

**MONTGOMERY COUNTY HISTORIC PRESERVATION COMMISSION**  
**STAFF REPORT**

<b>Address:</b>	10155 Laureate Way, Bethesda	<b>Meeting Date:</b>	11/13/2019
<b>Resource:</b>	Master Plan Site 30/15 Wild Acres	<b>Report Date:</b>	11/6/2019
<b>Applicant:</b>	Robert Gilroy & Kathy Said	<b>Public Notice:</b>	10/30/2019
<b>Case Number:</b>	30/15-19A	<b>Tax Credit:</b>	n/a
<b>Review:</b>	HAWP	<b>Staff:</b>	Dan Bruechert
<b>Proposal:</b>	Garage Construction, Deck Construction, Hardscape Alteration		

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**STAFF RECOMMENDATION**

Staff recommends that the HPC **approve with two (2) conditions** the HAWP application:

1. The proposed vinyl and metal railing for the proposed rear deck is not compatible with the materials or design of the house and is not approved. The railing for the deck needs to be wood with the pickets inset between the top and bottom rails. Final approval authority of the rear deck railing meeting these criteria is delegated to Staff.
2. Any approval of this HAWP not extend to the removal and replacement of the front stairs.

**ARCHITECTURAL DESCRIPTION**

**SIGNIFICANCE:** Individual Master Plan Site (30/15 Wild Acres)  
**STYLE:** Shingle Style  
**DATE:** c.1915

From the Amendment to the Master Plan for Historic Preservation:

- The Wild Acres estate was the home of Gilbert H. Grosvenor and Elise Bell Grosvenor. Gilbert Grosvenor, Editor of the National Geographic Magazine and President of the National Geographic Society, was a photojournalism pioneer and influential in the expansion of the National Park System.
- In 1902 the Grosvenors purchased a 104-acre parcel flanked by Rockville Pike on the east and the Rockville streetcar line to the west. Wild Acres is highly representative of the country estates that once lined Rockville Pike in the early 20<sup>th</sup> century.
- The Tudor Revival style mansion house and coordinating garage, as well as the rustic Craftsman style of the caretaker's cottage possess distinct characteristics of these architectural styles. The three buildings were designed by Arthur Heaton, an accomplished local architect who was prolific in the early 20<sup>th</sup> century. Heaton designed all three of the resources in this nomination.
- "... The [environmental] setting of the caretaker's cottage extends ten feet from each side of the structure."

This HAWP only proposes work on the caretaker's house.

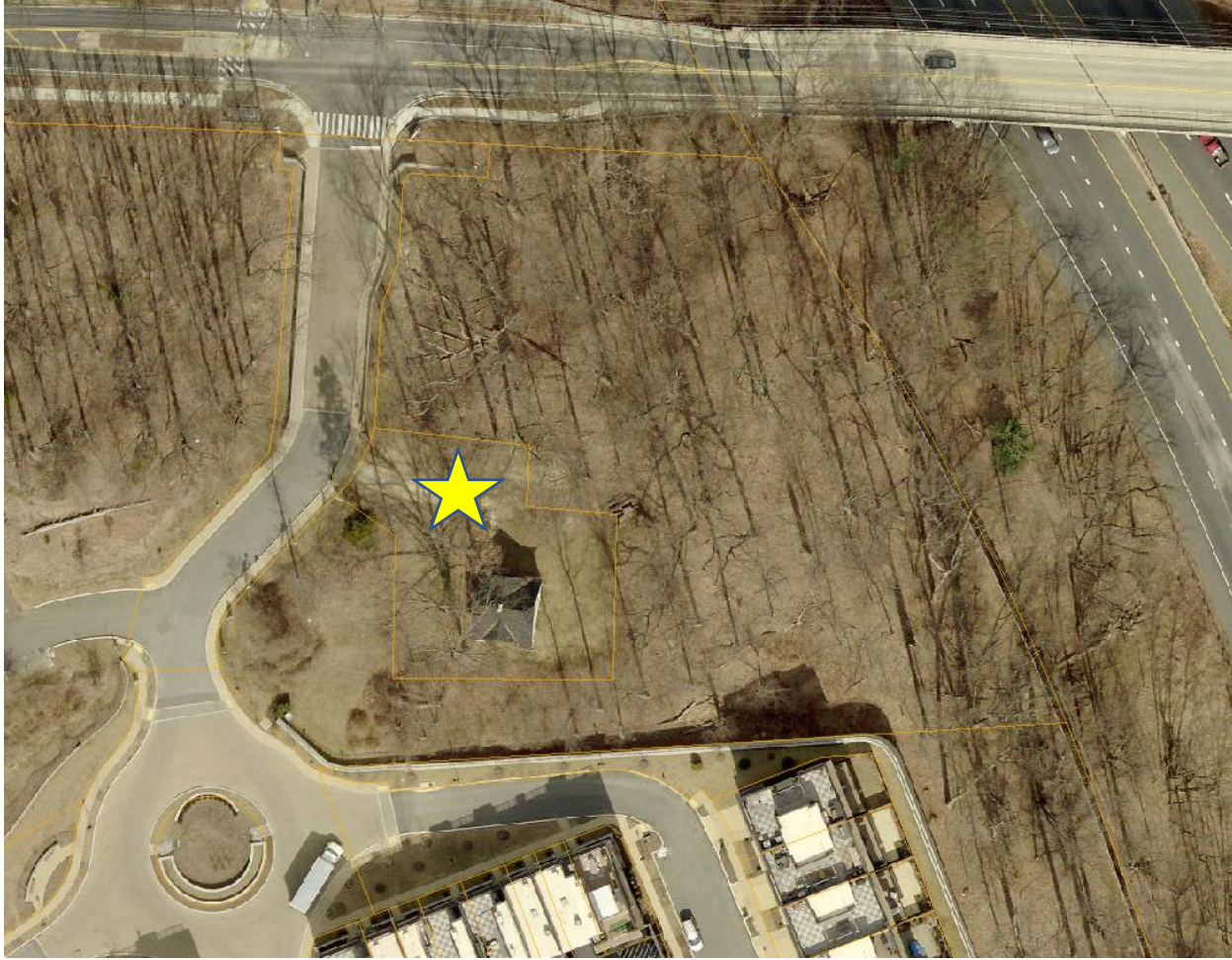


Figure 1: The caretaker's house is located near a recent townhouse development.

## **PROPOSAL**

The applicant proposes constructing a garage, modifications to the driveway, replacing a walkway from the driveway to the front steps, constructing a rear deck, and replacing a rear door.

## **APPLICABLE GUIDELINES**

Proposed alterations to individual Master Plan Sites are reviewed under Montgomery County Code Chapter 24A (*Chapter 24A*) and the Secretary of the Interior's Standards for Rehabilitation (*the Standards*). Rehabilitation is defined as the act or process of making possible a compatible use for a property through repair, alterations, and additions while preserving those portions or features, which convey its historical, cultural, or architectural values. The pertinent information in these documents is outlined below.

### ***Montgomery County Code, Chapter 24A Historic Resources Preservation***

(a) The commission shall instruct the director to deny a permit if it finds, based on the evidence and information presented to or before the commission that the alteration for which the permit is sought would be inappropriate, inconsistent with or detrimental to the preservation, enhancement or ultimate protection of the historic site or historic resource within an historic district, and to the purposes of this chapter.



(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
- (4) The proposal is necessary in order that unsafe conditions or health hazards be remedied; or

**Secretary of the Interior’s Standards for Rehabilitation**

2. The historic character of a property will be retained and preserved. The removal of distinctive materials or alteration of features, space and spatial relationships that characterize a property will be avoided.
9. New additions, exterior alterations, or related new construction will not destroy historic materials, features, and spatial relationships that characterize the property. The new work shall be differentiated from the old and will be compatible with the historic materials, features, size, scale and proportions, and massing to protect the integrity of the property and its environment.
10. 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.

**STAFF DISCUSSION**

The work proposed falls into four categories:

1. Garage Construction;
2. Driveway and walkway modification;
3. Rear Deck Construction.

Staff finds that these changes will have a minimal impact on the historic site and recommends approval of the proposed work.

**Garage Construction**

The applicant proposes constructing a 22’ × 22’ (twenty-two foot by twenty-two foot) detached, single-bay garage, built on a poured concrete foundation. The garage will have cross gable roof covered in asphalt shingles and be clad in Hardie fiber-cement shingle siding. The single garage door will be constructed out of wood with a row of windows along the top of the door. The door to the right of the car entrance will be a wood, half-lite door with six lites. The garage will have six-over-one, true divided lite, aluminum clad wood windows on each elevation. Overall, Staff finds that the proposed garage is compatible in design, size, form, and details with the historic caretaker’s house. The shingles, while a different material and a flatter profile than wood, are inspired by the wood shingle siding on the historic house. Additionally, the proposed windows match the configuration and dimensions of the historic wood windows throughout the house.

