



## Historic Preservation Services

### Community Development & Neighborhood Services

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

970.416.4250

[preservation@fcgov.com](mailto:preservation@fcgov.com)

[fcgov.com/historicpreservation](http://fcgov.com/historicpreservation)

## CERTIFICATE OF APPROPRIATENESS

**ISSUED: September 29, 2020**

**EXPIRATION: September 29, 2021**

Kevin & Dawn Buffington  
700 Las Lomas Dr.  
Austin, TX 78746

Dear Mr. and Mrs. Buffington:

This letter provides you with confirmation that the proposed changes to your designated Fort Collins landmark property, the William & Gladys Eddy House at 509 Remington Street have been approved by the City's Historic Preservation Division because the proposed work meets the criteria and standards in Chapter 14, [Article IV](#) of the Fort Collins Municipal Code.

- 1) Replacement of south elevation basement window with an enlarged egress window;
- 2) Repair of existing wood windows and installation of interior inserts.

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 note that all ensuing work must conform to the approved plans. Any non-conforming alterations are subject to stop-work orders, denial of Certificate of Occupancy, and restoration requirements and penalties.

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.

Property owners can appeal staff design review decisions by filing a written notice of appeal to the Director of Community Development & Neighborhood Services within fourteen (14) days of this decision. 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 [jbortolini@fcgov.com](mailto:jbortolini@fcgov.com), or 970-416-4250.

Sincerely,

Jim Bertolini  
Historic Preservation Planner

Applicable Code Standard	Summary of Code Requirement and Analysis (Rehabilitation)	Standard Met (Y/N)
SOI #1	<p><i>A property will be used as it was historically or be given a new use that requires minimal change to its distinctive materials, features, spaces, and spatial relationships;</i></p> <p><b>The property is remaining in residential use.</b></p>	Y
SOI #2	<p><i>The historic character of a property will be retained and preserved. The removal of distinctive materials or alteration of features, spaces, and spatial relationships that characterize a property will be avoided.</i></p> <p><b>The wood sash windows and flagstone raised basement are both defining features of the building. The wood windows are diverse and character-defining. They include plain single-light and one-over-one configurations of varying sizes as well as six-over-four sash windows, and some units with distinctive, decorative glazing patterns and, in most cases, include historic wood screen or storm windows. Basement windows are generally four- or two-light wood hopper windows.</b></p> <p><b>The project is proposing to add interior inserts to improve energy efficiency, as well as repair the existing wood windows and restore them to functional order. Repair and rehabilitation of historic wood windows is consistent with this Standard.</b></p> <p><b>The project is also proposing replacement and enlargement of an existing basement window on the south elevation, to include a window well and ladder. As the window is along the basement, is in an inset that will assist with screening from views on Remington Street, and is generally not widening the opening but dropping the sill from its current 24”+/- to 47”, the alteration meets this Standard.</b></p>	Y
SOI #3	<p><i>Each property will be recognized as a physical record of its time, place, and use. Changes that create a false sense of historical development, such as adding conjectural features or elements from other historic properties, will not be undertaken.</i></p> <p><b>The modernized egress window will be recognizable as new construction due to the casement window configuration (required for IFC compliance), enlarged opening, and wall/ladder. It will be distinguishable as a new feature and meets this Standard.</b></p>	Y
SOI #4	<p><i>Changes to a property that have acquired historic significance in their own right will be retained and preserved.</i></p>	N/A

<b>SOI #5</b>	<p><i>Distinctive materials, features, finishes, and construction techniques or examples of craftsmanship that characterize a property will be preserved.</i></p> <p><b>The historic wood windows are being preserved, with interior window inserts added to improve energy efficiency. The basement window being used for egress is not particularly distinctive compared to the other basement windows and does not characterize the property. Some flagstone will be removed to expand the opening, but the overall effect on the historic character of the property will be minimal. The project's two components meet this Standard.</b></p>	<b>Y</b>
<b>SOI #6</b>	<p><i>Deteriorated historic features will be repaired rather than replaced. Where the severity of deterioration requires replacement of a distinctive feature, the new feature will match the old in design, color, texture, and, where possible, materials. Replacement of missing features will be substantiated by documentary and physical evidence.</i></p> <p><b>The wood windows at this property are generally in good condition, although repairs are needed to weatherize them and maintain their functionality. The project is proposing repair of the existing windows with minor improvements for energy efficiency, including interior inserts, and meets this Standard.</b></p>	<b>Y</b>
<b>SOI #7</b>	<p><i>Chemical or physical treatments, if appropriate, will be undertaken using the gentlest means possible. Treatments that cause damage to historic materials will not be used.</i></p>	<b>N/A</b>
<b>SOI #8</b>	<p><i>Archeological resources will be protected and preserved in place. If such resources must be disturbed, mitigation measures will be undertaken.</i></p>	<b>N/A</b>
<b>SOI #9</b>	<p><i>New additions, exterior alterations, or related new construction shall not destroy historic materials that characterize the property. The new work shall be differentiated from the old and shall be compatible with the massing, size, scale, and architectural features to protect the historic integrity of the property and its environment.</i></p> <p><b>The new egress window will require minimal demolition of a portion of the flagstone foundation below the existing basement window to meet IEBC/IFC requirements. The new casement, window well, and ladder will be clearly distinguishable as new construction, are located on a side elevation in an inset, and will have minimal visibility from the public right-of-way on Remington Street.</b></p>	<b>Y</b>
<b>SOI #10</b>	<p><i>New additions and adjacent or related new construction will be undertaken in such a manner that, if removed in the future, the essential form and integrity of the historic property and its environment would be unimpaired.</i></p>	<b>N/A</b>

Kevin & Dawn Buffington

Residential Remodel

509 Remington St Fort Collins,  
CO

No.	Description	Date

THE PURCHASER AND OR BUILDER OF THIS PLAN RELEASES KATESAPP DESIGN, IT'S OFFICERS, OWNERS, AND ANY EMPLOYEES, NOW OR FUTURE, FROM ANY CLAIMS OR LAWSUITS THAT MAY ARISE DURING THE CONSTRUCTION OF THIS STRUCTURE OR ANY TIME THEREAFTER.

KATESAPP DESIGN WILL NOT BE RESPONSIBLE FOR THE STRUCTURAL INTEGRITY AND BUILDING QUALITY. THESE PLANS MUST BE ENGINEERED AND STAMPED BY A STATE LICENSED STRUCTURAL ENGINEER

