



Planning, Development & Transportation

Community Development & Neighborhood Services

281 North College Avenue
P.O. Box 580
Fort Collins, CO 80522.0580

970.416.2740
970.224.6134- fax
fcgov.com

CERTIFICATE OF APPROPRIATENESS – Minor Alteration (No Application Required)

ISSUED: October 3, 2019

EXPIRATION: October 3, 2020

Jennings Holdings, LLC
3621 Richmond Drive
Fort Collins, CO 80526

Dear Property Owner:

This letter provides you with confirmation that the proposed **in-kind roof replacement** to your designated Fort Collins landmark property has been approved by the City's Historic Preservation Division (HPD) because the proposed work appears to be:

- A routine repair or in-kind replacement with minimal effects to the historic resource, and;
- Meets the criteria and standards in Chapter 14, Article IV of the Fort Collins Municipal Code.

Notice of the approved application has been provided to building and zoning staff to facilitate the processing of any permits that are needed for the work. Please consider National Park Service Preservation Brief #4, [*Roofing for Historic Buildings*](#) during your project.

Please note that work beyond that indicated in your permit application/correspondence requires additional approval. Items requiring further approval include, but are not limited to, the following activities:

- Work affecting, or repair of, a chimney.
- Repair or replacement of historic decorative or functional features on or near the roof, such as fascia, purlins, brackets, eaves, gutters, and dormers
- Replacement of substructure to the roof, such as sheathing/decking, rafters, or trusses.
- Installation of roof insulation above the sheathing that will result in more than a 2-inch increase in the roof height.
- Addition of new rooftop features including skylights, dormers, and new vents.

If the approved work is not completed prior to the expiration date noted above, you may apply for an extension by contacting staff at least 30 days prior to expiration. Extensions may be granted for up to 12 additional months, based on a satisfactory staff review of the extension request.

If you have any questions regarding this approval, or if I may be of any assistance, please do not hesitate to contact me. I may be reached at jbertolini@fcgov.com or 970-416-4250.

Sincerely,

Jim Bertolini
Historic Preservation Planner



Design Review Small Project Application

Project Address:	509 Remington Street	
Designated Fort Collins Landmark	<input type="checkbox"/>	Listed on State Register/National Register of Historic Places <input type="checkbox"/>
Applicant Name:	NOCO Roofing-Henrietta Tindall	
Email Address:	office@nocoroofing.com	
Phone Number:	970-223-7663	
Owner Name:	Jennings Holdings	
Owner Email Address:	troy@nocoroofing.	
Owner Phone Number:	970-481-8710	

1. Applicant completes the application with a complete description, sketch, and photographs.
2. Applicant submits completed form. Any other information that describes the proposal may also be submitted.

By Email: Send to preservation@fcgov.com. Electronic submission should include PDF with the completed form ("youraddress-app.pdf"). Include address of property in subject line of email. File size should not exceed more than 25 MB combined.

In person: Development Review Center, 1st floor, 281 North College Avenue, 9:00am – 4:00pm, Monday – Friday excluding holidays.

3. Historic Preservation staff reviews the application. If approved, Historic Preservation staff will issue a Certificate of Appropriateness and email the applicant a copy of the fully approved application and certificate. Please note: some applications may require further review. Landmark staff will contact applicant when these situations arise.

Detailed description of work should include dimensions, material specifications (including color), method of installation, and details of existing conditions. Every application must include photographs of existing conditions of property.



Detailed Description of Project Scope: (required for all proposed work-please attach separate sheet if necessary)

We will remove existing roofing material down to the decking. We are aware of two layers: asphalt shingles or wood shake shingles. The roof currently has space decking that will need to be brought to code. We will then install GAF Armorshield 2 IR shingles in the color of Charcoal. We will install all code requirements.

Diagram or Site Plan (show street, lot, building) (NOT required for reroofing, but required for all other scopes of work)

By signing below, I attest that no additional exterior work or window replacement will occur under this application.

Applicant Signature:

Henrietta L. L. L.

Date: 10/02/2019



ROOFING PERMIT APPLICATION

Date _____
Application # _____

281 N College Ave. 970-416-2740
Fort Collins, CO 80524 buildingservices@fcgov.com

ALL information is REQUIRED. Incomplete applications will not be accepted.

Job Site Address 509 Remington Street City/State/Zip Fort Collins CO 80524

Property Owner Information

Name Troy Jennings Phone Number 970-481-8710

Address 3621 Remington Drive City/State/Zip Fort Collins CO 80526

☒ RESIDENTIAL ☒ Single Family Detached ☐ Townhome (attached) ☐ Duplex ☐ Apartment/Condo ☐ Garage/Other

☐ COMMERCIAL ☐ Bank ☐ Bar ☒ Church ☐ Hotel/Motel ☐ Medical Office ☐ Office ☐ Retail ☐ Restaurant

COMMERCIAL STRUCTURES

Are you tearing off existing roofing materials to the decking? ☐ Yes ☐ No

If keeping existing layers, how many layers are there? _____ What kind of material are they? _____

What new roofing materials are you using? _____

Is there existing insulation? ☐ Yes ☐ No Will any insulation be removed/replaced? ☐ Yes ☐ No

Value of Construction

Residential and Commercial = Labor and Materials \$ _____

Materials

Manufacturer GAF Armorshield 2 IR # of Squares 17.30 # of Stories 2

FLAT ROOF (less than 2:12 pitch) ☐ Yes ☐ No

ASPHALT ROOF REPAIRS ONLY

☐ Roof Repair 49% of roof area max. Class 4 shingle is **not** required.

☒ Roof Repair 50% or more of roof area. Class 4 shingle **is required.**

Note location(s) of areas to be repaired in space provided below.

Additional Information (if applicable) This property is with the historic preservative zone.

Contractor Information

Name NOCO Roofing

Address 303 W Harmony Road City/State/Zip Fort Collins CO 80525

Phone Number 970-223-7663 Email office@nocoroofing.com

License R+3696 Certificate 2432-R

WORK PERFORMED BY

☐ License/Certificate Holder ☐ Payroll Employees ☒ Exempt Roofer (1099): EX- 44(R)

☐ Homeowner Company Name: Lunaz

I hereby acknowledge that I have read this application and state that the above information is complete and correct. I agree to comply with all requirements contained herein and city ordinances and state laws regulating building construction. I know that a permit is not valid until it has been paid and issued.

Print Name Henrietta Tindall Signature *Henrietta Tindall* Date 10/02/2019