Staff finds that the garage design and materials are compatible with the historic house, while sufficiently differentiated to be recognized as new construction. This is in keeping with the guidance provided by Standards 9 and 10 and 24A-8(b)(2). Staff recommends approval of the proposed garage.

**Driveway and Walkway Modifications**

The existing driveway is a mixture of gravel and sand. In the middle of the existing drive there is a small,

irregular pad of concrete. This pad could be the cap on a historic well, however, neither of these features appear to be historic. There is a concrete walkway from the driveway to the house front steps. The concrete is broken in several places. Both of these features will be removed and replaced.

The proposed new driveway will be to the right (south) of the existing drive, in part, because the existing drive runs off the property and into a conservation area. The new drive will be crushed gravel and will run from the street to the garage.

The existing walkway will be removed and replaced with a new concrete walk. The new walkway will be installed in the same location as the existing, but will be shorter due to the location of the proposed driveway.

Staff finds both the proposed driveway and walkway are compatible with the historic character of the lot and the surrounding landscape. The gravel drive will provide a natural color and texture that will blend in with the surrounding landscape. The walkway is effectively a replacement in kind, but because the dimensions have been altered, Staff finds that this should be subject to HPC approval. However, Staff finds that this replacement is in keeping with the features and character of the house and recommends approval of both of these features under 24A-8(b)(2) and Standard 2.

### **Rear Deck Construction**

At the rear of the house the applicant proposes to construct a new wood deck. A 1999 file photo shows what appears to be an enclosed rear porch. Staff has been unable to determine the date this feature was removed, however because Wild Acres was not listed on the Master Plan for Historic Preservation until 2008. It is possible the porch removal occurred prior to its listing. Staff finds there is a precedent for a rear porch and finds that the proposed porch will have only a limited view from the public right-of-way.

At the rear, the applicant proposes to construct a 12' × 28' (twelve foot by twenty-eight foot) wood deck with a vinyl and metal railing. The proposed deck will run the full width of the rear elevation and will be approximately 36" (thirty-six inches) above grade – at the height of the foundation. Due to the height of the proposed rear deck, the deck requires a railing to meet code. The applicant proposes to use a vinyl and metal railing surrounding the deck.

Staff finds the size, placement, and materials of the deck will not detract from the historic features on the house. However, Staff finds the proposed vinyl and metal railing is not compatible with the materials and design of the house and should not be approved. The proposed railing will introduce two new materials to the house in a finish that is too shiny to be compatible with the wood house and its brick foundation. Staff recommends the HPC add a condition for the approval of the porch that the railing needs to be constructed out of wood with pickets inset between the top and bottom rails, and that final approval authority of a railing meeting these criteria is delegated to Staff for review and approval.



*Figure 2: Photo showing rear of the subject property with the enclosed porch c.2008.*

To provide access to the rear deck, the applicant proposes installing a new wood, half-lite door to replace the existing plywood covering. The proposed half-lite door will be installed in the existing, historic opening and will match the design and materials for the door proposed in the garage. Staff finds that the proposed half-lite wood door, in the rear of the house, is appropriate and will have minimal impact on the historic character of the house and surrounding site. Staff recommends approval of the rear door under 24A-8(b)(1) and (2) and Standard 2.





Figure 3: Photo showing the existing condition of the rear of the subject property (note plywood door in the historic opening).

Note: the application states that the project will replace the non-code compliant front steps with new front steps out of matching materials. Plans for these stairs were not submitted with the application materials, and Staff is unable to analyze and make a recommendation for this feature. Staff recommends any approval for this HAWP include the condition that the approval not extend to the replacement front stairs and that the stairs need to be reviewed as an amended HAWP with measured drawings of the existing and proposed stair configuration including any railing.

### **STAFF RECOMMENDATION**

Staff recommends that the Commission approve the HAWP application with two condition;

1. That the proposed railing is not compatible with the design or materials of the historic house and may not be installed. A wood railing with pickets installed between the top and bottom rails is approved, with final approval authority delegated to Staff;
2. Any approval of this HAWP not extend to the removal and replacement of the front stairs; under the Criteria for Issuance in Chapter 24A-8(b), having found that the proposal, as modified by the condition, is consistent with and compatible in character with the Master Plan Site and the purposes of Chapter 24A;

and with the Secretary of the Interior's Standards for Rehabilitation #2, #9, and #10;

and with the general condition that the applicant shall present the 3 permit sets of drawings, if applicable to Historic Preservation Commission (HPC) staff for review and stamping prior to submission for the Montgomery County Department of Permitting Services (DPS) building permits; and with the general condition that final project design details, not specifically delineated by the Commission, shall be approved by HPC staff or brought back to the Commission as a revised HAWP application at staff's discretion;

and with the general condition that the applicant shall notify the Historic Preservation Staff if they propose to make any alterations to the approved plans. Once the work is completed the applicant will contact the staff person assigned to this application at 301-563-3400 or [dan.bruechert@montgomeryplanning.org](mailto:dan.bruechert@montgomeryplanning.org) to schedule a follow-up site visit



**HISTORIC PRESERVATION COMMISSION**  
**301/563-3400**

**APPLICATION FOR  
HISTORIC AREA WORK PERMIT**

Contact Email: Rob@RegHomes.com Contact Person: Robert Gilroy  
Daytime Phone No.: 240 793 6843

Tax Account No.: \_\_\_\_\_

Name of Property Owner: ROBERT GILROY / KATHY SAJID Daytime Phone No.: \_\_\_\_\_

Address: 414 N. STONES HILL AVE. ROCKVILLE, MD 20850  
Street Number City Street Zip Code

Contractor: Robert Gilroy Phone No.: SAME AS ABOVE

Contractor Registration No.: BC 226448 (OWNER) N/A

Agent for Owner: OWNER - ROBERT GILROY Daytime Phone No.: \_\_\_\_\_

**LOCATION OF BUILDING/PREMISE**

House Number: 10135 LAUREATE WAY Street: LAUREATE WAY

Town/City: BETHESDA Nearest Cross Street: GROSVENOR

Lot: 2 Block: \_\_\_\_\_ Subdivision: GROSVENOR HEIGHTS

Liber: \_\_\_\_\_ Folio: \_\_\_\_\_ Parcel: Plot # 24982

**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:**

- ☐ A/C ☐ Slab ☐ Room Addition ☐ Porch ☒ Deck ☐ Shed  
☐ Solar ☐ Fireplace ☐ Woodburning Stove ☐ Single Family  
☐ Fence/Wall (complete Section 4) ☒ Other: GARAGE

1B. Construction cost estimate: \$ 75,000

1C. If this is a revision of a previously approved active permit, see Permit # No

**PART TWO: COMPLETE FOR NEW CONSTRUCTION AND EXTEND/ADDITIONS**

2A. Type of sewage disposal: 01 ☒ WSSC 02 ☐ Septic 03 ☐ Other: \_\_\_\_\_

2B. Type of water supply: 01 ☒ WSSC 02 ☐ Well 03 ☐ Other: \_\_\_\_\_

**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.

Robert F. Gilroy  
Signature of owner or authorized agent

7/24/19  
Date

Approved: \_\_\_\_\_ For Chairperson, Historic Preservation Commission

Disapproved: \_\_\_\_\_ Signature: \_\_\_\_\_ Date: \_\_\_\_\_

Application/Permit No.: \_\_\_\_\_ Date Filed: \_\_\_\_\_ Date Issued: \_\_\_\_\_



**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:

CARETAKER'S Cottage @ Grosvenor Heights.  
11,000 sq LOT IN CLEARED OPENING IN THE  
MIDDLE of 2+/- ACRE FOREST CONSERVATION  
AREA. THE EXISTING Cottage is 1420<sup>sq</sup> ft TOTAL  
ON 2 LEVELS. THE INTERIOR HAS BEEN QUARTED  
TO THE EXISTING EXTERIOR WALLS. THE FRAMING  
IS IN EXCELLENT CONDITION, NEED NO STRUCTURAL  
REPAIRS. WINDOWS ARE IN GOOD CONDITION w/ NEW  
ROPE/WEIGHTS. MAY ADD STORM WINDOWS.

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

WE WOULD LIKE TO BUILD A 22X22' DETACHED  
GARAGE w/ MATCHING SHAKE JAMES HARDIE SIDING.  
AND MATCHING WINDOWS. SIMILAR ROOF STYLE AS  
HOUSE. BUILD A 12'X28' DECK OFF THE BACK AND  
REPLACE EXISTING FLAT PANEL DOOR w/ GLITE DUTCH DOOR.  
REPLACE FRONT STEPS TO THE PORCH AS OUT OF CODE ON RISE/R  
HEIGHT (9"-11") VARYING. w/ SAME BRICK w/ S/GH TREEPS.

