

Historic District Review Board

Regular Session Agenda

Cape Charles Civic Center

March 15, 2016

6:00 P.M.

1. Call to Order; Roll Call
2. Invocation and Pledge of Allegiance
3. Consent Agenda
 - A. Approval of Agenda Format
 - B. Approval of Minutes
4. New Business
 - A. 629 Jefferson Avenue - new construction single-family home
 - B. 526 Tazewell Avenue - rebuild front porch
 - C. 634 Randolph Avenue - renovate single-family house
 - D. 1 Randolph Avenue - chimney removal
 - E. 211 Jefferson Avenue - rear addition and kitchen bump-out
 - F. 201 Mason Avenue and 500 Tazewell Avenue - exterior message boards
5. Old Business
6. Announcements
7. Adjourn



DRAFT
HISTORIC DISTRICT REVIEW BOARD
Regular Meeting
Cape Charles Civic Center
February 16, 2016
6:00 p.m.

At approximately 6:00 p.m. Chairman Joe Fehrer, having established a quorum, called to order the Regular Meeting of the Historic District Review Board (HDRB). In addition to Joe Fehrer, present were John Caton, David Gay and Sandra Salopek. Terry Strub was not in attendance. Also in attendance were Town Planner Larry DiRe and Assistant Town Clerk Amanda Hurley. Contractor Jesse Philpot for 201 Monroe Avenue was in attendance as well as John McLaughlin owner of 9 Park Row. There were no members of the public in attendance.

CONSENT AGENDA:

Motion made by David Gay, seconded by John Caton, to move Item 4A Officer elections to the end of new business. The motion was unanimously approved.

The HDRB reviewed the minutes of the January 19, 2016 Regular Meeting.

Motion made by John Caton, seconded by David Gay, to accept the minutes of the January 19, 2016 Regular Meeting as presented. The motion was unanimously approved.

NEW BUSINESS:

A. 201 Monroe Avenue – Modification to Certificate of Appropriateness (COA)

Contractor Jesse Philpot stated that the homeowner was proposing to install three low profile, curbless skylights on the west side of the house which would face towards the beach. The original COA was approved for a large dormer, but the project became too involved due to structural issues and costs.

Joe Fehrer quoted the Historic District Guidelines roofing section which suggested not to add elements such as skylights that would be visible on the primary elevation of a building. The primary elevation in this case was debatable because the home was located on a corner lot with Monroe Avenue to the south and Pine Street to the west. The skylights would not be visible from the front of the house on Monroe Avenue. The applicant had included photos of other skylights within the district. Joe Fehrer stated that he did not want the Board to set a precedent as there were two visible elevations, although there were already examples of skylights in town which were visible from the street.

David Gay pointed out that a dormer would be in keeping with the style and would maintain the integrity of the neighborhood, but the proposed skylights were low profile and currently there was nothing on the west side of the roof.

Motion made by David Gay, seconded by John Caton, to approve the modifications to the Certificate of Appropriateness for 201 Monroe Avenue as proposed for the installation of low profile skylights. The motion was unanimously approved.

B. 207 Mason Avenue - Renovation

Larry DiRe stated that a COA had been previously issued for this property, but had since expired. The property owner was proposing to install a single first floor residential front door, replace the single first floor front retail entrance and install a glass railing on the third floor.

Motion made by John Caton, seconded by Sandra Salopek, to approve the application for 207 Mason Avenue as proposed. The motion was unanimously approved.

C. 9 Park Row – New home construction

The application was for a new construction of a two-story, single-family home. Owner John McLaughlin stated that the home would have Hardiplank siding with a parged foundation, a first and second floor front porch, a 15 pane glass divided light door on the second floor and a solid raised panel door on the first floor with sidelights and transom.

There was a proposed garage of 720 square feet included on the elevations which was not in conformance. The contractor and owner had been advised of this non-conformance. This was not the purview of the HDRB but was noted since it was included in the elevations.

Motion made by David Gay, seconded by Sandra Salopek, to approve the application for 9 Park Row as proposed. The motion was unanimously approved.

D. 2015 Certificate of Appropriateness project status report

Larry DiRe had compiled the 2015 Certificate of Appropriateness (COA) project status report which included the date the COA was issued, property address, if a permit had been applied for and approved, if an inspection had been applied for and approved and if a Certificate of Occupancy had been issued. There was some discussion regarding several of the properties. The Board thanked Larry DiRe for compiling the information into the spreadsheet.

E. Officer Elections

Every February, elections were held to elect a Chair and Vice Chair for the HDRB. Terry Strub had submitted a comment in writing stating that she would be in favor of Joe Fehrer remaining as Chair.

Motion made by David Gay, seconded by John Caton, to elect Joe Fehrer as Chair. The motion was unanimously approved.

Motion made by Sandra Salopek, seconded by David Gay, to elect John Caton as Vice Chair. The motion was unanimously approved.

OLD BUSINESS:

A. Guidelines review – Removing Buildings (pages 62-64)

There was some discussion regarding moving buildings and the demolition of buildings. Larry DiRe explained the process for demolition.

David Gay pointed out that there were several homes in town that appeared barely salvageable but people were renovating them.

The Board was in agreement that the Removing Buildings section was acceptable with no changes needed.

ANNOUNCEMENTS:

David Gay asked about the status of the Brew Pub which the Board approved in November. Larry DiRe stated that no permit had been applied for. The applicants faced a couple obstacles including connection fees and sidewalks.

Larry DiRe reported that he had not received any correspondence from Department of Historic Resources regarding the workshop and update to the historic district since January.

Motion made by Joe Fehrer, seconded by Sandra Salopek, to adjourn the Historic District Review Board Regular Meeting. The motion was unanimously approved.

Chairman Joe Fehrer

Asst. Town Clerk

DRAFT

Historic District Review Board Staff Report

From: Larry DiRe 
Date: March 15, 2016
Item: 4A – Application for Certificate of Appropriateness - 629 Jefferson Avenue – construction of new single-family home

Attachments: Application, elevations, photographs, site plan.

Application Specifics

An application has been received for a Certificate of Appropriateness from the property owner for new construction of a single-family home at 629 Jefferson Avenue. The proposed building is a single family home, built on a conforming size lot. The building footprint meets the setback\prevailing standard requirements of the zoning ordinance. This is a one-story, 1070 square-foot home and will have Hardiplank siding and trim, architectural asphalt roofing shingles, and a standing seem metal roof over the front porch. Front and side screened-in porches are proposed. The two over two window pattern is consistent throughout the proposed building and is common in the Historic District.

Discussion

The applicant has presented a comprehensive set of elevation drawings, photographs of neighboring buildings, and a site plan. The building height limit, roof pitch, and front porch width conform to the zoning ordinance requirements and neighborhood prevailing design. The applicant proposes to screen-in the back porch. The siding, while synthetic, is found throughout the Historic District.

A 550-square foot garage accessory structure is also proposed. That accessory structure shares the same siding materials and roof pitch as the principal structure and makes no impact on the integrity of the Historic District.

Recommendation

Review the attached materials and discuss any questions or concerns regarding the application. Decide whether the board finds that a Certificate of Appropriateness is approved for the application.

Application for Historic District Review

Town of Cape Charles
2 Plum Street
Cape Charles, VA 23310
757-331-2036 Fax: 757-331-4820
planner@capecharles.org

Date: 2-29-2016

Permit No.:

* Please attach checklist items

Fee: \$100.00

Modification Fee: \$50.00

Special Meeting Fee: \$125.00

Applicant: TOM BONAEEO

Signature: [Handwritten Signature]

Address: 622 MONROE AV. City: CC State: VA Zip: 23310

Telephone: 757-695-1729 Cell: SAME

Email: TOM@BONAEEO.NET

Owner(s): SAME

Address: City: State: Zip:

Telephone: Cell:

Email:

Contractor: SAME

Address: City: State: Zip:

Telephone: Cell:

Email:

Town License No.: State License No.:

Location of Improvement: 629 JEFFERSON AVE.

Lot No.: 10 Block No.: 83A1-1-10 Lot Size: 40 X 140 Lot Area: 5600sqft

Type of Improvement: NEW SINGLE FAMILY HOME

Proposed Use: PERSONAL RESIDENCE

Estimated Construction Costs: 140,000

Dimension of Structure or Improvement:

Width: 24' Length: 60 Height: 1 STORY

Total Square Footage: HSE 1070 GARAGE 550

Structure of Improvement will be set back:

- NEIGHBORS
5' from front property line
from side property line
27' from side property line on corner lot
from rear property line
from alley

Town Water Permit:

Town Sewer Permit:

Application for Historic District Review

Town of Cape Charles
2 Plum Street
Cape Charles, VA 23310
757-331-2036 Fax: 757-331-4820
planner@capecharles.org

Applicant Checklist:

These items must be submitted to the Town Planner no later than 14 days prior to the Historic District Review Board meeting. The Historic District Review Board meets the third Tuesday of each month.

- Completed signed application
- Application fee payable to "Town of Cape Charles"
- Site plan for any project proposing to alter the principal or accessory building footprint
- Scale drawings drawn to an appropriate scale of the site depicting the affected property and all buildings/structures
- Photos of existing/current structure (VACANT)
- Photos illustrating proposed project (DRAWINGS)
- Material list (if applicable) including building materials, product descriptions and specifications

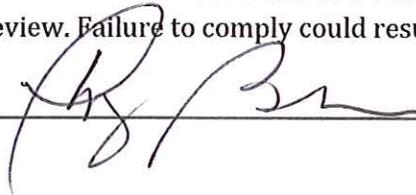
CERTIFICATION OF APPLICANT

I hereby certify that I have the authority to make the foregoing application, that the information given is true and correct, and that the construction or improvements will conform to the regulations in the Virginia Statewide Building Code, all pertinent Town Ordinances, including fire, sewer, and water ordinances, and private building restrictions, if any, which may be imposed on the property by deed. Furthermore, I certify that the changes to the improvement before or during construction will be provided to the Zoning Administrator and Building Official before such changes are constructed.

I understand that delinquent real estate taxes must be paid before any permits will be issued per Cape Charles Town Code Sec. 66-4.

I acknowledge that I have received the checklist of items to be submitted to the Town Planner for Historic District Review Board review. Failure to comply could result in delayed application review.

