 <p>CITY OF ST. CHARLES ILLINOIS • 1834</p>	HISTORIC PRESERVATION COMMISSION AGENDA ITEM EXECUTIVE SUMMARY			
	Agenda Item Title/Address:	COA: 521 W Main St.		
	Significance:	Landmark		
	Petitioner:	Sean Connon		
	Project Type:	Window		
	PUBLIC HEARING		MEETING 5/1/24	X
Agenda Item Category:				
	Preliminary Review		Grant	
X	Certificate of Appropriateness (COA)		Other Commission Business	
	Landmark/District Designation		Commission Business	
Attached Documents:			Additional Requested Documents:	
Application, photos, description				
Project Description:				
<ul style="list-style-type: none"> Replace one double hung window with a casement window on the 2nd floor. 				
Staff Comments:				
Recommendation / Suggested Action:				
<ul style="list-style-type: none"> Provide feedback and recommendation on approval of the COA 				

APPLICATION FOR COA REVIEW
HISTORIC PRESERVATION "CERTIFICATE OF APPROPRIATENESS"



ST. CHARLES
SINCE 1834

COMMUNITY & ECONOMIC DEVELOPMENT DEPARTMENT / CITY OF ST. CHARLES

(630) 377-4443

To be filled out by City Staff

Permit #: _____ Date Submitted: ___/___/___ COA # _____ Admin. Approval: _____

APPLICATION INFORMATION

Address of Property: 521 WEST MAIN ST.

Use of Property: Commercial, business name: ERASISTABLE VINTAGE RENTALS
 Residential Other: _____

Project Type:

- Exterior Alteration/Repair
 - Windows
 - Doors
 - Siding - Type: _____
 - Masonry Repair
 - Other _____
 - Awnings/Signs
- New Construction
 - Primary Structure
 - Additions
 - Deck/Porch
 - Garage/Outbuilding
 - Other _____
- Demolition
 - Primary Structure
 - Garage/Outbuilding
 - Other _____
- Relocation of Building

Description:

REPLACE ONE DOUBLE HUNG WINDOW WITH
A CASEMENT WINDOW ON 2nd FLOOR EAST ELEVATION.
REQUIRED BY CODE FOR EMERGENCY EGRESS IN BEDROOM

Applicant Information:

Name (print): SEAN CONNOR
Address: 1420 GOLFIELD AVE
AURORA IL 60506
Phone: 630 699 6633
Email: SEAN@THESTANDARDGC.COM

Applicant is (check all that apply):

- Property Owner
- Business Tenant
- Project contractor
- Architect/Designer

Property Owner Information (if not the Applicant)

Name (print): MARTY + JULIE STARCK
Address: 521 W. MAIN ST. ST CHARLES
Signature: _____

APPLICANT/AUTHORIZED AGENT SIGNATURE

I agree that all work shall be in accordance with the plans, specifications and conditions which accompany this application, and I have read and understand the Historic Preservation COA General Conditions.

Signature: Date: 4-9-24



Proposal - Detailed

Pella Window and Doors
 27545 Diehl Road Suite # 100
 Warrenville, IL 60555
 Phone: (630) 682-4500 Fax:

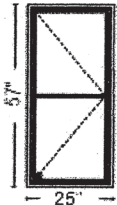
Sales Rep Name: Gardner, Scott
 Sales Rep Phone: 630-854-9655
 Sales Rep E-Mail: SWGardner@Pella.com
 Sales Rep Fax: 630-457-2246

Customer Information	Project/Delivery Address	Order Information
The Standard GC 1420 Garfield Ave Aurora, IL 60506-4714 Primary Phone: (630) 9738448 Mobile Phone: Fax Number: E-Mail: Contact Name: Great Plains #: 1007714684 Customer Number: 1011479513 Customer Account: 1007714684	521 W Main St 521 W Main St Lot # SAINT CHARLES, IL 60174 County: KANE Owner Name: The Standard GC Owner Phone: (630) 9738448	Quote Name: 521 W Main St Order Number: 0967SG1Y2 Quote Number: 17876506 Order Type: Non-Installed Sales Wall Depth: Payment Terms: Deposit/C.O.D. Tax Code: 31 Cust Delivery Date: None Quoted Date: 2/28/2024 Contracted Date: Booked Date: Customer PO #:

Line #	Location:	Attributes
10	None Assigned	

Lifestyle Casement Right, 25 X 57, Without HGP, White

Item Price Qty Ext'd Price



PK #
2164

1: Non-Standard Size Right Casement
Frame Size: 25 X 57
Unit Type: No Program
General Information: No Package, Without Hinged Glass Panel, Clad, Pine, 5", 3 11/16"
Exterior Color / Finish: Standard Enduraclad, White
Interior Color / Finish: Prefinished White Paint Interior
Glass: Insulated Tempered Low-E Advanced Low-E Insulating Glass Argon Non High Altitude
Hardware Options: Side Pivot Hardware, Fold-Away Crank, White, No Window Opening Control Device, No Limited Opening Hardware, No Integrated Sensor
Screen: Full Screen, White, InView™
Performance Information: U-Factor 0.29, SHGC 0.25, VLT 0.46, CPD PEL-N-14-00687-00001, Performance Class LC, PG 50, Calculated Positive DP Rating 50, Calculated Negative DP Rating 50, Year Rated 08|11, STC 25, OITC 22, Clear Opening Width 20.625, Clear Opening Height 52.875, Clear Opening Area 7.573242, Egress Meets Typical 5.7 sqft (E) (United States Only)
Grille: SDL w/Spacer, No Custom Grille, 7/8", Traditional (1W2H)
Wrapping Information: No Exterior Trim, 3 11/16", 5", Factory Applied, Pella Recommended Clearance, Perimeter Length = 164".

Viewed From Exterior
Rough Opening: 25 - 3/4" X 57 - 3/4"

For more information regarding the finishing, maintenance, service and warranty of all Pella® products, visit the Pella® website at www.pella.com





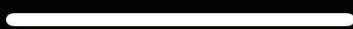


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80



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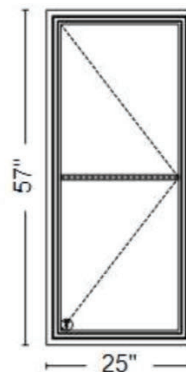


Standard GC Main CAD



PDF - 65 KB

Signature: _____



Viewed from the Exterior

Quote Number: 17876506

Line Number: 10

Quote Qty: 1

Description: Lifestyle, Casement Right, 25 X 57, Without HGP, White

Rough Opening: 25.75" X 57.75"

These drawings are based on our interpretation of the information provided to us. The individual** responsible for the project and are not intended to create any warranty compliance with applicable building codes or other regulations and determining the application, including the final design of reinforcement, flashing, and sealant system.

[Open Microsoft 365 \(Office\)](#)



P



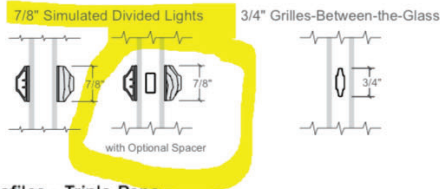
Jobsite Location: Aurora, IL



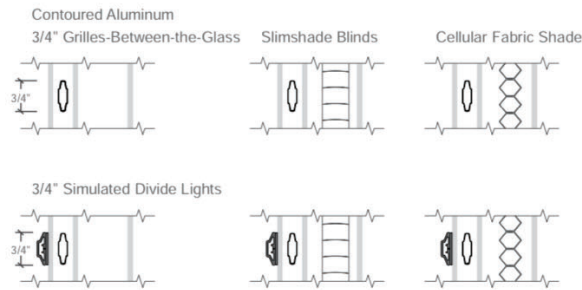
Lifestyle Series Casement

Grilles

Grille Profiles – Dual-Pane

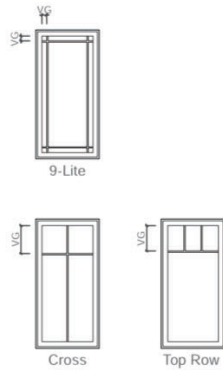


Grille Profiles – Triple-Pane



Contact your local Pella sales representative for current availability.