**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**

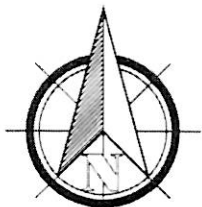
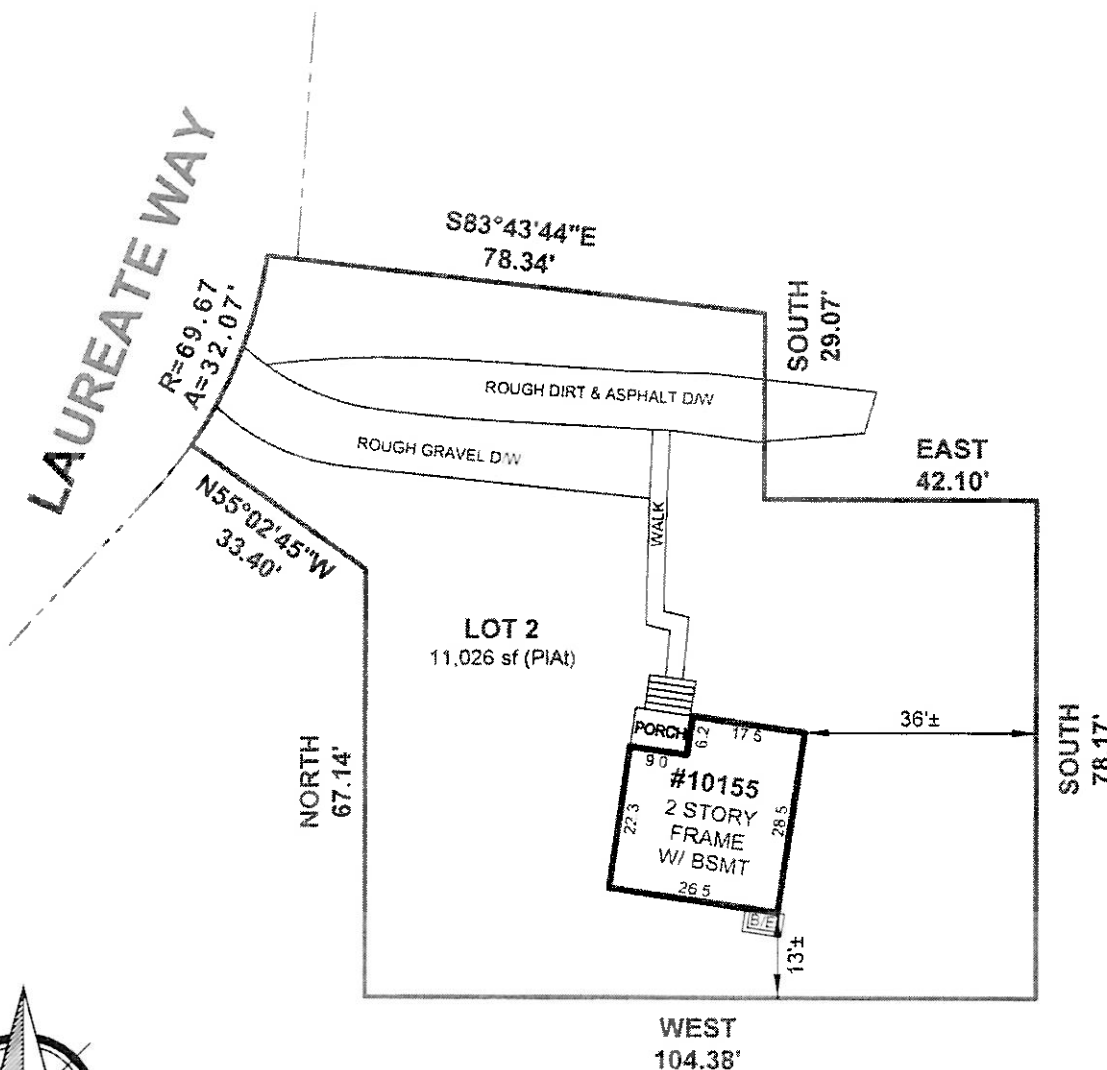
If you are proposing construction adjacent to or within the dripline of any tree 6" or larger in diameter (at approximately 4 feet above the ground), you must file an accurate tree survey identifying the size, location, and species of each tree of at least that dimension.

**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.

NOTE:  
ENCROACHMENTS  
MAY EXIST



PLAT 24982

THE LEVEL OF ACCURACY OF  
DISTANCES TO APPARENT  
PROPERTY LINES IS **2'±**

LOCATION DRAWING OF:

**#10155 LAUREATE WAY**

**LOT 2**

**GROSVENOR HEIGHTS**

PLAT NO. 24982

MONTGOMERY COUNTY, MARYLAND

SCALE: 1"=30' DATE: 04-25-2019

DRAWN BY: AP/CP(JCW) FILE #: 193137-200

**LEGEND:**

- FENCE
- B/E - BASEMENT ENTRANCE
- B/W - BAY WINDOW
- BR - BRICK
- BRL - BLDG RESTRICTION LINE
- BSMT - BASEMENT
- C/S - CONCRETE STOOP
- CONC - CONCRETE
- D/W - DRIVEWAY
- Ex - EXISTING
- FR - FRAME
- MAC - MACADAM
- G - GATE
- O/H - OVERHANG
- PUE - PUBLIC UTILITY ESMT
- PIE - PUBLIC IMPROVEMENT ESMT

**COLOR KEY:**

- (RED) - RECORD INFORMATION
- (BLUE) - IMPROVEMENTS
- (GREEN) - ESMTS & RESTRICTION LINES

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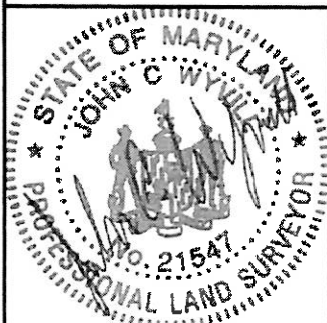
**SURVEYOR'S CERTIFICATE**

I HEREBY STATE THAT I WAS IN RESPONSIBLE CHARGE OVER THE PREPARATION OF THIS DRAWING AND THE SURVEY WORK REFLECTED HEREIN AND IT IS IN COMPLIANCE WITH THE REQUIREMENTS SET FORTH IN REGULATION 12 CHAPTER 09 13 06 OF THE CODE OF MARYLAND ANNOTATED REGULATIONS. THIS SURVEY IS NOT TO BE USED OR RELIED UPON FOR THE ESTABLISHMENT OF FENCES, BUILDING OR OTHER IMPROVEMENTS. THIS PLAT DOES NOT PROVIDE FOR THE ACCURATE IDENTIFICATION OF PROPERTY BOUNDARY LINES, BUT SUCH IDENTIFICATION MAY NOT BE REQUIRED FOR THE TRANSFER OF TITLE OR SECURING FINANCING OR REFINANCING. THIS PLAT IS OF BENEFIT TO A CONSUMER ONLY INsofar AS IT IS REQUIRED BY A LENDER OR A TITLE INSURANCE COMPANY OR ITS AGENTS IN CONNECTION WITH THE CONTEMPLATED TRANSFER, FINANCING OR REFINANCING. NO TITLE REPORT WAS FURNISHED TO NOR DONE BY THIS COMPANY. SAID PROPERTY SUBJECT TO ALL NOTES, RESTRICTIONS AND EASEMENTS OF RECORD. BUILDING RESTRICTION LINES AND EASEMENTS MAY NOT BE SHOWN ON THIS SURVEY. IMPROVEMENTS WHICH IN THE SURVEYOR'S OPINION APPEAR TO BE IN A STATE OF DISREPAIR OR MAY BE CONSIDERED "TEMPORARY" MAY NOT BE SHOWN. IF IT APPEARS ENCROACHMENTS MAY EXIST, A BOUNDARY SURVEY IS RECOMMENDED.

