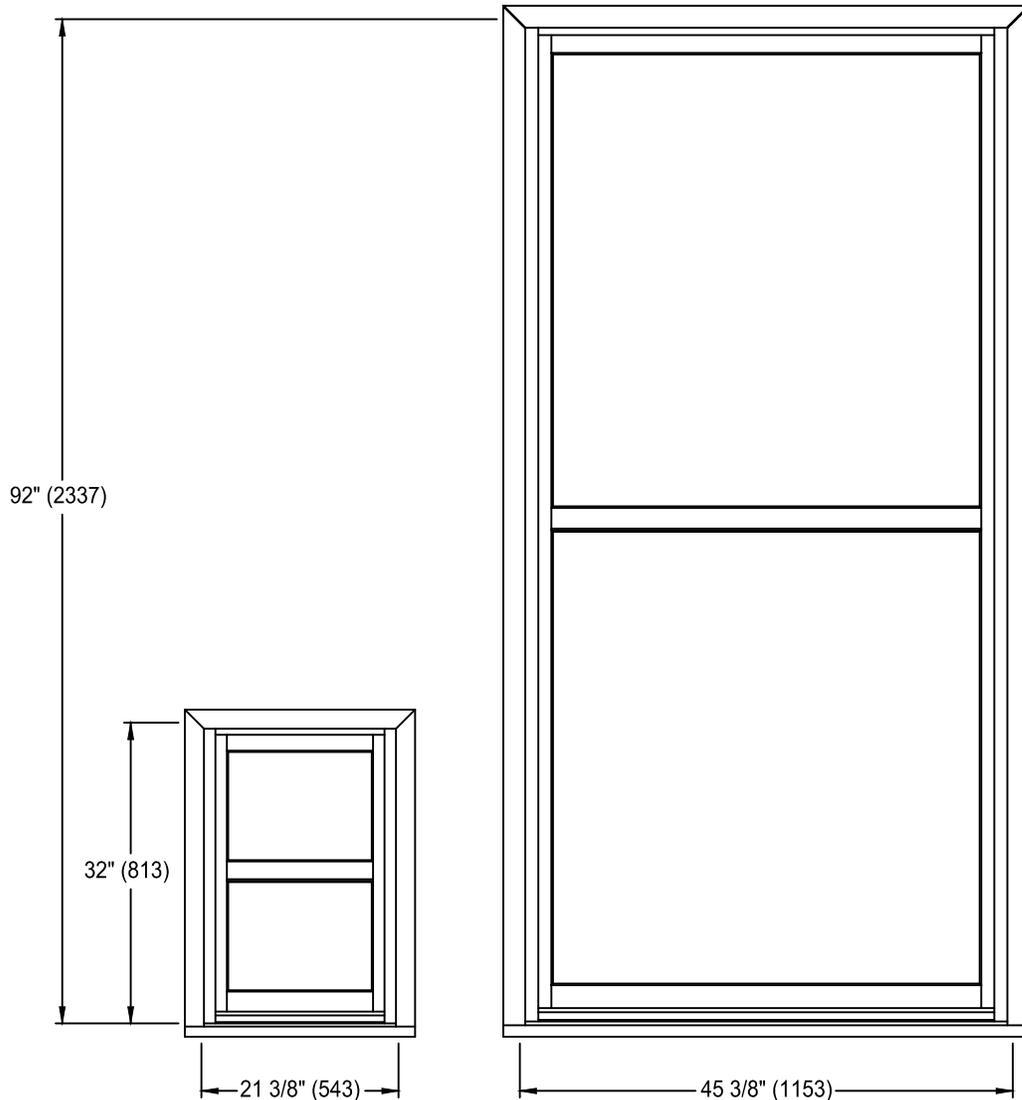
VERTICAL SECTION  
DOUBLE HUNG TRANSOM



HORIZONTAL SECTION  
DOUBLE HUNG TRANSOM



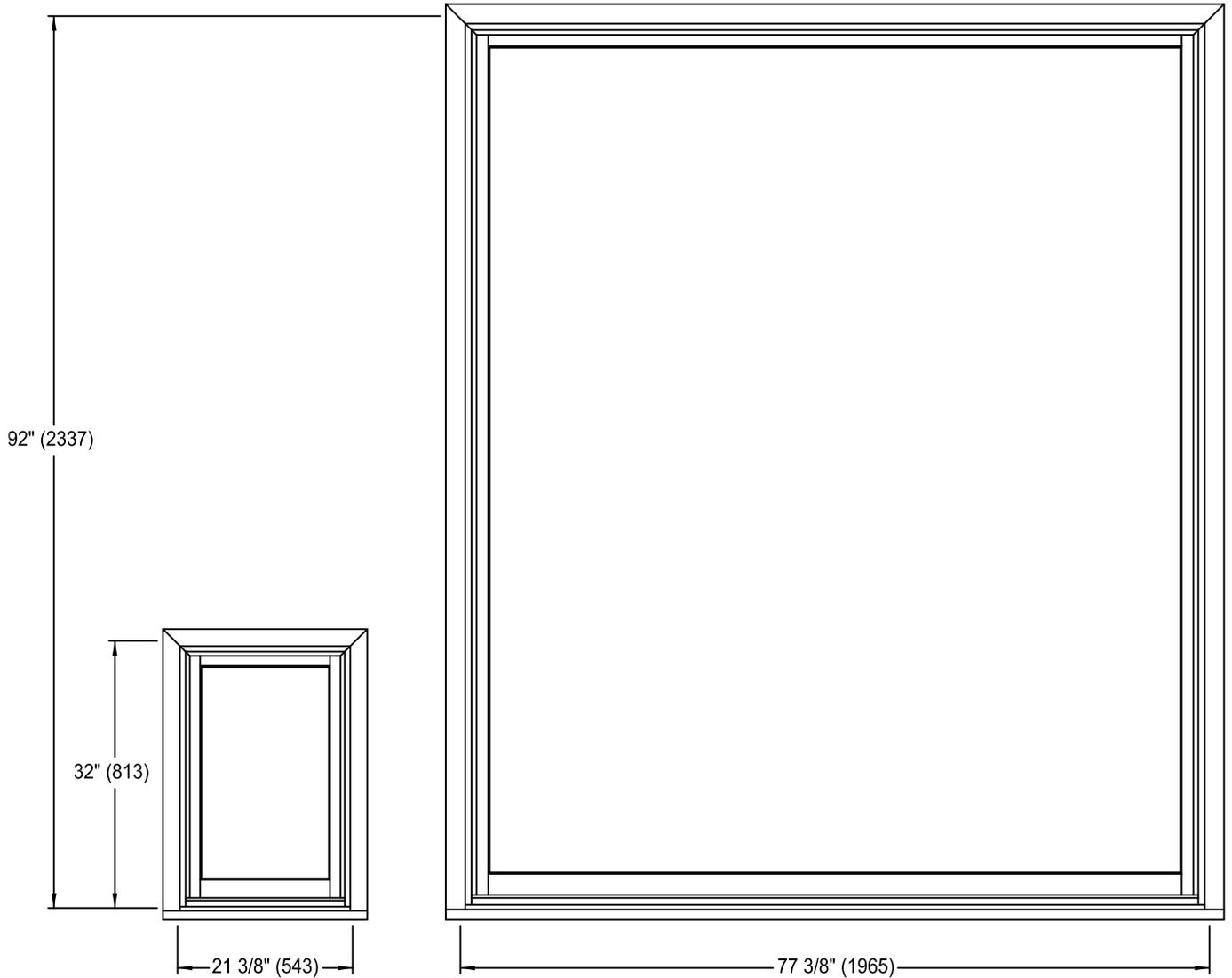
MIN-MAX SIZING



Standard widths for the Sitrine Wood Double Hung:  
21 3/8"(453mm), 25 3/8"(645mm), 29 3/8"(670mm), 31 3/8"(797mm), 33 3/8"(848mm),  
37 3/8"(949mm), 41 3/8"(1051mm), 45 3/8"(1153mm).

