MONTGOMERY COUNTY HISTORIC PRESERVATION COMMISSION
STAFF REPORT

Address: 4725 Dorset Avenue, Chevy Chase
Resource: Secondary (Post-1915) Resource (Somerset Historic District)
Applicant: Helen Colson
Review: HAWP
Permit Number: 956636

Meeting Date: 7/14/2021
Report Date: 7/7/2021
Public Notice: 6/30/2021
Tax Credit: Yes
Staff: Michael Kyne

PROPOSAL: Window replacement

STAFF RECOMMENDATION

Staff recommends that the HPC approve the HAWP application.

ARCHITECTURAL DESCRIPTION

SIGNIFICANCE: Secondary (Post-1915) Resource within the Somerset District
STYLE: Colonial Revival
DATE: 1967

Fig. 1: Subject property.
PROPOSAL

The applicant proposes to replace five (5) windows at the subject property.

APPLICABLE GUIDELINES

When reviewing alterations and new construction within the Somerset Historic District several documents are to be utilized as guidelines to assist the Commission in developing their decision. These documents include Montgomery County Code Chapter 24A (Chapter 24A), the Somerset Historic District Guidelines (Guidelines), and the Secretary of the Interior’s Standards for Rehabilitation (Standards). The pertinent information in these documents is outlined below.

Montgomery County Code; Chapter 24A-8

(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, archaeological, 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

(3) The proposal would enhance or aid in the protection, preservation and public or private utilization of the historic site or historic resource located within an historic district in a manner compatible with the historical, archeological, architectural or cultural value of the historic site or historic district in which an historic resource is located; or

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

(5) The proposal is necessary in order that the owner of the subject property not be deprived of reasonable use of the property or suffer undue hardship; or

(6) In balancing the interests of the public in preserving the historic site or historic resource located within an historic district, with the interests of the public from the use and benefit of the alternative proposal, the general public welfare is better served by granting the permit.

(c) It is not the intent of this chapter to limit new construction, alteration or repairs to any 1 period or architectural style.

(d) In the case of an application for work on an historic resource located within an historic district, the commission shall be lenient in its judgment of plans for structures of little historical or design significance or for plans involving new construction, unless such plans would seriously impair the historic or architectural value of surrounding historic resources or would impair the character of the historic district. (Ord. No. 9-4, § 1, Ord. No. 11-59.)

Somerset Historic District Guidelines

- The earliest portion of the Town of Somerset was founded in the late 19th Century as a trolley
suburb. This area is significant as one of the first trolley suburbs in Montgomery County and is representative of the beginnings of suburbanization.

- Somerset was developed in 1890 by the Somerset Heights Colony Company. This group purchased approximately 50 acres of farmland with the goal of creating a clean, safe, residential community—far enough away from the dangers and dirt of the city, but close enough to commute to work by trolley.

- Five of the original partners of the Somerset Heights Colony Company were associated with the U.S. Department of Agriculture. By 1895, four of these five men had built large homes for themselves within the new community. Three of these houses are still standing.

- From the beginning, sales were brisk and, by 1910, there were 173 residences in Somerset.

- Of particular interest are a number of houses built by Richard and William Ough between 1900 and 1915. These structures were an early example of standardization—they exhibit a number of common characteristics: mitered bay corner towers, wrap-around porches, and hipped roofs with a gable peak visible on the front façade.

- Houses which were built in Somerset during its primary period of architectural importance (1890 to 1915) represent a wide variety of Victorian styles: Carpenter Gothic, Queen Anne, and Italianate. In addition, there are some good examples of the Bungalow style. As a group, the early houses in Somerset represent one of the best concentrated collections of Victorian residential architecture in the County.

- Other important features which create and enhance the historic character of the Somerset community include: the spacing and rhythm of buildings, the uniform scale of existing houses, the relationship of houses to the street, the ample size lots and patterns of open space in the neighborhood, the mature trees and landscaping, and the grid system of streets with clearly defined streetscapes. These elements should be retained and preserved as the area continues to grow and develop.

- A map of the boundaries of the boundaries of the Somerset Historic District is included at the end of this amendment. Important contributing resources built before 1915 are noted on this map. The later structures in the district are mainly mid-20th Century architectural styles—many are Colonial Revival although some very recent houses have replicated the Victorian styles of the original buildings. As specified in the Historic Preservation Ordinance, applications for new construction in the district or for work on structures in the district which are of little historical or design significance shall be judged leniently, unless such plans would seriously impair the historic or architectural value of surrounding historic resources or would impair the character of the district.

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

The Secretary of the Interior defines rehabilitation 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 applicable Standards are as follows:

2. The historic character of a property shall be retained and preserved. The removal of historic materials or alteration of features and spaces that characterize a property shall 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 proportion, and massing to protect the integrity of the property and its environment.