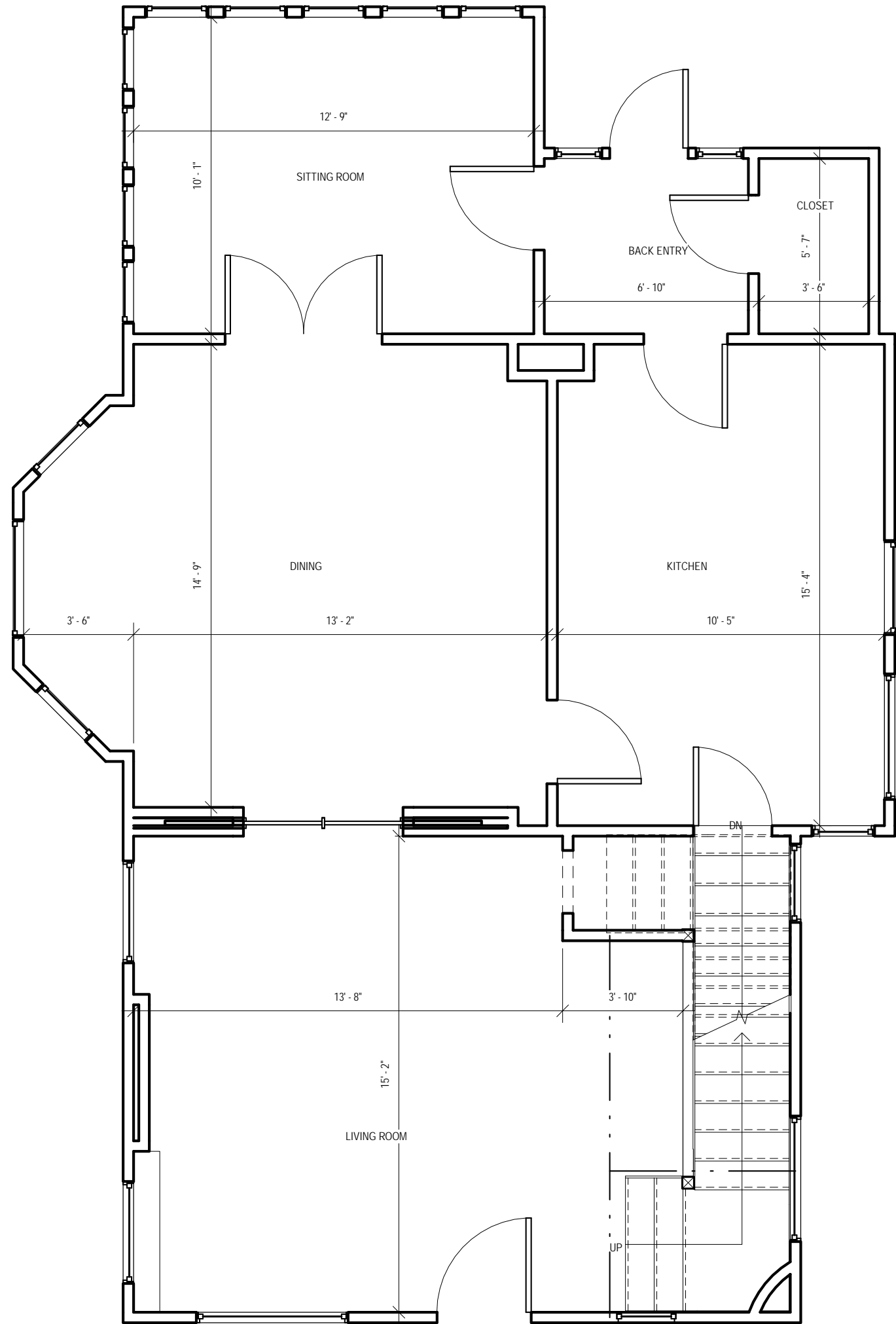
STRUCTURE TO BE BUILT IN COMPLIANCE WITH GOVERNING MUNICIPAL CODES. IT IS THE RESPONSIBILITY OF THE CONTRACTOR/SUBCONTRACTOR TO VERIFY ALL DIMENSIONS. CALCULATED DIMENSIONS TAKE PRECEDENCE OVER SCALED DIMS

