

MONTGOMERY COUNTY HISTORIC PRESERVATION COMMISSION
STAFF REPORT

Address:	6935 Laurel Ave., Takoma Park	Meeting Date:	6/13/18
Resource:	Outstanding Resource Takoma Park Historic District	Report Date:	6/6/18
Applicant:	John Urciolo	Public Notice:	5/30/18
Review:	HAWP	Tax Credit:	n/a
Case Number:	37/03-18VV	Staff:	Dan Bruechert
Proposal:	Window Replacement		

RECOMMENDATION

Staff recommends that the Historic Preservation Commission **approve with one condition** the HAWP application.

1. The approved windows on the front must have permanently affixed interior and exterior grilles with a spacer. Sandwiched muntins are not acceptable. Final window specifications must be submitted for review and approval with final approval authority submitted to Staff.

PROPERTY DESCRIPTION

SIGNIFICANCE: Outstanding Resource to the Takoma Park Historic District
STYLE: Spanish Colonial Revival
DATE: c.1922

The subject property is a brick, two-story commercial building with a tile roof and exposed rafter tails. The storefronts all have projecting windows with tile bulkheads and panels above. The second floor has six six-over-six sash windows. The right side of the building is visible along the alley into the rear parking lot and has four one-over-one windows. To the rear, visible from the parking lot and partially visible from the public right of way is a rectangular projection clad in scored stucco with no significant architectural detailing and one-over-one sash windows.

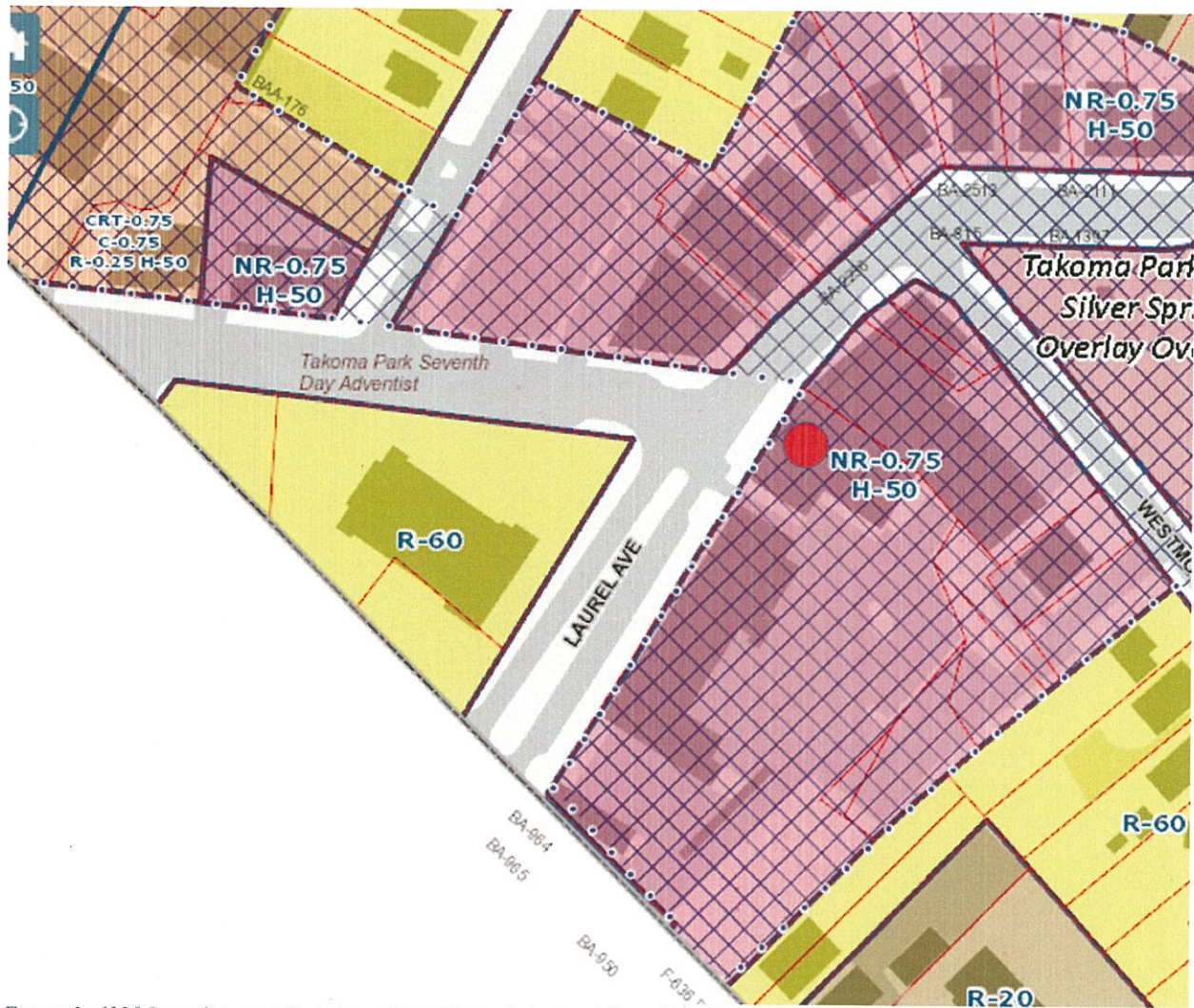


Figure 1: 6935 Laurel Ave. at the intersection of Laurel Ave. and Carroll Ave.

PROPOSAL

The applicant proposes to replace all of the existing sash windows with windows matching the configuration of the existing.

APPLICABLE GUIDELINES

When reviewing alterations and additions for new construction to Outstanding Resources within the Takoma Park Historic District, decisions are guided by the Takoma Park Historic District Design Guidelines (*Design Guidelines*) and Montgomery County Code Chapter 24A (*Chapter 24A*) and the Secretary of the Interior's Standards for Rehabilitation.

Takoma Park Historic District Design Guidelines

There are two very general, broad planning and design concepts which apply to all categories. These are:

The design review emphasis will be restricted to changes that are at all visible from the public right-of-way, irrespective of landscaping or vegetation (it is expected that the

majority of new additions will be reviewed for their impact on the overall district), and,

The importance of assuring that additions and other changes to existing structures act to reinforce and continue existing streetscape, landscape, and building patterns rather than to impair the character of the district.

These resources have the highest level of architectural and/or historical significance. While they will receive the most detailed level of design review, it is permissible to make sympathetic alterations, changes and additions to Outstanding Resources.

As a set of guiding principles for design review of Outstanding Resources, the Historic Preservation Commission will utilize the *Secretary of the Interior's Standards for Rehabilitation*. The *Guidelines* that pertain to this project are as follows:

- Plans for all alterations should be compatible with the resource's original design; additions, specifically, should be sympathetic to existing architectural character, including massing, height, setbacks, and materials.
- Emphasize placement of major additions to the rear of existing structures so that they are less visible from the public right-of-way.
- While additions should be compatible, they are not required to be replicative of earlier architectural styles.
- Preservation of original and distinctive architectural features, such as porches, dormers, decorative details, shutters, etc. is encouraged.
- Preservation of original windows and doors, particularly those with specific architectural importance, and of original size and shape of openings is encouraged.
- Preservation of original building materials and the use of appropriate, compatible new materials is encouraged.

Montgomery County Code, Chapter 24A Historic Resources Preservation

(b) The commission shall instruct the director to issue a permit, or issue a permit subject to such conditions as are found to be necessary to insure conformity with the purposes and requirements of this chapter, if it finds that:

- (1) The proposal will not substantially alter the exterior features of an historic site or historic resource within an historic district; or
- (2) The proposal is compatible in character and nature with the historical, archeological, architectural or cultural features of the historic site or the historic district in which an historic resource is located and would not be detrimental thereto or to the achievement of the purposes of this chapter; or

STAFF DISCUSSION

The applicant proposes to replace the existing 2nd floor sash windows with new windows in matching configuration. Approximately 30 years ago, all six windows on the front elevation were replaced with vinyl six-over-six sash windows with sandwich muntins. The windows on the right side elevation and at the rear are all one over one and are a mix of wood and vinyl windows. Based on Staff's observation between 80-90% of the windows have vinyl replacement sashes. These windows at the rear are also of lesser architectural and historical significance as they are only viewed from the private parking lot behind the building. Staff finds that the windows may be removed, as they are replacement features that are not appropriate replacements

for the building or the surrounding historic district.