Signature of Owner/Contractor: _____



STANDING SEAM
METAL ROOF OVER
FRONT PORCH

ARCHITECTURAL ASPHALT
COMPOSITE SHINGLE ROOF

PAINTED
HARDI-SIDING
& TRIM, TYP

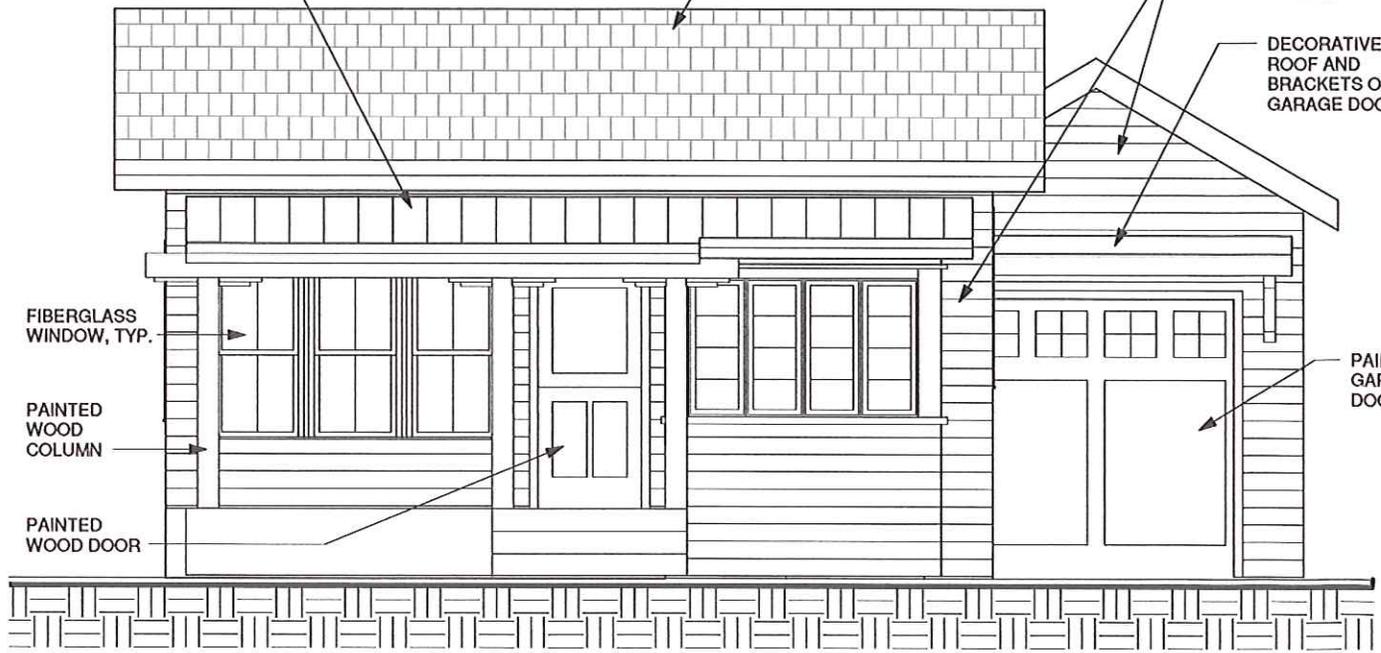
DECORATIVE
ROOF AND
BRACKETS OVER
GARAGE DOOR

FIBERGLASS
WINDOW, TYP.

PAINTED
WOOD
COLUMN

PAINTED
WOOD DOOR

PAINTED
GARAGE
DOOR



FRONT ELEVATION - EXTERIOR

FINISHES

① 1/4" = 1'-0"

629 JEFFERSON

Cape Charles, VA

SHEET NAME
EXTERIOR FINISHES

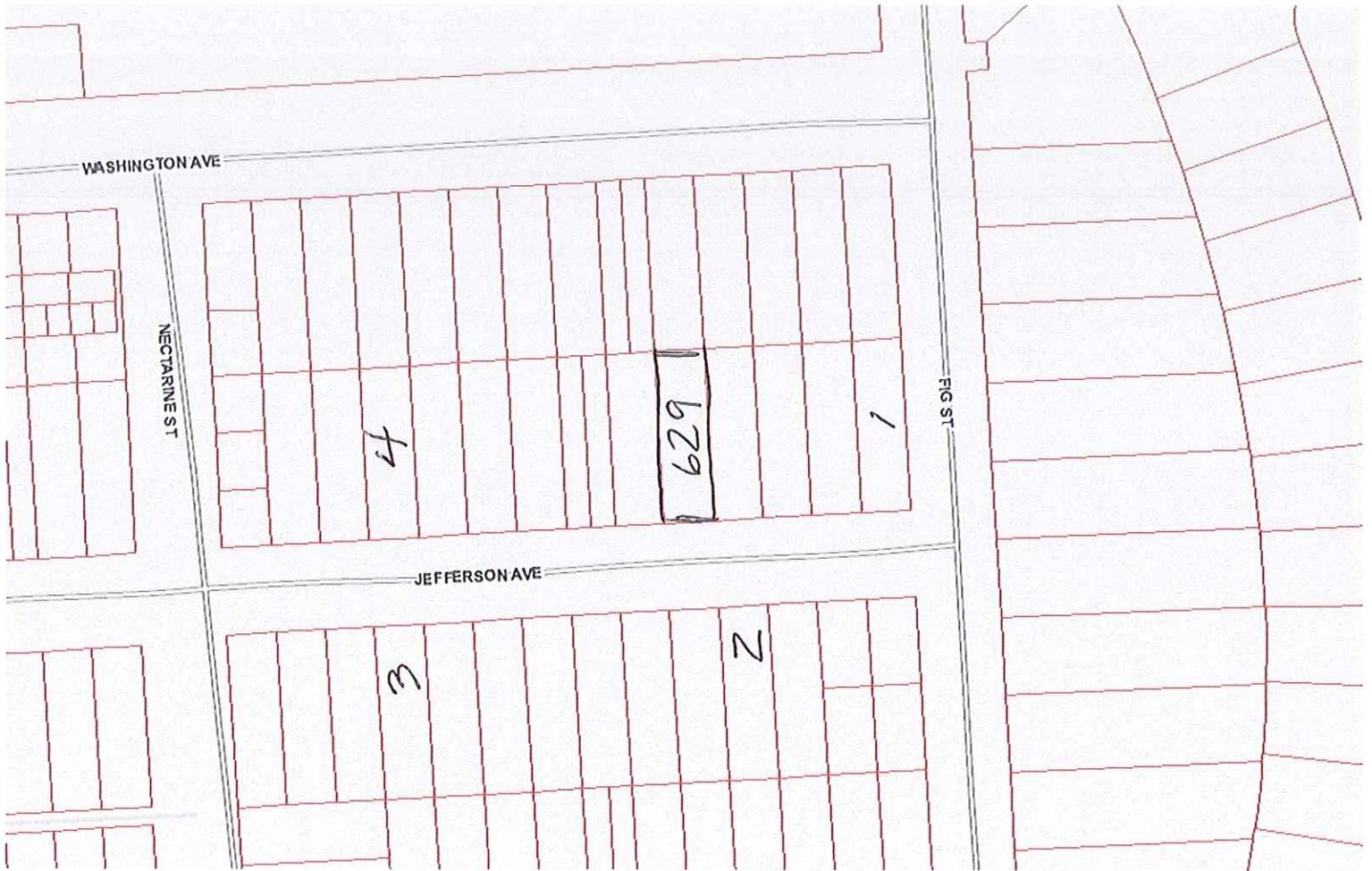
SHEET
NUMBER
A-4

DATE
2/28/2016

 CLEARSTORY
CONSTRUCTION

DRAWN BY: sarah@clear-story.com
(650)475-6063

EXT. FINISHES



PHOTOS OF NEARBY
HOME WITH SIMILAR ROOFLINE
AND HEIGHT (SAME BLOCK).

From: **Tom Bonadeo** tom@bonadeo.net 
Subject: Test
Date: February 29, 2016 at 11:30 AM
To: tom@bonadeo.net



①

Sent from my iPhone

From: **Tom Bonadeo** tom@bonadeo.net 
Subject: Test
Date: February 29, 2016 at 11:28 AM
To: tom@bonadeo.net



2

Sent from my iPhone

From: **Tom Bonadeo** tom@bonadeo.net 
Subject: **Test**
Date: **February 29, 2016 at 11:25 AM**
To: tom@bonadeo.net



2

Sent from my iPhone

From: **Tom Bonadeo** tom@bonadeo.net 
Subject: **Test**
Date: **February 29, 2016 at 11:23 AM**
To: tom@bonadeo.net



4

Sent from my iPhone

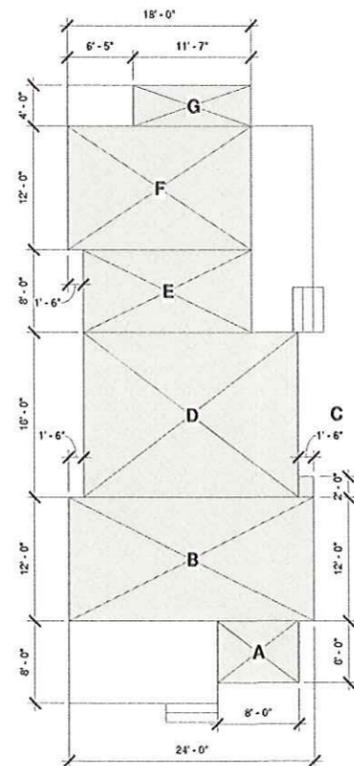
From: **Tom Bonadeo** tom@bonadeo.net 
Subject: **Test**
Date: **February 29, 2016 at 10:46 AM**
To: tom@bonadeo.net

3





② 3D VIEW
1 1/2" = 1'-0"

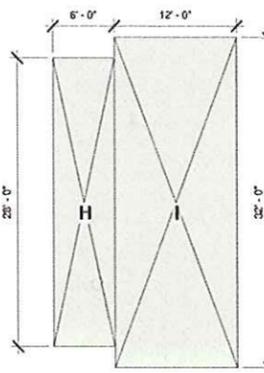


HOUSE SF: 1070

- A: 6 x 8 48
- B: 12x24 288
- C: 1.5 x 2 3
- D: 16 x 21 336
- E: 8 x 16.5 132
- F: 12 x 18 216
- G: 11.6 x 4 47

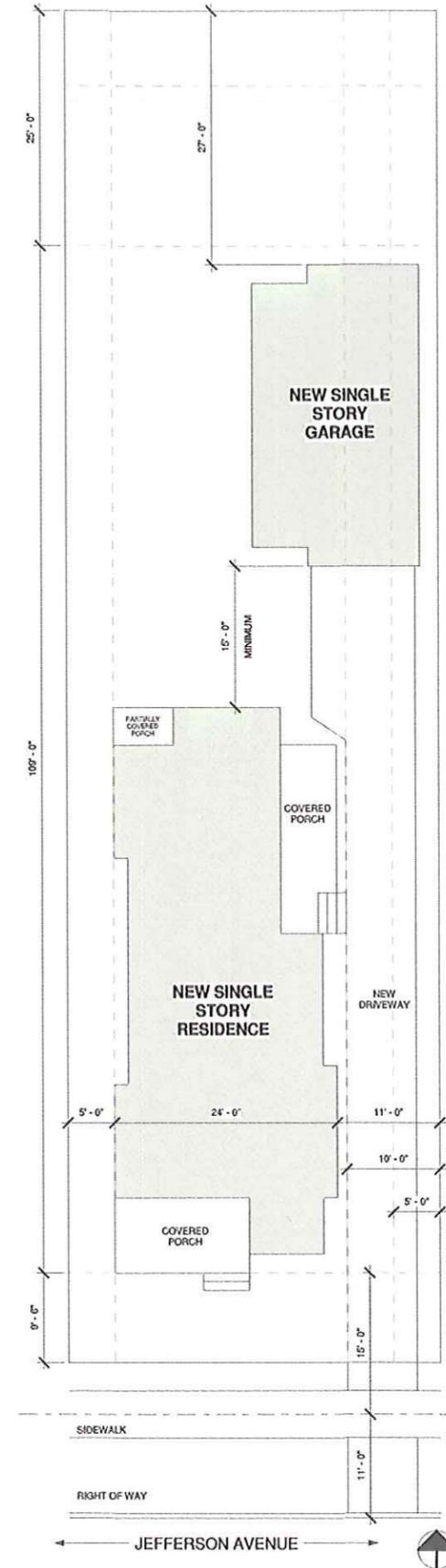
GARAGE SF: 552

- H: 6 x 28 168
- I: 12 x 32 384



③ SQUARE FOOTAGE
1/8" = 1'-0"