STAFF DISCUSSION

The subject property is a c. 1967 Colonial Revival-style Secondary (Post 1915) Resource within the Somerset Historic District. The subject property house is located on a corner lot, fronting on Dorset Avenue to the south, and with Surrey Street to the west (left, as viewed from the public right-of-way of Dorset Avenue).

The applicant proposes to replace five (5) windows at the subject property. The windows to be replaced are original nine-over-nine wood windows. Four of the windows are on the first floor of the south (front) elevation, and one is on the west (left side) elevation (frontmost/southwest corner). The proposed replacement windows will be nine-over-nine aluminum-clad wood windows with permanently affixed interior and exterior muntins and internal spacer bars.

The earliest part of the Town of Somerset was founded in the late 19th century and is one of Montgomery County’s first trolley suburbs. The historic district’s primary period of architectural significance is 1890 to 1915, with houses constructed after 1915 being classified as Secondary Resources. As noted in the Guidelines and Chapter 24A-8(d), “...applications for new construction in the district or for work on structures in the district which are of little historical or design significance shall be judged leniently, unless such plans would seriously impair the historic or architectural value of surrounding historic resources or would impair the character of the district.”

Aside from the Primary (Pre-1915) Resources, the Guidelines identify the following as character-defining features of the historic district: the spacing and rhythm of buildings, the uniform scale of existing houses, the relationship of houses to the street, the ample size lots and patterns of open space in the neighborhood, the mature trees and landscaping, and the grid system of streets with clearly defined streetscapes.

Staff fully supports the proposed alterations to this Secondary (Post-1915) Resource, finding that the proposal will not detract from the character-defining features listed above. The proposed replacement windows are constructed from compatible and appropriate new materials, will be installed within the existing/original window openings, and the style and muntin pattern will match the original. Accordingly, staff finds that the proposal will not remove or alter character-defining features of the subject property, in accordance with Standards #2 and #9.

After full and fair consideration of the applicants’ submission, staff finds the proposal as being consistent with the Criteria for Issuance in Chapter 24A-8(b) (1), (2), and (d), having found the proposal is consistent with the Secretary of the Interior’s Standards for Rehabilitation outlined above.

STAFF RECOMMENDATION

Staff recommends that the Commission approve the HAWP application under the Criteria for Issuance in Chapter 24A-8(b) (1), (2), and (d), having found that the proposal is consistent with the Somerset Historic District Guidelines, and therefore will not substantially alter the exterior features of the historic resource and is compatible in character with the district and the purposes of Chapter 24A;

and with the Secretary of the Interior’s Standards for Rehabilitation #2 and #9;

and with the general condition that the applicant shall present an electronic set 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 michael.kyne@montgomeryplanning.org to schedule a follow-up site visit.
APPLICATION FOR
HISTORIC AREA WORK PERMIT
HISTORIC PRESERVATION COMMISSION
301.563.3400

APPLICANT:

Name: Helen Colson
Address: 4725 Dorset Avenue
Daytime Phone: 301-652-8029

E-mail: hcolson@hcda.com
City: Chevy Chase
Tax Account No.: 00535496
Zip: 20815

AGENT/CONTACT (if applicable):

Name:
Address:
Daytime Phone:

E-mail:
City:
Zip:
Contractor Registration No.: 

LOCATION OF BUILDING/PREMISE: MIHP # of Historic Property

Is the Property Located within an Historic District? Yes/District Name: Somerset Heights

No/Individual Site Name:

Is there an Historic Preservation/Land Trust/Environmental Easement on the Property? If YES, include a map of the easement, and documentation from the Easement Holder supporting this application.

Are other Planning and/or Hearing Examiner Approvals/Reviews Required as part of this Application? (Conditional Use, Variance, Record Plat, etc.?) If YES, include information on these reviews as supplemental information.

Building Number: 4725
Street: Dorset Avenue

Town/City: Chevy Chase
Nearest Cross Street: Surrey Street
Lot: 16
Block: 2
Subdivision: 044
Parcel: 

TYPE OF WORK PROPOSED: See the checklist on Page 4 to verify that all supporting items for proposed work are submitted with this application. Incomplete Applications will not be accepted for review. Check all that apply:

☐ New Construction ☐ Deck/Porch ☐ Shed/Garage/Accessory Structure
☐ Addition ☐ Fence ☐ Solar
☐ Demolition ☐ Hardscape/Landscape ☐ Tree removal/planting
☐ Grading/Excavation ☐ Roof ☐ Window/Door
☐ Other: __________________________