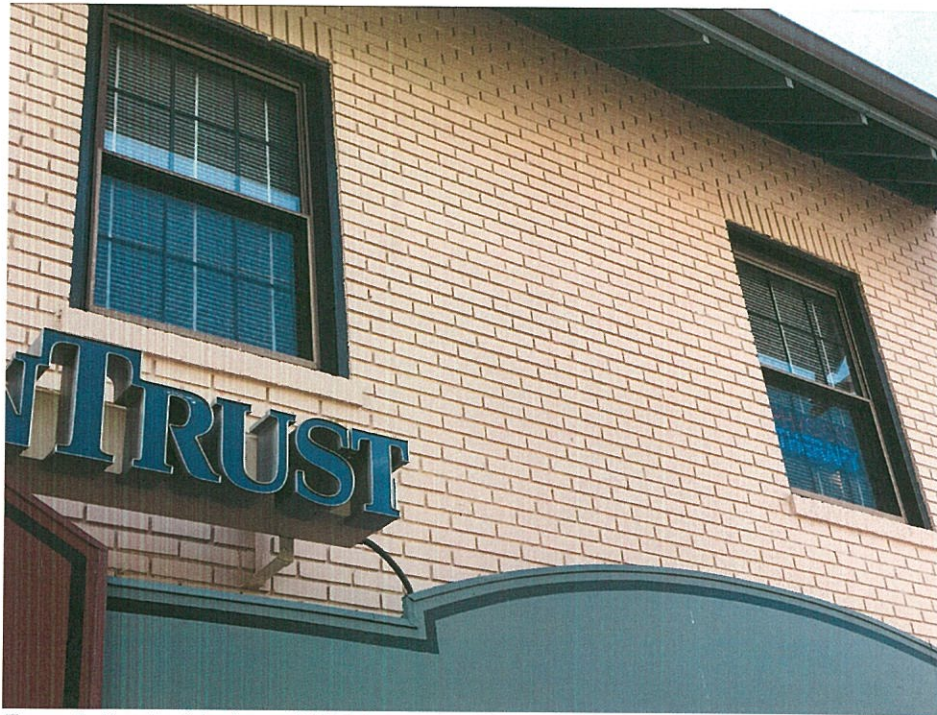


Figure 2: Detail of the front of 6935 Laurel Ave.



Figure 3: View of the rear of the building from the parking lot.

The applicant provided information on four potential replacement window options as part of this HAWP. The applicant indicated that all windows would be sized to fully fit the opening. Staff

has reviewed the four proposals and found only the Pella ProLine 450 Series to be an appropriate substitute window (see the attached window details). This window is an aluminum clad, wood window and the profile of this window closely recreates the appearance of a wood window. This window would match the six-over-six configuration on the front elevation with permanently affixed grilles with a spacer between window panes and one-over-one windows on the side and rear.

The applicant also included three other window products to be considered for this HAWP. Staff did not find them to be appropriate. The two composite windows the applicant presented, the Andersen Fibrex and Pella Impervia, both have a very flat profiles that Staff finds to be more consistent with a vinyl window than a traditional wood window. These windows offer interior and exterior grilles, which would help add depth to the windows, but absent specific details for this windows that show a full section, Staff finds these windows to be incompatible. Staff has identified the third window, a Pella 250 Series, to be incompatible for two reasons:

1. This vinyl windows has too flat of a profile to be compatible with a traditional wood window; and,
2. The window is only offers grilles sandwiched between glass panes, which create an incompatible appearance on an outstanding resource.

Staff finds that the Pella 450 Series aluminum clad wood window is an appropriate replacement window for 6935 Laurel Ave., with the added condition that the front six-over-six windows be installed with permanently affixed exterior and interior grilles with an interior spacer bar. The specifications for this window need to be submitted and approved prior to issuance of this HAWP. Final approval authority can be delegated to Staff to ensure conformance with the decision of the HPC.

STAFF RECOMMENDATIONS

Staff recommends that the Commission **approve with one condition** the HAWP application;

1. The approved windows on the front must have permanently affixed interior and exterior grilles with a spacer. Sandwiched muntins are not acceptable. Final window specifications must be submitted for review and approval with final approval authority submitted to Staff.

and with the general condition applicable to all Historic Area Work Permits that **the applicant will present 3 permit sets of drawings to HPC staff for review and stamping prior to submission for permits (if applicable)**. After issuance of the Montgomery County Department of Permitting Services (DPS) permit, the applicant will arrange for a field inspection by calling the DPS Field Services Office at 240-777-6370 prior to commencement of work and not more than two weeks following completion of work.



HISTORIC PRESERVATION COMMISSION
301/563-3400

DPS-88

APPLICATION FOR HISTORIC AREA WORK PERMIT

Contact Email: juniorlo@comcast.net Contact Person: John Unciolo
Daytime Phone No.: 301 602 5469
Tax Account No.: _____
Name of Property Owner: Unciolo Properties, LLC Daytime Phone No.: 301 270 4442
Address: 6935 LAUREL Ave - Ste 100 - Takoma Park, MD 20912
Street Number City Street Zip Code
Contractor: _____ Phone No.: _____
Contractor Registration No.: _____
Agent for Owner: _____ Daytime Phone No.: _____

LOCATION OF PROPOSED PROJECT

House Number: 6935 LAUREL Ave Street: LAUREL @ CARROLL
Town/City: TAKOMA PARK Nearest Cross Street: EASTERN Ave / LAUREL / CARROLL
Lot: 53 Block: A Subdivision: GILBERT AND WOOD
Liber: _____ Folio: _____ Parcel: _____

PART ONE: TYPE OF PERMIT ACTION AND USE

1A. CHECK ALL APPLICABLE:

☐ Construct ☐ Extend ☒ Alter/Renovate
☐ Move ☒ Install ☐ Wreck/Raze
☒ Revision ☐ Repair ☐ Revocable

CHECK ALL APPLICABLE:

☐ AC ☐ Slab ☐ Room Addition ☐ Porch ☐ Deck ☐ Shed
☐ Solar ☐ Fireplace ☐ Woodburning Stove ☐ Single Family
☐ Fence/Wall (complete Section 4) ☒ Other: WINDOWS - 2ND Floor

1B. Construction cost estimate: \$ \$17,000 to \$30,000 DEPENDENT ON NUMBER

1C. If this is a revision of a previously approved active permit, see Permit # REPLACED

PART TWO: COMPLETE FOR NEW CONSTRUCTION AND EXTERIOR ALTERATIONS

2A. Type of sewage disposal: 01 ☐ WSSC 02 ☐ Septic 03 ☐ Other: N/A
2B. Type of water supply: 01 ☐ WSSC 02 ☐ Well 03 ☐ Other: N/A

PART THREE: COMPLETE ONLY FOR FENCE/RETAINING WALL

3A. Height _____ feet _____ inches

3B. Indicate whether the fence or retaining wall is to be constructed on one of the following locations:

☐ On party line/property line ☐ Entirely on land of owner ☐ On public right of way/ easement

I hereby certify that I have the authority to make the foregoing application, that the application is correct, and that the construction will comply with plans approved by all agencies listed and I hereby acknowledge and accept this to be a condition for the issuance of this permit.