SITE PLAN



① NEW CONSTRUCTION SITE PLAN
1/8" = 1'-0"

SHEET INDEX

- A-1 SITE PLAN & PROJECT INFORMATION
- A-2 PROPOSED FLOOR PLANS
- A-3 PROPOSED ELEVATIONS

PROJECT DATA TABLE

PROPERTY ADDRESS:	629 JEFFERSON AVENUE
TAX PARCEL NO.	(LOT 10): 63A1-1-10
ZONE DISTRICT:	RESIDENTIAL
NET LOT AREA:	5600 SF
PROPOSED SF:	1070 ^{dt}
PROPOSED GARAGE SF:	552 ^{dt}
FLOOD ZONE:	B
NUMBER OF STORIES:	1
SPRINKLERED BUILDING:	NO

These plans are for design and layout purposes only. The general contractor is responsible for making the project meet local municipal and building codes. The dimensions shown are approximations. The general contractor is responsible for taking accurate measurements in the field.

REVISIONS

CAPE CHARLES COTTAGE

629 JEFFERSON AVENUE
CAPE CHARLES, VA 23310

VICINITY MAP



DATE
2/28/2016

SCALE:
AS SHOWN

DRAWN:
SBP

SHEET NAME
SITE PLAN &
PROJECT
INFORMATION

SHEET NUMBER

A-1

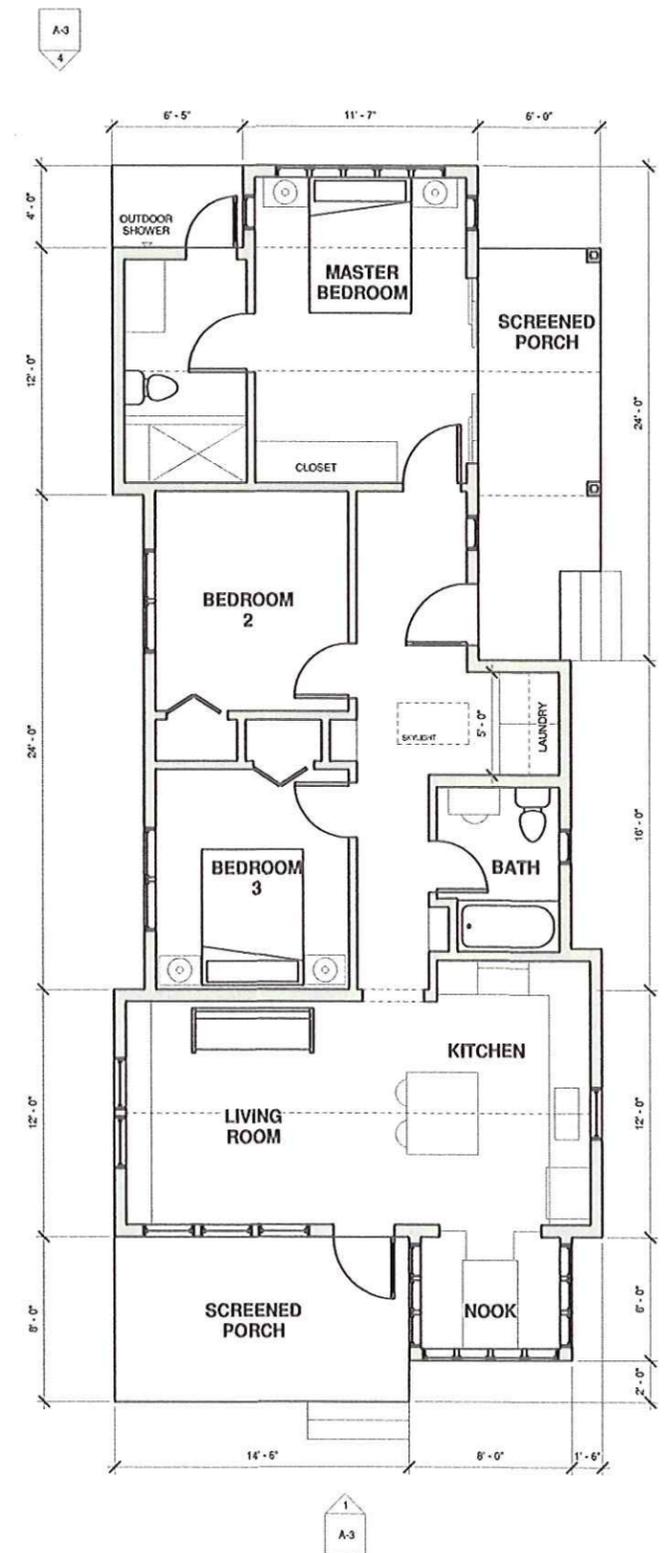
These plans are for design and layout purposes only. The general contractor is responsible for making the project meet local municipal and building codes. The dimensions shown are approximations. The general contractor is responsible for taking accurate measurements in the field.

REVISIONS

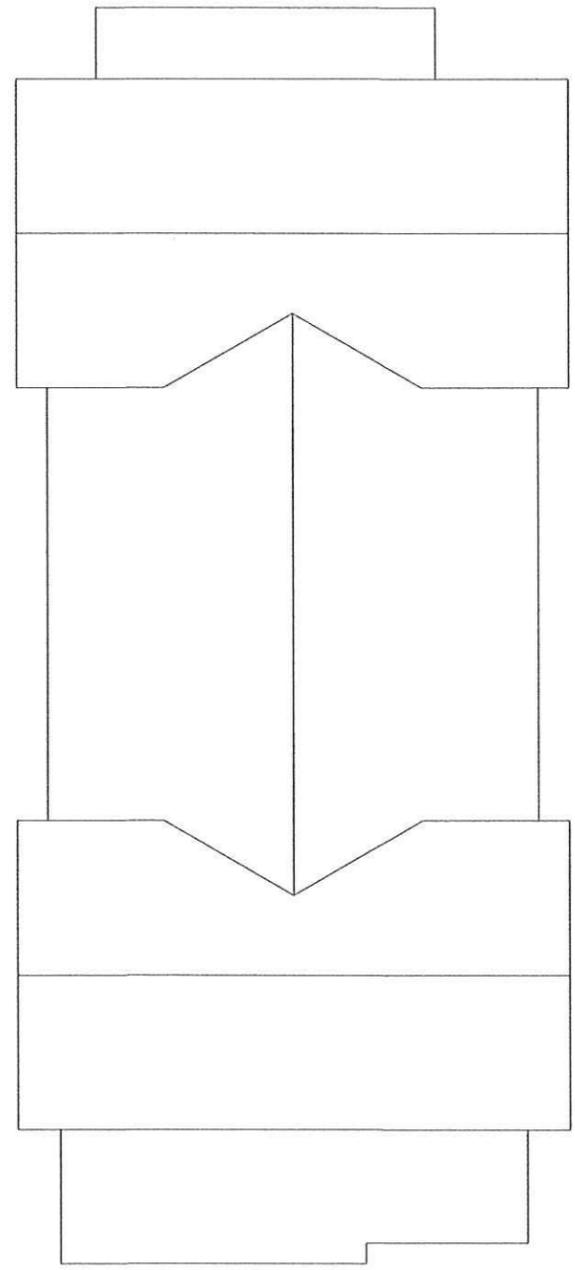
CAPE CHARLES COTTAGE

629 JEFFERSON AVENUE
CAPE CHARLES, VA 23310

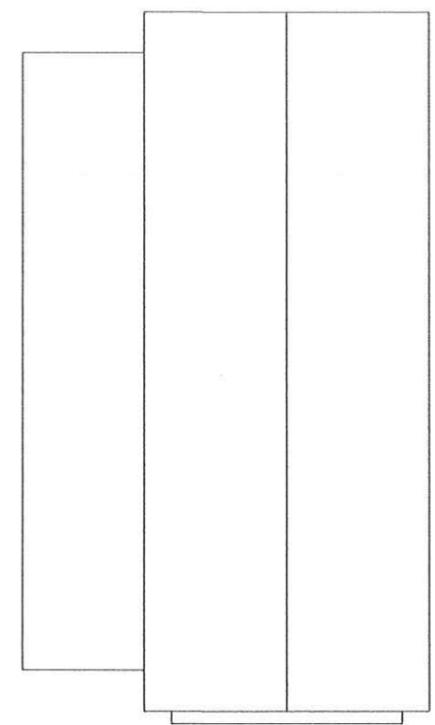
DATE	2/28/2016
SCALE:	AS SHOWN
DRAWN:	SBP
SHEET NAME	PROPOSED FLOOR PLANS
SHEET NUMBER	A-2



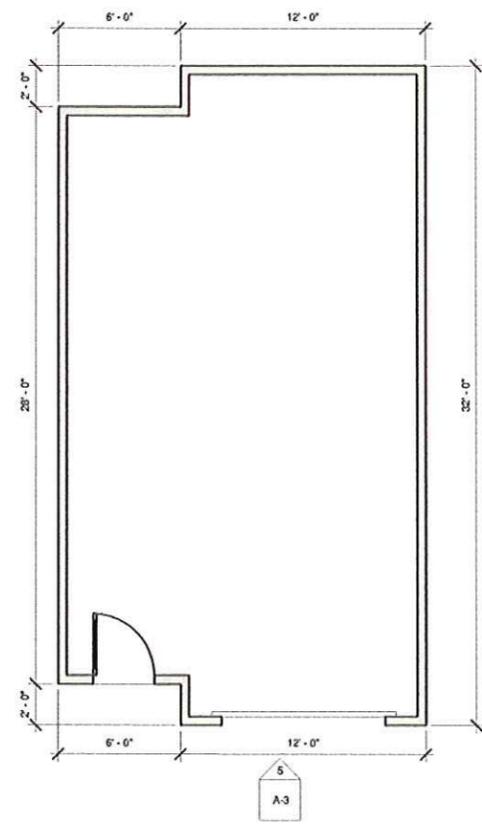
1 NEW CONSTRUCTION - FIRST FLOOR
1/4" = 1'-0"



2 GARAGE SECOND FLOOR
1/4" = 1'-0"



4 NEW CONSTRUCTION - GARAGE ROOF
PLAN
1/4" = 1'-0"



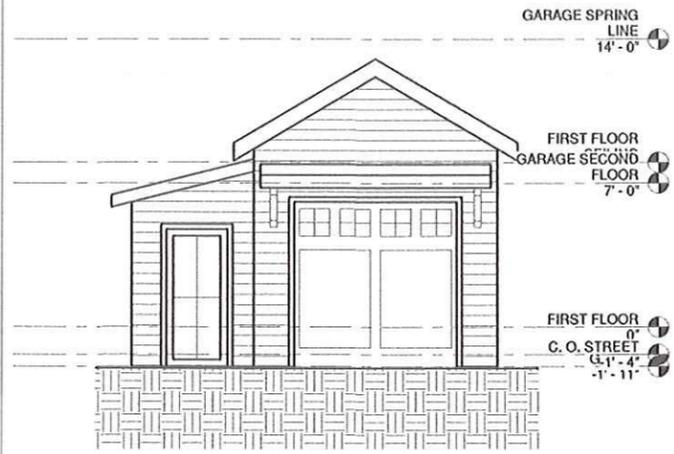
3 NEW CONSTRUCTION - GARAGE FLOOR
PLAN
1/4" = 1'-0"

These plans are for design and layout purposes only. The general contractor is responsible for making the project meet local municipal and building codes. The dimensions shown are approximations. The general contractor is responsible for taking accurate measurements in the field.

