

LAND USE PRE-APPLICATION CONFERENCE

Thursday, June 6, 2019

City Hall
22500 Salamo Road

Bolton Conference Room

10:00 am Proposed Class II Historic Design Review for Modifications to the existing home within the Historic Districts

Applicant: Jennifer Ludemann

Subject Property Address: 1808 4th Avenue

Neighborhood Assn: Willamette NA

Planner: **Jennifer Arnold**

Project #: PA-19-13





PRE-APPLICATION CONFERENCE

THIS SECTION FOR STAFF COMPLETION		
CONFERENCE DATE: <u>6-6-19</u>	TIME: <u>9:00 am</u>	PROJECT #: <u>PA-19-13</u>
STAFF CONTACT: <u>Jennifer Arnold</u>	FEE: <u> </u>	

Pre-application conferences occur on the first and third Thursdays of each month. In order to be scheduled for a conference, this form including property owner's signature, the pre-application fee, and accompanying materials must be submitted at least **15** days in advance of the conference date. Twenty-four hour notice is required to reschedule.

Address of Subject Property (or map/tax lot): 1808 4th Ave. West Linn, OR. 97068

Brief Description of Proposal: 1. New Roof 2. New 2nd story tri-windows at front and back of house, and new wooden french doors. 3. New garage door 4. New electrica and plumbing in up and downstairs baths. 5. POSSible replacement of metal carport with wood structure but in same dimensions as existing. See attached for reference including bids specs and photos.

Applicant's Name: Jennifer Ludemann

Mailing Address: 1808 4th Ave. West Linn, OR. 97068

Phone No: (503) 869-6134

Email Address: jludemann@yahoo.com

Please attach additional materials relating to your proposal including a site plan on paper up to 11 x 17 inches in size depicting the following items:

- North arrow
- Scale.
- Property dimensions
- Streets abutting the property
- Conceptual layout, design and/or building elevations
- Easements (access, utility, all others)
- Access to and from the site, if applicable
- Location of existing trees, highly recommend a tree survey
- Location of creeks and/or wetlands, highly recommend a wetland delineation
- Location of existing utilities (water, sewer, etc.)

Please list any questions or issues that you may have for city staff regarding your proposal:

By my signature below, I grant city staff right of entry onto the subject property in order to prepare for the pre-application conference.

Jennifer Ludemann

Digitally signed by Jennifer Ludemann
Date: 2019.05.20 11:36:30 -07'00'

5/20/2019

Property owner's signature

Date

Property owner's printed name and mailing address (if different from above)



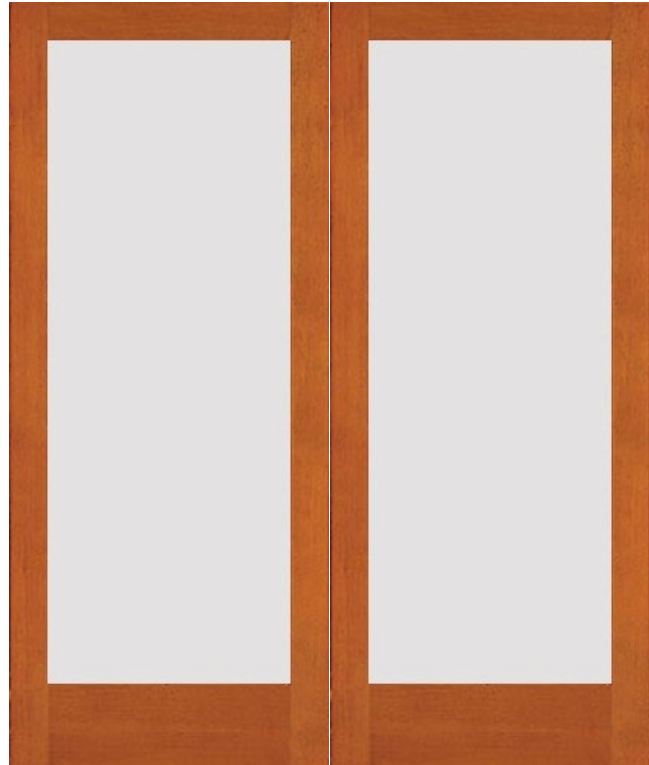
Transform your classic home.
REPLACEMENT WINDOWS & DOORS