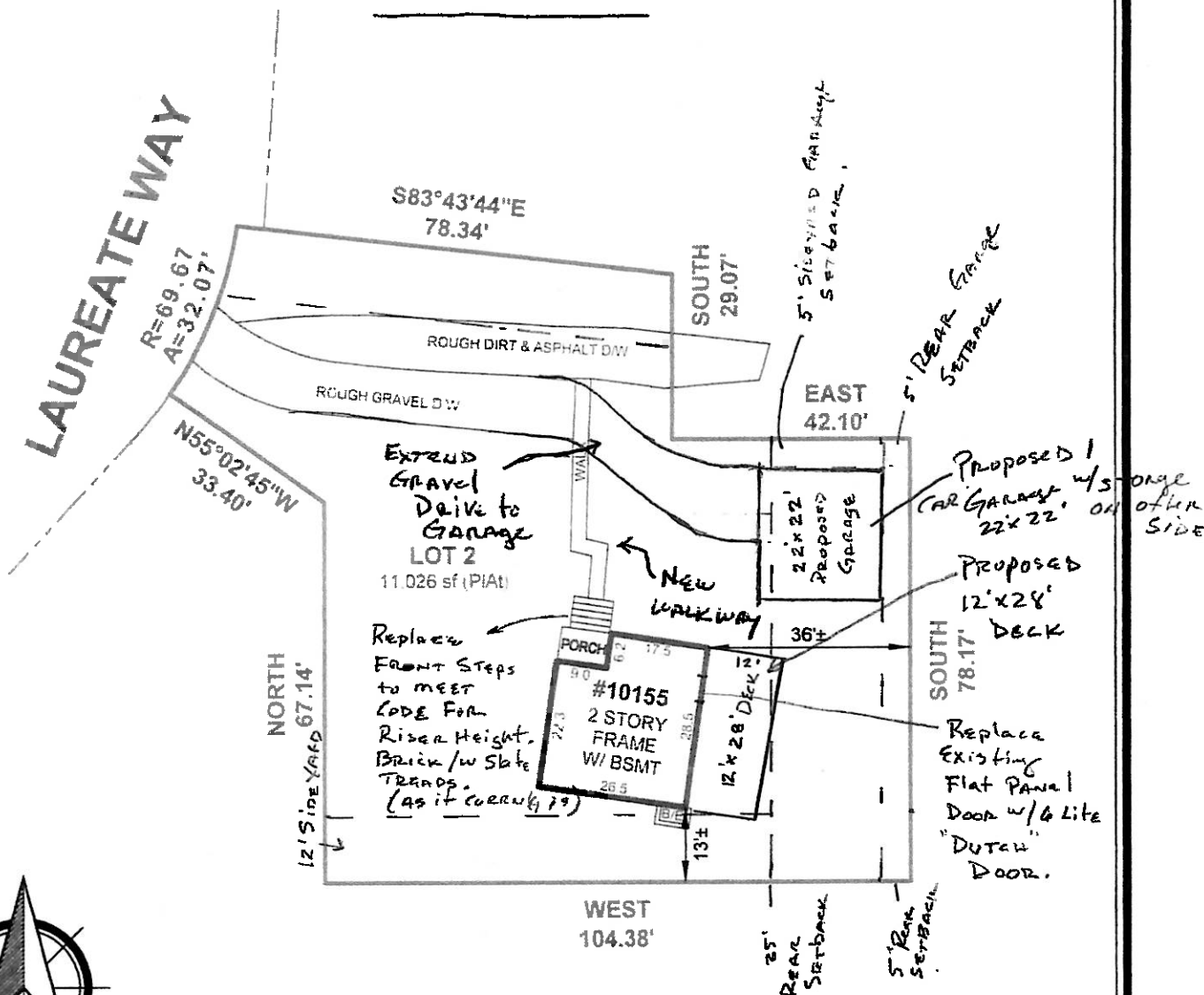
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WILL GIVE YOU A 100%  
FULL CREDIT TOWARDS  
UPGRADING THIS  
SURVEY TO A  
"BOUNDARY/STAKE"  
SURVEY FOR ONE  
YEAR FROM THE DATE  
OF THIS SURVEY.

(EXCLUDING D.C. & BALT. CITY)



# Site Plan



PLAT 24982

THE LEVEL OF ACCURACY OF  
DISTANCES TO APPARENT  
PROPERTY LINES IS **2'±**

LOCATION DRAWING OF:

**#10155 LAUREATE WAY  
LOT 2**

**GROSVENOR HEIGHTS**

PLAT NO. 24982

MONTGOMERY COUNTY, MARYLAND

SCALE: 1"=30' DATE: 04-25-2019

DRAWN BY: AP/CP(JCW) FILE #: 193137-200

## LEGEND:

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**DULEY & ASSOC.**

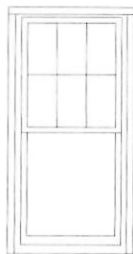
WILL GIVE YOU A 100%



Line Item #: 0001      Line Item Qty: 1      Initial: \_\_\_\_\_

Location: \_\_\_\_\_

RO Size = 3' 2 1/8" W x 6' 0 7/8" H    Unit Size = 3' 1 5/8" W x 6' 0 7/8" H



Viewed from Exterior

400 Series Tilt-Wash, Single Units  
 Unit Code/Item Size: TW30510  
 Operation/Handling: AA  
 Anchoring Method: Nailing Flange  
 Frame Option: Nailing Flange  
 Exterior Color: White  
 Interior Color: Clear Pine  
 Glass Type (Top): High Performance Low-E4 Glass, Divided Light with Spacer, Specified Equal Lite  
 Glass Type (Bottom): High Performance Low-E4 Glass  
 Interior Grille (Top): Grille, Interior, Permanently Applied, Pine, Specified Equal Lite, 3/4", Chamfer  
 Exterior Grille (Top): Grille, Exterior, Permanently Applied, White, Specified Equal Lite, 3/4", High Definition Chamfer  
 Grille Construction (Top): Divided Light with Spacer  
 Custom Lite Pattern (Top): 3W2H  
 Insect Screens: Insect Screen, White  
 Extension Jamb: Clear Pine, 5 1/4", Job Site Applied, Complete Unit Extension Jambs  
 Exterior Trim: 3 1/2" Flat, 1 3/4", Sill Nose, White, Pre-Assembled Surround (shipped separately)  
 Standard Hardware: Standard Lock Hardware - Stone  
 Hardware: Traditional - Hand Lift with screws  
 Hardware Finish: Antique Brass

Zone: North-Central

U-Factor: 0.31, SHGC: 0.28, ENERGY STAR® Certified: No

Comments:

Qty	Part Num	Item Size	Description	Total Price	Extended Price
1	0000000	TW30510	Unit, Equal Sash, Nailing Flange Installation, White/Clear Pine, (Top Sash) High Performance Low-E4 Glass, Divided Light with Spacer, Specified Equal Lite, 3W2H, 3/4", High Definition Chamfer, Chamfer, Ext Grille - White, Int Grille - Pine (Bottom Sash) High Performance Low-E4 Glass	\$ 621.59	\$ 621.59
1	0000000	TW30510	3 1/2" Flat, Sill Nose, White Exterior Trim, Pre-Assembled Surround (shipped separately)	\$ 246.70	\$ 246.70
1	1610197	30510	Insect Screen, White	\$ 43.04	\$ 43.04
1	1636134	TW30HD	Extension Jambs, Head and Sill, Clear Pine, 5 1/4", Job Site Applied	\$ 9.18	\$ 9.18
1	1636143	TW510SD	Extension Jambs, Side Members, Clear Pine, 5 1/4", Job Site Applied	\$ 17.82	\$ 17.82
1	9159472	-----	TW, Hand Lift with screws, Traditional, Antique Brass	\$ 21.76	\$ 21.76
				<b>\$ 960.09</b>	<b>\$ 960.09</b>

## Quote Form



LELAND L FISHER INC  
525 EAST GUDE DRIVE PO BOX 1187  
ROCKVILLE MD 20850  
301-424-6500



### Project Information (ID #3460920)

[Hide](#)

<b>Project Name:</b> Quick Quote <b>Customer:</b> <b>Contact Name:</b> <b>Phone (Main):</b> <b>Phone (Cell):</b> <b>Customer Type:</b> <b>Terms:</b>	<b>Quote Date:</b> 10/28/2019 <b>Submitted Date:</b> <b>PO#:</b> QQ000  <b>Sales Rep Name:</b> Ronaldo Rivera <b>Salesperson:</b>
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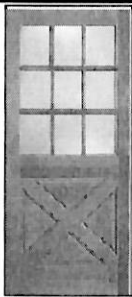
### Delivery Information

[Hide](#)

<b>Shipping Contact:</b> <b>Shipping Address:</b> <b>City:</b> <b>State:</b> <b>Zip:</b>	<b>Comments:</b>
--	------------------

### Unit Detail

[Hide All Configuration Options](#)
**Item:** 0002: Ext 36" x 80" F2035 LHI 4 9/16" FrameSaver

**Location:**
**Quantity:** 1

**Fir 36"x80" Single Door**
**786.92**


EXTERIOR  
Left-Hand Inswing

### Configuration Options [Hide](#)

- **Product Category:** Exterior Doors
- **Manufacturer:** Reeb - Wood Exterior
- **Product Type:** Exterior
- **Region:** East
- **Product Material:** Standard Series Wood
- **Material Type:** Fir
- **Configuration (Units viewed from Exterior):** Single Door
- **Factory Finish Option:** No
- **Slab Width:** 36"
- **Slab Height:** 80"
- **Product Style:** 1/2 Lite

**Additional Information:**

I understand that this order will be placed according to these specifications and is non-refundable. All products are unfinished unless otherwise specified and should be finished as per the instructions provided by the manufacturer.