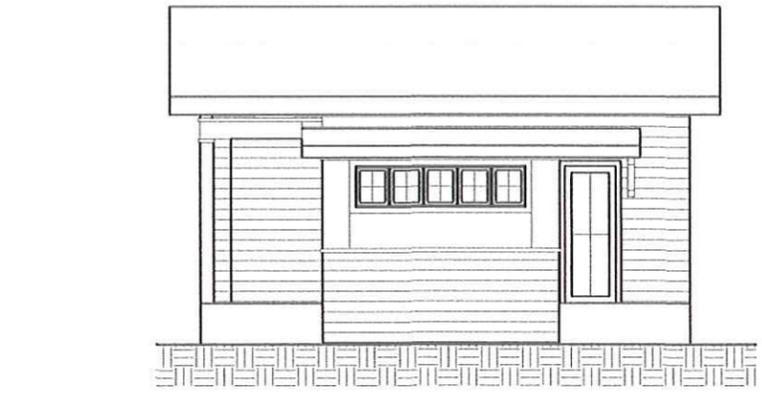
REVISIONS

CAPE CHARLES COTTAGE
 628 JEFFERSON AVENUE
 CAPE CHARLES, VA 23310

DATE	2/28/2016
SCALE:	AS SHOWN
DRAWN:	SBP
SHEET NAME	PROPOSED ELEVATIONS
SHEET NUMBER	A-3



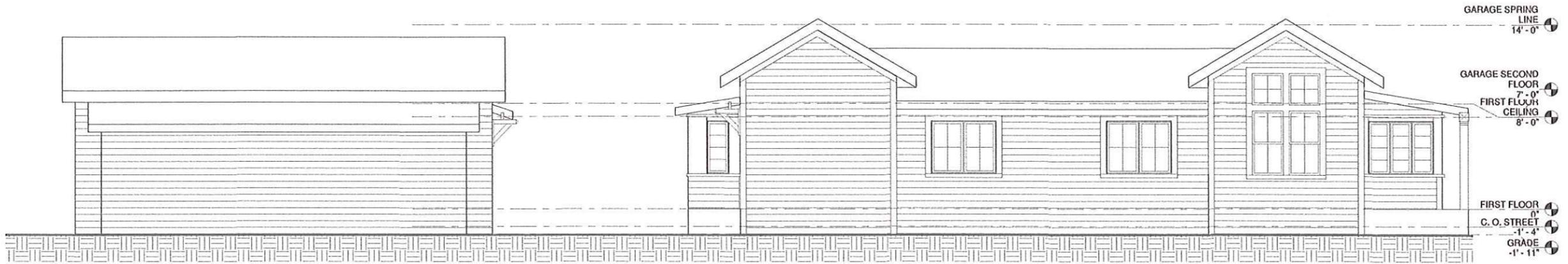
5 GARAGE FRONT ELEVATION
 1/4" = 1'-0"



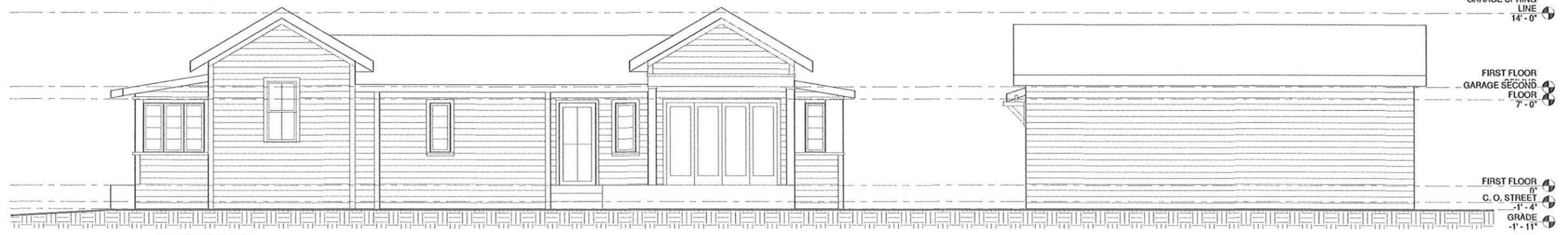
4 REAR ELEVATION
 1/4" = 1'-0"



1 FRONT ELEVATION
 1/4" = 1'-0"



2 WEST SIDE ELEVATION
 1/4" = 1'-0"



3 EAST SIDE ELEVATION
 1/4" = 1'-0"

Historic District Review Board Staff Report

From: Larry DiRe 
Date: March 15, 2016
Item: 4B – 526 Tazewell Avenue – Rebuild front porch
Attachments: Application, drawings, photos, May 2011 HDRB approval

Application Specifics

An application has been received for a Certificate of Appropriateness for 526 Tazewell Avenue. The proposed work is rebuilding a front porch that was approved by the Historic District Review Board in May 2011 but never finished. The applicant seeks to build the new porch along the design and specifications of the porch approved in 2011.

Discussion

- The Guidelines discuss removing and rebuilding porches. The proposed porch meets the size, scale and similar materials required, no additional entrances will be made, and the setback meets the prevailing standard of the neighboring houses. (Building Elements 1 through 7, pages 42 and 43).

Recommendation

Review the attached materials and discuss any questions or concerns regarding the application. Decide whether the Board finds that a Certificate of Appropriateness is appropriate for the application. Since this project received prior approval but was not completed, staff recommends approval of this application as submitted.

Application for Historic District Review

Town of Cape Charles
2 Plum Street
Cape Charles, VA 23310
757-331-2036 Fax: 757-331-4820
planner@capecharles.org

Date: _____

Permit No.: _____

* Please attach checklist items

Fee: \$100.00

Modification Fee: \$50.00

Special Meeting Fee: \$125.00

Applicant: _____

Signature: _____

Address: _____ City: _____ State: _____ Zip: _____

Telephone: _____ Cell: _____

Email: _____

Owner(s): _____

Address: _____ City: _____ State: _____ Zip: _____

Telephone: _____ Cell: _____

Email: _____

Contractor: _____

Address: _____ City: _____ State: _____ Zip: _____

Telephone: _____ Cell: _____

Email: _____

Town License No.: _____ State License No.: _____

Location of Improvement: _____

Lot No.: _____ Block No.: _____ Lot Size: _____ Lot Area: _____

Type of Improvement: _____

Proposed Use: _____

Estimated Construction Costs: _____

Dimension of Structure or Improvement:

Width: _____ Length: _____ Height: _____

Total Square Footage: _____

Structure of Improvement will be set back:

- _____ from front property line
- _____ from side property line
- _____ from side property line on corner lot
- _____ from rear property line
- _____ from alley

Town Water Permit: _____

Town Sewer Permit: _____

Application for Historic District Review

Town of Cape Charles
2 Plum Street
Cape Charles, VA 23310
757-331-2036 Fax: 757-331-4820
planner@capecharles.org

Applicant Checklist:

These items must be submitted to the Town Planner no later than 14 days prior to the Historic District Review Board meeting. The Historic District Review Board meets the third Tuesday of each month.

- Completed signed application
- Application fee payable to "Town of Cape Charles"
- Site plan for any project proposing to alter the principal or accessory building footprint
- Scale drawings drawn to an appropriate scale of the site depicting the affected property and all buildings/structures
- Photos of existing/current structure
- Photos illustrating proposed project
- Material list (if applicable) including building materials, product descriptions and specifications

CERTIFICATION OF APPLICANT

I hereby certify that I have the authority to make the foregoing application, that the information given is true and correct, and that the construction or improvements will conform to the regulations in the Virginia Statewide Building Code, all pertinent Town Ordinances, including fire, sewer, and water ordinances, and private building restrictions, if any, which may be imposed on the property by deed. Furthermore, I certify that the changes to the improvement before or during construction will be provided to the Zoning Administrator and Building Official before such changes are constructed.

I understand that delinquent real estate taxes must be paid before any permits will be issued per Cape Charles Town Code Sec. 66-4.

I acknowledge that I have received the checklist of items to be submitted to the Town Planner for Historic District Review Board review. Failure to comply could result in delayed application review.

Signature of Owner/Contractor: _____

March 1, 2016

TO: Cape Charles Historic Review Board

This letter is a follow up to the application for approval of the front porch design at 526 Tazewell Avenue which was submitted via email on February 29. The house is currently under renovation, including the replacement of the front porch. An earlier application was approved by the Board in May, 2011; however, the work was not completed timely and the approval has expired. As the new homeowner, I plan to resume the renovation work and hope to have the front of the house completed in April if approval is received at the March Board meeting.

In addition to the technical drawings, the email included two pictures to assist in the review process - one picture of the 526 Tazewell house and a second of another house on the same block of Tazewell with a similar porch design. The second picture will provide the Board with an example of a Historic District home with a similar porch design which complies with the required historic guidelines.

Copies of the technical drawings and pictures are also enclosed with this letter.

Additionally, a check for \$100 is enclosed for the application fee.

Thank you for your attention to this request.