Existing Layout

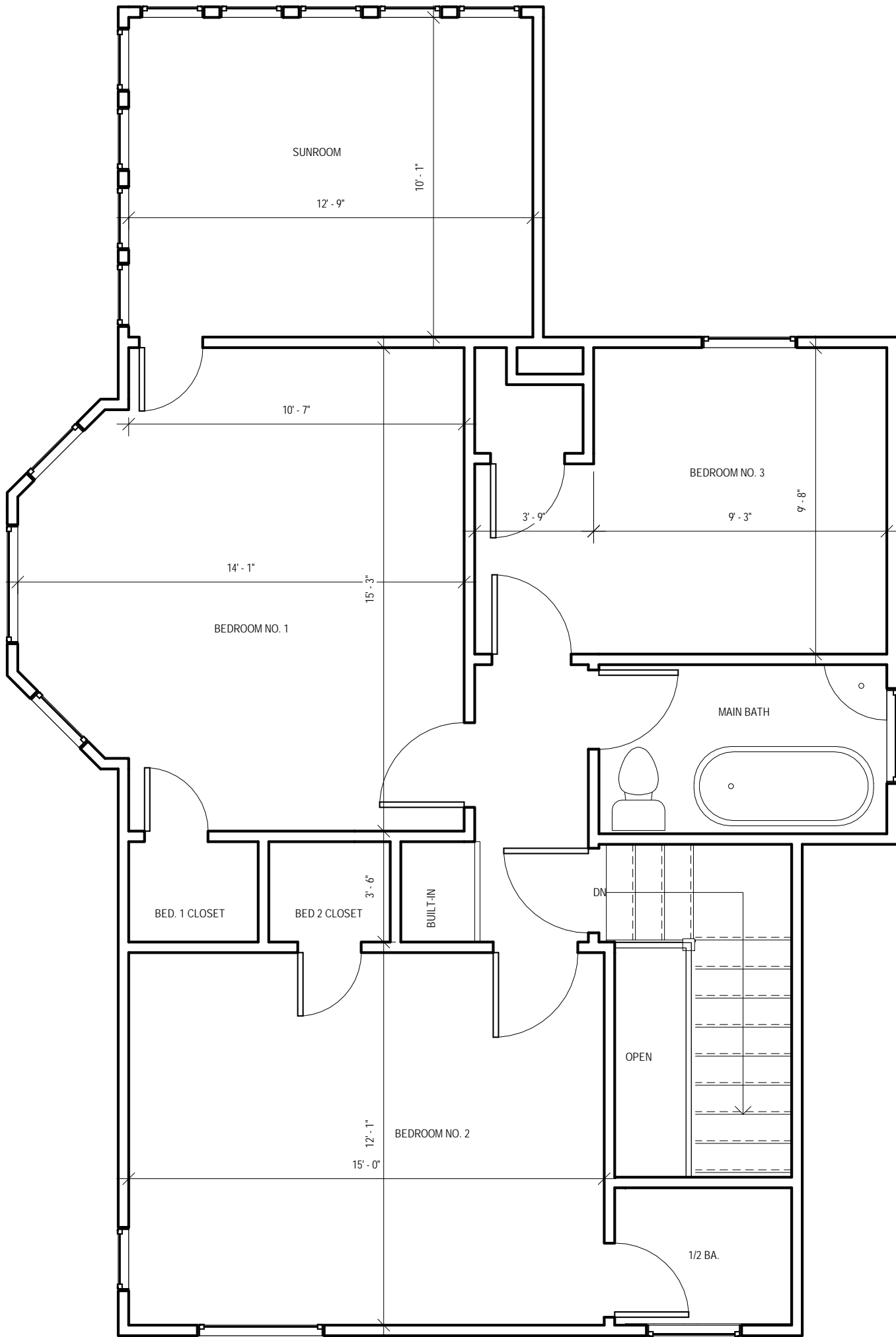
Date 09.09.2020  
Drawn by KH

A2

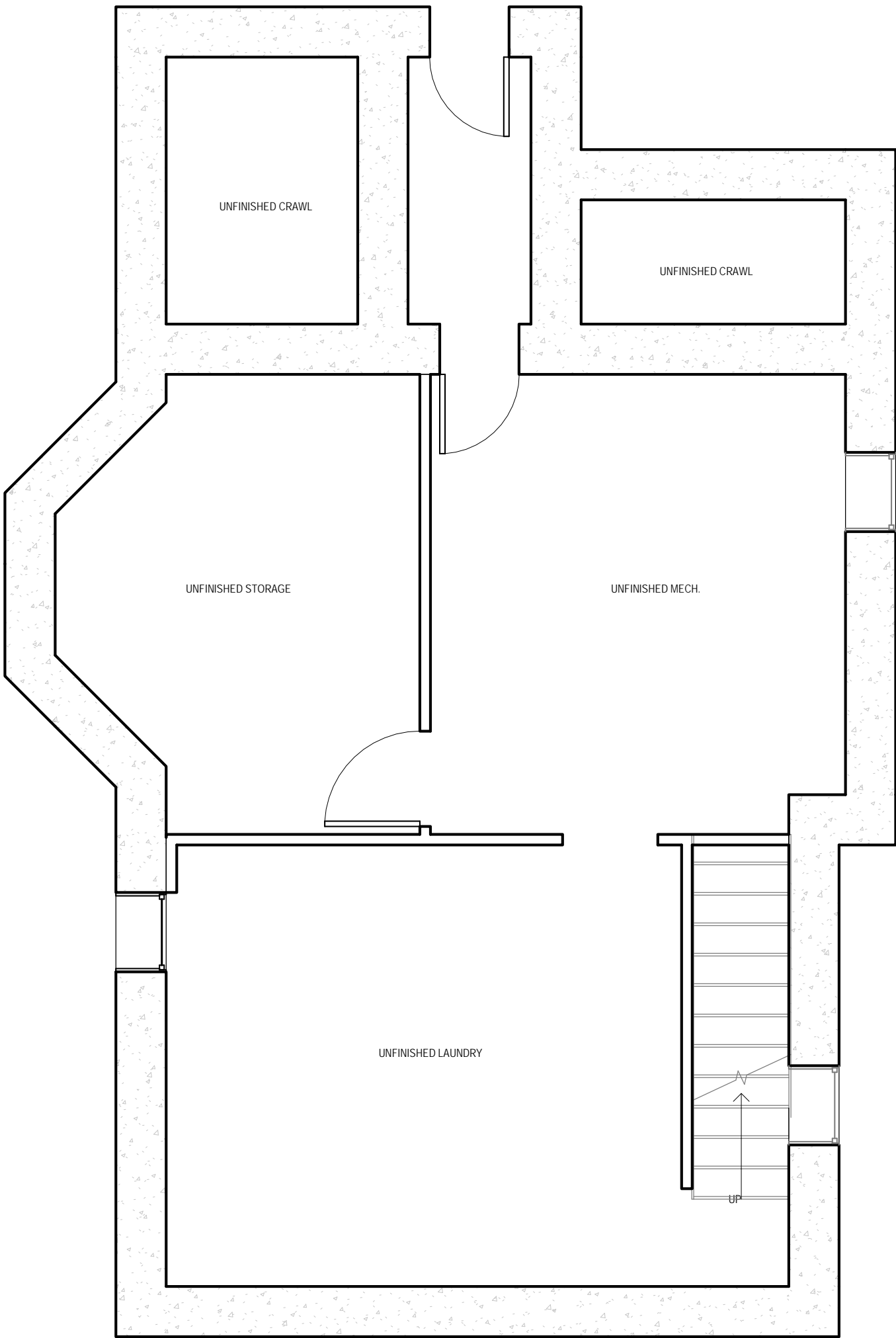
Scale 1/4" = 1'-0"



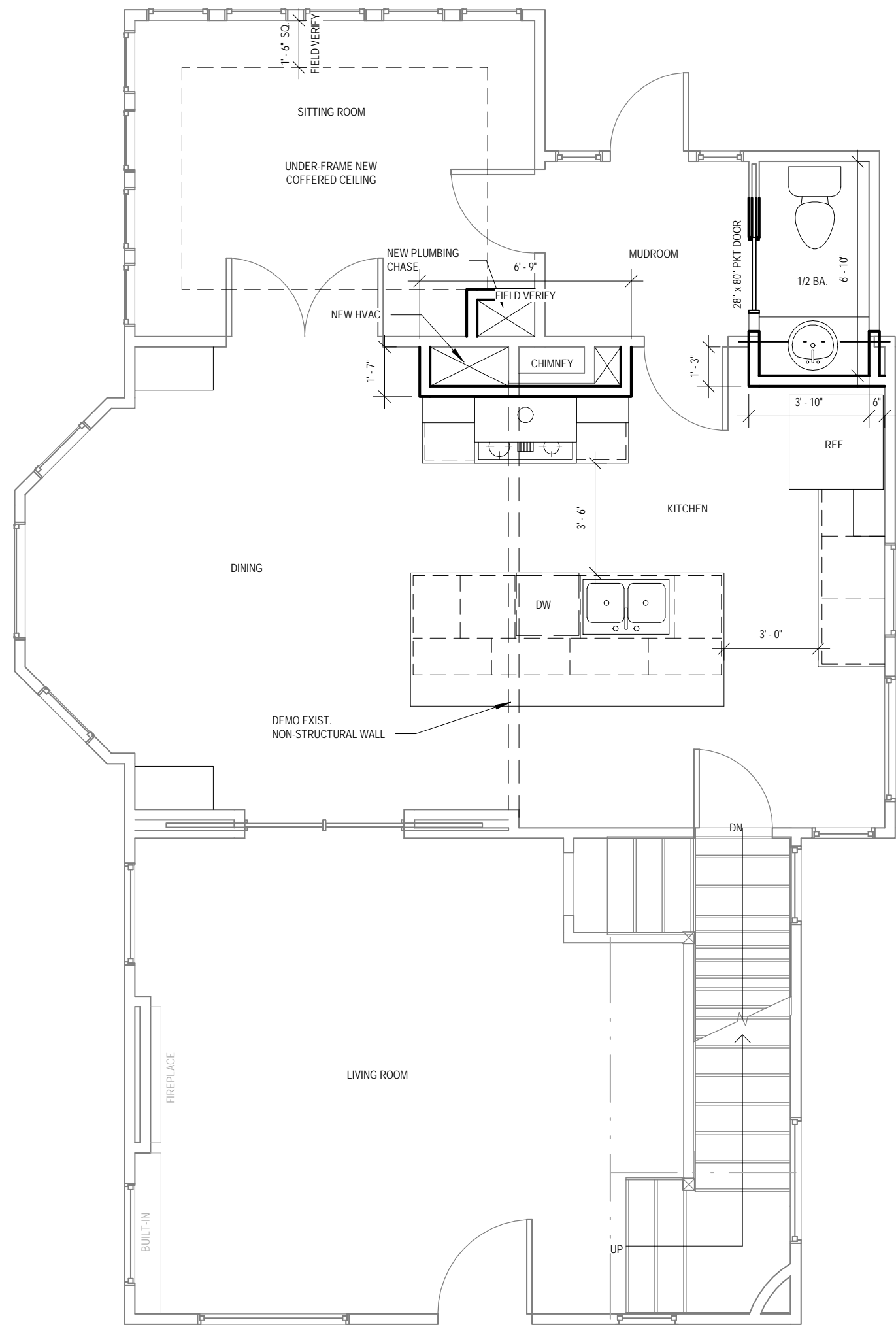
③ First Floor - Exst.  
1/4" = 1'-0"