Standard heights for the Sitrine Wood Double Hung:  
32"(813mm), 36"(914mm), 40"(1016mm), 44"(1118mm), 48"(1219mm),  
52"(1321mm), 56"(1422mm), 60"(1524mm), 64"(1626mm), 68"(1727mm),  
72"(1829mm), 76"(1930mm), 80"(2032mm), 88"(2235mm), 92"(2337mm).

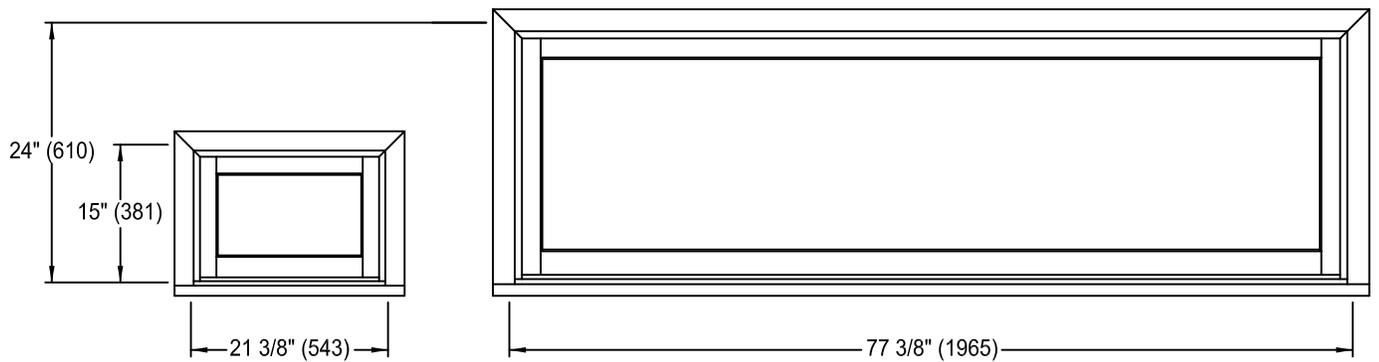
MIN-MAX SIZING



Standard widths for the Siteline Wood Double Hung Picture:  
 21 3/8"(453mm), 25 3/8"(645mm), 29 3/8"(670mm), 31 3/8"(797mm), 33 3/8"(848mm),  
 37 3/8"(949mm), 41 3/8"(1051mm), 45 3/8"(1153mm), 49 3/8"(1254), 53 3/8"(1356),  
 61 3/8"(1559), 69 3/8"(1762), 77 3/8"(1965).

Standard heights for the Siteline Wood Double Hung Picture:  
 32"(813mm), 36"(914mm), 40"(1016mm), 44"(1118mm), 48"(1219mm),  
 52"(1321mm), 56"(1422mm), 60"(1524mm), 64"(1626mm), 68"(1727mm),  
 72"(1829mm), 76"(1930mm), 80"(2032mm), 88"(2235mm), 92"(2337mm).

MIN-MAX SIZING



Standard widths for the Sitrine Wood Double Hung Transom:

21 3/8" (453mm), 25 3/8" (645mm), 29 3/8" (670mm), 31 3/8" (797mm), 33 3/8" (848mm),  
37 3/8" (949mm), 41 3/8" (1051mm), 45 3/8" (1153mm), 49 3/8" (1254mm), 53 3/8" (1356mm),  
61 3/8" (1559mm), 69 3/8" (1762mm), 77 3/8" (1965mm).

Standard heights for the Sitrine Wood Double Hung Transom:

15" (381mm), 18" (457mm), 24" (610mm).



Home » Windows » Siteline Wood » Double-Hung » Siteline Wood Double-Hung Window

## SITELINE WOOD DOUBLE-HUNG WINDOW

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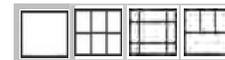
Options

Price Range: \$\$

Model  
Exterior



Grille Designs  
No Grille



Color Options  
Brilliant White



### Product Overview

### Design Options

### Glass Options

### Build & Installation

### Tech Documents

Built from AuraLast® Wood (Pine) - The Wood That Does Not Rot. Other species include Alder and Douglas Fir. Other options include 22 clad colors, grilles, and ENERGY STAR®.