Jane McKinley
7756 Whittington Dr.
North Chesterfield, VA 23225
804-337-9060

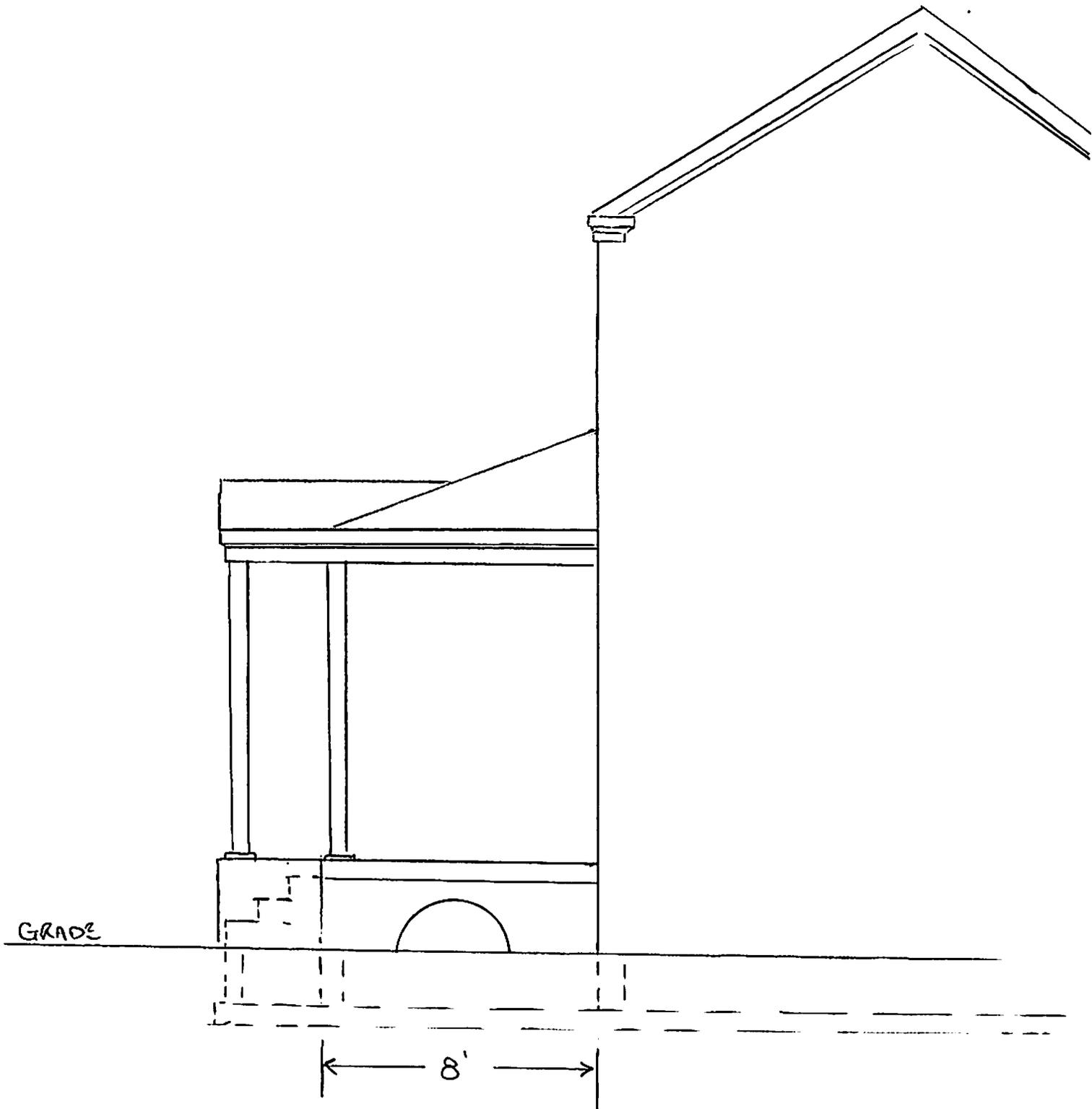
FRONT ELEVATION

1/4" = 1'-0"



SIDE ELEVATION

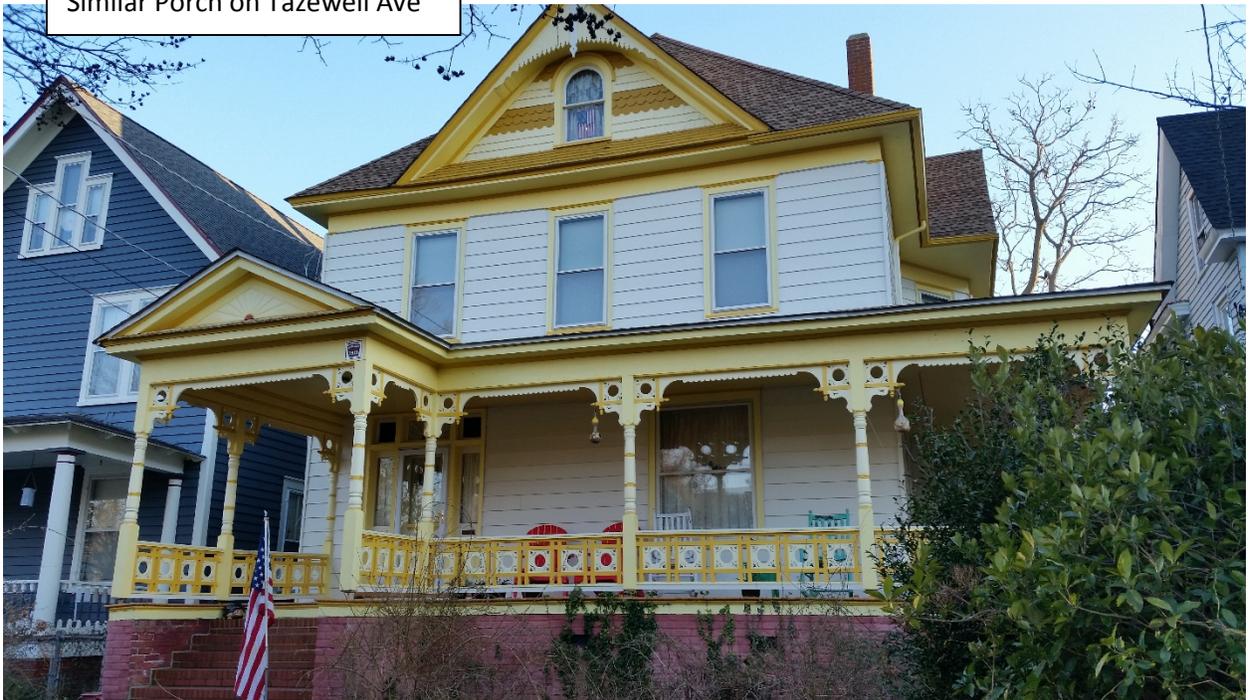
$\frac{1}{4}'' = 1'-0''$



526 Tazewell Ave



Similar Porch on Tazewell Ave



2011

2011 ATTACHMENTS

Historic District Review Board Staff Report

From: Tom Bonadeo
Date: May 17, 2011
Item: 4B – 526 Tazewell Avenue – Front Porch Replacement
Attachments: Pictures and application

Application Specifics

A complete application has been received for the replacement of a front porch to the house at 526 Tazewell Avenue.

The house had a front porch but during the siding replacement previously authorized much rot was discovered and the porch was removed by the contractor. The siding replacement is underway and the application requests replacing the front porch as originally designed. The application shows the specifications.

Discussion

The pictures, included with the application and added by staff, show neighboring porches. The applicant plans to rebuild the porch with these features.

The rear addition and siding replacement were authorized by the board earlier.

Recommendation

Staff recommends the approval of the application to replace the porch per the original plans and associated pictures.

MUNICIPAL CORPORATION OF CAPE CHARLES, VIRGINIA

Application for Historic District Review

Date _____ Permit No. _____
 *(Attach plans) _____ Fee: \$50.00

Applicant Colleen Kelley Signature [Signature]
 Address 614 Tazewell Ave Cape Charles, VA 23310 Telephone 757-0331-4710

Owner Colleen Kelley
 Address _____ City _____ State _____ ZIP Code _____

Contractor _____
 Address _____ City _____ State _____ ZIP Code _____
 Town License No. _____ State License No. _____

Location of Improvement 526 Tazewell Avenue
 Lot No. _____ Block No. _____ Lot Size _____ Lot Area _____
 Type of Improvement porch replacement
 Proposed Use for a porch
 Estimated Construction Costs _____

Dimension of Structure or Improvement Width 8 ft Length 21 ft Height 8 ft plus
 Total Square Footage _____
 (As original dimensions)

Structure or Improvement will be set back
2 1/2 ft from front property line
13 ft and 7 ft from side property line
 _____ from side property line on corner lot
 _____ from rear property line
 _____ from alley

Town Water Permit _____ Town Sewer Permit _____

CERTIFICATION OF APPLICANT

I hereby certify that I have the authority to make the foregoing application, that the information given is true and correct, and that the construction or improvements will conform to the regulations in the Virginia Statewide Building Code, all pertinent Town Ordinances, including fire, sewer, and water ordinances, and private building restrictions, if any, which may be imposed on the property by deed. Furthermore, I certify that the changes to the improvement before or during construction will be provided to the Zoning Administrator and Building Official if such changes are constructed.

EMMA L. KELLY 03-02
 EUGENE J. KELLY 1141
 K. COLLEEN KELLEY
 614 TAZEWELL AVE 757-331-4710
 CAPE CHARLES, VA 23310-3312

25 April 11 68-1/610 VA 1286

Town of Cape Charles \$ 50.00

Bank of America

ACH/R/T 05/10/11

Application/Historic [Signature]

er, or contractor to
 uance of a building
 g at 2 Plum Street in



Municipal Corp. of Cape Charles

May 18, 2011

Colleen Kelley
614 Tazewell Avenue
Cape Charles, VA 23301

Dear Colleen,

Last evening the Historic District Review Board approved the reconstruction of the porch at 526 Tazewell, per the application and photos. The porch may require a building if not included in the existing permit.

Sincerely,

Tom Bonadeo
Town Planner
757-331-3259 x15

526 Tizwell Avenue - Killey



Historic District Review Board Staff Report

From: Larry DiRe 
Date: March 15, 2016
Item: 4C – 634 Randolph Avenue – Renovate single-family house
Attachments: Application, elevations with materials detail, plot plan, photos

Application Specifics

An application has been received for a Certificate of Appropriateness for 634 Randolph Avenue. The proposed work on the building includes renovating a single-family house. The building is a conforming structure on a 50' x 140' lot. There is no change to the current building footprint and a plot plan is provided.

Discussion

- The proposed project includes the installation of new windows throughout the building. The windows are a standard 32" x 60" one over one type with a 4" Azek trim. The front door and left-side back door are proposed for replacement. The rear elevation drawing shows first and second floor French doors which are part of this application and proposed for a two-story deck at some point in the future. Windows and doors conform to the Guidelines (pages 37 – 41) and are found on other structures in the Historic District.
- Hardieplank is proposed as the siding material. Although a synthetic material, such siding is common throughout the District and does not negatively impact the integrity of the District.
- The proposed architectural roofing shingles and standing seam metal porch roof meet the Guidelines requirements (page 35).

Recommendation

Review the attached materials and discuss any questions or concerns regarding the application. Decide whether the Board finds that a Certificate of Appropriateness is appropriate for the application.