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

__________________________________________________
Signature of owner or authorized agent

__________________________
Date

June 10, 2021
<table>
<thead>
<tr>
<th>Owner's mailing address</th>
<th>Owner's Agent's mailing address</th>
</tr>
</thead>
<tbody>
<tr>
<td>Helen and Earl Colson</td>
<td></td>
</tr>
<tr>
<td>4725 Dorset Avenue</td>
<td></td>
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<tr>
<td>Chevy Chase, MD 20815</td>
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</tbody>
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<table>
<thead>
<tr>
<th>Adjacent and confronting Property Owners mailing addresses</th>
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<tbody>
<tr>
<td>Steven Adler and Nora Volknow</td>
</tr>
<tr>
<td>5807 Surrey St.</td>
</tr>
<tr>
<td>Chevy Chase, MD 20815</td>
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<tr>
<td>Michael Roark and Nancy Zuckerbrod</td>
<td></td>
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<tr>
<td>4721 Dorset Avenue</td>
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<tr>
<td>Chevy Chase, MD 20815</td>
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<tr>
<td>Gary and Robin Orseck</td>
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<tr>
<td>4722 Dorset Avenue</td>
<td></td>
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<tr>
<td>Chevy Chase, MD 20815</td>
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</tbody>
</table>
Description of Property: Please describe the building and surrounding environment. Include information on significant structures, landscape features, or other significant features of the property:

Private home facing Dorset Avenue

Description of Work Proposed: Please give an overview of the work to be undertaken:

Replacement of five windows at front and side of house with inkind Pella windows described on the attached contract. Window frames are white wood identical in appearance to existing windows.
<table>
<thead>
<tr>
<th>Work Item 1: <strong>Replace Five Windows</strong></th>
</tr>
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<tbody>
<tr>
<td><strong>Description of Current Condition:</strong></td>
</tr>
<tr>
<td>Five 53 year old windows. Difficult to open and clean although appearance is perfect.</td>
</tr>
<tr>
<td><strong>Proposed Work:</strong></td>
</tr>
<tr>
<td>Replacement with in-kind Pella windows</td>
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<tr>
<th>Work Item 2:</th>
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<tbody>
<tr>
<td><strong>Description of Current Condition:</strong></td>
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<td><strong>Proposed Work:</strong></td>
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<tr>
<th>Work Item 3:</th>
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<tbody>
<tr>
<td><strong>Description of Current Condition:</strong></td>
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<tr>
<td><strong>Proposed Work:</strong></td>
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<td></td>
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</tbody>
</table>
**Contract - Detailed**

**Customer Information**

<table>
<thead>
<tr>
<th>Name</th>
<th>Address</th>
<th>Phone</th>
<th>Fax</th>
</tr>
</thead>
<tbody>
<tr>
<td>Helen Colson</td>
<td>4725 Dorset Ave</td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>Chevy Chase, MD 20815-5445</td>
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**Project/Delivery Address**

<table>
<thead>
<tr>
<th>Address</th>
<th>County</th>
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<tbody>
<tr>
<td>Helen Colson - 4725 Dorset Ave, Chevy Chase, MD</td>
<td>20815</td>
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</table>

**Order Information**

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<thead>
<tr>
<th>Quote Name</th>
<th>Order Number</th>
<th>Quote Number</th>
<th>Order Type</th>
<th>Payment Terms</th>
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<th>Quoted Date</th>
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<tbody>
<tr>
<td>Helen Colson - 4725 Dorset Ave, Chevy Chase, MD</td>
<td>717</td>
<td>14090227</td>
<td>Installed Sales</td>
<td>MDINSTALL8</td>
<td>5/16/2021</td>
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</tr>
</tbody>
</table>

**Customer Notes:**

Customer agrees to 5 Lifestyle windows with full frame replacement with simulated divided light grills with tempered and cam action oil rubbed bronze hardware.

Full Tear Out: Remove existing units including frames and trim. Prepare openings to accept new special-sized units. Install new unit’s plumb, level, and square. Shim, insulate, and caulk. Trim interior with clear pine unless otherwise noted. Haul away all construction related debris.

LEAD SAFE: HOUSE WAS BUILT PRIOR TO 1978. DUE TO FEDERAL MANDATE FROM EPA, PELLA MUST PERFORM LEAD SAFE INSTALLATION AT THE PROPERTY IF LEAD PAINT IS PRESENT. A LEAD TEST WILL BE PERFORMED AT THE TIME OF PRE-CHECK WHEN MY CONSTRUCTION TECHNICIAN COMES OUT TO VERIFY THE MEASUREMENTS. IF LEAD PAINT IS PRESENT, PELLA WILL CHARGE THE COST OF LEAD SAFE LABOR TO CUSTOMER VIA AN ADDENDUM TO THE CONTRACT.