#### FEATURES

- **Custom Capabilities:** size, shape, glass, grille design
- **Exterior Clad Color Options:** 9 standard colors, 13 optional colors and 7 anodized clad exterior colors
- **Exterior Wood Options:** Natural or Primed AuraLast Pine
- **Interior Wood Species:** natural or primed AuraLast pine, douglas fir, alder
- **Interior Finishes:** 9 standard wood interior finishes
- **Trim Options:** exterior clad and wood trim profiles, interior wood trim profiles
- **Glass Options:** Low-E 366 and Neat standard with energy efficient, protective, textured, tinted options available
- **Hardware Options:** 9 window hardware finishes options - as well as optional factory installed Window Opening Control Device (WOCD)
- **Maintenance Level:** moderate
- **Project Type:** new construction and replacement
- **ENERGY STAR® Certified Options:** yes
- **Sustainable Solutions:** AuraLast® Wood (pine) is standard. Two wood-source certification options are available on AuraLast® Wood: Sustainable Forestry Initiative® (SFI) or Forest Stewardship Council™ (FSC®).

#### HAVE A QUESTION?

Our customer service team is happy to assist you



CONTACT US

- **Warranty:** 20 year general warranty & lifetime limited warranty against rot and termites

**SIZING**

**Elevations / Sections - Siteline - Clad Awning**

**Elevations / Sections - Siteline - Clad Casement**

**Elevations / Sections - Siteline - Clad Direct Set**

**Elevations / Sections - Siteline - Clad Double Hung**

**Elevations / Sections - Siteline - Wood Awning**

**Elevations / Sections - Siteline - Wood Casement**

**Elevations / Sections - Siteline - Wood Double Hung**

More Technical Documents

[BACK TO TOP](#)



Home » Exterior Doors » Glass Panel » Authentic Wood Glass Panel Exterior Door

### AUTHENTIC WOOD GLASS PANEL EXTERIOR DOOR

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Options Price Range: \$\$

Group Model All

Model 6206



**Wood Options**

Hemlock



**Glass Options**



Options

Build & Installation

Tech Documents

An engineered wood core that is better suited for climate changes. A wide range of choices in door designs will help you make your house a home.

**FEATURES**

- **Wood Options:** hemlock, meranti mahogany
- **Glass Options:** energy efficient
- **Maintenance Level:** moderate
- **Project Type:** new construction and replacement
- **Warranty:** limited 5-years

**BROCHURES**

**Authentic Wood Exterior and Interior Doors**

**CARE & MAINTENANCE**

**Interior and Exterior Doors Care & Maintenance**

More Technical Documents

BACK TO TOP

**HAVE A QUESTION?**

Our customer service team is happy to assist you



CONTACT US

**RELATED PRODUCTS**



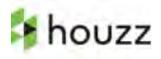
Authentic Wood  
All Panel Interior  
Door