① Second Floor - Exst.  
1/4" = 1'-0"



② Basement - Exst  
1/4" = 1'-0"

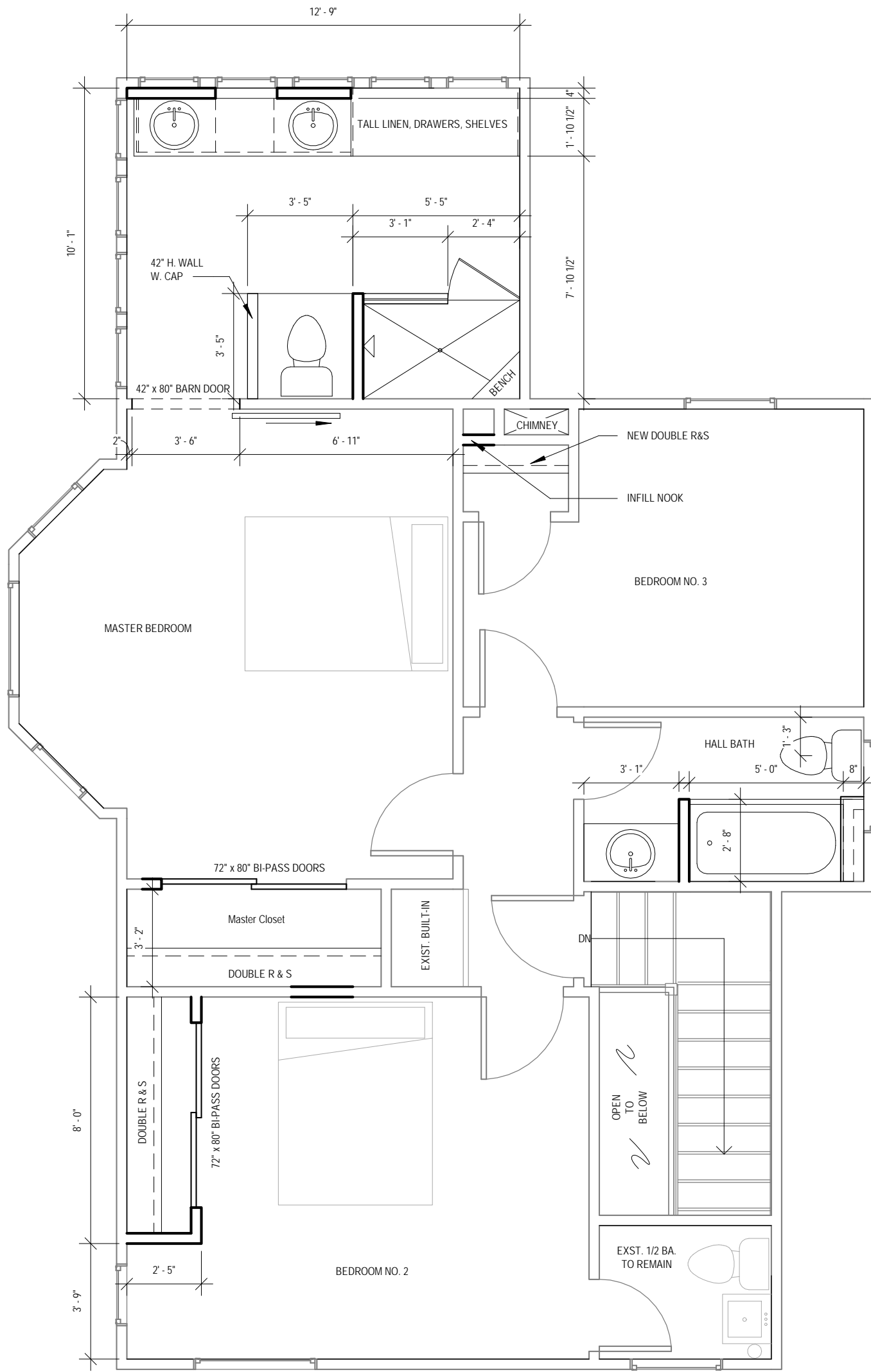


1 First Floor - Proposed  
1/4" = 1'-0"

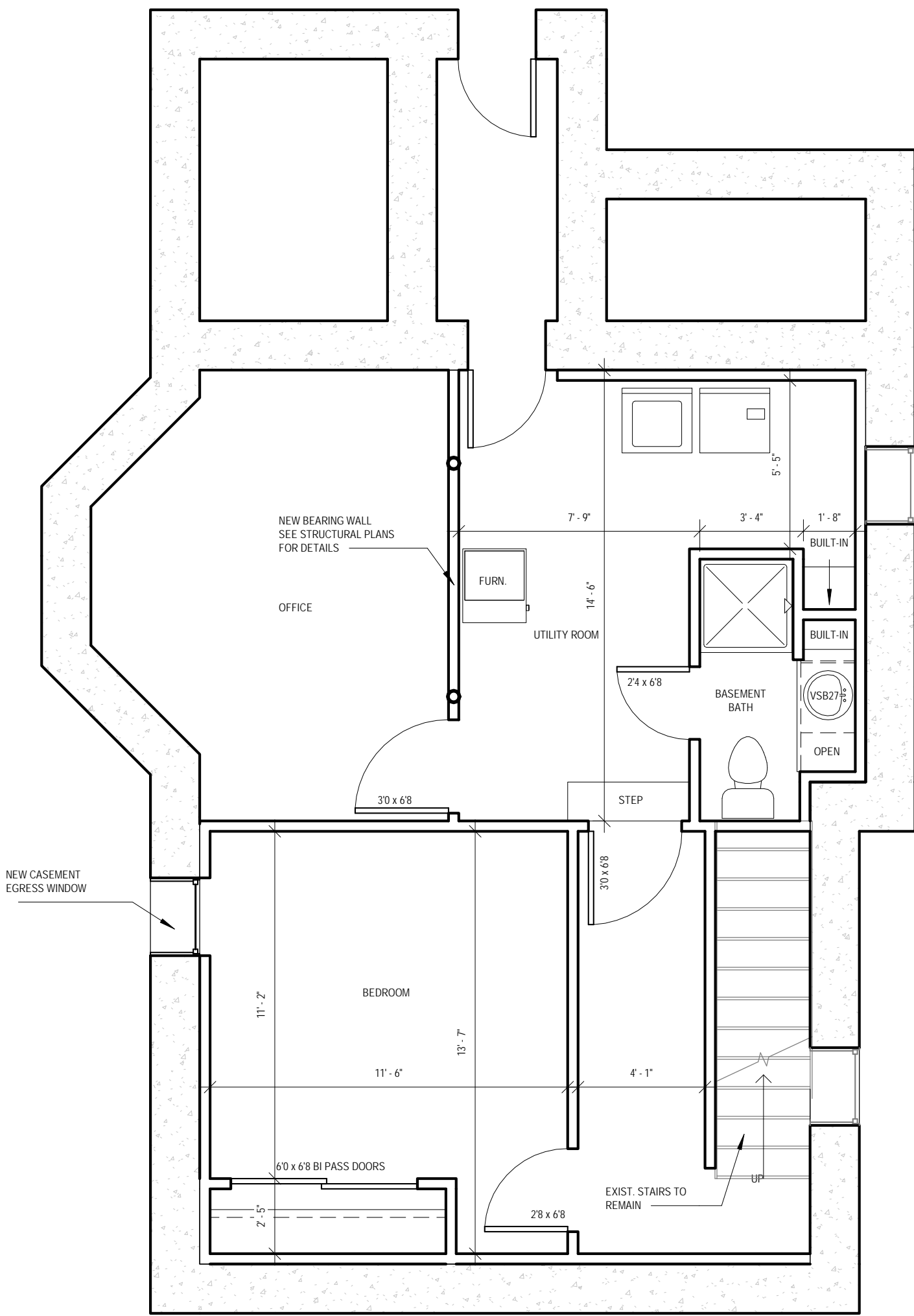
- — — — — EXISTING WALL / MEMBER TO REMAIN  
— — — — — NEW WALL / MEMBER  
- - - - - EXISTING WALL TO BE DEMOLISHED