Signature of owner or authorized agent

5/1/18
Date

Approved: _____ For Chairperson, Historic Preservation Commission
Disapproved: _____ Signature: _____ Date: _____
Application/Permit No.: _____ Date Filed: _____ Date Issued: _____

Edn 6/21/99

SEE REVERSE SIDE FOR INSTRUCTIONS

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**THE FOLLOWING ITEMS MUST BE COMPLETED AND THE
REQUIRED DOCUMENTS MUST ACCOMPANY THIS APPLICATION.**

1. WRITTEN DESCRIPTION OF PROJECT

- a. Description of existing structure(s) and environmental setting, including their historical features and significance:

THE SECOND FLOOR OF BUILDING HAS
EXISTING VINYL DOUBLE HUNG WINDOWS -
FRONT FACADE HAS 6 ON 6 GRIDS - ALL OTHER
SIDE WINDOWS AND REAR WINDOWS ARE PLAIN
DOUBLE HUNG WINDOWS - REPLACEMENT IS NEEDED
AS THESE WINDOWS ARE OVER 30 YRS OLD
AND SPRINGS + WINDOW DO NOT OPERATE
PROPERLY

- b. General description of project and its effect on the historic resource(s), the environmental setting, and, where applicable, the historic district:

FRONT FACADE ON CARROLL AVE HAVE
6 ON 6 PANELS WHICH IS IN KEEPING WITH
OTHER BUILDINGS IN THE AREA

2. SITE PLAN

Site and environmental setting, drawn to scale. You may use your plot. Your site plan must include:

- the scale, north arrow, and date;
- dimensions of all existing and proposed structures; and
- site features such as walkways, driveways, fences, ponds, streams, trash dumpsters, mechanical equipment, and landscaping.

3. PLANS AND ELEVATIONS

You must submit 2 copies of plans and elevations in a format no larger than 11" x 17". Plans on 8 1/2" x 11" paper are preferred.

- Schematic construction plans, with marked dimensions, indicating location, size and general type of walls, window and door openings, and other fixed features of both the existing resource(s) and the proposed work.
- Elevations (facades), with marked dimensions, clearly indicating proposed work in relation to existing construction and, when appropriate, context. All materials and fixtures proposed for the exterior must be noted on the elevations drawings. An existing and a proposed elevation drawing of each facade affected by the proposed work is required.

4. MATERIALS SPECIFICATIONS

General description of materials and manufactured items proposed for incorporation in the work of the project. This information may be included on your design drawings.

5. PHOTOGRAPHS

- Clearly labeled photographic prints of each facade of existing resource, including details of the affected portions. All labels should be placed on the front of photographs.
- Clearly label photographic prints of the resource as viewed from the public right-of-way and of the adjoining properties. All labels should be placed on the front of photographs.

6. TREE SURVEY

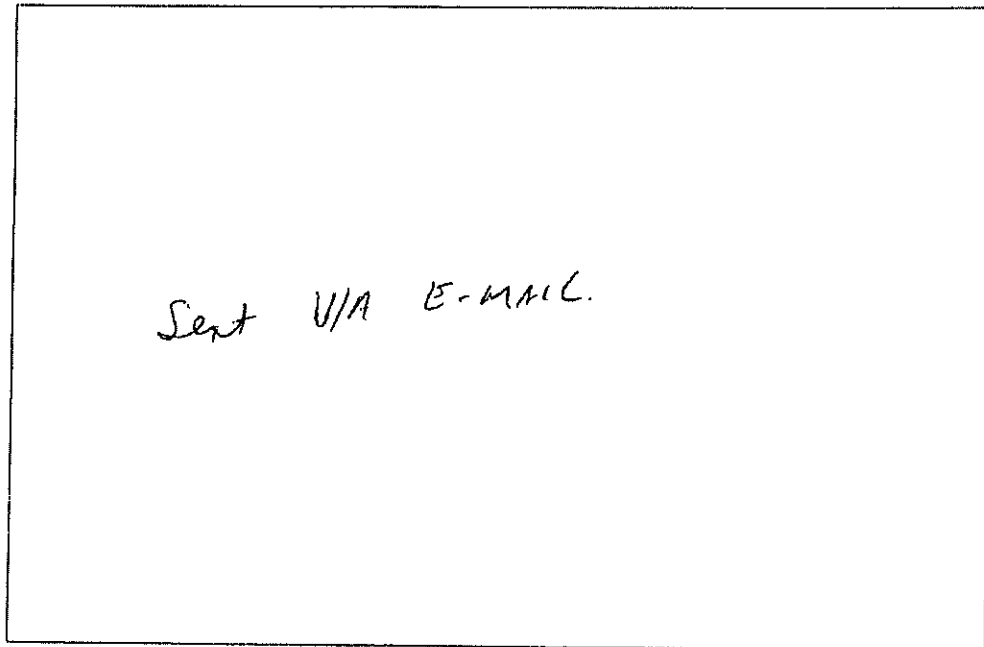
If you are proposing construction adjacent to or within the dripline of any tree 6" or larger in diameter (at approximately 4 feet above the ground), you must file an accurate tree survey identifying the size, location, and species of each tree of at least that dimension.

7. ADDRESSES OF ADJACENT AND CONFRONTING PROPERTY OWNERS

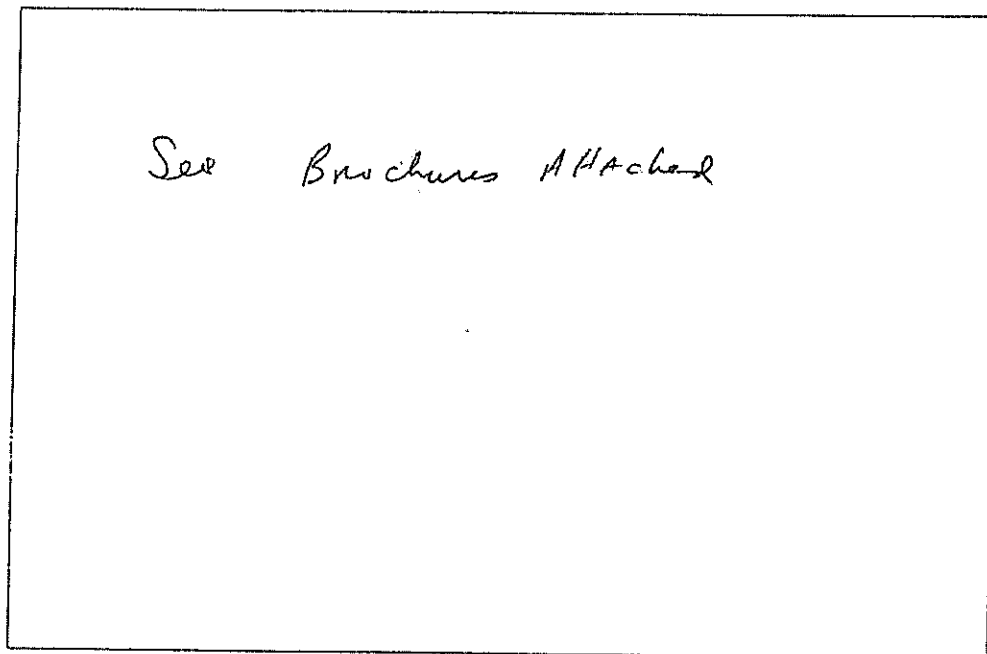
For ALL projects, provide an accurate list of adjacent and confronting property owners (not tenants), including names, addresses, and zip codes. This list should include the owners of all lots or parcels which adjoin the parcel in question, as well as the owner(s) of lot(s) or parcel(s) which lie directly across the street/highway from the parcel in question.

PLEASE PRINT (IN BLUE OR BLACK INK) OR TYPE THIS INFORMATION ON THE FOLLOWING PAGE.
PLEASE STAY WITHIN THE GUIDES OF THE TEMPLATE. AS THIS WILL BE PHOTOCOPIED DIRECTLY ONTO MAILING LABELS.