Images on this quote should be considered a representation of the product and may vary with respect to color, actual finish options and decorative glass privacy ratings. Please verify with sales associate before purchasing.

Unless otherwise noted, prices are subject to change without notice, and orders accepted subject to prices in effect at time of shipment. Prices in this catalog apply only to sizes and descriptions listed; any other specifications will be considered special and invoiced as such.



- **Raised Molding:** None
- **Glass Type:** Clear
- **Panel Type:** 3/4" Double Hip Raised
- **Grille Type:** 1-1/4" TDL
- **Insulation:** Single Pane Safety Glass
- **Model:** F2035
- **Handing:** Left Hand Inswing
- **Frame Material:** FrameSaver
- **Jamb Depth:** 4 9/16"
- **Casing/Brickmould Pattern:** Standard Brickmould
- **Casing/Brickmould Type:** FrameSaver
- **Ship Casing/Brickmould Loose:** No
- **Hinge Type:** Radius Corner Ball Bearing
- **Hinge Brand:** Reeb
- **Hinge Finish:** US10B Oil Rubbed Bronze
- **Sill:** Composite Adjustable
- **Sill Finish:** Bronze Finish w Dark Cap
- **Multi-Point Lock:** None
- **Bore:** Double Lock Bore 2-3/8" Backset
- **Strike Jamb Prep:** No
- **Weatherstrip Type:** Compression
- **Weatherstrip Color:** Bronze
- **Custom Height Option:** No
- **Kick Plate:** None
- **Sill Cover:** Yes
- **Finish Frame Exterior Color:** Unfinished
- **Finish Frame Interior Color:** Unfinished
- **Rough Opening Width:** 38 1/2"
- **Rough Opening Height:** 82 1/2"
- **Total Unit Width(Includes Exterior Casing):** 40 1/4"
- **Total Unit Height(Includes Exterior Casing):** 83 3/8"

Item Total: \$ 786.92

Item Quantity Total: \$ 786.92

**Unit Summary**

Hide

Item	Description	Quantity	Unit Price	Total Price
0002	Ext 36" x 80" F2035 LHI 4 9/16" FrameSaver	1	\$ 786.92	\$ 786.92

SUBMITTED BY: \_\_\_\_\_

SUBTOTAL: \$ 786.92

ACCEPTED BY: \_\_\_\_\_

TAXES ( %): \$ 0.00

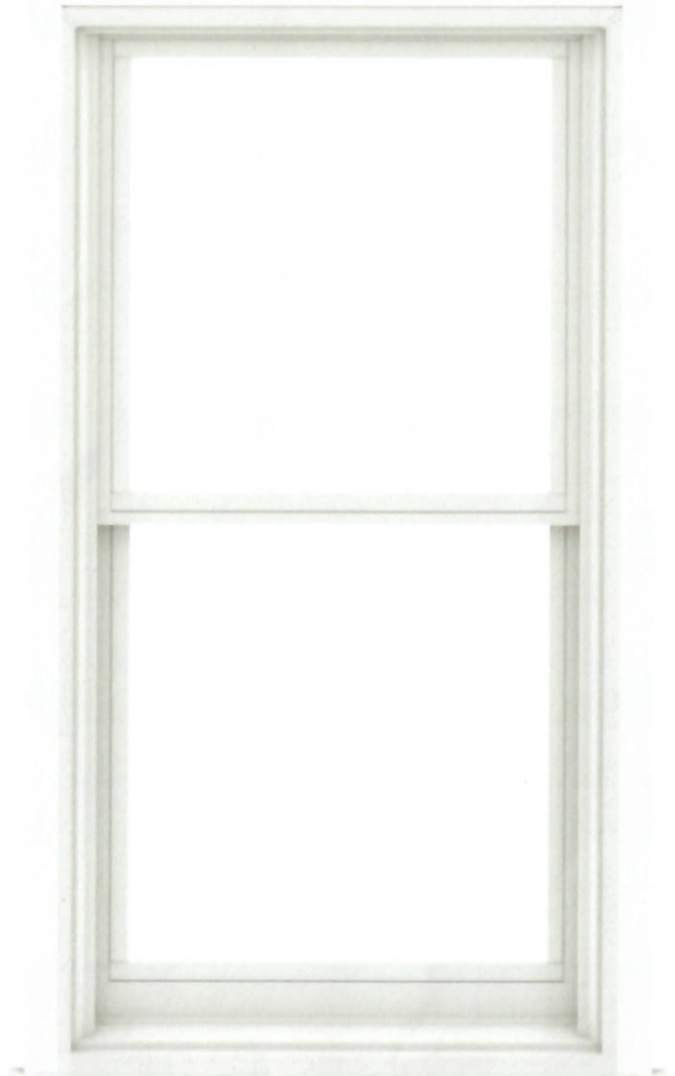
DATE: \_\_\_\_\_

GRAND TOTAL: \$ 786.92

## 400 Series Double-Hung Window



**Interior**



**Exterior**

### **SUMMARY**

To purchase this product or customize it further, take this summary to your Andersen dealer.

Product Name

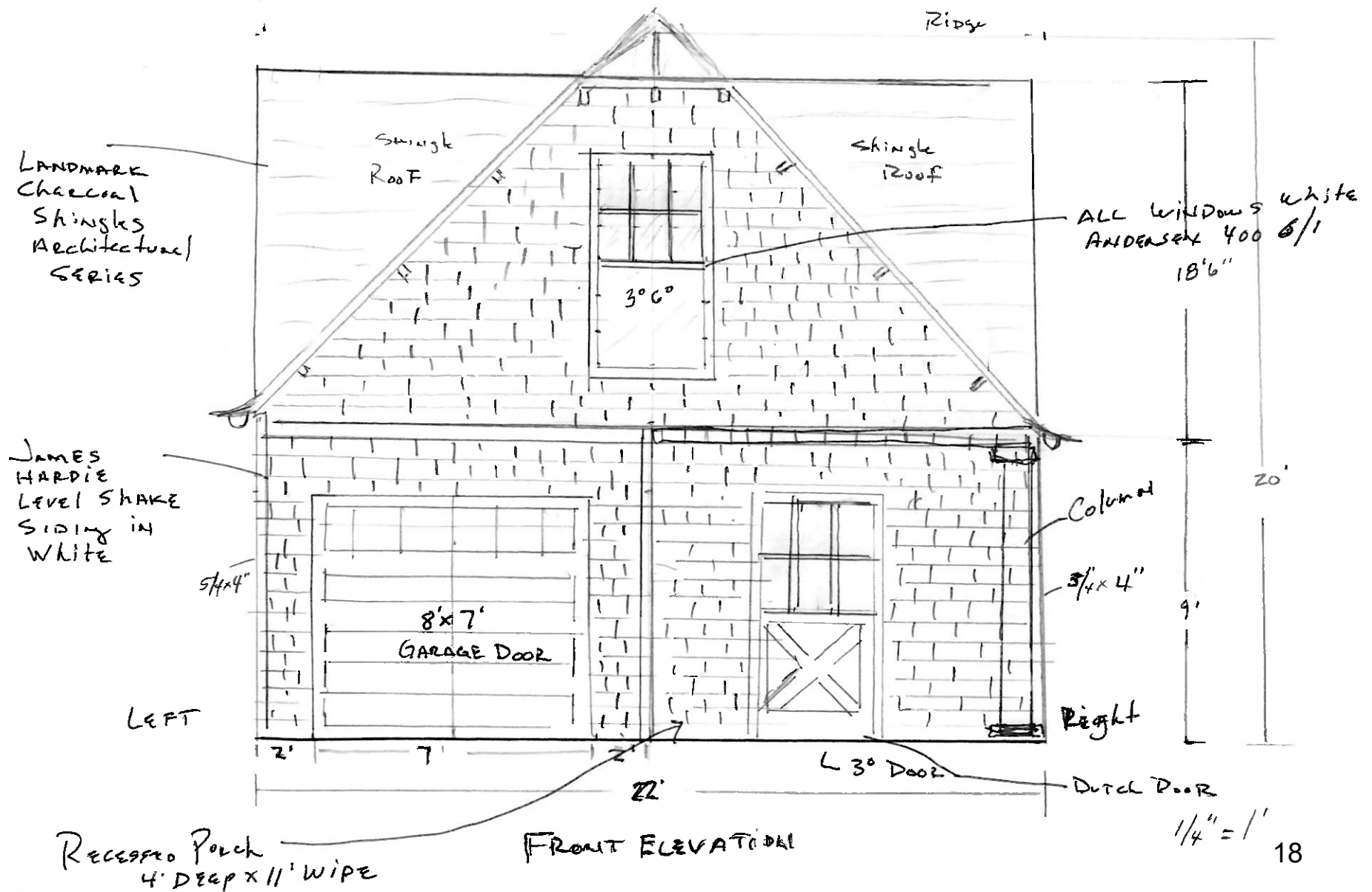
400 Series Double-Hung Window

Product ID#	TW210410
Unit Width	35 5/8"
Unit Height	60 7/8"
Interior Color	White
Glass	Low-E4® Glass
Hardware	Standard Lock and Keeper, White
Optional Hardware	None, White
Grille Pattern	Colonial - Top Sash Only
Grille Width	1 1/8"
Exterior Color	White
Exterior Trim Profile	2" Brick Mould w/ Sill Nose
Exterior Trim Color	White

\* Distressed bronze and oil rubbed bronze are 'living' finishes that will change with time and use.