Grille Patterns



9-Lite Prairie

- Standard corner lite dimension for Prairie patterns ~ 2-1/2" VG.
- Available in transoms \geq 13" height and width.

Cross

- Minimum DH frame height 35".
- Horizontal bar will be at 1/2" of the VG height of the top sash.

Top Row

- Minimum DH frame height 35".
- Horizontal bar will be at 1/2" of the VG height of the top sash.

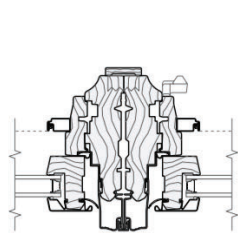
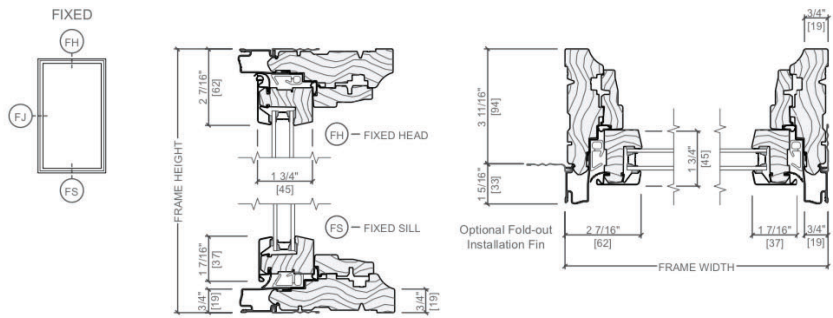
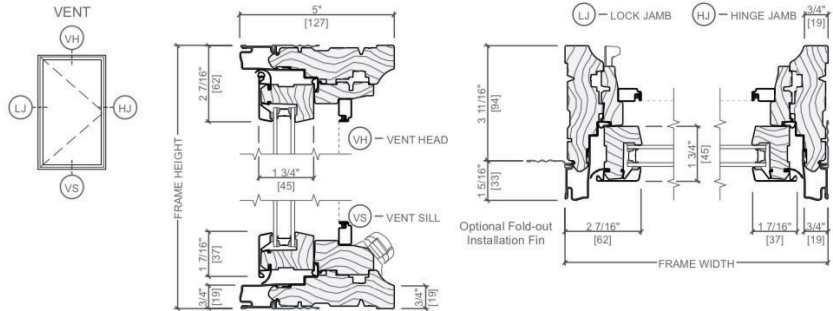
For traditional patterns, see size tables.

VG = Visible Glass
 Lite dimensions noted can vary.
 Custom configurations are also available, for details contact your local Pella sales representative.