GENERAL PROJECT NOTES:

- ALL STRUCTURAL CHANGES PROPOSED TO BE STAMPED BY STATE LICENSED ENGINEER
- NOT FOR CONSTRUCTION WITHOUT STRUCTURAL ENGINEERING ATTACHED
- ONLY INTERIOR ELEMENTS SHOWN ARE TO BE CHANGED. ANY EXISTING ELEMENTS AND THEIR LOCATIONS ARE TO REMAIN IF NOT SPECIFICALLY CALLED OUT ON PLANS
- DRAFTER DOES NOT GUARANTEE CONSTRUCTION QUALITY, WORKMANSHIP, OR QUALITY OF IN-THE-FIELD WORK
- FIELD VERIFY ALL MEASUREMENTS
- EXTERIOR CHANGES/HISTORICAL REQUIREMENTS ARE NOT ADDRESSED WITHIN THIS PLAN SET
- ALL CABINET LOCATIONS, SPECIFICATIONS, AND APPLIANCE LOCATIONS ARE PER CABINET DRAWINGS NOT ASSOCIATED WITH THIS SET



2 Second Floor - Proposed  
1/4" = 1'-0"



3 Basement  
1/4" = 1'-0"

No.	Description	Date
1	MASTER BATH CHANGED PER H.O. - FINAL PLANS ISSUED	09.09.2020
2	ADDED KITCHEN CABINET LAYOUT FROM CAB. PLANS	09.20.2020

THE PURCHASER AND OR BUILDER OF THIS PLAN RELEASES KATESAPP DESIGN, IT'S OFFICERS, OWNERS, AND ANY EMPLOYEES, NOW OR FUTURE, FROM ANY CLAIMS OR LAWSUITS THAT MAY ARISE DURING THE CONSTRUCTION OF THIS STRUCTURE OR ANY TIME THEREAFTER.

KATESAPP DESIGN WILL NOT BE RESPONSIBLE FOR THE STRUCTURAL INTEGRITY AND BUILDING QUALITY. THESE PLANS MUST BE ENGINEERED AND STAMPED BY A STATE LICENSED STRUCTURAL ENGINEER

STRUCTURE TO BE BUILT IN COMPLIANCE WITH GOVERNING MUNICIPAL CODES. IT IS THE RESPONSIBILITY OF THE CONTRACTOR/SUBCONTRACTOR TO VERIFY ALL DIMENSIONS. CALCULATED DIMENSIONS TAKE PRECEDENCE OVER SCALED DIMS

Proposed Plans

Date 09.09.2020

Drawn by KH

A1

Scale 1/4" = 1'-0"



DATE: September 9, 2020

ADDRESS: Bill Vance  
VANCE CONSTRUCTION  
7801 Leslie Drive  
Loveland, CO 80537

PROJECT NUMBER: 20-0542

SUBJECT: Geotechnical Summary Report for 509 Remington Street,  
City of Fort Collins, Larimer County, Colorado

On August 31, 2020, we visually observed the exposed soil in the basement for the proposed remodel of the existing residence at the above referenced site. At the time of our observation the excavation was partially complete.

The purpose of this exploration was to identify subsurface conditions and obtain data necessary to provide recommendations for the foundation system.

The conclusions and recommendations presented here are based upon field data and previous experience with soil conditions in this area. A more comprehensive exploration could be conducted per the contractors/owners request to minimize risk.

## SITE LOCATION AND DESCRIPTION

The site is located in Fort Collins, east of College Avenue, south of Mulberry Street and on the west side of Remington Street, Larimer County, Colorado. The site is developed with an existing residence. The site is relatively flat. No rock outcrops or water features were observed at this site.

## SITE INVESTIGATION

The field investigation performed on August 31, 2020, consisted of observing and sampling the soil where the basement slab had been removed. The soils exposed consisted of slightly sandy silty clay.

## FOUNDATION RECOMMENDATIONS

### Continuous Spread Footing and Isolated Pad Foundation

Based on the conditions observed in the field and laboratory tests, we feel that the new foundation components could be supported by a continuous spread footing and isolated pad foundation designed for a maximum allowable bearing capacity of 1500 pounds per square foot (dead load plus full live load). The minimum dead load should be kept as high as practical to help



counteract the swelling should the subsoils become wetted. The foundation is to bear on the native, undisturbed, clays, and not on uncompacted fill, topsoil, or frozen ground. The bottom of all foundation components should be kept at least thirty (30) inches (or per local code) below finished grade for frost protection.

### CONCLUSIONS

The soils encountered at this site exhibit low swell potential as moisture contents are increased. Future owners should be cautioned that there may be some risk of future damage caused by introduction of excess water to the soils. All new and future owners should be directed to those items under "Post-Construction Site Preparation and Maintenance" in Appendix I, included in this report. Our experience has shown that damage to foundations usually results from saturation of the foundation soils caused by improper drainage, excessive irrigation, poorly compacted backfills, and leaky water and sewer lines. The elimination of the potential sources of excessive water will greatly minimize the risks of construction at this site. It is recommended that a copy or summary of this report be provided to any new or future owners of this property. A copy of *A Guide to Swelling Soils for Colorado Homebuyers and Homeowners, Colorado Geological Survey Special Publication 43* should also be provided to any new or future owners of the property.

The findings and recommendations of this report have been obtained in accordance with accepted professional engineering practices in the field of Geotechnical Engineering. However, standard Geotechnical Engineering practices and related government regulations are subject to change. The recommendations provided in this report are only valid as of the date of this report. If the construction is at a later date, we would be glad to review the information presented in this report with regard to updated governmental requirements or industry standards. There is no other warranty, either expressed or implied. We do not guarantee the performance of the project in any respect, but only that our engineering work and judgments rendered meet the standard of care of our profession. This report applies only to the type of construction anticipated in the area tested. The current technology is not at a stage where a guarantee of "absolutely no damage" can be assured by design and construction practices.

FOR AND ON BEHALF OF  
CDS ENGINEERING CORPORATION  
Observed By:

*KFB*

Kevin F. Becker, P.E.