Existing Property Condition Photographs (duplicate as needed)



Detail: _____



Detail: _____

Applicant: _____

Page: __

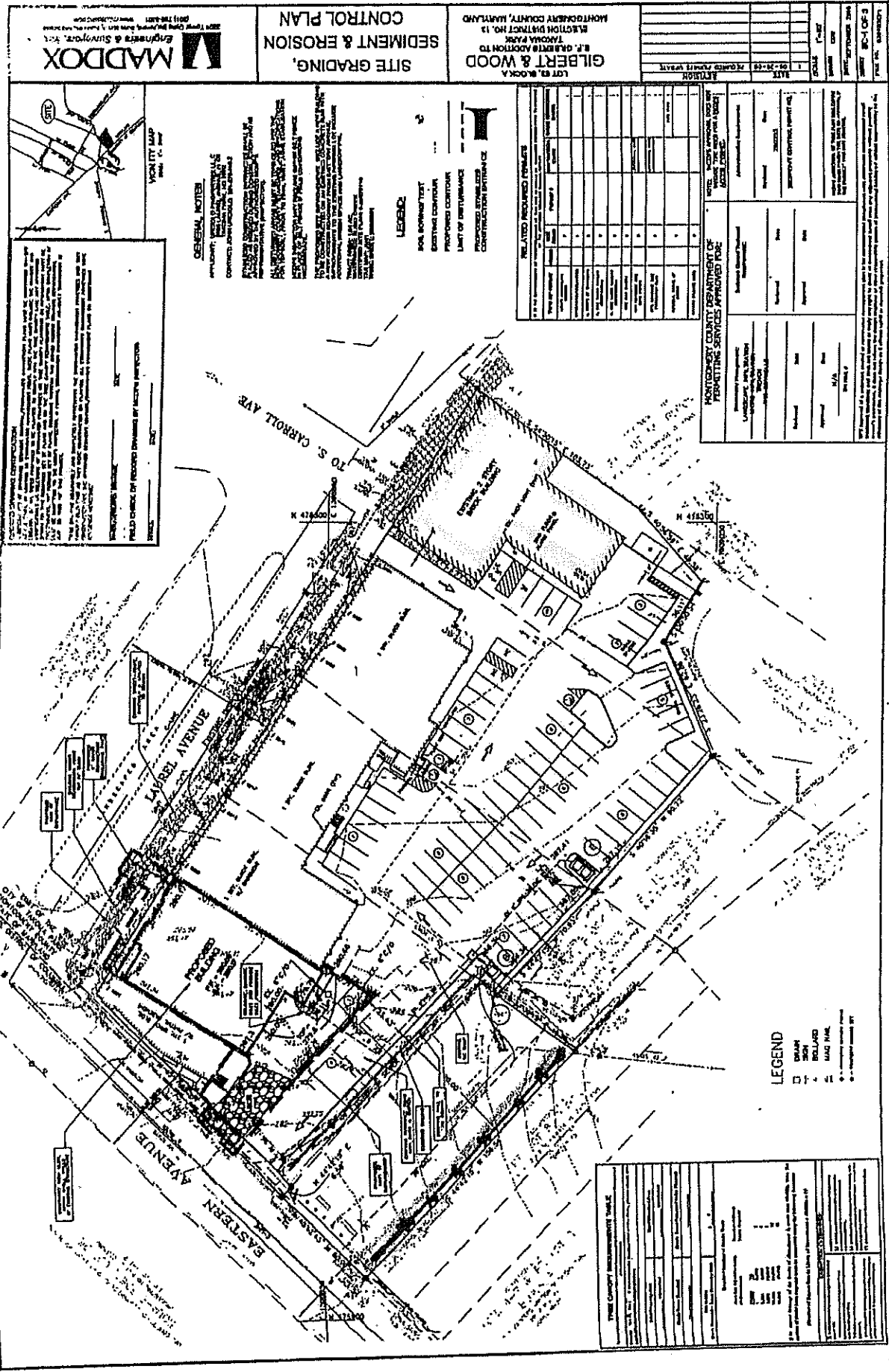
This building is located at 6935 Laurel Avenue and is a 2 story brick building. The building second floor windows are currently vinyl windows and are now over 30 years old. Many of the windows do not operate properly, many springs have broken free of the frame and cannot be repaired or replaced. Hence the need for replacement. There are a total of 30 windows (6 windows with 6 on 6 grilles and 22 plain double hung windows) The total project costs varies depending on all the windows being replaced or only a portion being done, that are defective.

Rather than just replace the windows with the same 100% vinyl replacement which does not need FAB or HPC approval, We, however, would prefer to put in an better quality maintenance free window. Anderson makes a wood & fiberglass composition window which is the same dimensions and style which has been tested for many years and is very durable. Pella, also a good company, makes windows with the same dimensions as the existing windows. They have a fiberglass window, like the Anderson, which is very durable. Pella also has a wood window that has painted wood on the interior and an aluminum clad maintenance free exterior.

I have attached the brochures of the options, all styles are the same dimensions of the existing windows. It is just the material and company reputation that is different.

I have enclosed brochures on each listed below:

1. Anderson - wood/fiberglass construction
2. Pella - Impervia - fiberglass construction
3. Pella - proline 450 series - wood windows with aluminum clad exterior
4. Pella - 250 series - 100 vinyl construction (does not need FAB/HPC approval)



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Guide to searching the database

Real Property Data Search (w3)

Search Result for MONTGOMERY COUNTY

View Map		View GroundRent Redemption		View GroundRent Registration	
Account Identifier:		District - 13 Account Number - 03561457			
Owner Information					
Owner Name:		URCIOLO PROPERTIES LLC		Use:	COMMERCIAL
Mailing Address:		6935 LAUREL AVE #100 TAKOMA PARK MD 20912-4413		Principal Residence:	NO
				Dead Reference:	
Location & Structure Information					
Premises Address:		LAUREL AVE TAKOMA PARK 20912-0000		Legal Description:	GILBERT AND WOOD
Map:	Grid:	Parcel:	Sub District:	Subdivision:	Section:
JN41	0000	0000		0025	
					Block:
					A
					Lot:
					53
					Assessment Year:
					2016
					Plat No:
					23492
					Plat Ref:
Special Tax Areas:					
		Town:		TAKOMA PARK	
		Ad Valorem:			
		Tax Class:		74	
Primary Structure Built		Above Grade Enclosed Area		Finished Basement Area	
1922		27845		71,397 SF	
				Property Land Area	
				County Use	
				599	
Stories	Basement	Type	Exterior	Full/Half Bath	Garage
		SHOPPING CENTER / NEIGHBORHOOD			Last Major Renovation
Value Information					
	Base Value		Value As of 01/01/2016		Phase-In Assessments As of 07/01/2016
Land:	1,499,300		1,724,200		As of 07/01/2017
Improvements	1,690,600		2,613,500		
Total:	3,189,900		4,337,700		3,572,500
Preferential Land:	0				3,955,100
Transfer Information					
Seller:		Date:		Price:	
Type:		Deed1:		Deed2:	
Seller:		Date:		Price:	
Type:		Deed1:		Deed2:	
Seller:		Date:		Price:	
Type:		Deed1:		Deed2:	
Exemption Information					
Partial Exempt Assessments:	Class		07/01/2016		07/01/2017
County:	000		0.00		
State:	000		0.00		
Municipal:	000		0.00 0.00		0.00 0.00
Tax Exempt:		Special Tax Recapture:			
Exempt Class:		NONE			
Homestead Application Information					
Homestead Application Status: No Application					

HAWP APPLICATION: MAILING ADDRESSES FOR NOTIFYING
 [Owner, Owner's Agent, Adjacent and Confronting Property Owners]

Owner's mailing address ORCULO PROPERTIES, LLC 6935 LAUREL AVE - STE 100 TALCOMA PARK, MD 20912	Owner's Agent's mailing address
Adjacent and confronting Property Owners mailing addresses	
RE: 7000 CARROLL AVE KC ASSOCIATES, LLC C/O BAKAC CO 6901 4TH ST. NW WASH. DC 20012	RE: 7001 CARROLL AVE TALCOMA WESTMINSTERLAND, LLC 11161 NEW HAMPSHIRE AVE - STE 200 SILVER SPRING, MD 20904
RE: 6951 EASTERN AVE POTOMAC CONF CORP - 7th Day Adv. 6810 EASTERN AVE WASH. DC 20012	RE 6845 EASTERN AVE CHARLOTTE SCHOENMAN 6843 EASTERN AVE TALCOMA PARK, MD 20912

City of Takoma Park

Housing & Community Development

Telephone: (301) 891-7119
Fax: (301) 270-4568



7500 Maple Avenue
Takoma Park, MD 20912

May 23, 2018

Mr. William Kirwan
Historic Preservation Commission
8787 Georgia Avenue
Silver Spring, MD 20910

RE: 6935 Laurel Avenue

Dear Mr. Kirwan,

The Takoma Park Façade Advisory Board met on May 22, 2018 to review the design proposal for 6935 Laurel Avenue, Takoma Park, Maryland. The proposal is to be considered by the Historic Preservation Commission.