Jennifer & John Ludemann
1808 4th Ave
West Linn, OR 97068

jludemann@yahoo.com
503-869-6134

02/04/19

Ludemann Project Proposal



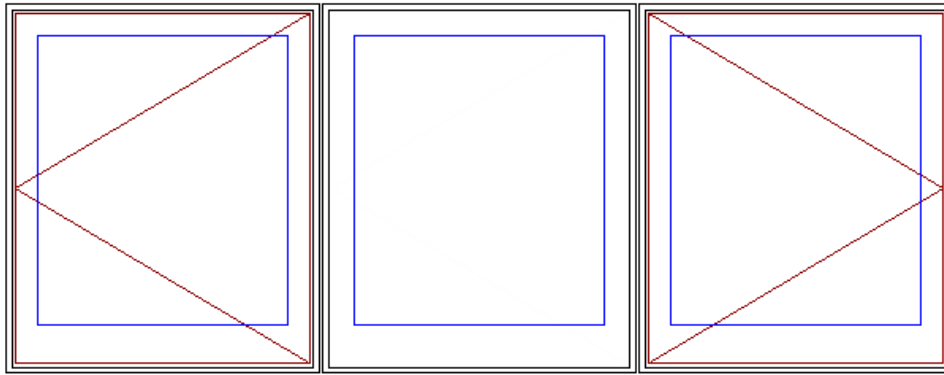
SIMPSON 7001 70x78 VG FIR SIDE FRENCH DOORS w/WATERBARRIER

- Remove current doors and frame, and dispose as directed
- LH Active Inswing, unfinished VG Fir interior, Ovolo sticking, Clear Low-E insulated glass
- 4-9/16" primed Framesaver rot-resistant jamb, Bronze Q-Lon compression weather-stripping
- [Waterbarrier w/Ultrablock](#) exposed-location performance upgrade
- Bronze-tone Aluminum Adjustable Composite Threshold
- (6) 4x4 Heavy Duty, Square-Corner Hinges with traditional Ball Tips in Antique Brass
- Prep for and install customer-provided double-bore 2-3/8" backset Latchset/Deadbolt
- Re-use interior trim and replace/improve exterior trim to match as closely as possible

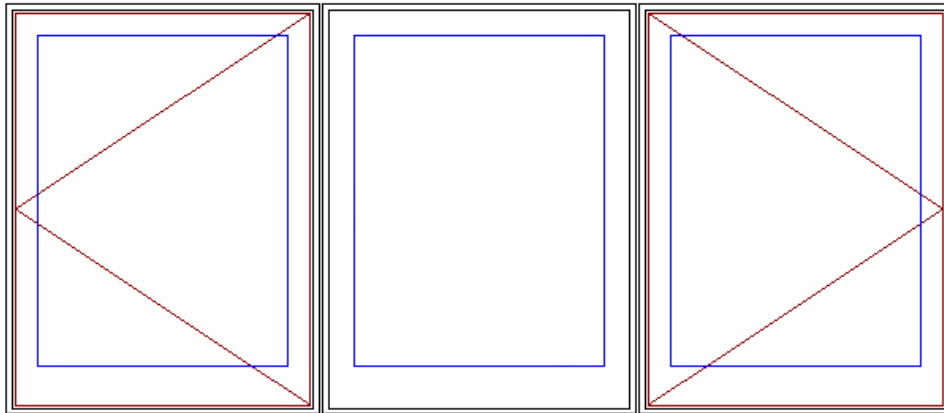
Product as described above, installed:

\$4,795

(continued next page)



Front Assembly



Rear Assembly

Furnish & Install: (2) Marvin Ultimate-Series Clad Casement Full-Frame-Window Assemblies