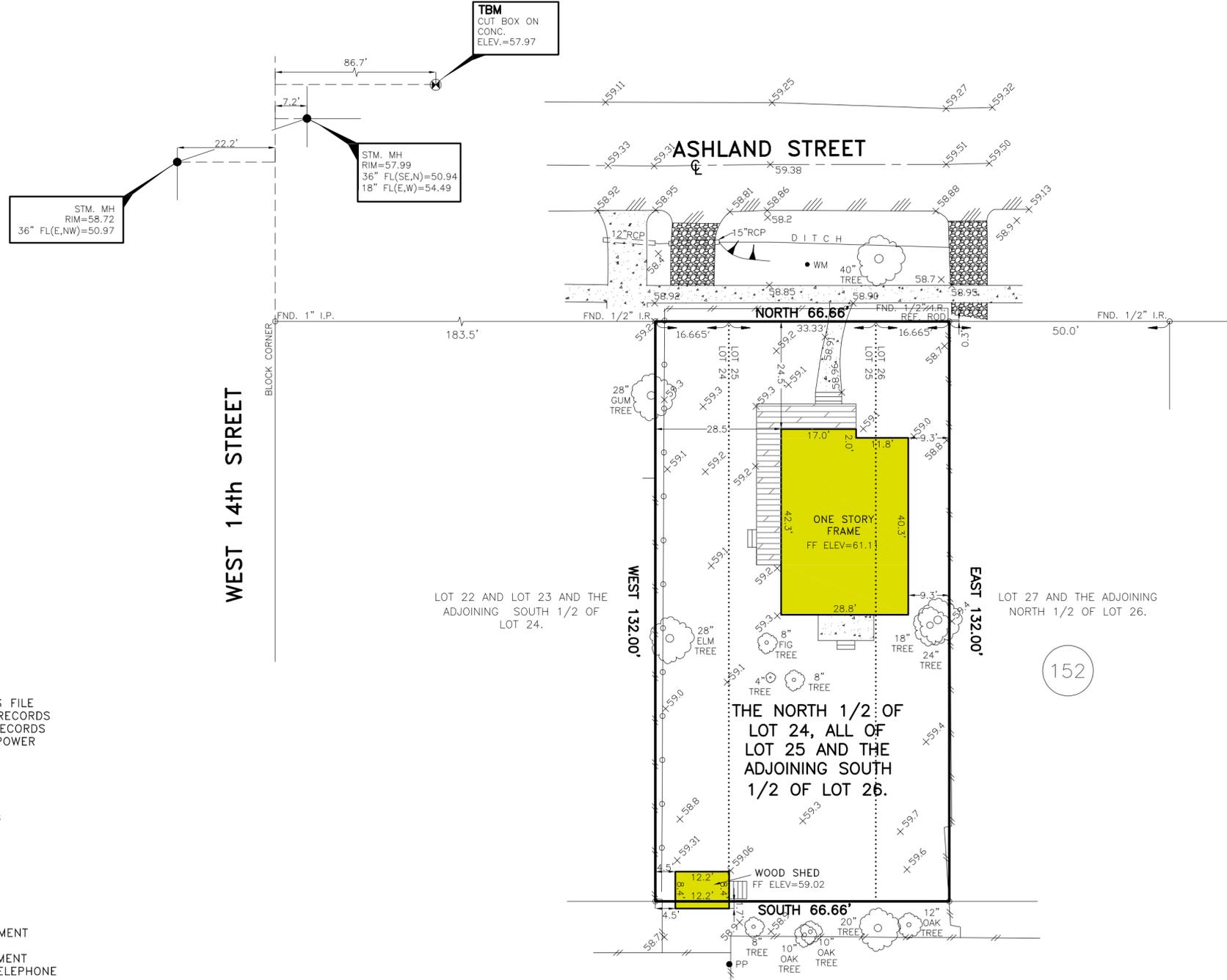
Authentic Wood  
Glass Panel  
Interior Door

Authentic Wood  
Louver Interior  
Door

Authentic Wood  
Bifold Interior  
Door

Au  
All





SCALE: 1" = 20'

**BENCHMARK:**  
 FLOODPLAIN REFERENCE MARK NUMBER 050035 IS A BRASS DISK LOCATED ON THE LEFT SIDE OF SHEPHERD DRIVE, 0.15 MILES NORTH FROM THE INTERSECTION OF IH10 AND SHEPHERD DRIVE IN KEY MAP 492D IN THE WHITE OAK WATERSHED NEAR STREAM E100-00-00, ELEV. 50.55, NAVD 1988, 2001 ADJUSTED.