For more information regarding the finishing, maintenance, service and warranty of all Pella® products, visit: the Pella® website at www.pella.com
### Line #  Location:  **Attributes**

<table>
<thead>
<tr>
<th>Line #</th>
<th>Location:</th>
<th>PK #</th>
<th>Attributes</th>
</tr>
</thead>
<tbody>
<tr>
<td>15</td>
<td>front</td>
<td>2089</td>
<td><em>Lifestyle, Double Hung, 37 X 77, Without HGP, White</em></td>
</tr>
</tbody>
</table>

#### Full Tear Out Window/Patio Door Wood only.
- **Inclusions**
  - Removal of existing units including frames and trim
  - Prepare openings to accept new units with 1 x 4 or 2 x 4 surround
  - Set Units plumb, level and square
  - Trim, insulate and caulk
  - Trim interior with stock pine
  - Cap exterior with aluminum
  - Haul away window debris
  - Brick mould profile capping
  - Block for framing
- **Excludes:**
  - Cutting siding and/or masonry
  - Removal of blinds
  - Hoisting and scaffolding

- **Additional Unit within same opening over 96 united inches**
- **Full Tear Out Installation - Single Unit**
- **Paint Picture Frame, Stool, Shirt for Full Tear Out**

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<table>
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<tr>
<th>Line #</th>
<th>Location:</th>
<th>Attributes</th>
<th>Qty</th>
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<tbody>
<tr>
<td>20</td>
<td>setup fee</td>
<td><strong>RPSET202 - INSTALL for 1000+</strong></td>
<td>1</td>
</tr>
</tbody>
</table>

Customer Notes: Onetime charge per house, includes cost of pre-check (confirmation of measurements), fuel and delivery fees, daily set up and down of crews tools, hauling away old windows / doors and all job break debris.

Thank You For Purchasing Pella® Products
PELLA WARRANTY:

Pella products are covered by Pella's limited warranties in effect at the time of sale. All applicable product warranties are incorporated into and become a part of this contract. Please see the warranties for complete details, taking special note of the two important notice sections regarding installation of Pella products and proper management of moisture within the wall system. Neither Pella Corporation nor the Seller will be bound by any other warranty unless specifically set out in this contract. However, Pella Corporation will not be liable for branch warranties which create obligations in addition to or obligations which are inconsistent with Pella written warranties.

Clear opening (egress) information does not take into consideration the addition of a Rolscreen [or any other accessory] to the product. You should consult your local building code to ensure your Pella products meet local egress requirements.

Per the manufacturer's limited warranty, unfinished mahogany exterior windows and doors must be finished upon receipt prior to installing and refinished annually, thereafter. Variations in wood grain, color, texture or natural characteristics are not covered under the limited warranty.

INSYNCTIVE PRODUCTS: In addition, Pella Insynctive Products are covered by the Pella Insynctive Products Software License Agreement and Pella Insynctive Products Privacy Policy in effect at the time of sale, which can be found at Insynctive.pella.com. By installing or using Your Insynctive Products you are acknowledging the Insynctive Software Agreement and Privacy Policy are part of the terms of sale.

Notice of Collection of Personal Information: We may collect your personal information when you interact with us. Under the California Consumer Privacy Act (CCPA), California residents have specific rights to request this information, request to delete this information, and opt out of the sharing or sale of this information to third parties. To learn more about our collection practices and your rights under the CCPA please visit our link https://www.pella.com/california-rights-policy/ at pella.com.

ARBITRATION AND CLASS ACTION WAIVER ("ARBITRATION AGREEMENT")

YOU and Pella and its subsidiaries and the Pella Branded Distributor AGREE TO ARBITRATE DISPUTES ARISING OUT OF OR RELATING TO YOUR PELLA PRODUCTS (INCLUDES PELLA GOODS AND PELLA SERVICES) AND WAIVE THE RIGHT TO HAVE A COURT OR JURY DECIDE DISPUTES. YOU WAIVE ALL RIGHTS TO PROCEED AS A MEMBER OR REPRESENTATIVE OF A CLASS ACTION, INCLUDING CLASS ARBITRATION, REGARDING DISPUTES ARISING OUT OF OR RELATING TO YOUR PELLA PRODUCTS. You may opt out of this Arbitration Agreement by providing notice to Pella no later than ninety (90) calendar days from the date You purchased or otherwise took ownership of Your Pella Goods. To opt out, You must send notice by e-mail to pellawebsupport@pella.com, with the subject line: "Arbitration Opt Out" or by calling (877) 473-5527. Opting out of the Arbitration Agreement will not affect the coverage provided by any applicable limited warranty pertaining to Your Pella Products. For complete information, including the full terms and conditions of this Agreement, which are incorporated herein by reference, please visit www.pella.com/arbitration or e-mail to pellawebsupport@pella.com, with the subject line: "Arbitration Details" or call (877) 473-5527.