John Urciolo presented an application for 6935 Laurel Avenue to replace and upgrade the existing vinyl windows on the second story of the building.

The Takoma Park Façade Advisory Board passed the following resolution:

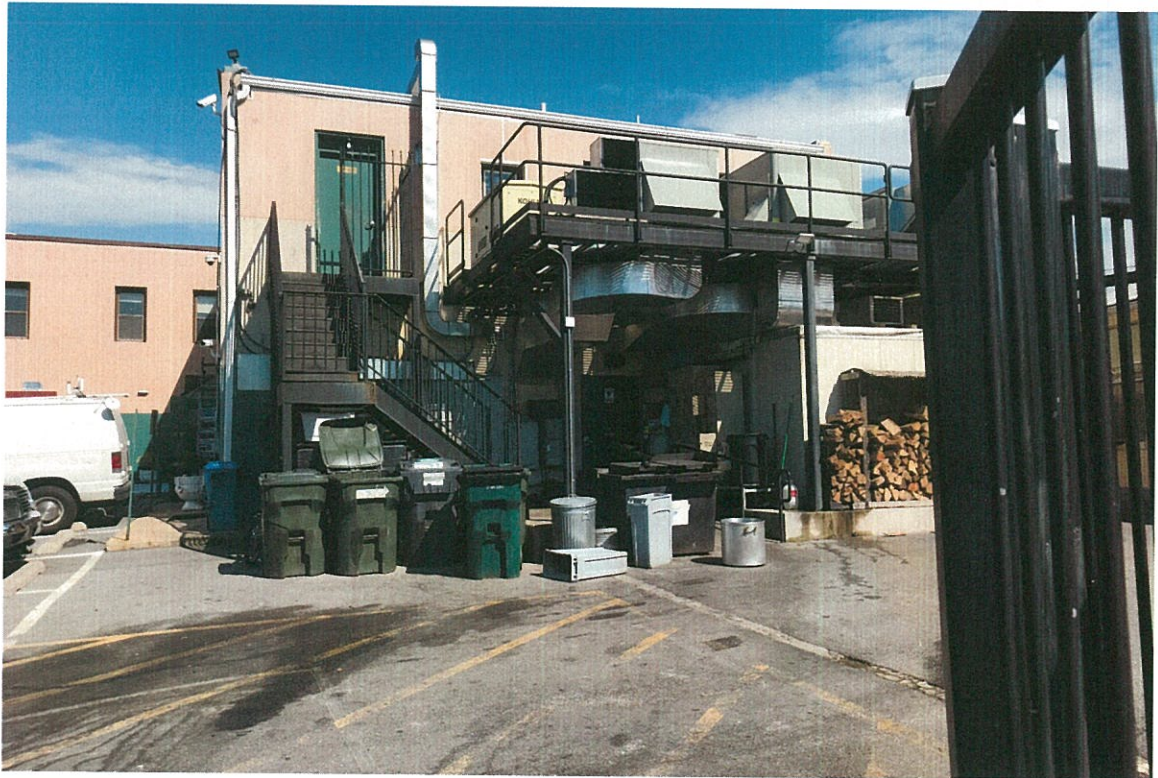
The Board approved the replacement of the windows, with simulated divided lights for the front elevation windows (as represented in the Pella product data as an example) and one-over-one double-hung windows for the side and rear. Material to be determined by the Historic Preservation Commission.

Thank you for the efforts of the Commission to preserve the unique architectural character of our historic business district. If you have questions regarding the Board's action, please call me at 301-891-7205.

