



**PRESCOTT PRESERVATION COMMISSION  
REGULAR MEETING / PUBLIC HEARING  
NOVEMBER 13, 2015  
PRESCOTT, ARIZONA**

**MINUTES OF THE OF THE PRESCOTT PRESERVATION COMMISSION REGULAR MEETING / PUBLIC HEARING held on NOVEMBER 13, 2015 at 8:00 A.M. in COUNCIL CHAMBERS located at 201 S. Cortez Street, Prescott, Arizona.**

**I. CALL TO ORDER**

Chairwoman Shelton called the meeting to order at 8:00a.m.

**II. ATTENDANCE**

<b>MEMBERS PRESENT</b>	<b>STAFF PRESENT</b>
Trinidee Shelton, Chairwoman	Cat Moody, Preservation Specialist
DJ Buttke, Vice-Chairperson	George Worley, Planning Manager
Christy Hastings	Darla Eastman, Administrative Specialist
Gary Edelbrock	
Russ Buchanan	<b>COUNCIL PRESENT</b>
Robert Burford - Absent	

**REGULAR AGENDA**

**1. Approval of the minutes** of the October 9, 2015 meeting.

Mr. Edelbrock, MOTION to approve the October 9, 2015 meeting minutes. Mr. Buttke, 2<sup>nd</sup>. VOTE 5-0; passed.

**2. HP15-025** 111 S Mount Vernon Ave. Historic Preservation District #13, Southeast Prescott. APN: 110-01-045. Request approval for replacement of windows.

Chairwoman Shelton introduced Cat Moody as giving the presentation and the home owner who will be attending the meeting via telephone. Ms. Moody reviewed the staff report and indicated that the request was reviewed at the October 9, 2015 meeting; however, the request was tabled to the November meeting due to insufficient information.

Ms. Moody displayed the window plan on the overhead projector and stated that the request was to replace all the windows in the house, with the exception of the three windows on the second floor of the north side of the home that were part of the newer dormer addition. There are 28 windows proposed to be replaced in the main house and it is the first residential house on the east side of Mount Vernon Street. The windows included: A) Single hung, Anderson Eagle all-wood with aluminum cladding (on south and west sides), B) Double hung, Anderson Eagle all-wood with aluminum cladding (on north side), C) Casement, Anderson Eagle all-wood with aluminum cladding (on second floor west side), \*D) Double hung, Simonton vinyl windows (on rear of home on east side), and E) Casement vinyl, Simonton (on rear of home on east side). \*These windows are currently double hung windows, but replacing them with double hung windows will not meet current building safety codes. Casements will provide the required opening square footage for egress for these

bedroom spaces, and will fit within current openings. An optional wood cross rail could be fabricated to give the appearance of the one-over-one window configuration when the windows are closed, which would maintain the original appearance of the house from the street. She described the south side of the home as A, single hung windows, Anderson Eagle all-wood with aluminum cladding. On the north side, Ms. Moody described B., as double hung windows, Anderson Eagle all-wood with aluminum cladding.

Don Welz, Windows N' More, 8252 E Long Mesa Dr, Prescott Valley, AZ 86314, presented a sample of a Simonton single hung window, and this only comes in single hung, because they are less expensive. With a fixed top sash, the single hung also offers better insulation than the double hung window. Visually, the window design hides the locks for a streamlined exterior. Mr. Welz also stated that there is no block and tackle, and that it is spring-loaded. It has the same balance up and down so it will operate for a lifetime. Mr. Welz continued to discuss the Simonton product, warranty, and how it would look on the S. Mount Vernon Ave home.

He stated that the window in the front will be comprised of two double-hung, Anderson Eagle all-wood with aluminum cladding put together. He also stated that the Anderson Eagle double-hung doesn't have any way to add the architectural detail between the top and bottom sash that you like to see on the historical homes.

Tom Konkowski, 8663 W Union Hills Dr, Ste 401, Peoria AZ 85382, via telephone, stated that the window on the northwest corner will also be a wood window. He indicated that he wants to do right by the Committee. The windows don't open now, and they would like to replace the windows as economically as possible.

The Committee continued discussion for the replacement of windows on S Mount Vernon. They were mostly in favor of the double-hung window because it looks more true to the historical look of the original window. Also, they preferred the sidelines and appearance of the double-hung. The Committee discussed the window plan and how the windows would look from the street view.

(Mr. Buchanan excused himself for the remainder of the meeting)

Mr. Buttke, MOTION to approve with modification of HP15-025 request for double-hung, all-wood, aluminum-clad windows on the south and west side; and double-hung, all-wood, aluminum-clad on the north side; casement, all-wood, aluminum-clad on the second floor of the west side; double-hung, vinyl windows in the rear of the home on the east side, with a modification that within 5 years approval of future applications will be requested with an all-wood aluminum-clad replacement windows for the upper north elevation. Mr. Englebrook, 2<sup>nd</sup>. VOTE 4-0; passed.

**III. UPDATE OF CURRENT EVENTS OR OTHER ITEMS OF NOTE** – Ms. Moody reported that the mailings to residents with historical homes for the 2016 Home Tour were sent out on Monday, November 2<sup>nd</sup>.

**IV. ADJOURNMENT** - Chairwoman Shelton adjourned the meeting at 9:45a.m.

  
Trinidee Shelton,  
Chairwoman

  
Darla Eastman,  
Administrative Specialist