Application for Historic District Review

Town of Cape Charles
2 Plum Street
Cape Charles, VA 23310
757-331-2036 Fax: 757-331-4820
planner@capecharles.org

Date: 3/3/16

Permit No.: _____

* Please attach checklist items

Fee: \$100.00

Modification Fee: \$50.00

Special Meeting Fee: \$125.00

Applicant: James Masten Signature: [Signature]
Address: 204 Haven Ct, City: Newport News State: VA Zip: 23602
Telephone: 757-898-8101 Cell: 757-898-8101
Email: jimmasten@cox.net

Owner(s): James Masten
Address: 204 Haven Ct, City: Newport News State: VA Zip: 23602
Telephone: 757-898-8101 Cell: 757-898-8101
Email: jimmasten@cox.net

Contractor: N/A
Address: _____ City: _____ State: _____ Zip: _____
Telephone: _____ Cell: _____
Email: _____
Town License No.: _____ State License No.: _____

Location of Improvement: 624 Randolph Ave
Lot No.: _____ Block No.: _____ Lot Size: 50x140' Lot Area: 7000 sq. ft.
Type of Improvement: renovate current house

Proposed Use: Single Family home
Estimated Construction Costs: 50-100k

Dimension of Structure or Improvement:
Width: 42' Length: 55' Height: 25'
Total Square Footage: 2600 sq. ft + ~250 sq. ft Front porch

Structure of Improvement will be set back: NO changes to current footprint.

N/A

Town Water Permit: _____ Town Sewer Permit: _____

Application for Historic District Review

Town of Cape Charles
2 Plum Street
Cape Charles, VA 23310
757-331-2036 Fax: 757-331-4820
planner@capecharles.org

Applicant Checklist:

These items must be submitted to the Town Planner no later than 14 days prior to the Historic District Review Board meeting. The Historic District Review Board meets the third Tuesday of each month.

- Completed signed application
- Application fee payable to "Town of Cape Charles"
- Site plan for any project proposing to alter the principal or accessory building footprint
- Scale drawings drawn to an appropriate scale of the site depicting the affected property and all buildings/structures
- Photos of existing/current structure
- Photos illustrating proposed project
- Material list (if applicable) including building materials, product descriptions and specifications

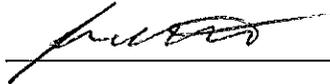
CERTIFICATION OF APPLICANT

I hereby certify that I have the authority to make the foregoing application, that the information given is true and correct, and that the construction or improvements will conform to the regulations in the Virginia Statewide Building Code, all pertinent Town Ordinances, including fire, sewer, and water ordinances, and private building restrictions, if any, which may be imposed on the property by deed. Furthermore, I certify that the changes to the improvement before or during construction will be provided to the Zoning Administrator and Building Official before such changes are constructed.

I understand that delinquent real estate taxes must be paid before any permits will be issued per Cape Charles Town Code Sec. 66-4.

I acknowledge that I have received the checklist of items to be submitted to the Town Planner for Historic District Review Board review. Failure to comply could result in delayed application review.

Signature of Owner/Contractor: _____



634 Randolph Ave

Front elevation



634 Randolph Ave

Left Elevation



634 Randolph Ave

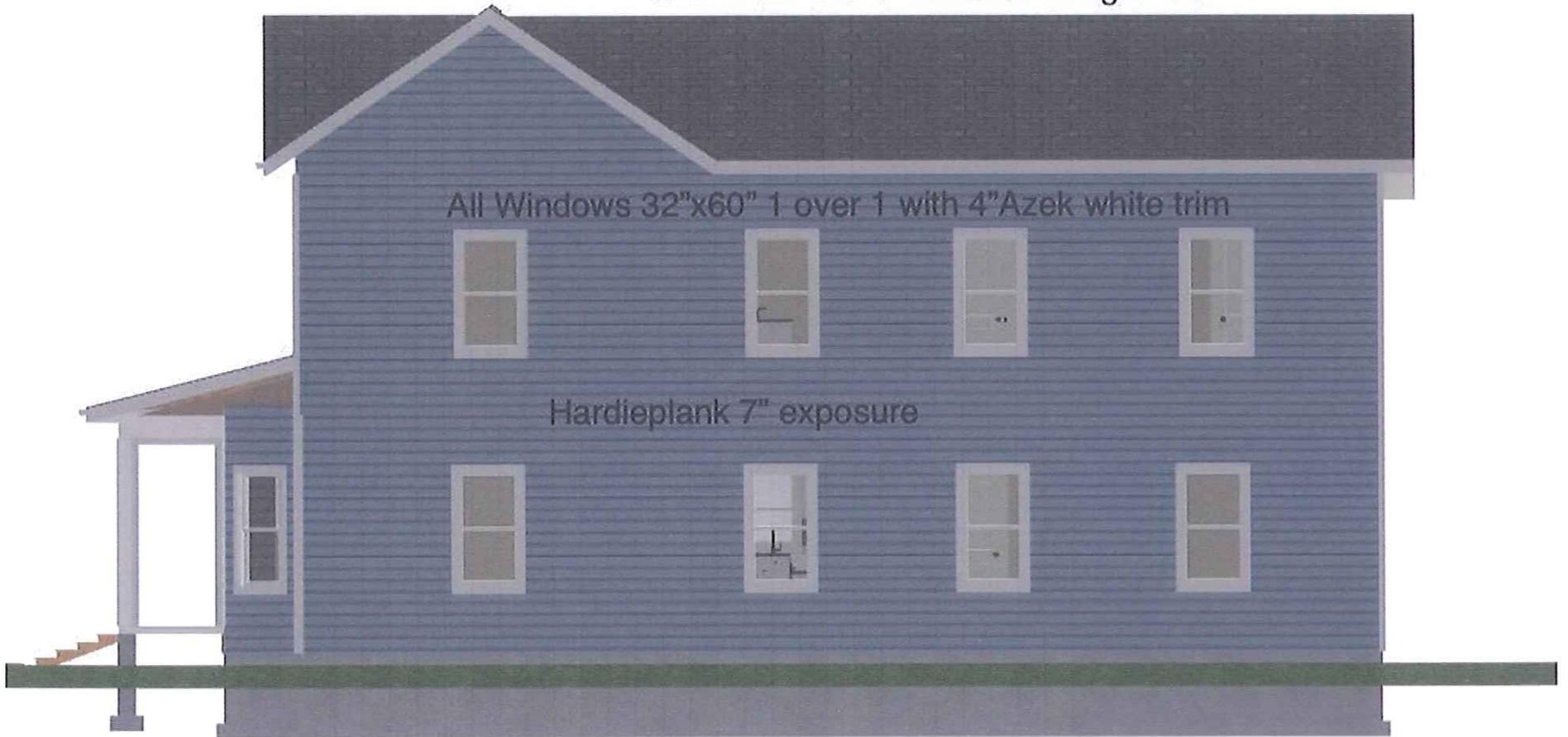
Rear Elevation



634 Randolph Ave

Right Elevation

GAF lifetime architectural shingle roof



All Windows 32"x60" 1 over 1 with 4"Azek white trim

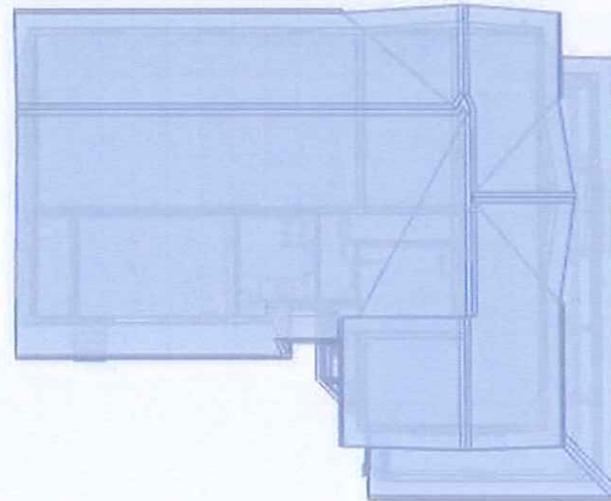
Hardieplank 7" exposure

634 Randolph Ave

Plot

Non-standard 50'x140' Lot
No outbuildings

Existing House 42'x55' including porch
No changes to be made to current footprint



Neighbor's wood fence



Same house design by the same builder

619 Randolph Ave



Houses across the street
600 block Randolph Ave



634 Randolph Ave.

Exterior Materials List

28 - 32"x60" Softlight vinyl windows

5 - 32"x40" Softlight vinyl windows

2 - panel style exterior door with top window

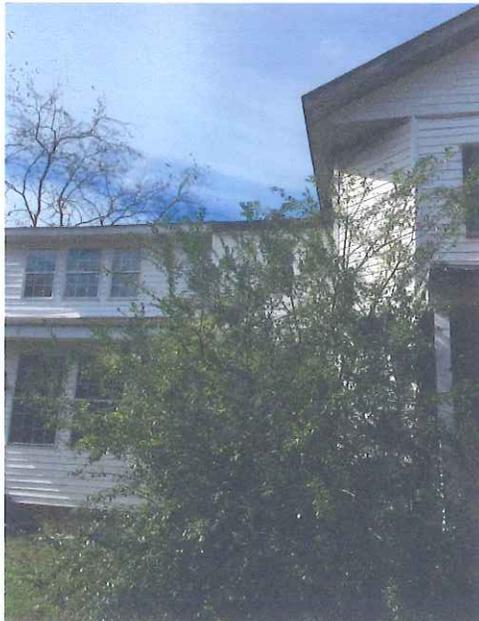
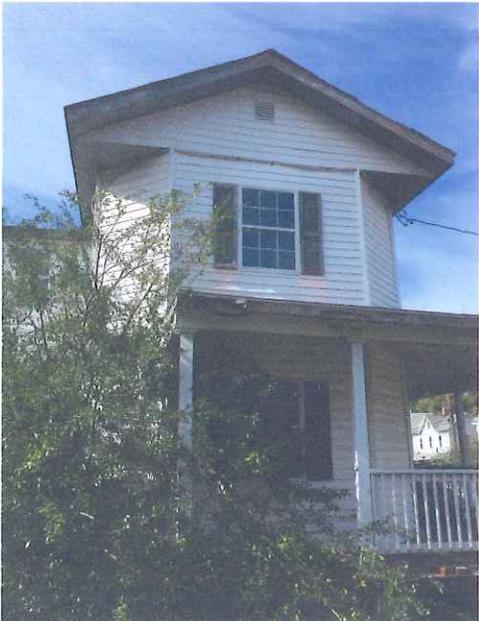
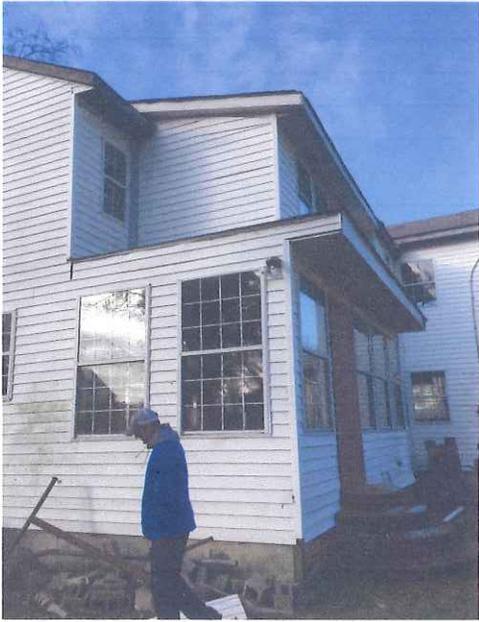
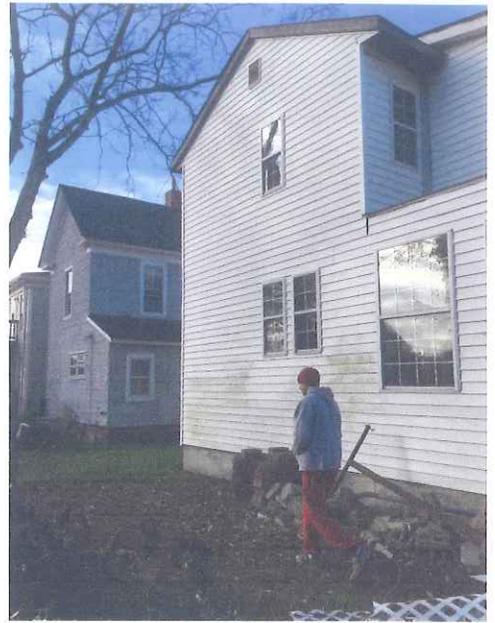
All trim 5/4x4" (3 1/2" actual) white Azek this trim will be used for windows, doors and corners.