## Jim Bertolini

---

**From:** Rodney <co1ramrod@aol.com>  
**Sent:** Tuesday, September 29, 2020 10:01 AM  
**To:** Jim Bertolini; Maren Bzdek  
**Cc:** 'Dawn Buffington'; 'Daniel Buffington'; 'Kevin Buffington'  
**Subject:** [EXTERNAL] RE: B2010746 - 509 Remington/Eddy House - Historic Review on exterior alterations  
**Attachments:** Lifestyle Windows and Doors Brochure.pdf; Pella Egress Basement Window Size and Price - 509 Remington St.pdf

Good Morning Maren and Jim,

I have attached a brochure for the style of window we are proposing to use for the basement egress window. Additionally I have attached the quote for the window as it shows the dimensions necessary to meet the egress requirements.

We will have to excavate below the existing window and install a window well with a ladder to meet all of the building codes.

We are planning on using either a wood or aluminum window for this window. The attached information is for an aluminum exterior, but I have requested the wood exterior version of the window, including pricing so that my homeowner can have the option. Both, will meet your criteria.

We are currently addressing the Floodplain issue with Claudia. After speaking with her yesterday we are confident that she will be releasing after receiving her request information. We will not be exceeding the 50% of value.

We are looking into companies that do the interior window inserts. We will not be replacing the exterior window sashes. If you have any recommendations of companies that do the window glass repairs and window inserts, we would appreciate it.

Please let me know if there is any other information that you may need. We are looking forward to getting this project moving as fast as possible.

**Thanks,  
Rodney Vance  
303-435-8427 Cell**

**Vance Const. Inc.  
7801 Leslie Drive  
Loveland, CO 80537**

Rodney,

After clarifying some items with Kevin Buffington over the phone, it sounds like at least for Preservation review, this may just be a quick clarification of your Building Permit application. Could you email to Building Services ([BuildingServices@fcgov.com](mailto:BuildingServices@fcgov.com)) either a revised permit application or a letter addressing the following:

- Additional detail on the egress window for the basement, specifically:



- Do you need to extend the window below grade to meet the egress sill height requirements (24-44" above grade)? We usually approve expanding depth of basement egress for City Landmarks but we do require documentation of the change, including dimensions. It looks like the opening is big enough (barely) but may need the sill dropped to meet Code.
- Material of new casement egress window? Wood or metal is best, not vinyl.
- *Note: This building is on a floodplain so you may want to confirm with [Floodplain](#) that the finished basement component is allowable with them before submitting any additional information.*
- Clarification that the historic 1<sup>st</sup> & 2<sup>nd</sup> floor windows will not be replaced, but interior inserts added.

That should clear up the historic preservation side of things so we can issue the Certificate of Appropriateness under Municipal Code and clear our division's hold on the permit. I'll be out of the office for the next few days but you can connect with Maren Bzdek on our team ([mbzdek@fcgov.com](mailto:mbzdek@fcgov.com) or 970-221-6206) if you need a response before Monday. Thanks!

**JIM BERTOLINI**

Pronouns: he/him/his  
 Historic Preservation Planner  
 Community Development & Neighborhood Services  
 281 North College Avenue  
 970-416-4250 office  
[jbertolini@fcgov.com](mailto:jbertolini@fcgov.com)

[Tell us about our service, we want to know!](#)

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**From:** Kevin Buffington <[kevinbuff1@me.com](mailto:kevinbuff1@me.com)>  
**Sent:** Wednesday, September 23, 2020 11:22 AM  
**To:** Jim Bertolini <[jbertolini@fcgov.com](mailto:jbertolini@fcgov.com)>  
**Cc:** Dawn Buffington <[dawnbuff@gmail.com](mailto:dawnbuff@gmail.com)>; [co1ramrod@aol.com](mailto:co1ramrod@aol.com); Daniel Buffington <[buffingtonde@gmail.com](mailto:buffingtonde@gmail.com)>  
**Subject:** [EXTERNAL] Re: B2010746 - 509 Remington/Eddy House - Historic Review on exterior alterations

<image001.jpg>

<image002.jpg><image003.jpg>

Jim, Here are the photos as requested.

Thank you.

Regards,  
 Kevin

On Sep 22, 2020, at 7:40 PM, Kevin Buffington <[kevinbuff1@me.com](mailto:kevinbuff1@me.com)> wrote:

Hi Jim, Depending on how long this will hold up the project we will resubmit without those items. The changes were for safety so fireman could get in if fire and energy efficiency because windows are single pane and not efficient and it is expensive to do anyway. So if this holds this project up we will resubmit without these changes and remove from plans. Please let me know if you have an idea for time approval. My phone number is 5129222122. Thank you. Kevin

Sent from my iPhone

On Sep 22, 2020, at 7:08 PM, Jim Bertolini <[jbertolini@fcgov.com](mailto:jbertolini@fcgov.com)> wrote:

Kevin & Dawn,

I'm contacting you about your permit request for alterations to the Eddy House at 509 Remington Street, a City Landmark. I've copied your contractor as well and have placed a hold on the building permit. As noted in our previous conversations, exterior alterations do need to receive a Certificate of Appropriateness under the City's Municipal Code before they can move ahead. While the majority of this project is not subject to the City's historic preservation review, the project does include new egress for the basement as well as proposed replacement of windows on the first and second floors. We will need a Design Review application submitted from you or your contractor covering these exterior items. The Design Review application can be downloaded here: <https://www.fcgov.com/historicpreservation/landmark-design.php>

On the Design Review application, please be sure to include clear and specific descriptions of exterior alterations proposed. A couple of specific notes:

- For the basement egress, while these are commonly approved for Landmarks, we just need photographs of the exterior location of the proposed egress window on the south elevation, and details on what's going in its place (dimensions of the new window).
- On the window replacements on the 1<sup>st</sup> and 2<sup>nd</sup> floors, we typically don't approve wholesale replacement unless the condition of the windows is beyond repair. From our recent site visit and photograph set in late 2019, the windows don't appear that deteriorated, although they may need some servicing, and some energy performance-focused upgrades. In most cases, repair and upgrading can be more cost-effective than replacement, especially over the long-term, due to the durability of older-growth lumber used for older windows.

If you have questions or would like to discuss some alternatives, particularly on the window replacement, please call me at the information below. Thanks!

**JIM BERTOLINI**  
Historic Preservation Planner  
Community Development & Neighborhood Services  
281 North College Avenue  
970-416-4250 office  
[jbertolini@fcgov.com](mailto:jbertolini@fcgov.com)  
[Visit our website!](#)

<image001.png>

*“The City of Fort Collins is an organization that supports equity for all, leading with race. We acknowledge the role of local government in helping create systems of oppression and racism and are committed to dismantling those same systems in pursuit of racial justice. [Learn more.](#)”*

WOOD

# Pella® Lifestyle Series

Dual- and Triple-Pane Products

\$\$-\$\$\$



## Unbeatable performance options.<sup>1</sup>



**79% more energy efficient**  
for a more comfortable home<sup>2</sup>



**52% reduction in outside noises**  
like traffic and lawnmowers<sup>3</sup>

Values are averages based on the Ultimate Performance package compared with single-pane windows.