Sincerely,

Community Development Manager

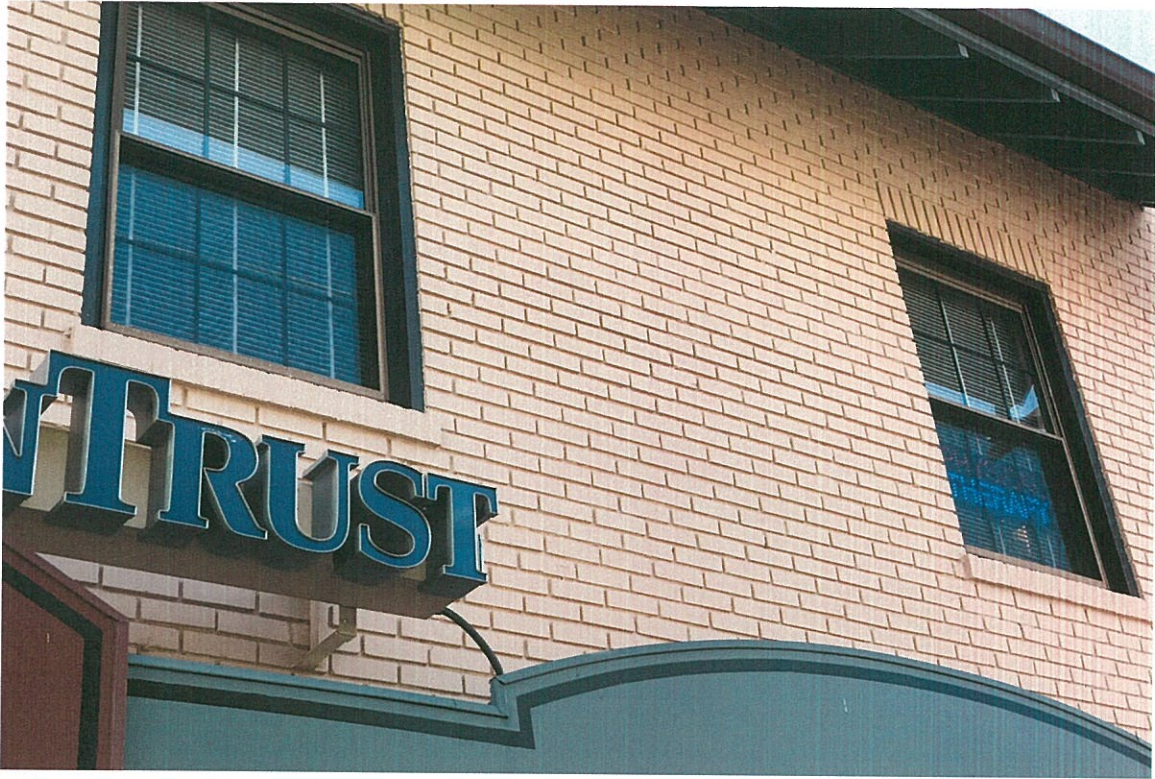












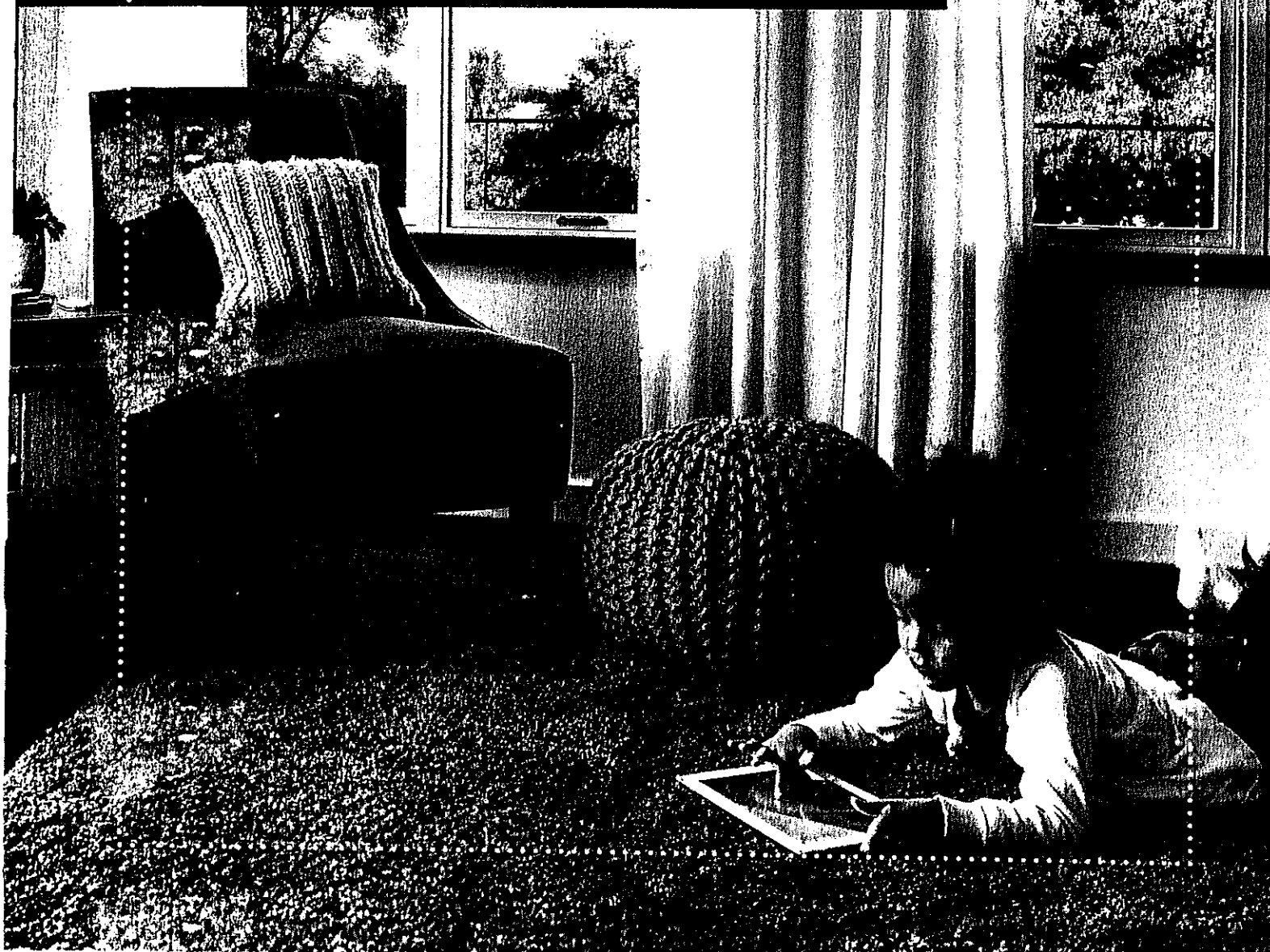




PELLA®

450 Series

WOOD WINDOWS AND PATIO DOORS
AT A COMPETITIVE PRICE



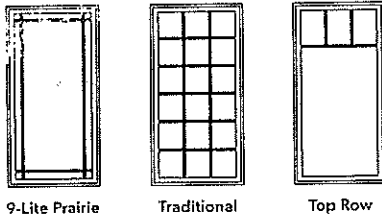
wood window and patio door

DESIGN GUIDE

WINDOWS
PATIO DOORS

GRILLE PATTERNS¹

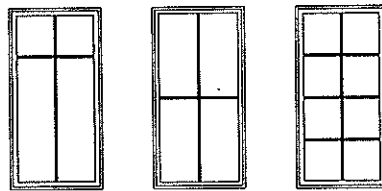
A variety of grille patterns for the traditional look of divided light. Custom patterns are also available.



9-Lite Prairie

Traditional

Top Row

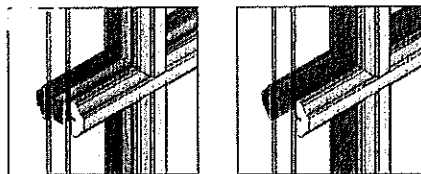


Cross

Custom
(equally divided)

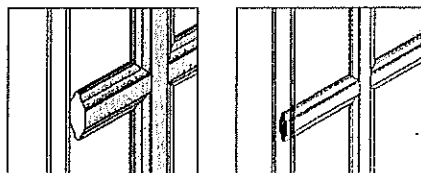
GRILLES

Choose the look of true divided light, or add grilles between-the-glass that make cleaning the glass easier.



7/8" Simulated-Divided-Light With Spacer

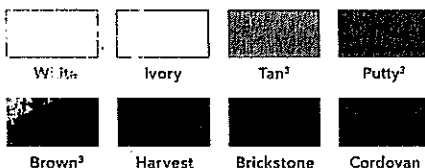
7/8" Simulated-Divided-Light Without Spacer



2", 1-1/4" and 3/4"
Removable Roomside

3/4" Aluminum
Grilles-Between-the-Glass

Aluminum grilles-between-the-glass feature the option of the interior grille colors shown below. The exterior will match the EnduraClad[®] color you choose.²



White

Ivory

Tan³

Putty²

Brown³

Harvest

Brickstone

Cordovan

GLASS

INSULSHIELD[®] LOW-E GLASS COLLECTION¹



Advanced Low-E insulating glass with argon ²	S	S
Advanced Comfort Low-E insulating double-pane glass with argon ²	O	O
NaturalSun Low-E insulating glass with argon ²	O	O
SunDefense [™] Low-E insulating glass with argon ²	O	O

ADDITIONAL GLASS OPTIONS

Tempered glass	O	O
Laminated (non-impact-resistant), tinted or obscure glass available on select products	O	O

¹ See glass information on pages 8 - 9 for details.

² Optional high-altitude InsulShield Low-E glass without argon available on most products.

INTERIORS

WOOD TYPES

Pine	S	S
------	---	---

INTERIOR FINISHES

Unfinished	S	S
Primed, ready to finish ³	O	O
Prefinished stain or paint ³	O	O

INTERIOR TRIM

Primed, ready to finish ³	O	O
Prefinished stain or paint ³	O	O

³ See page 10 for finishes.

EXTERIORS³

EXTERIOR FINISHES

Aluminum-clad with EnduraClad [®] protective finish	S	S
--	---	---

EXTERIOR TRIM

EnduraClad factory-applied trim	O	O
---------------------------------	---	---

³ See page 10 for finishes.

HARDWARE³

FINISHES³

Champagne, White or Brown	S	S
Bright Brass, Satin Nickel or Oil-Rubbed Bronze	O	O

³ See hardware finish colors and styles on page 10.

GRILLES³

PERMANENT GRILLES

Simulated-Divided-Light grilles with or without spacer	O	O
Aluminum grilles-between-the-glass	O	O

REMOVABLE GRILLES

Roomside interior wood grilles	O	O
--------------------------------	---	---

³ See left for grille finish colors and styles.

SCREENS³

InView [™] screen	S	S
Vivid View [™] high-transparency screen	O	-

³ ⚠ 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.

WARRANTY

Pella Limited Lifetime Warranty³



³ See written Limited Warranty for details, including exceptions and limitations, at pella.com/warranty, or contact Pella Customer Service at 877-473-5527.

(S) Standard (O) Optional (-) Unavailable

See a Pella professional for specific details and additional options available.

Some features are part of our standard offering; not all options are available on all product styles.

¹ Grille patterns offered may vary per product. See specific product information for availability.

² Appearance of exterior grille color may vary depending on the Low-E insulating glass selection.

³ Only available with matching interior and exterior colors.

**Renewal
by Andersen**
WINDOW REPLACEMENT



an Andersen Company

FIBREX® MATERIAL:

A BETTER ALTERNATIVE, A BETTER WINDOW

Reinventing the window

Innovation has been a hallmark of Andersen Corporation since its founding in 1903. From implementing "mass production" techniques in 1904 (nine years before Henry Ford), to producing the first completely assembled window unit in the industry (1926), to becoming the world's largest specialized window frame factory in 1929, our guiding principle has always been to "make a product that is different and better." Each step of the way we have incorporated the latest technologies, fine precision, and high standards in our quest to be better.