D'ARBITRAGE ET RENONCATION AU RECOURS COLLECTIF ("convention d'arbitrage") EN FRANÇAIS SEE PELLA.COM/ARBITRATION. DE ARBITRAJE Y RENUNCIA COLECTIVA ("acuerdo de arbitraje") EN ESPAÑOL VER PELLA.COM/ARBITRATION.

Seller shall not be held liable for failure or delay in the performance of its obligations under this Agreement, if such performance is hindered or delayed by the occurrence of an act or event beyond the Seller's reasonable control (force majeure event), including but not limited to earthquakes, unusually severe weather and other Acts of God, fire, strikes and labor unrest, epidemics, riots, war, civil unrest, and government interventions. Seller shall give timely notice of a force majeure event and take such reasonable action to mitigate the impacts of such an event.

Product Performance Information:

U-Factor, Solar Heat Gain Coefficient (SHGC), and Visible Light Transmittance (VLT) are certified by the National Fenestration Rating Council (NFRC). Manufacturer stipulates that these ratings conform to applicable NFRC procedures for determining whole product performance. NFRC ratings are determined for a

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fixed set of environmental conditions and a specific product size. NFRC does not recommend any products and does not warrant the suitability of any product for any specific use.

Design Pressure (DP), Performance Class, and Performance Grade (PG) are certified by a third party organization, in many cases the Window and Door Manufacturers Association (WDMA). The certification requires the performance of at least one product of the product line to be tested in accordance with the applicable performance standards and verified by an independent party. The certification indicates that the product(s) of the product line passed the applicable tests. The certification does not apply to mull ed and/or product combinations unless noted. Actual product results will vary and change over the product's life.

For more performance information along with information on Florida Product Approval System (FPAS) Number and Texas Dept. of Insurance (TDI) number go to www.pella.com/performance.

Pella Mid-Atlantic, Inc.

QUOTE:  
Due to unprecedented volatility in the market, home improvement materials pricing, due in part to supply chain shortages of resin, metals and other items, this quote is subject to change based on increases from Pella Corporation and our other suppliers. In turn, the quoted price is valid for 7 days. As a valued customer we will do our very best to honor the original pricing but based on circumstances out of our control, this may not be always possible. The seller will not be responsible for delays due to labor troubles, fire, accidents, transportation, or other causes beyond its control.
<table>
<thead>
<tr>
<th>Order Totals</th>
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<tbody>
<tr>
<td>Taxable Subtotal</td>
<td>$12,835.25</td>
</tr>
<tr>
<td>Sales Tax @ 0%</td>
<td>$0.00</td>
</tr>
<tr>
<td>Non-taxable Subtotal</td>
<td>$4,214.72</td>
</tr>
<tr>
<td>Total</td>
<td>$17,099.97</td>
</tr>
<tr>
<td>Deposit Received</td>
<td>$0.00</td>
</tr>
<tr>
<td>Amount Due</td>
<td>$17,099.97</td>
</tr>
</tbody>
</table>

Customer: He'en Colson
Project Name: He'en Colson - 4725 Dorset Ave, Chevy Chase, MD
Order Number: 717
Quote Number: 14090227

Customer Name (Please print)
Pella Sales Rep Name (Please print)
Customer Signature
Pella Sales Rep Signature
Date

Credit Card Approval Signature
Lead Safe Installation Customer Performance Expectations

In order to ensure a proper Lead Safe Installation, it is essential that we have you complete the below tasks prior to your installation:

☐ ALL furniture needs to be moved at least 8 feet away from any window or door being replaced

☐ ALL personal items, wall hangings, and collectibles must be removed prior to your installation date

☐ All blinds and any interior window treatments need to be removed prior to your installation date

☐ Any non-movable furniture (for example: pianos, entertainment centers, built in cabinets, etc) must be cleared of items and be surface dusted prior to installation

☐ You will be responsible for replacing all furniture and personal items after your installation

☐ Other items: ________________________________

What to Expect the Containment/Work Area to Look Like

☐ In order to ensure your safety, we will be taking measures to minimize dust/debris does not spread beyond our work area. This may include the use of plastic sheeting on the floors and/or walls, caution signs, sealing of heating and cooling air vents, and asking that you turn off your HVAC system during our work.

☐ During your Lead Safe Installation, you may also see your installation professional wearing Personal Protection Equipment.

☐ For your own safety, we are not permitted to allow you inside the work area during the removal of your current product or the installation of your new windows/doors.

By signing the form below, I am affirming that I understand all the expectations noted above and that I have agreed to have all items completed prior to my installation commencing. I understand that failure to have these items completed will result in the re-scheduling of my installation and that my installation date will be scheduled for the next available date.