## Style and durability.



Durability and style flexibility with the most desired features and options, backed by the **best limited lifetime warranty** in the industry.<sup>4</sup>

## Packed with innovation.

**37**  
TIME-TESTED  
INNOVATIONS

Offering products with 37 time-tested innovations like our best integrated blinds and shades and integrated security sensors.



Pella Lifestyle Series  
triple-pane  
casement window

## WINDOW STYLES

Special sizes and configurations are also available.



AWNING



BAY OR BOW



CASEMENT



DOUBLE-HUNG<sup>5</sup>

## PATIO DOOR STYLES



SLIDING



HINGED

<sup>1,2,3,4,5</sup> See inside front cover for disclosures.





# Colors & Finishes

## PELLA® LIFESTYLE SERIES

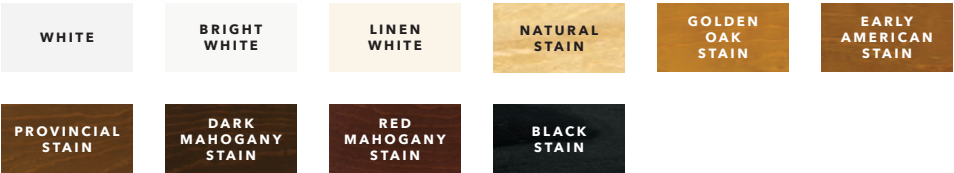
### WOOD TYPE

The wood species that best complements your home’s interior.



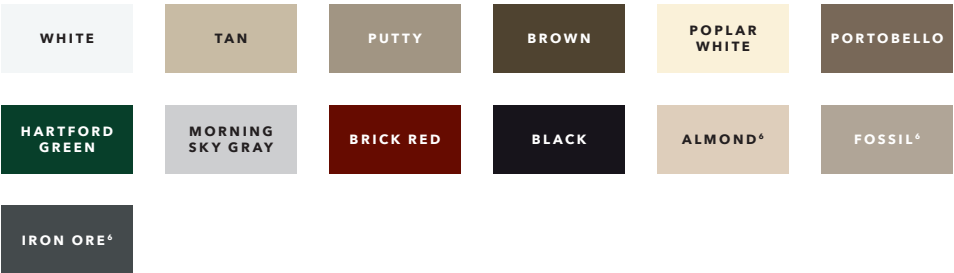
### PREFINISHED PINE INTERIOR COLORS

We can prefinish pine in your choice of three paint colors and seven stains. Unfinished or primed and ready-to-paint are also available.



### ALUMINUM-CLAD EXTERIOR COLORS

Our low-maintenance EnduraClad® exterior finish resists fading and helps protect your windows and patio doors for years.



<sup>1</sup> Available performance solutions offer an unbeatable combination of energy efficiency, sound control and value. Performance solutions require upgrades to triple-pane, AdvancedComfort Low-E and mixed glass thickness. Based on comparing product quotes and published STC/OITC and U-Factor ratings of leading national wood window and patio door brands.

<sup>2</sup> Window energy efficiency calculated in a computer simulation using RESFEN 6.0 default parameters for a 2000 sq. foot new construction single-story home when comparing Pella Lifestyle Series windows with Advanced Comfort Low-E triple-pane glass with argon and mixed glass thickness to a single pane wood or vinyl window. Double-hung windows are not available with triple-pane glass. The energy efficiency and actual savings will vary by location. The average window energy efficiency is based on a national average of 94 modeled cities across the country and weighting based on population. For more details see [pella.com/methodology](http://pella.com/methodology).

<sup>3</sup> Reduction in sound based on OITC ratings of Pella Lifestyle Series windows with triple-pane glass with mixed glass thickness to a single-pane wood or vinyl window with an OITC of 19. Calculated by using the sound transmission loss values in the 80 to 4000 Hz range as measured in accordance with ASTM E-90(09). Actual results may vary.

<sup>4</sup> Based on comparing written limited warranties of leading national wood window and wood patio door brands. See Pella written Limited Warranty for details, including exceptions and limitations, at [pella.com/warranty](http://pella.com/warranty), or contact Pella Customer Service at 877-473-5527.

<sup>5</sup> Available in dual-pane only.

<sup>6</sup> Available on triple-pane products only.

# Integrated Blinds & Shades PELLA® LIFESTYLE SERIES

## INTEGRATED BLINDS<sup>1</sup>

Raise blinds up for an unobstructed view or tilt to let in just the right amount of light. Our best integrated and accessible blinds are available manual or motorized with Pella Insynctive® technology.



## INTEGRATED SHADES<sup>1</sup>

Our best integrated fabric shades feature a white exterior fabric for a uniform look from the street. Integrated and accessible shades are available manual or motorized with Pella Insynctive technology.



# Added Security

## INSYNCTIVE TECHNOLOGY

Integrated security sensors with time-tested wireless technology are built-in and tucked away, out of sight, to preserve the beauty of your Pella windows and doors. Monitor windows and doors while at home or away with the Pella Insynctive App or with most existing security systems.<sup>2</sup> Learn more at [pella.com/insynctive](http://pella.com/insynctive).



<sup>1</sup> Available on triple-pane products only.  
<sup>2</sup> Requires the Pella Insynctive App on a smart device, an Insynctive Bridge and a wireless home internet router with internet connection.

# Performance Packages PELLA® LIFESTYLE SERIES

## PACKAGES

To make things easier, we've created performance packages that highlight what's most important to you.

Performance solutions offer an unbeatable combination of energy efficiency, sound control and value.<sup>1</sup> Upgrade from a dual- to a triple-pane glass design with the packages below to meet the unique needs of each room in your home.

All values below are averages compared with single-pane windows.



Pella Lifestyle Series offers products awarded ENERGY STAR® Most Efficient for 2019.<sup>2</sup>



### Performance

Improved energy efficiency and sound performance.

**77%**  
MORE ENERGY  
EFFICIENT<sup>3</sup>

+

**34%**  
NOISE  
REDUCTION<sup>4</sup>



### Sound Control

Exceptional noise control for a quieter home.

**52%**  
NOISE  
REDUCTION<sup>4</sup>



### Energy Efficiency

Superior energy efficiency for a more comfortable home.

**83%**  
MORE ENERGY  
EFFICIENT<sup>3</sup>



### Ultimate Performance

The best combination of energy efficiency and noise control.

**79%**  
MORE ENERGY  
EFFICIENT<sup>3</sup>

+

**52%**  
NOISE  
REDUCTION<sup>4</sup>

## Glass<sup>5</sup>

### INSULSHIELD® LOW-E GLASS

Advanced Low-E insulating dual- and triple-pane glass with argon<sup>6</sup>

AdvancedComfort Low-E insulating dual- and triple-pane glass with argon<sup>6</sup>

NaturalSun Low-E insulating dual- and triple-pane glass with argon<sup>6</sup>

SunDefense™ Low-E insulating dual- and triple-pane glass with argon<sup>6</sup>

### ADDITIONAL GLASS OPTIONS

Tempered glass available on dual- and triple-pane products

Obscure and frosted obscure glass available on dual- and triple-pane products

<sup>1</sup> Performance solutions require upgrades to triple-pane, AdvancedComfort Low-E and mixed glass thickness. Based on comparing product quotes and published STC/OITC and U-Factor ratings of leading national wood window and patio door brands.