Introducing Fibrex® material

One of our most innovative ideas is Fibrex material. This revolutionary composite combines the strength and stability of wood with the low-maintenance features of vinyl. In fact, you might say it's an evolutionary product—Andersen scientists developed the first hollow vinyl window in the U.S. in 1959, and engineered composite window materials in the 1960s and 1970s. In 1992, Andersen perfected composite window technology, and patented Fibrex material. Today, Fibrex material is the perfect choice for your new replacement windows.

	Fibrex® Material	Other Materials
Strength	Because Fibrex® material is strong, we can make our sash and frames narrower. Narrower frames mean more glass, more view.	Vinyl frames are known to have a higher expansion/contraction rate and can bow, breaking the glass seal.
Insulation	Fibrex material has superior thermal insulating properties. Combined with Andersen® High-Performance™ Low-E4® glass, this helps your home stay warmer in winter and cooler in summer. You can save money on your energy bills. Your home feels more comfortable.	Aluminum window frames conduct heat and cold. Heat leaks out of your house in the winter and into your house in the summer.
Low Maintenance	Fibrex material never needs scraping or painting. It won't rot, decay or mold.*	Fiberglass frames are painted and may need regular maintenance.
Beauty	Renewal by Andersen replacement windows preserve the architectural beauty of your home. Frame and sash design reflect the shape and lines of your original windows. The unique extruded Fibrex material can be made into any kind of window—including curved specialty windows.	Most replacement windows have square profiles that may look artificial in your home. Vinyl frame material is often thicker, reducing glass area. Fiberglass can only be made into straight lineals.
Environmental Responsibility	40% of the raw material by weight used to make Fibrex material is clean, reclaimed wood fiber. Reclaimed materials in the manufacturing process can also be reground and reused. Renewal by Andersen® windows meet Green Seal's science-based environmental certification standards as well as being ENERGY STAR® qualified for meeting strict energy efficiency criteria set by the U.S. Department of Energy.	Andersen windows are the only windows with Green Seal certification. Fiberglass is a thermoset material and cannot be reformed into new profiles.
Warranty	A window is not just glass and some framing material. It's a precise combination of glass, frame and quality installation. We back it all with a Product and Installation Limited Warranty* that is one of the best in the business.	More than half of all remodeling firms have been in business less than four years.** Installation is rarely covered in the written warranty.

*For a copy of the Renewal by Andersen® Products and Installation Transferable Limited Warranty, contact a sales representative. **Small Business Administration Website, www.sba.gov

Grille OPTIONS

Customize Your Windows

Renewal by Andersen offers a wide range of creative grille patterns to enhance the look of your home.

All of our grilles are designed to be long-lasting¹ with low-maintenance performance. With such a broad range of high-profile grille options, you can match your home's current architecture, change the look and style of your home or incorporate them into a renovation project for historical accuracy.

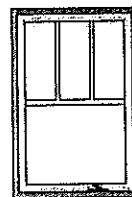
Patterns



Colonial

Specific number of squares per sash.

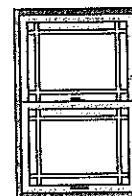
Double-hung window shown



Farmhouse

Two vertical bars meet a wider horizontal rail or bar at the center of the window.

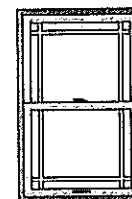
Casement window shown



Prairie

Two vertical and two horizontal bars per sash to form 4 inch corner squares.

Double-hung window shown



Modified Prairie

Two vertical bars and one horizontal bar per sash.

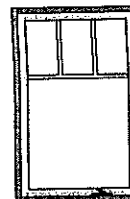
Double-hung window shown



Simulated Double-Hung

Preserve the look of a traditional window.

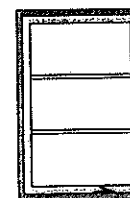
Casement window shown



Fractional

Specific number of bars and horizontal

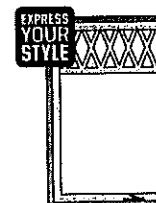
segment. Window shown



Equal Light

Specified number of horizontal bars, equal distance apart.

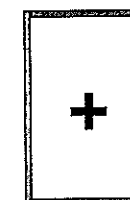
Casement window shown



Custom

Create a new pattern or revive one from the past.

Casement window shown. Each glass pane is cut separately.



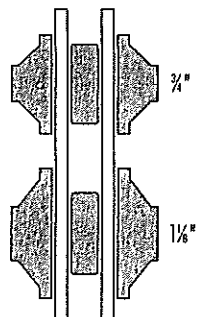
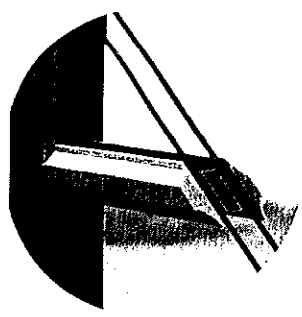
More

Ask your replacement consultant for more grille options.

Picture window shown

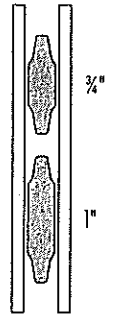
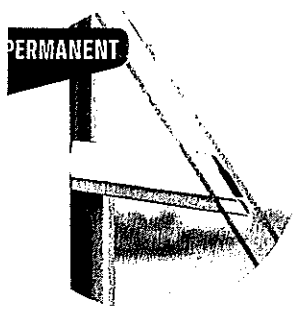


2100 Series



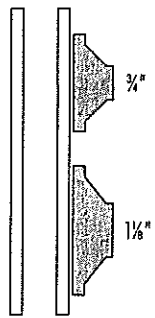
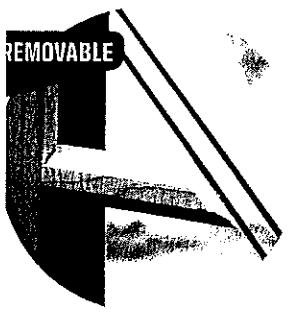
Full Divided Light Grilles

Full divided light grilles provide a visual representation of true divided glass. The option consists of a permanently applied exterior Fibrex® material grille, an aluminum spacer between the glass, and a removable or permanently applied interior grille. Available in two widths and an array of colors.



Grilles Between-the-Glass

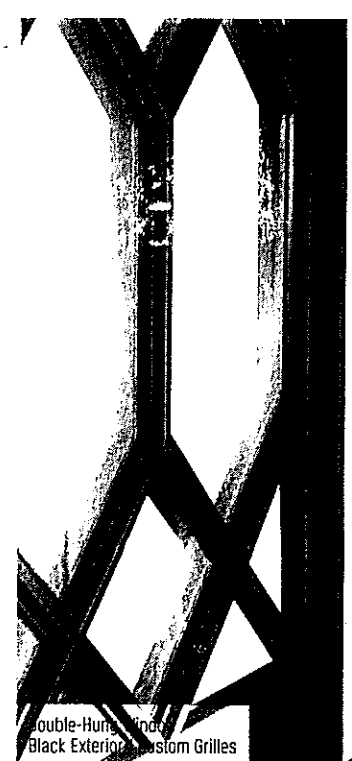
Aluminum grilles are permanently installed between the panes during manufacturing, providing the beauty of grilles with the quick cleaning of a smooth glass surface. Available in two widths and an array of colors.