______________________________  ______________________________
Customer Signature                  Date
Pre-Renovation Form
Occupant Confirmation

Pamphlet Receipt

I have received a copy of the lead hazard information pamphlet informing me of the potential risk of lead hazard exposure from renovation activity to be performed in my dwelling unit. I received this pamphlet before the work began.

Printed Name of Owner-occupant

Signature of Owner-occupant

Renovator’s Self Certification Option (for tenant-occupied dwellings only)

Instructions to Renovator: If the lead hazard information pamphlet was delivered but a tenant signature was not obtainable, you may check the appropriate box below.

Declined - I certify that I have made a good faith effort to deliver the lead hazard information pamphlet to the rental dwelling unit listed below at the date and time indicated and that the occupant declined to sign the confirmation of receipt. I further certify that I have left a copy of the pamphlet at the unit with the occupant.

Unavailable for signature - I certify that I have made a good faith effort to deliver the lead hazard information pamphlet to the rental dwelling unit listed below and that the occupant was unavailable to sign the confirmation of receipt. I further certify that I have left a copy of the pamphlet at the unit by sliding it under the door or by:

(Fill in how pamphlet was left)

Printed Name of Person Certifying Delivery

Attempted Delivery Date

Signature of Person Certifying Delivery

Unit Address

Note Regarding Mailing Option — As an alternative to delivery in person, you may mail the lead hazard information pamphlet to the owner and/or tenant. Pamphlet must be mailed at least 7 days before renovation. Mailing must be documented by a certificate of mailing from the post office.
Pella® Lifestyle Series
#1 performing wood window and patio door for the combination of energy, sound and value.

Aluminum-Clad Wood Windows & Patio Doors

These are black. Ours will be white to match the windows they replace.
Why You Can Trust Pella.

At Pella, we don't just create windows and doors. We innovate with purpose, design with passion, build with integrity and deliver with pride.

Rated #1 by homeowners for innovation³

We are continually striving to improve what we do and how we do it. That drive has earned us 150 patents and counting for amazing innovations. In 1925 we opened our doors with the patented Rollscreen® retractable screen, a time-tested innovation that is still one of our most desired features today.

Rated #1 by homeowners for highest quality²

We make products specifically for you and your comfort with meticulous care and attention. Our wood craftsmen have been honing their skills, on average, for over 14 years—that's longer than it takes most to earn their Ph.D. And it doesn't stop there. Our product designs are tested to extremes, so you can trust them to perform. Doors are opened and closed 100,000 times, and double-hung and casement windows are tested at least 6,000 times.

#1 Limited Lifetime Warranty for wood windows and patio doors²

You can feel confident in your investment. We pride ourselves on providing exceptional quality, exceeding expectations and going beyond requirements. That's why we stand behind all of our products with a limited lifetime warranty.⁴

² Performance varies with regular upgrades to technologies, color and finish (and limited glass thickness). Based on comparisons of leading brands, un-graded, standard EWCs and ECO® ratings of nearly all residential wood and patio door brands.

³ Study of homeowner perceptions of leading residential brands, study available upon request. 2018.

⁴ Limitations and exclusions apply, please see the warranty for complete details including exclusions and limitations. See Pella.com/warranty or contact Pella Customer Service.
Why Choose Wood?

Get the beauty and warmth of natural wood, our most customizable designs and exceptional energy efficiency. All Pella wood products are made with high-quality wood, metal and manufacturing processes, regardless of the product line.

Exclusive Wood Protection.
Pella's exclusive EnduraGuard® wood protection is applied after the pieces have been cut and milled, but prior to final assembly, providing advanced protection against the elements.

Designed for Long-Lasting Durability.
Intentional jamb-on-sill design helps seal the end grain of the wood and elevates it off the rough-surfacing, reducing the potential to absorb moisture. For added strength and durability, our three-way corner joints are made up of mortise-and-tenon, metal fasteners and commercial adhesive.

Quality Exterior and Interior Finishes.
Aluminum-clad exteriors feature through-sill construction for exceptional durability and EnduraClad® finishes that resist chalking and fading. Interiors can be factory prefinished to save time. Finish is applied prior to final assembly and kiln-cured for a quality finish.
Why Choose Pella® Lifestyle Series?

Pella Lifestyle Series products are the #1 performing wood window and patio door for the combination of energy, sound and value.²

Style Flexibility.

No matter the style of your home, these beautiful wood windows and patio doors offer the most desired features and options. With your choice of three interior paint colors or seven interior stains, you have the flexibility to match other finishes throughout your home.

Redefining Performance.

Make your home more comfortable and help keep outside noises out and inside noises in. To make things easier, we've created performance packages to highlight what's most important to you. Upgrade from a dual- to a triple-pane glass design with the available packages to meet the unique needs of each room in your home.³

Room-by-Room Solutions.