8 1/4" (7") reveal Hardieplank siding in mist grey

House roof - GAF lifetime architectural shingle pewter grey

Porch roof - standing seam metal





Historic District Review Board Staff Report

From: Larry DiRe 
Date: March 15, 2016
Item: 4D – 1 Randolph Avenue – Chimney removal
Attachments: Application, photos

Application Specifics

An application has been received for a Certificate of Appropriateness for 1 Randolph Avenue. The proposed work on the building includes removing one non-functioning chimney. The building is a contributing structure.

Discussion

- The guidelines are rather quiet on the status of chimneys except to state that historic building roof types, including elements such as chimneys and light wells, should be retained (Building Element 1, page 34).

Recommendation

Review the attached materials and discuss any questions or concerns regarding the application. Decide whether the Board finds that a Certificate of Appropriateness is appropriate for the application.

Application for Historic District Review

Town of Cape Charles
2 Plum Street
Cape Charles, VA 23310
757-331-2036 Fax: 757-331-4820
planner@capecharles.org

Date: 3/3/10

Permit No.: _____

* Please attach checklist items

Fee: \$100.00

Modification Fee: \$50.00

Special Meeting Fee: \$125.00

Applicant: Brent + Allison Spiller Signature: [Signature]
Address: 204 Seneca Rd City: Rich. State: VA Zip: 23226
Telephone: 804-357-0740 Cell: 804-304-2707
Email: Allison.spiller@gmail.com

see above

Owner(s): Brent + Allison Spiller
Address: 1 Randolph Ave. City: Cape Charles State: VA Zip: 23310
Telephone: _____ Cell: _____
Email: Allison.spiller@gmail.com

Contractor: Scott Simms
Address: 2240 Sand Hill Dr City: Cape Charles State: VA Zip: 23310
Telephone: 757-331-3409 Cell: _____
Email: simmstrim@verizon.net

Town License No.: #2705 State License No.: 101247A

Location of Improvement: 1 Randolph Ave.

Lot No.: _____ Block No.: _____ Lot Size: _____ Lot Area: _____

Type of Improvement: removal of non-functioning chimney

Proposed Use: _____

Estimated Construction Costs: \$3,000.00

Dimension of Structure or Improvement:

Width: _____ Length: _____ Height: _____

Total Square Footage: _____

Structure of Improvement will be set back:

- _____ from front property line
- _____ from side property line
- _____ from side property line on corner lot
- _____ from rear property line
- _____ from alley

Town Water Permit: _____ Town Sewer Permit: _____

Application for Historic District Review

Town of Cape Charles
2 Plum Street
Cape Charles, VA 23310
757-331-2036 Fax: 757-331-4820
planner@capecharles.org

Applicant Checklist:

These items must be submitted to the Town Planner no later than 14 days prior to the Historic District Review Board meeting. The Historic District Review Board meets the third Tuesday of each month.

- Completed signed application
- Application fee payable to "Town of Cape Charles"
- Site plan for any project proposing to alter the principal or accessory building footprint
- Scale drawings drawn to an appropriate scale of the site depicting the affected property and all buildings/structures
- Photos of existing/current structure
- Photos illustrating proposed project
- Material list (if applicable) including building materials, product descriptions and specifications

CERTIFICATION OF APPLICANT

I hereby certify that I have the authority to make the foregoing application, that the information given is true and correct, and that the construction or improvements will conform to the regulations in the Virginia Statewide Building Code, all pertinent Town Ordinances, including fire, sewer, and water ordinances, and private building restrictions, if any, which may be imposed on the property by deed. Furthermore, I certify that the changes to the improvement before or during construction will be provided to the Zoning Administrator and Building Official before such changes are constructed.

I understand that delinquent real estate taxes must be paid before any permits will be issued per Cape Charles Town Code Sec. 66-4.

I acknowledge that I have received the checklist of items to be submitted to the Town Planner for Historic District Review Board review. Failure to comply could result in delayed application review.

Signature of Owner/Contractor:

AM Spille
Allison M. Spille ✓

1 Randolph Ave –
Chimney Removal



Historic District Review Board Staff Report

From: Larry DiRe 
Date: March 15, 2016
Item: 4E – 211 Jefferson Avenue – Rear addition and kitchen bump-out, chimney removal, front porch rebuild and roof
Attachments: Application, elevations, materials detail, survey plat, photos

Application Specifics

An application has been received for a Certificate of Appropriateness for 211 Jefferson Avenue. The proposed work on the building includes a rear addition of a great room and screened-in porch and a side bump-out to accommodate a kitchen expansion. Also the front porch will be rebuilt and the rear chimney removed. The building is a non-conforming structure on a 60' x 140' lot. There is a proposed change to the current building footprint, and a survey plat and site plan are provided.

Discussion

- The Guidelines are rather quiet on the status of chimneys except to state that historic building roof types, including elements such as chimneys and light wells, should be retained (Building Element 1, page 34).
- A brick foundation is proposed for the new construction. Brick is an acceptable building material according to the Guidelines, and is commonly found in the Historic District (page 49, Masonry element 1).
- Hardiplank is proposed as the siding material. Although a synthetic material, such siding is common throughout the District and does not negatively impact the integrity of the District.
- The proposed architectural roofing shingles and standing seam metal porch roof meet the Guidelines requirements (page 35).
- The proposed scope of work includes rebuilding the front porch from being enclosed to being open. The front porch roof and columns will be renovated. Open front porches are most common throughout the Historic District.
- The proposed building addition shows one over one windows, which are consistent with the existing structure and common within the District.
- The proposed rear porch is proposed to be screened, which conforms to the Guidelines.

Recommendation

Review the attached materials and discuss any questions or concerns regarding the application. Decide whether the Board finds that a Certificate of Appropriateness is appropriate for the application.

Application for Historic District Review

Town of Cape Charles
2 Plum Street
Cape Charles, VA 23310
757-331-2036 Fax: 757-331-4820
planner@capecharles.org

Date: 3/7/16

Permit No.: _____

* Please attach checklist items

Fee: \$100.00

Modification Fee: \$50.00

Special Meeting Fee: \$125.00

Applicant: LEON PARHAM

Signature: [Signature]

Address: 5377 HOCKHORN BAY RD City: CC State: VA Zip: 23310

Telephone: 757 331 0591 Cell: SAME

Email: RKTEK@ICLOUD.COM

Owner(s): JOE & LORI WAGNER

Address: 211 JEFFERSON AVE City: CC State: VA Zip: 23310

Telephone: _____ Cell: 518-461-9000 518-461-9030

Email: LWAGNER37@VERIZON.NET

Contractor: _____

Address: _____ City: _____ State: _____ Zip: _____

Telephone: _____ Cell: _____

Email: _____

Town License No.: _____ State License No.: _____

Location of Improvement: 211 JEFFERSON AVE CC.

Lot No.: 102/103B Block No.: _____ Lot Size: 60X 140 Lot Area: 8400 SF

Type of Improvement: ADDITION & RENOVATION

Proposed Use: SINGLE FAM DWELLING - GREAT RM/KITCHEN ADDITION

Estimated Construction Costs: 10000.00

Dimension of Structure or Improvement: EXISTING HOUSE FOOT PRINT 1080 SF

Width: _____ Length: _____ Height: _____

Total Square Footage: NEW COVERAGE 744 SF

Structure of Improvement will be set back:

- NA. _____ from front property line
- 5' + _____ from side property line
- NA _____ from side property line on corner lot
- 50' + _____ from rear property line
- _____ from alley

Town Water Permit: _____

Town Sewer Permit: _____

Application for Historic District Review

Town of Cape Charles
2 Plum Street
Cape Charles, VA 23310
757-331-2036 Fax: 757-331-4820
planner@capecharles.org

Applicant Checklist:

These items must be submitted to the Town Planner no later than 14 days prior to the Historic District Review Board meeting. The Historic District Review Board meets the third Tuesday of each month.