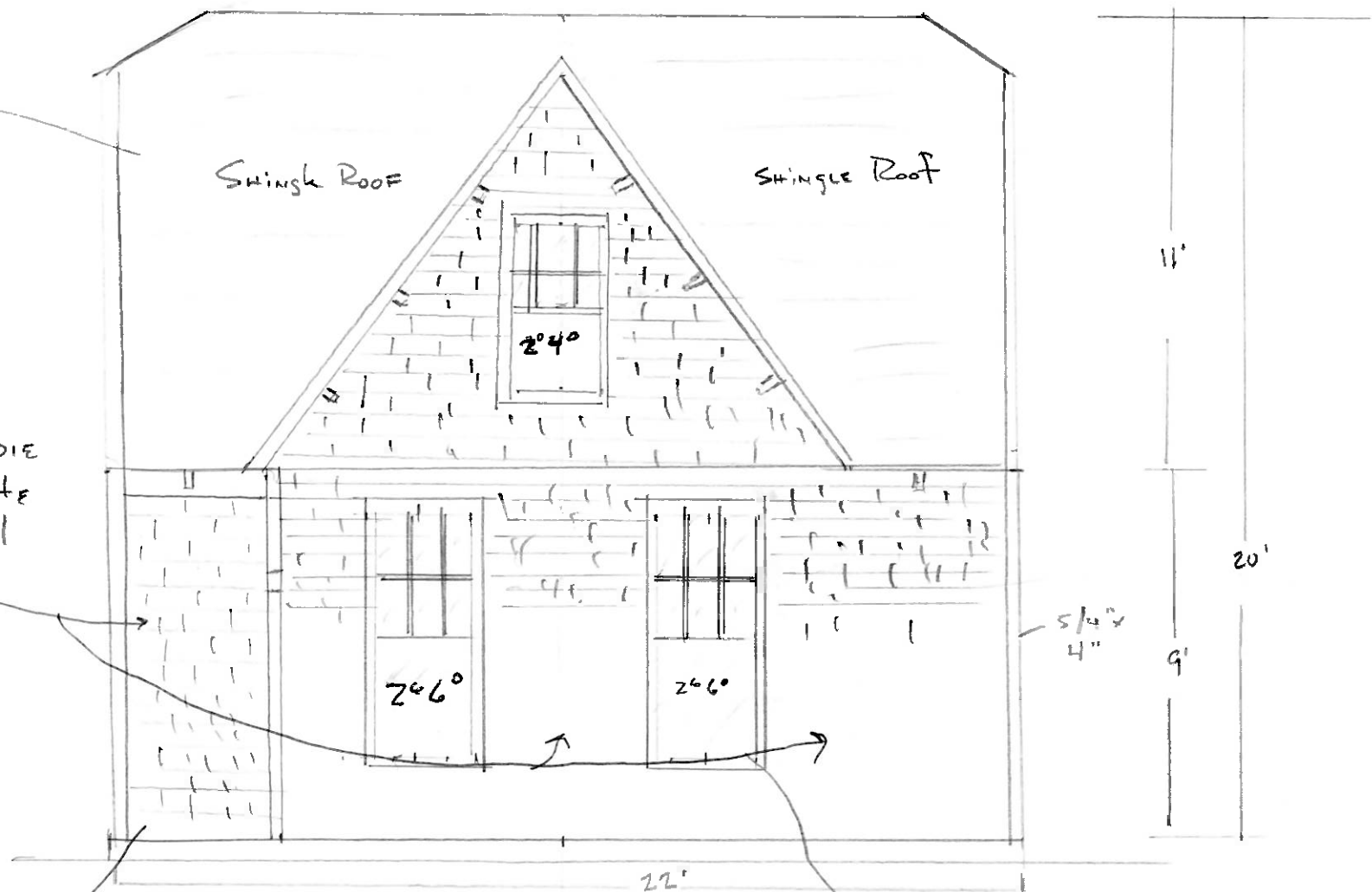
\* Options shown are not available for all products within the series. Computer monitor limitations prevent exact color duplication. For an accurate representation of color options please view actual color samples available at your Andersen window & patio door supplier.

# PROPOSED GARAGE 10155 LAUREATE WAY



CHARCOAL  
LAND MARK  
PRO SERIES

SIDING to BE  
JAMES HARDIE  
STRAIGHT WHITE  
SHAKE PANEL



4' DEEP x 11' WIDE  
PORCH

RIGHT SIDE ELEVATION

WINDOWS to BE  
ANGERSEN 400 SERIES w/ simulated  
DIVIDED LIGHT - WHITE EXTERIOR  
6/1 GRID PATTERN all 19 WINDOWS

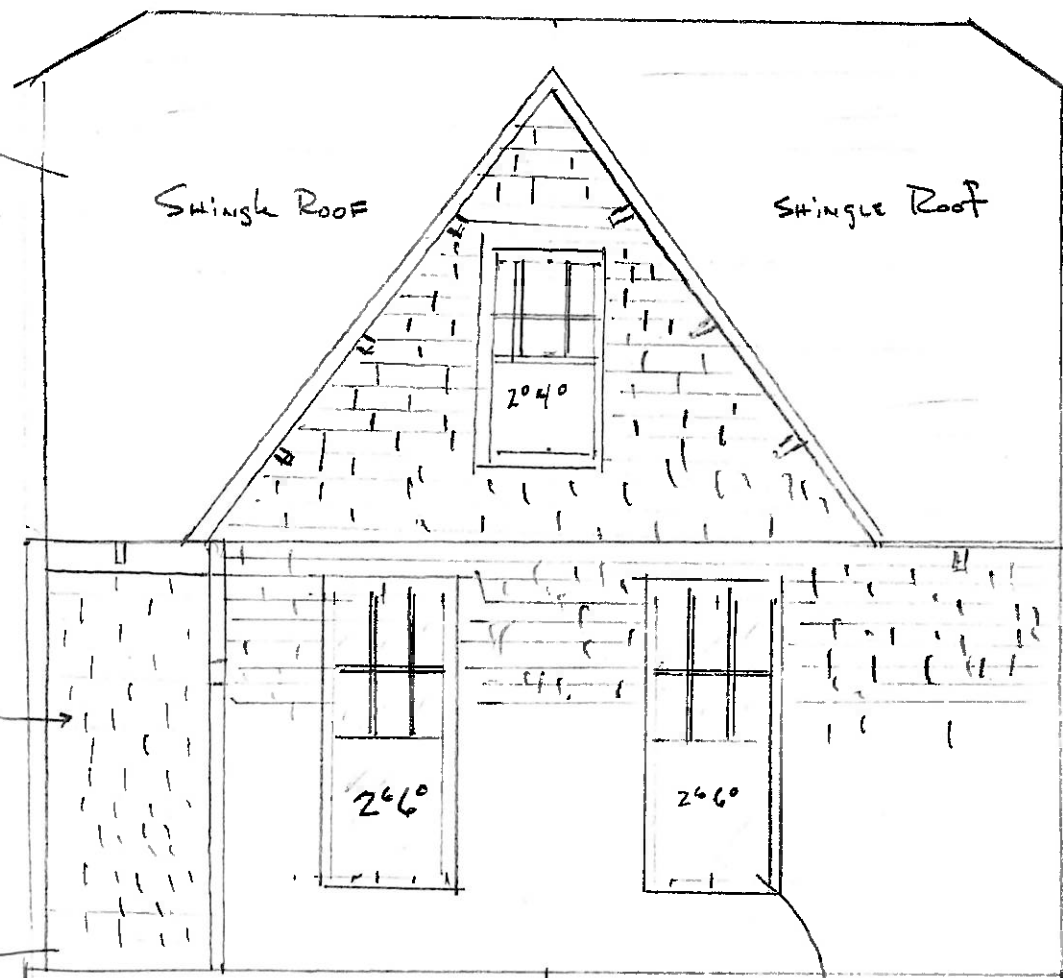


CHARCOAL  
LAND MARK  
PRO SERIES

SIDING to BE  
JAMES HARDIE  
STRAIGHT WHITE  
SHAKE PANEL

Porch Recessed 4' x 11' wide.