Packed with 37 time-tested innovations, you can create solutions for your home, room-by-room. Choose optional integrated security sensors that come factory-installed to preserve the beauty and warrants of your windows and patio doors. Personalize with motorized integrated blinds and shades for added privacy and convenience.

#1 Limited Lifetime Warranty for Wood Windows and Patio Doors¹

You can be confident in your investment. At Pella, we are committed to designing and building wood products with exceptional quality and durability. This is supported by:

- **EndureGuard® Wood Protection**
  - Advanced protection for wood against the effects of moisture decay, stains from mold and mildew — as well as termite damage.

- **Exterior Aluminum Cladding**
  - Exceptionally durable aluminum cladding with EndureClad exterior finish helps protect windows and patio doors for years.

- **Insulating Glass Seal**
  - A long-lasting insulating seal provides a clear view and exceptional energy efficiency.

¹Based on company research. Written limited-warranty. Claim must be presented before the homeowner moves into a new home. Warranties for sidings extending beyond the warranty period set forth herein will be void. For detailed information, visit pella.com.

²Pella® Lifestyle Series products are #1 in customer satisfaction in wood windows and patio doors, based on the A. J. Wright Consumer Satisfaction Study, an independent study conducted in 2013.

³Pella® Lifestyle Series products are #1 in customer satisfaction in wood windows and patio doors, based on the A. J. Wright Consumer Satisfaction Study, an independent study conducted in 2013.

⁴Product availability varies with dealer participation.

⁵Pella® Lifestyle Series products are #1 in customer satisfaction in wood windows and patio doors, based on the A. J. Wright Consumer Satisfaction Study, an independent study conducted in 2013.
Designed for Real Life.

The best limited lifetime warranty.¹
Huntwood provides a limited lifetime warranty for products that are installed in new construction, for parts and labor for up to 10 years. After the initial 10 years, the warranty is prorated with a maxiumum of 80% and is valid only if the original installation is performed by an authorized Installer. (See our warranty literature for more details.)

Patented triple-pane design.
Huntwood's patented triple-pane design is the only one of its kind designed specifically for the North American climate. It is constructed with two low-emissivity glass panes, an air cavity, and a middle Argon gas fill to provide superior thermal insulation and energy efficiency. (See our triple-pane patent literature for more details.)

Superior energy efficiency.
Our patented triple-pane design makes your home more energy-efficient, reducing your heating and cooling bills. It can also help reduce the amount of energy used by your home, leading to a more comfortable living environment.

Noise reducing windows for a healthier home.
Huntwood's patented triple-pane design reduces noise pollution, making your home a more peaceful and comfortable place to live.

Increased privacy and security.
Huntwood's patented triple-pane design also provides increased privacy and security, making your home a safer place to live.

Trusted innovations.
Huntwood's patented triple-pane design has been used in thousands of homes across North America, making it a trusted choice for homeowners.

² Hunteck Capped Stile Sashes windows and patio doors, with integrated blinds and shades have been approved by the Quiet Mark Certification in recognition of outstanding acoustic performance - to date the only US window manufacturer to be awarded this honor.
Bright Nature Light
Double-hung windows and a sunny patio door allow natural light to stream into the home.
Colors & Finishes

Wood Type
Wood species for complementing your home's interior.

Pine

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

White
Bright White
Linseed White
Natural Stain
Red Mahogany Stain
Black Stain
Presidential Stain

Aluminum-Clad
Exterior Colors
Our low-maintenance EnduraClad exterior finish resists fading and helps protect your windows and patio doors for years.

Dual-pane only:
White
Tan
Pewter
Brown
Piglet White
Pontiac Blue
Hartford Green

Glass
InsulShield* Low-E Glass
Advanced Low-E insulating dual- and triple-pane glass with argon⁶
AdvancedComfort Low-E insulating dual- and triple-pane glass with argon⁶
NaturalSun Low-E insulating dual- and triple-pane glass with argon⁶
SunDefense™ Low-E insulating dual- and triple-pane glass with argon

Additional Glass Options
Tempered glass available on dual- and triple-pane products
Obscure and frosted obscure glass available on dual- and triple-pane products

Performance Packages

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.¹ 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.

Performance
71%
More Energy
Efficient²
+
34%
Noise Reduction³

Sound Control
52%
Exceptional noise control for a quieter home.

Energy Efficiency
83%
Superior energy efficiency for a more comfortable home.

Ultimate Performance
83%
More Energy
Efficient²
+
52%
Noise Reduction³

Scan the QR code with your smartphone camera to learn more about how each performance package can benefit your home.