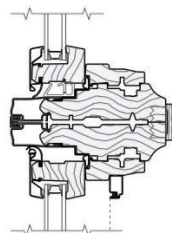


Lifestyle Series Casement

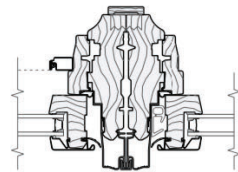
Unit Sections - Dual-Pane



VERTICAL JOINING MULLION
VENT / VENT

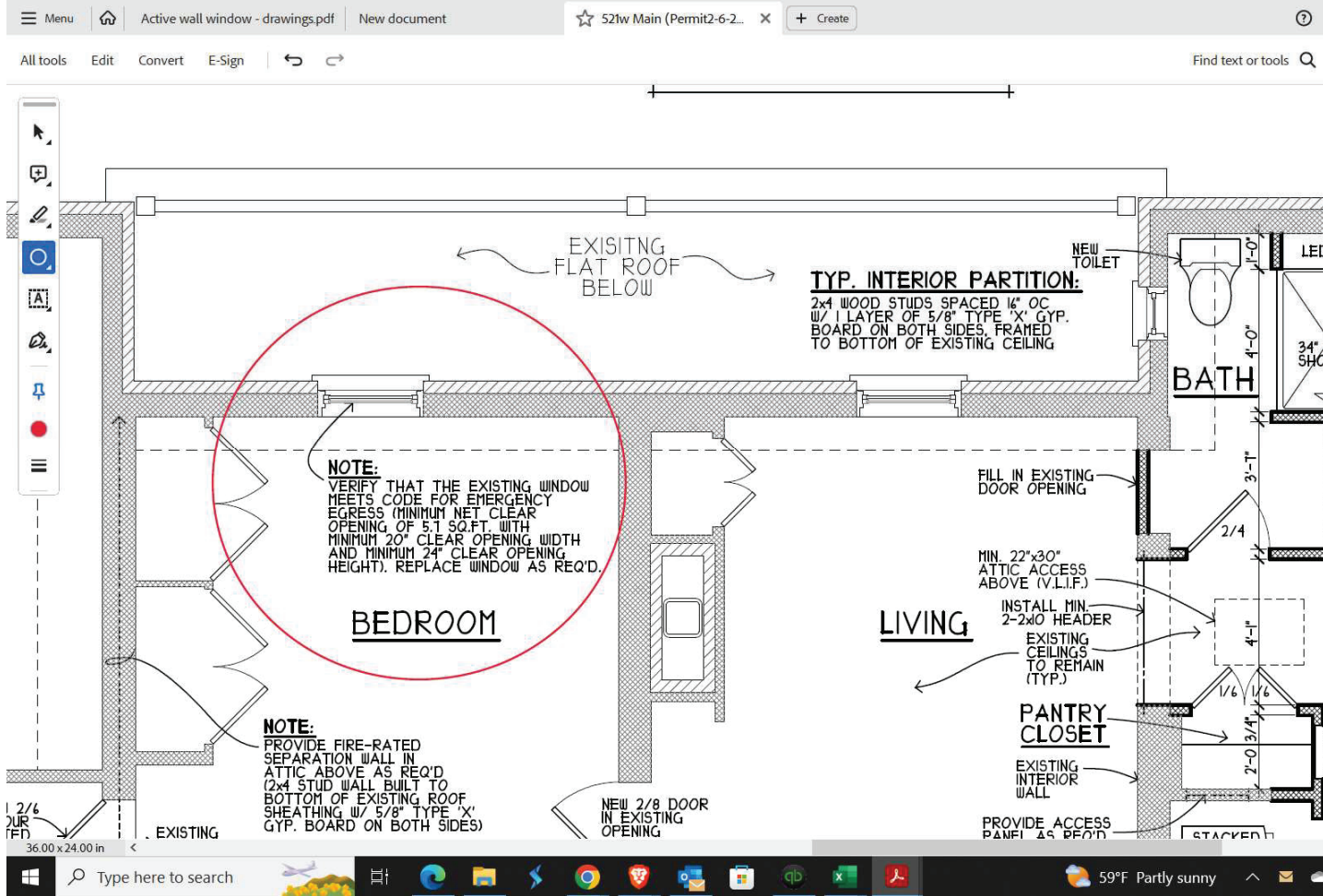


HORIZONTAL JOINING MULLION
FIXED / VENT



VERTICAL JOINING MULLION
VENT / FIXED

Scale 3" = 1' 0"
All dimensions are approximate.
See supporting document Combination Recommendations for mullion limitations and reinforcing requirements.



We will need to replace the double hung window in the circle above with a casement window that looks like a double hung window. The one pictured has a grill in the top half, the one we would use would not have the grill. This is to accommodate egress, as the existing double hung does not meet the 5.7 sq ft requirement.



Example of a casement window that looks like a double hung



Existing interior



Existing exterior