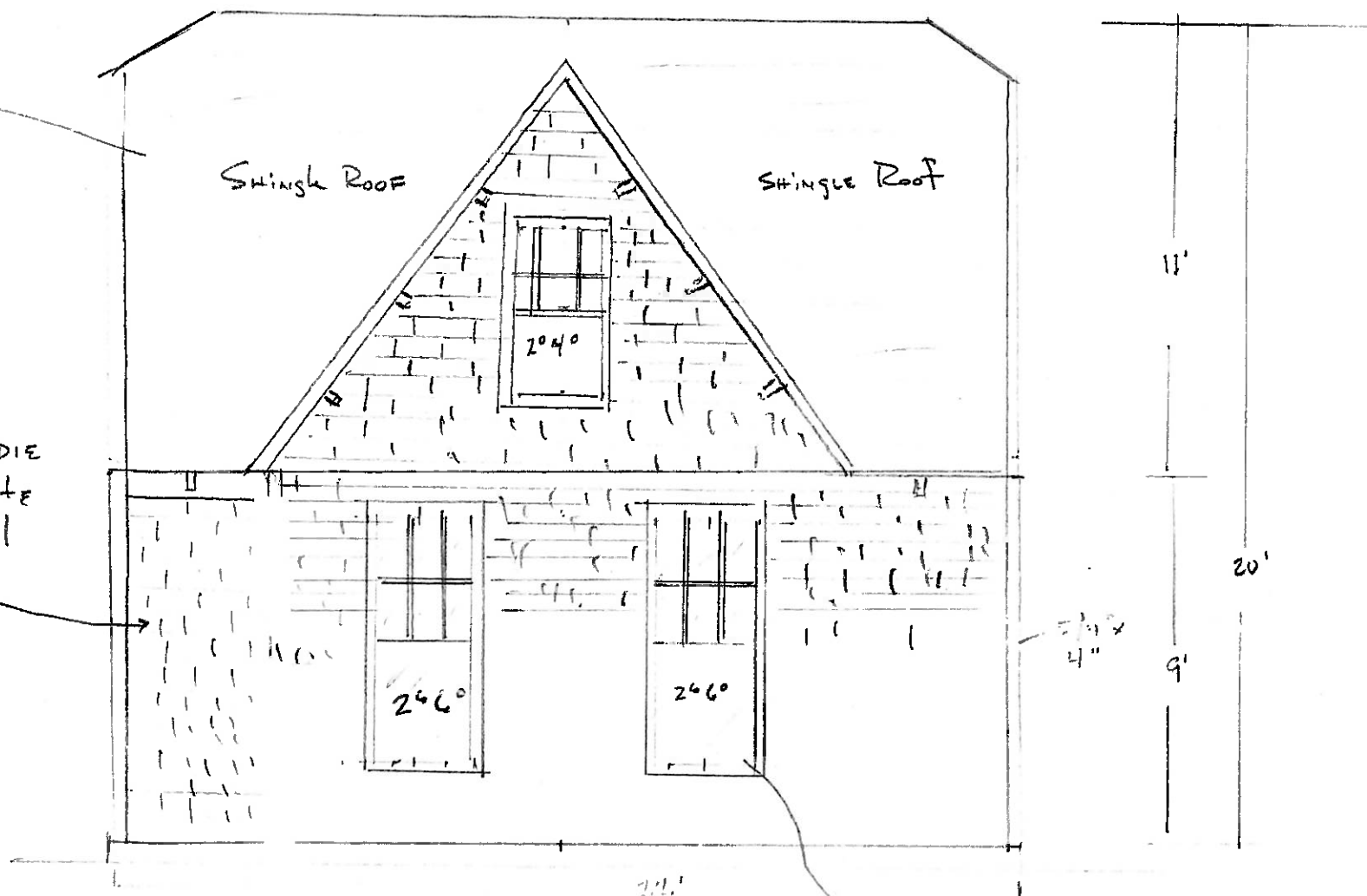
RIGHT - SIDE ELEVATION



WINDOWS to BE  
ANDERSEN 400 SERIES w/ simulated  
DIVIDED light - white EXTERIOR  
6/1 GRID Pattern all WINDOWS

CHARCOAL  
LAND MARK  
PRO SERIES

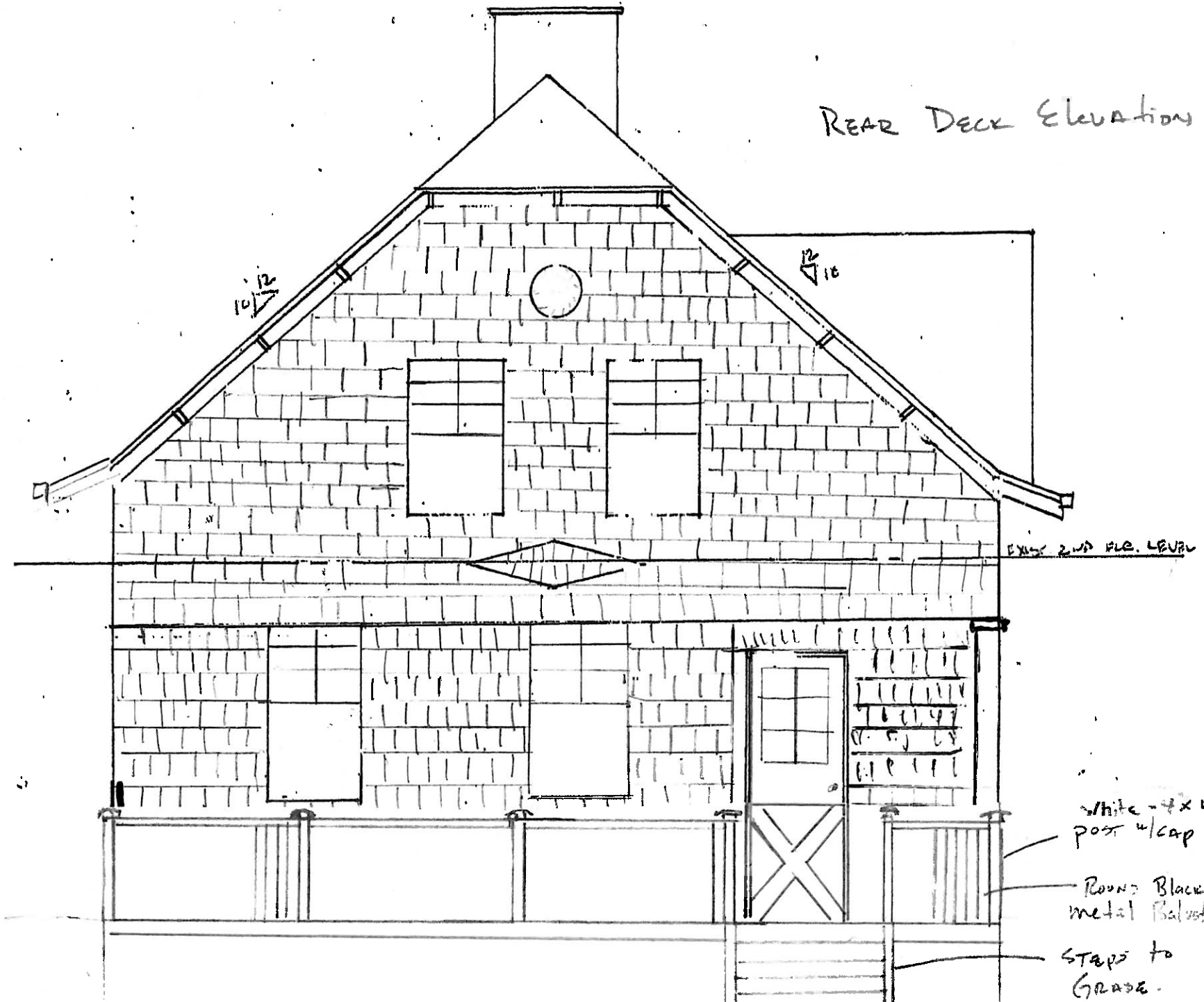
SIDING to BE  
JAMES HARDIE  
STRAIGHT WHITE  
SHAKE PANEL



LEFT SIDE ELEVATION

WINDOWS to BE  
ANDERSEN 400 SERIES w/simulated  
DIVIDED LIGHT - WHITE EXTERIOR  
6/1 GRID Pattern all WINDOWS

# REAR Deck Elevation



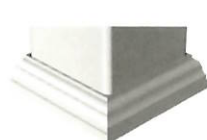
# HOW TO ORDER

## 1 SELECT YOUR POST & POST ACCESSORY OPTIONS. SEE PAGE 46 FOR CROSSOVER PRODUCT.

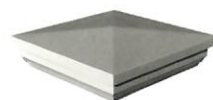
### a CHOOSE A POST SLEEVE



### b CHOOSE A TRIM RING



### c CHOOSE A POST CAP



## 2 CHOOSE YOUR LEVEL AND STAIR SECTIONS.

(Square balusters shown. See below for all baluster styles). All kits available in 36" height (with 2" bottom space), square baluster kits also available in 42" height (with a 2" bottom space).