¹Performance criteria requires upgrade to triple-pane, AdvancedComfort, Low-E/Glass Low-E/glass low-e, insulating glass units or PVC/COLC, and UnlessSpecify setting of leading national listed windows and patio door source.
²Window energy efficiency calculated in a computer simulation using EPRI 946574. A 1.5-inch interior frame for a 0.56 m², four-pane conventional uPVC casement. N/A indicates low-e, glass low-e, insulating glass units or PVC/COLC, and UnlessSpecify setting of leading national listed windows and patio doors.
³We recommend ordering performance packages composed of a single-pane unit or a single-pane window in order to meet the specific Performance criteria of the package.
⁴Performance criteria requires upgrade to triple-pane, AdvancedComfort, Low-E/Glass Low-E/glass low-e, insulating glass units or PVC/COLC, and UnlessSpecify setting of leading national listed windows and patio doors.
⁵Performance criteria requires upgrade to triple-pane, AdvancedComfort, Low-E/Glass Low-E/glass low-e, insulating glass units or PVC/COLC, and UnlessSpecify setting of leading national listed windows and patio doors.
⁶Performance criteria requires upgrade to triple-pane, AdvancedComfort, Low-E/Glass Low-E/glass low-e, insulating glass units or PVC/COLC, and UnlessSpecify setting of leading national listed windows and patio doors.
⁷Performance criteria requires upgrade to triple-pane, AdvancedComfort, Low-E/Glass Low-E/glass low-e, insulating glass units or PVC/COLC, and UnlessSpecify setting of leading national listed windows and patio doors.
Grilles

Grille Types
Choose the look of true divided light, removable roomeide grilles or esize clearing awer by selecting grillesbetween-the-glass.

- Sunlight
- Slanted-Shaded Light with Space/1/2
- Slanted-Drawn-Shaded Light without Space/1/2
- Aluminum Grille-Between-the-Glass 3/4

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

- Traditional
- Cuts
- Topper
- Cross
- Current

Screens
Rollscreen?
Rollscreen soft-screens retactable screens roll, out of sight when not in use. Available on casement windows and sliding patio doors.

- Flat
- In-Cover? screens are clearer than conventional screens and come standard. Wind Tear? screens offer the shaped view and are optional.

Added Peace of Mind
Integrated Security Sensors
Optional integrated security sensors with wireless technology are built-in and tucked away, out of sight, to preserve the beauty of your Pella windows and doors. Monitors windows and doors while at home or away with the Pella Insight App or with most existing security systems. Learn more at pella.com/insight.

Integrated Blinds & Shades
Raise blinds up for an unobstructed view or lift to let in just the right amount of light. Our best integrated and accessible blinds are available manually or motorized with Pella Insinct? technology.

- White
- Popular White
- Sheer
- Golden
- White
- Storm
- Black

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

- Light Filtering
- Room Darkening

- White
- Ralze
- Sliper
- Cotton
- Semblance
- Ash

Window Hardware
Essential Collection
Our most popular design with finishes to suit every style.

- Folding Crank
- Crank-Angle Lock
- Finish
- Champagne
- White
- Silver
- Matte Black
- Oil-Rubbed Bronze
- Satin Nickel

Patio Door Hardware
Essential Collection
Elevate your style and transform your home with elegant selections.

- Hinged Patio
- Door Handle
- Sliding Patio
- Door Handle

- Finish
- Champagne
- White
- Brown
- Matte Black
- Oil-Rubbed Bronze
- Satin Nickel

1. Represents all white grilles over any depending in the size including grille selection.
2. For use with rollscreen only; roll up and out of way.
3. Requires use with integrated sensor in a narrow depth on integrated Bridge and a unilite home integrated sensor (available separately).
Let's Go Shopping

Whether you are in a showroom or at home, Pella has the tools and expertise you need to make the right decision – and make it with greater ease.

Your Pella Representative
Free In-Home Consultation
Get inspired from the comfort of your own home. Schedule a free in-home consultation and a Pella Design Expert will come to you. They’ll help you find the right product for your home and budget and provide measurements and a free quote.

Discover Pella Experience Centers
Want to see products in person? Visit a Pella Experience Center to work with a dedicated window and door expert. They will curate products to perfectly complement your life and project. Touch products in person and see the latest innovations.

Visit Pella.com
Start from the comfort of your own home. Explore the possibilities online to match your home and personal style, and improve your home's curb appeal. Discover the innovations, features and options that make Pella® windows and doors an exceptional addition to your home.

The confidence of a strong warranty.
Pella® Lifestyle Series products are backed by the best limited lifetime warranty for wood windows and patio doors.* See written limited warranty for details, including exceptions and limitations, at pella.com/warranty.

Want to learn more? Call us at 833-44-PELLA or visit pella.com