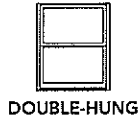


Interior Wood Grilles

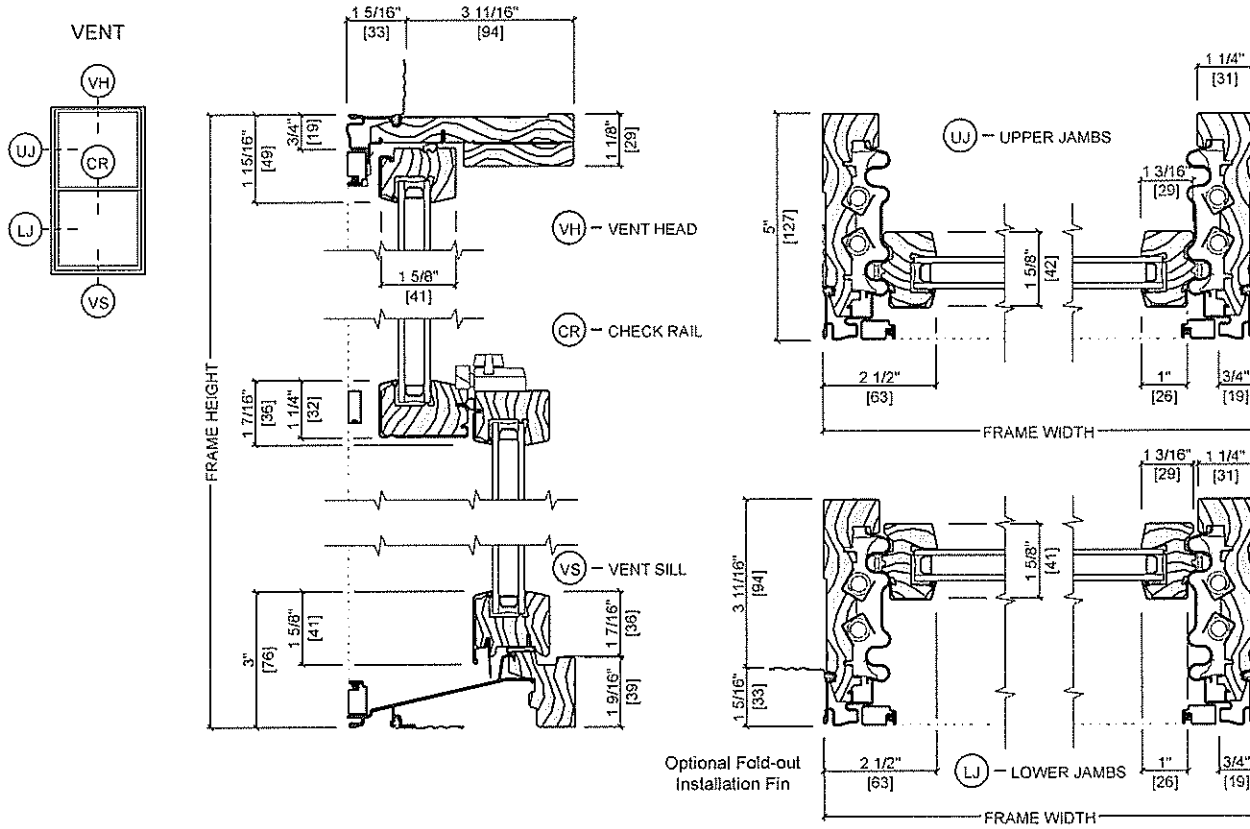
Made of hardwood, these grilles snap into clips on the interior of the sash and can be easily removed to make glass cleaning a breeze. Available in two widths.

Home Exterior
Between Glass
Home Interior





UNIT SECTIONS Aluminum-Clad Exterior



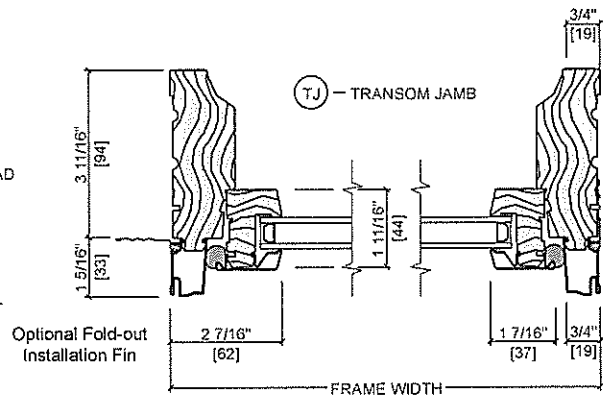
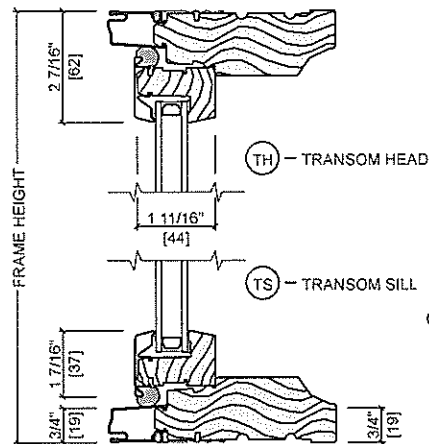
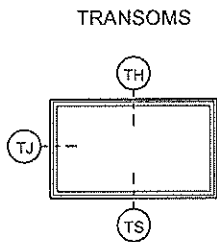
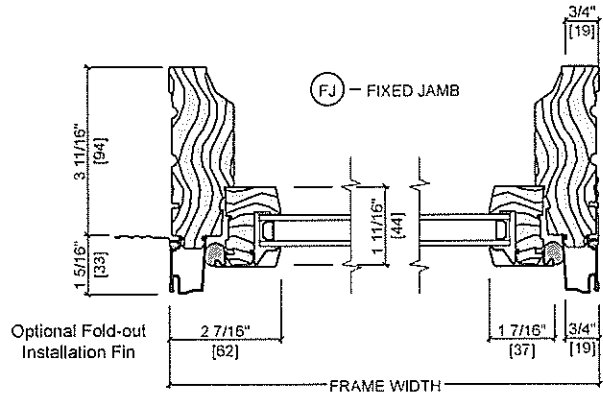
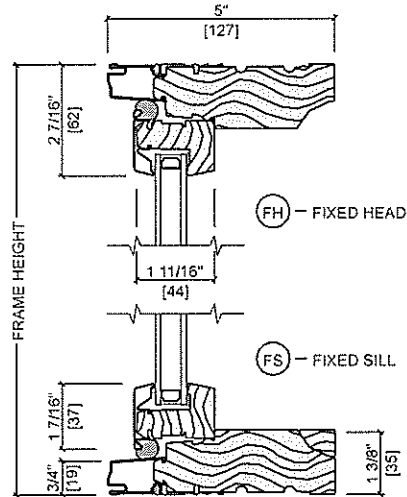
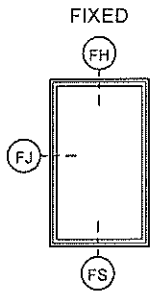
Scale 3" = 1' 0"

All dimensions are approximate.

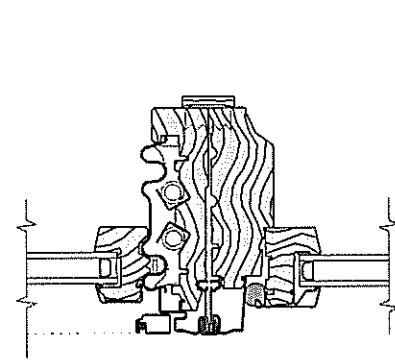
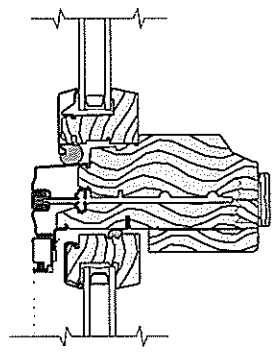
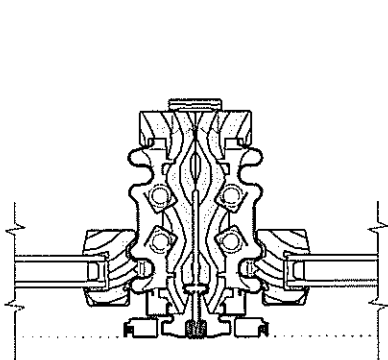


UNIT SECTIONS

Aluminum-Clad Exterior



TYPICAL JOINING MULLIONS



Scale 3" = 1' 0"

All dimensions are approximate.

See www.PellaADM.com for mullion limitations and reinforcing requirements.