### Level Kits

4'  
6'  
8'  
10'



### Stair Kits

6'  
8'



## 2b BALUSTER STYLES



Square Balusters  
(Available in 1 1/4")



Glass Balusters  
(Sold Separately)



Black Round Balusters  
(3/4" Aluminum)



Turned Balusters  
(Available in 1 1/4")

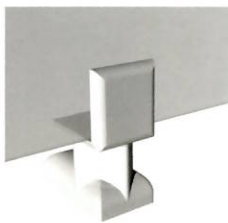
## 2b BALUSTER STYLES

All balusters are included in the kits with the exception of glass balusters. For glass balusters, select your choice of level or stair.



## 3 CROSSOVER PRODUCT SUPPORT FOOT

Required for railing sections over 8' in length.



2" - 4" Level Rail  
Support Kit



2" Level Rail  
Support Block

## 4 ACCESSORY BRACKET KITS

Endurance Original Rail kits come with the level or stair brackets needed for each kit. Original Rail also offers a full line of accessory brackets for other railing installation applications.



Level Mounting  
Bracket Kit



Stair Mounting  
Bracket Kit



0° - 44° Level  
Bracket Kit\*



45° Mounting  
Bracket Kit



Round Column  
Mounting  
Bracket kit



Paintable Round  
Column Bracket  
Adapter Kit

\*Maximum straight cut for the 0° - 44° bracket is 32°. For angles of 33° - 44°, bracket must be v-notch cut.

## 5 CROSSOVER PRODUCT GATE OPTIONS

If needed, purchase your Standard Gate Kit (available for 36" height and 36" finished opening width) and gate hardware (hinges and latch - see page 55) to complete your Endurance Original Rail installation! Looking for something a little different? Custom gate widths available through special order - see page 55 for more details.



36" Height - Square Balusters



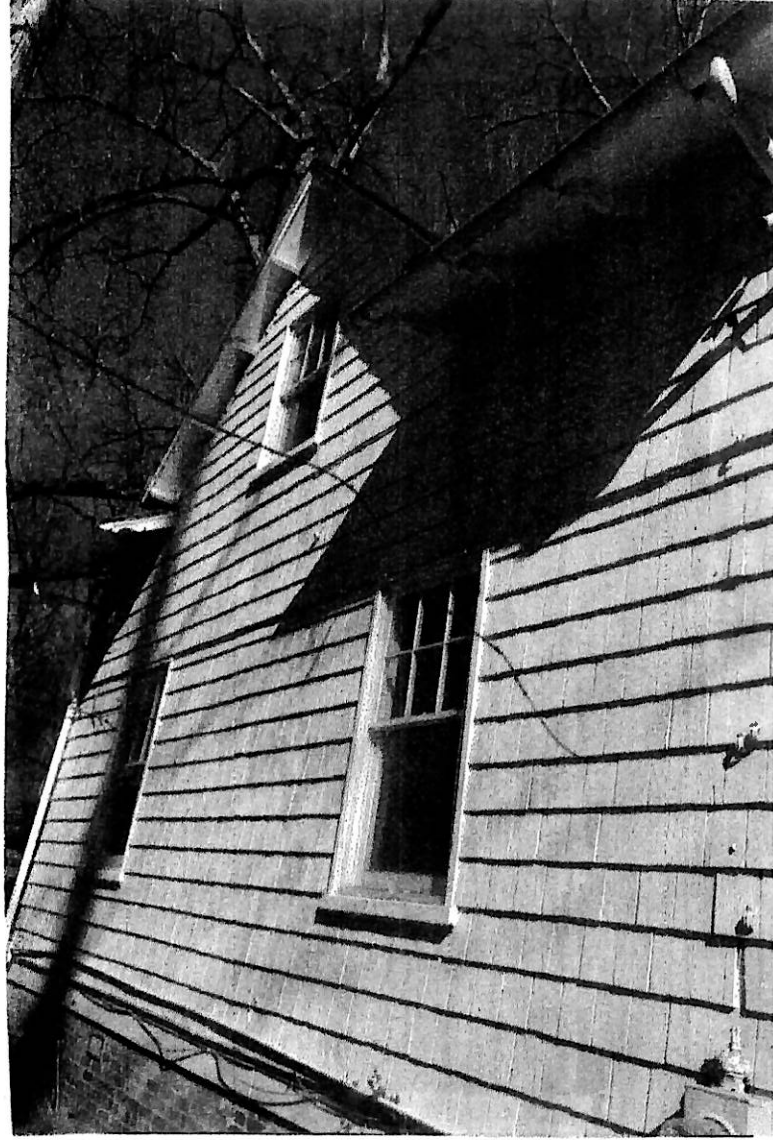
36" Height - Turned Balusters



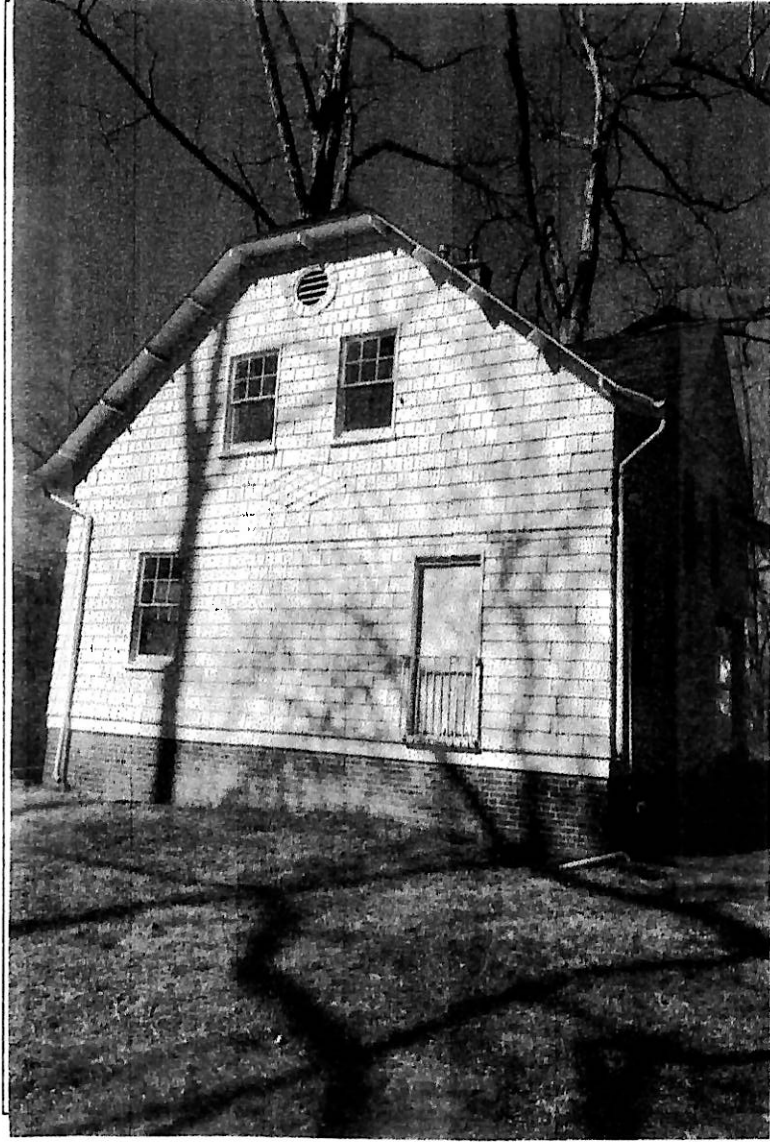
## Comments & Questions



Existing Property Condition Photographs (duplicate as needed)



Detail: Right Side of House From Laureate Way



Detail:

Rear of House. This is where we would like  
to build the 12' x 28' deck

Applicant: Robert Gray

Page: 25







