- LEGEND:**
- AC. - ACRES
  - A/C - AIR CONDITION
  - A.E. - AERIAL EASEMENT
  - B.L. - BUILDING LINE
  - BLDG. - BUILDING
  - CB - CATCH BASIN
  - CONC. - CONCRETE
  - COV'D. - COVERED
  - CP - CRIMPED PIPE
  - ELEC. - ELECTRIC
  - ESMT. - EASEMENT
  - FC - FILM CODE
  - FH - FIRE HYDRANT
  - FND. - FOUND
  - GM - GAS METER
  - HCCF - HARRIS COUNTY CLERKS FILE
  - HCDR - HARRIS COUNTY DEED RECORDS
  - HCMR - HARRIS COUNTY MAP RECORDS
  - HL&P - HOUSTON LIGHTING & POWER
  - I.P. - IRON PIPE
  - I.R. - IRON ROD
  - LP - LIGHT POST
  - MH - MANHOLE
  - P.O.B. - POINT OF BEGINNING
  - P.O.C. - POINT OF COMMENCING
  - PP - POWER POLE
  - PS - PARKING SPACES
  - PTP - PINCHED TOP PIPE
  - R.O.W. - RIGHT OF WAY
  - RR - RAILROAD
  - SAN. - SANITARY
  - SP - SERVICE POLE
  - SQ. FT. - SQUARE FEET
  - S.S.E. - SANITARY SEWER EASEMENT
  - STM. - STORM
  - STM.S.E. - STORM SEWER EASEMENT
  - SWBT - SOUTHWESTERN BELL TELEPHONE
  - TEL. - TELEPHONE
  - TLP - TRAFFIC LIGHT POLE
  - TSB - TRAFFIC SIGNAL BOX
  - U.E. - UTILITY EASEMENT
  - WM - WATER METER
  - WV - WATER VALVE
  - x- BARBED WIRE FENCE
  - o- CHAIN LINK FENCE
  - △- CONCRETE
  - ▨ COVERED CONCRETE
  - E- OVERHEAD ELECTRIC LINES
  - //- WOOD FENCE
  - /- WROUGHT IRON FENCE

**NOTES:**

- THIS SURVEY WAS DONE WITHOUT THE BENEFIT OF A TITLE REPORT.
- SURVEYOR HAS NOT ABSTRACTED SUBJECT PROPERTY. THERE MAY BE EASEMENTS, BUILDING LINES AND OTHER MATTERS OF RECORD NOT SHOWN HEREON.
- FENCES AS SHOWN.
- PORTION OF THE WOOD SHED IS OVER THE PROPERTY LINE.

**FLOOD NOTE:**  
 SUBJECT PROPERTY IS NOT LOCATED IN A FEDERAL INSURANCE ADMINISTRATION DESIGNATED FLOOD HAZARD AREA AND IS IN ZONE X.  
 MAP # 48201C, PANEL 0670M, DATED 06-09-14. This information is based on graphic plotting only. We do not assume responsibility for exact determination.

**SURVEYOR'S CERTIFICATION**

PROPERTY SUBJECT TO SUBDIVISION COVENANTS, CONDITIONS AND RESTRICTIONS.

I hereby certify that this survey was made on the ground and that this plat correctly represents the facts found at the time of survey showing any improvements, from legal descriptions supplied by client. There are no encroachments apparent on the ground, except as shown. This survey is only certified for boundary and this transaction only. Surveyor did not abstract property. Easements, building lines, etc. shown are as identified by:

GF \_\_\_\_\_ of \_\_\_\_\_

*Henry M. Santos*  
 HENRY M. SANTOS, Registered Professional Land Surveyor No. 5450



•ABSTRACTING BY TITLE COMPANY.  
 •ALL BEARINGS ARE BASED ON RECORDED PLAT OF SAID SUBDIVISION.  
 •COPYRIGHT 2015, Advance Surveying, Inc.

<p><b>ASI</b>        PHONE: 281 530-2939        E-MAIL: ADVANCE_SURVEYING@YABDOO.COM</p>	PURCHASER: -	SCALE: 1" = 20'
	ADDRESS: 1418 ASHLAND STREET, HOUSTON, TEXAS 77008	FIELD WORK: 06-06-15/VR
	LENDER: -	DRAFTING: 06-16-15/DB
	TITLE CO.: -	FINAL CHECK: 06-16-15/AT
	JOB NO.: 065470-15-01	REVISIONS:
	G.F. NO.: -	
KEY MAP: 452Z		

**ADVANCE SURVEYING, INC.**  
 10518 KIPP WAY SUITE A-2 • HOUSTON, TEXAS 77099