<sup>2</sup> Pella products may not meet ENERGY STAR® guidelines in Canada. For more information, contact your local Pella sales representative or go to [energystar.gov](http://energystar.gov).

<sup>3</sup> Window energy efficiency calculated in a computer simulation using RESFEN 6.0 default parameters for a 2000 sq. foot new construction single-story home when Pella Lifestyle Series windows with the respective performance package are compared to a single-pane wood or vinyl window. The energy efficiency and actual savings will vary by location. The average window energy efficiency is based on a national average of 94 modeled cities across the country and weighting based on population. For more details see [pella.com/methodology](http://pella.com/methodology).

<sup>4</sup> Reduction in sound based on OITC ratings of Pella Lifestyle Series windows with respective performance package compared to a single-pane wood or vinyl window with an OITC of 19. Calculated by using the sound transmission loss values in the 80 to 4000 Hz range as measured in accordance with ASTM E-90(09). Actual results may vary.

<sup>5</sup> Double-hung window available with dual-pane glass only.

<sup>6</sup> Optional high-altitude Low-E insulating glass does not contain argon in most products. Please see your local Pella sales representative for more information.

# Grilles PELLA® LIFESTYLE SERIES

## GRILLES

Choose the look of true-divided-light, removable roomside grilles or make cleaning easier by selecting grilles-between-the-glass.

### DUAL-PANE:



**SIMULATED-DIVIDED-LIGHT WITH SPACER 7/8"**



**SIMULATED-DIVIDED-LIGHT WITHOUT SPACER 7/8"**

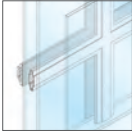


**ROOMSIDE REMOVABLE GRILLES 3/4"**



**ALUMINUM GRILLES-BETWEEN-THE-GLASS 3/4"**

### TRIPLE-PANE:



**SIMULATED-DIVIDED-LIGHT WITH ALUMINUM CONTOURED GRILLES-BETWEEN-THE-GLASS 3/4"**



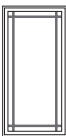
**ALUMINUM GRILLES-BETWEEN-THE-GLASS 3/4"**

## GRILLE PATTERNS

In addition to the patterns shown here, custom grille patterns are available.



**TRADITIONAL**



**9-LITE PRAIRIE**



**TOP ROW**



**CROSS**



**CUSTOM**

# Screens<sup>\*</sup>

## ROLSCREEN®

Rolscreen soft-closing retractable screens roll out of sight when not in use. Available on casement windows and sliding patio doors.

## FLAT

InView™ screens are clearer than conventional screens and come standard. VividView® screens offer the sharpest view and are optional.

\*WARNING: Screen will not stop child or pet from falling out of window or door. Keep child or pet away from open window or door.



# Window Hardware PELLA® LIFESTYLE SERIES

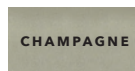
**ESSENTIAL COLLECTION** Our most popular design with finishes to suit every style.



**FOLD-AWAY  
CRANK**



**CAM-ACTION  
LOCK**



**CHAMPAGNE**



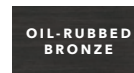
**WHITE**



**BROWN**



**MATTE  
BLACK**



**OIL-RUBBED  
BRONZE**



**SATIN  
NICKEL**

## Patio Door Hardware<sup>1</sup>

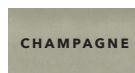
**ESSENTIAL COLLECTION** Elevate your style and transform your home with elegant selections.



**HINGED PATIO  
DOOR HANDLE**



**SLIDING PATIO  
DOOR HANDLE**



**CHAMPAGNE**



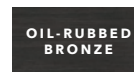
**WHITE**



**BROWN**



**MATTE  
BLACK**



**OIL-RUBBED  
BRONZE**



**SATIN  
NICKEL**

<sup>1</sup> On hinged patio doors, Endura Hardware Collection offers a 10-year warranty. See written warranty for complete details at [pella.com/warranty](http://pella.com/warranty).

Want to learn more? Call us at 833-44-PELLA or visit [pella.com](http://pella.com)



### The confidence of added protection.

Pella® Lifestyle Series products are backed by the best limited lifetime warranty for wood windows and patio doors.<sup>2</sup> See written limited warranty for details, including exceptions and limitations, at [pella.com/warranty](http://pella.com/warranty).

<sup>2</sup> Based on comparing written limited warranties of leading national wood window and wood patio door brands. See written limited warranty for details, including exceptions and limitations, at [pella.com/warranty](http://pella.com/warranty).



Connect with Pella:





# Proposal - Detailed

Pella Window and Door Showroom of Denver  
4200 Carson Street  
Denver, CO 80239

**Sales Rep Name:** Freismuth, Patrick  
**Sales Rep Phone:** 970-566-9380  
**Sales Rep E-Mail:** pfreismuth@pellacolorado.com  
**Sales Rep Fax:**

Customer Information	Project/Delivery Address	Order Information
<b>Vance Construction, Inc.</b> 7801 Leslie Drive  LOVELAND, CO 80537 <b>Primary Phone:</b> <b>Mobile Phone:</b> <b>Fax Number:</b> (970) 6677955 <b>E-Mail:</b> gjmey@msn.com <b>Contact Name:</b>  <b>Great Plains #:</b> 8105206 <b>Customer Number:</b> 1002906813 <b>Customer Account:</b> 1000503857	<b>Vance / 509 Remington St.</b> 509 Remington St  <b>Lot #</b> Fort Collins, CO <b>County:</b> <b>Owner Name:</b>  <b>Owner Phone:</b>	<b>Quote Name:</b> Vance / 509 Remington St.  <b>Order Number:</b> 042 <b>Quote Number:</b> 13167485 <b>Order Type:</b> Non-Installed Sales <b>Wall Depth:</b> <b>Payment Terms:</b> Deposit/C.O.D. <b>Tax Code:</b> <b>Cust Delivery Date:</b> None <b>Quoted Date:</b> 9/24/2020 <b>Contracted Date:</b> <b>Booked Date:</b> <b>Customer PO #:</b>

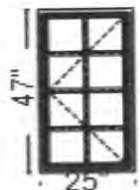
Line #	Location:	Attributes
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10 Basement

Lifestyle, Casement Left, 25 X 47, Without HGP, White

Qty

1



Viewed From Exterior

**Rough Opening:** 25 - 3/4" X 47 - 3/4"

PK #  
2072

**1: 2547 Left Casement**

**Frame Size:** 25 X 47

**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:** Side Pivot Hardware, Fold-Away Crank, White, No Limited Opening Hardware, No Integrated Sensor

**Screen:** Full Screen, White, InView™

**Performance Information:** U-Factor 0.29, SHGC 0.25, VLT 0.47, CPD PEL-N-14-00517-00001, Performance Class LC, PG 50, Calculated Positive DP Rating 50, Calculated Negative DP Rating 50, Year Rated 08/11, Egress Meets Typical 5.7 sqft (E) (United States Only)

**Grille:** SDL w/Spacer, No Custom Grille, 7/8", Traditional (2W4H)

**Wrapping Information:** No Exterior Trim, 3 11/16", 5", Factory Applied, Pella Recommended Clearance, Perimeter Length = 144"

**Thank You For Your Interest In Pella® Products**

For more information regarding the finishing, maintenance, service and warranty of all Pella® products, visit the Pella® website at [www.pella.com](http://www.pella.com)