- Existing sash/windows to be removed and disposed of as directed
- Factory-painted Pine interiors, Aluminum-clad exteriors in color TBD: _____
- Low E2 insulated glass, White-painted interior wood screens with high-transparency mesh
- Operable windows include upgrade Antique Brass rotary crank hardware
- Full-frame install includes 2-layer watershield, seal/flash/caulk frame, new primed wood trim

Two Full-Frame Rotary Casement/Fixed/Rotary Casement assemblies (6 units): **\$8,335**

French Doors from Page 1:	\$4,795
Project Total:	\$13,130
<i>5% All-In Project Discount:</i>	<i>(\$660)</i>
Discounted Project Total:	\$12,470

Estimated Project Duration: **2-3 days**
Estimated Project Lead-Time: **10-16 weeks**

Prices are good for 30 days from date of quote. We reserve the right to correct addition errors.

Project Scheduling Notes: Lead-times are estimates only and may vary due to job queue, staffing, product delivery, etc. We typically provide a tentative installation date range about 2-3 weeks ahead, and then confirm schedule as install approaches. Projects are completed as quickly as scheduling allows, and we appreciate your patience and understanding during the process.

(continued next page)

General Project Notes

All orders are final - items are custom built, and are non-returnable.

INCLUDED: If not otherwise specified, this proposal includes Installation of any described customer-supplied hardware, new primed exterior trim and finish-ready interior trim, caulking/weatherproofing, and all debris testing and disposal fees required.

NOT INCLUDED: Costs of lockset or other hardware supplied by customer, or final painting/wood finishing, unless specified.

- Oregon License #54268
- All work is performed in a Lead-Safe certified manner
- All carpenters are covered by Workers Compensation Insurance
- Care is used to prevent dirt and dust from affecting the household – clean-up is done at the end of each work day
- Doors, windows and job site debris are hauled away and/or recycled as allowable
- Shop rate for additional work not covered in proposal is \$90/hr plus materials charges, on approval

Payment Terms

50% deposit is due by check upon acceptance of proposal.

50% final balance is due by check on day of completion of installation.

Note: Occasionally, loose ends may be left on a job (i.e., hardware on back order, a screen installation still pending, etc.). In such cases, payment for finished work is invoiced with adjustments for remaining work billed separately as completed.

Classic Sash & Door Workmanship Guarantee

We are proud of our craftsmanship and stand behind all our projects. The installation is guaranteed to meet manufacturer's specifications so that all product warranties are in force unless noted. If an issue arises during the two-year period following installation, Classic Sash & Door will work to repair or replace the defects at no charge wherever possible. After the two-year guarantee period, we will continue to provide service on all projects, however a service fee may be charged.

Note: Should a manufacturer defect/warranty claim arise, Classic Sash & Door is not responsible for painting/finishing costs.

To see specific company warranty and care/finishing details, please visit the following:

Marvin & Integrity Warranties: <http://www.marvin.com/support/warranty>

Simpson Door Warranties: <http://www.simpsondoor.com/warranties/>

Simpson Care & Finishing: <http://www.simpsondoor.com/care-finishing/>

Accepted: _____

Homeowner

Date: _____

Received: _____

Classic Sash & Door

Date: _____

When paying by mail, please send check to: Classic Sash & Door, P.O. Box 10392, Portland, OR 97296

Finishing Touches: The best quality hardware and painting/finishing job will greatly enhance your door/window investment. Classic Sash & Door will help you to find appropriate solutions for your project, and often works with the following sources:

Builder's Hardware: Robert Stephens, [Chown Hardware](#) 503-243-6500

roberts@chown.com

Painting & Staining: Duane Pontius, [Aesthetic Finishes, Inc.](#) 503-519-2232

drpontius@comcast.net

Glass Films/Tinting: Bill Lookabaugh, [NW Window Tinting](#) 503-680-5245

bid@northwestwindowtinting.com

P.O. Box 10392 Portland OR 97296 | 503.227.0202 | f 503.233.1867 | Showroom: 1106 SE 6th Avenue