- Completed signed application
- Application fee payable to "Town of Cape Charles"
- Site plan for any project proposing to alter the principal or accessory building footprint
- Scale drawings drawn to an appropriate scale of the site depicting the affected property and all buildings/structures
- Photos of existing/current structure
- Photos illustrating proposed project
- Material list (if applicable) including building materials, product descriptions and specifications
HARDI PLANK
BRICK FOUNDATION
GAF ARCH. SHINGLES,

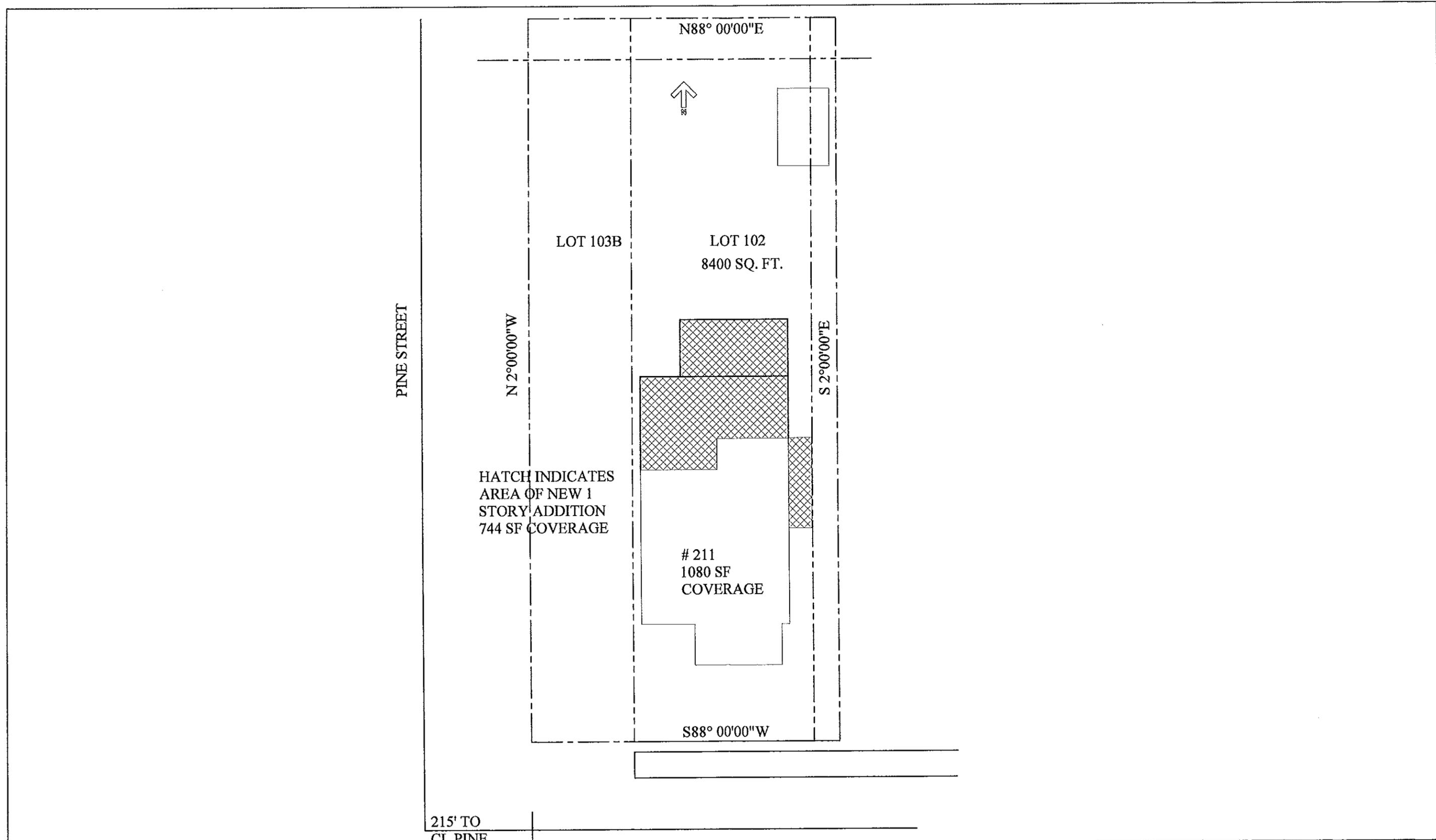
CERTIFICATION OF APPLICANT

I hereby certify that I have the authority to make the foregoing application, that the information given is true and correct, and that the construction or improvements will conform to the regulations in the Virginia Statewide Building Code, all pertinent Town Ordinances, including fire, sewer, and water ordinances, and private building restrictions, if any, which may be imposed on the property by deed. Furthermore, I certify that the changes to the improvement before or during construction will be provided to the Zoning Administrator and Building Official before such changes are constructed.

I understand that delinquent real estate taxes must be paid before any permits will be issued per Cape Charles Town Code Sec. 66-4.

I acknowledge that I have received the checklist of items to be submitted to the Town Planner for Historic District Review Board review. Failure to comply could result in delayed application review.

Signature of Owner/Contractor: _____



215' TO
CL PINE

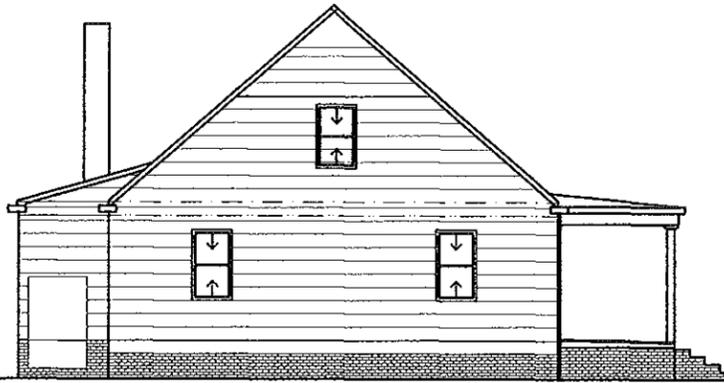
Wagner Residence Renovation/Addition
211 Jefferson Avenue, Cape Charles, VA

SITE

lp	3/6/16		SP-1
201517	1/8"-1'		

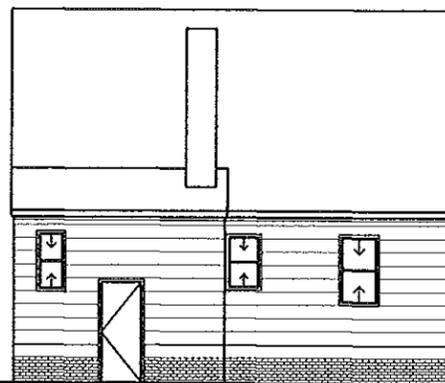


PARHAM
5377 MOCKHORN BAY DRIVE, CAPE CHARLES VIRGINIA 23110-2184
757-331-0591 ... rth@parhamarch.com
PARHAM ARCHITECT, R.A., NCARB
www.parhamarchitect.com



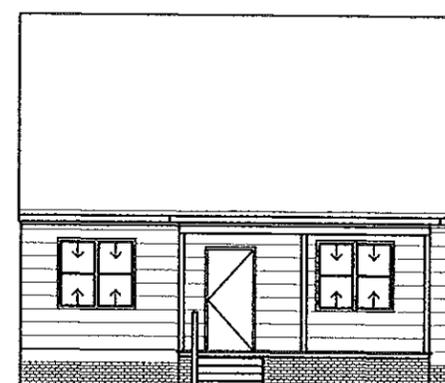
SIDE (WEST) ELEVATION

3/16"=1'



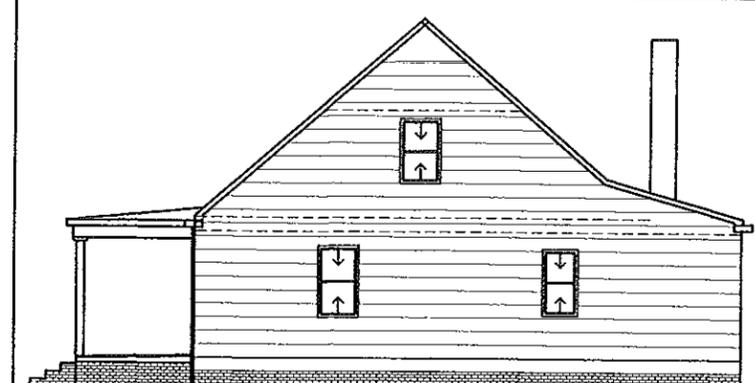
REAR (NORTH) ELEVATION

3/16"=1'



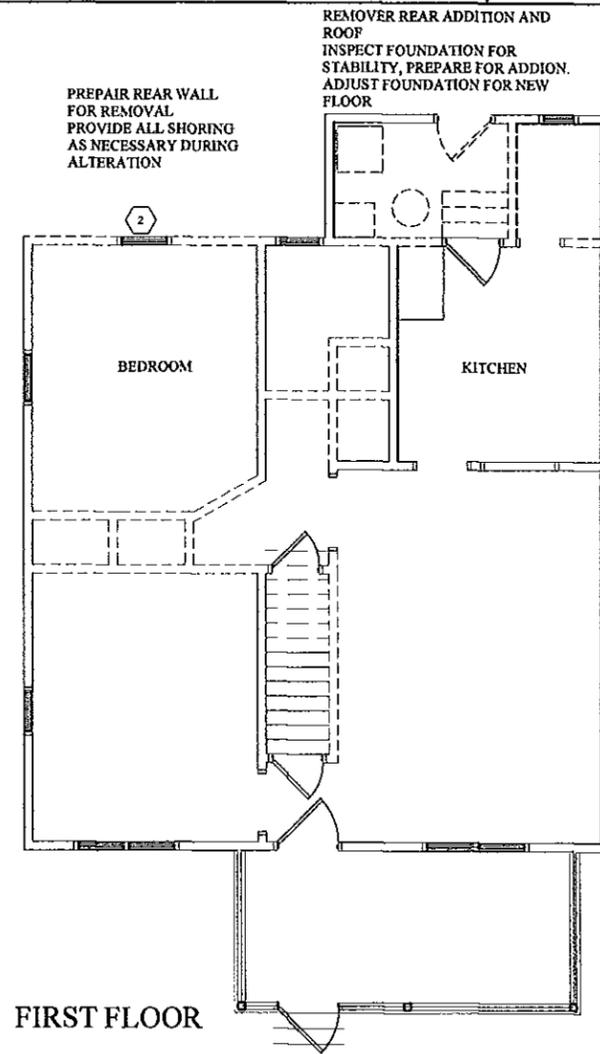
FRONT (SOUTH) ELEVATION

3/16"=1'

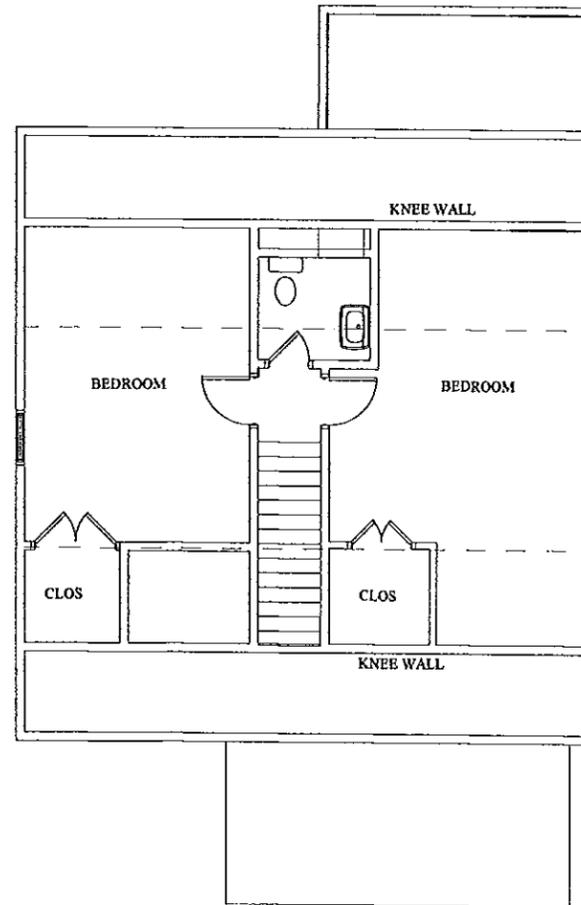


SIDE (EAST) ELEVATION

3/16"=1'



FIRST FLOOR



SECOND FLOOR



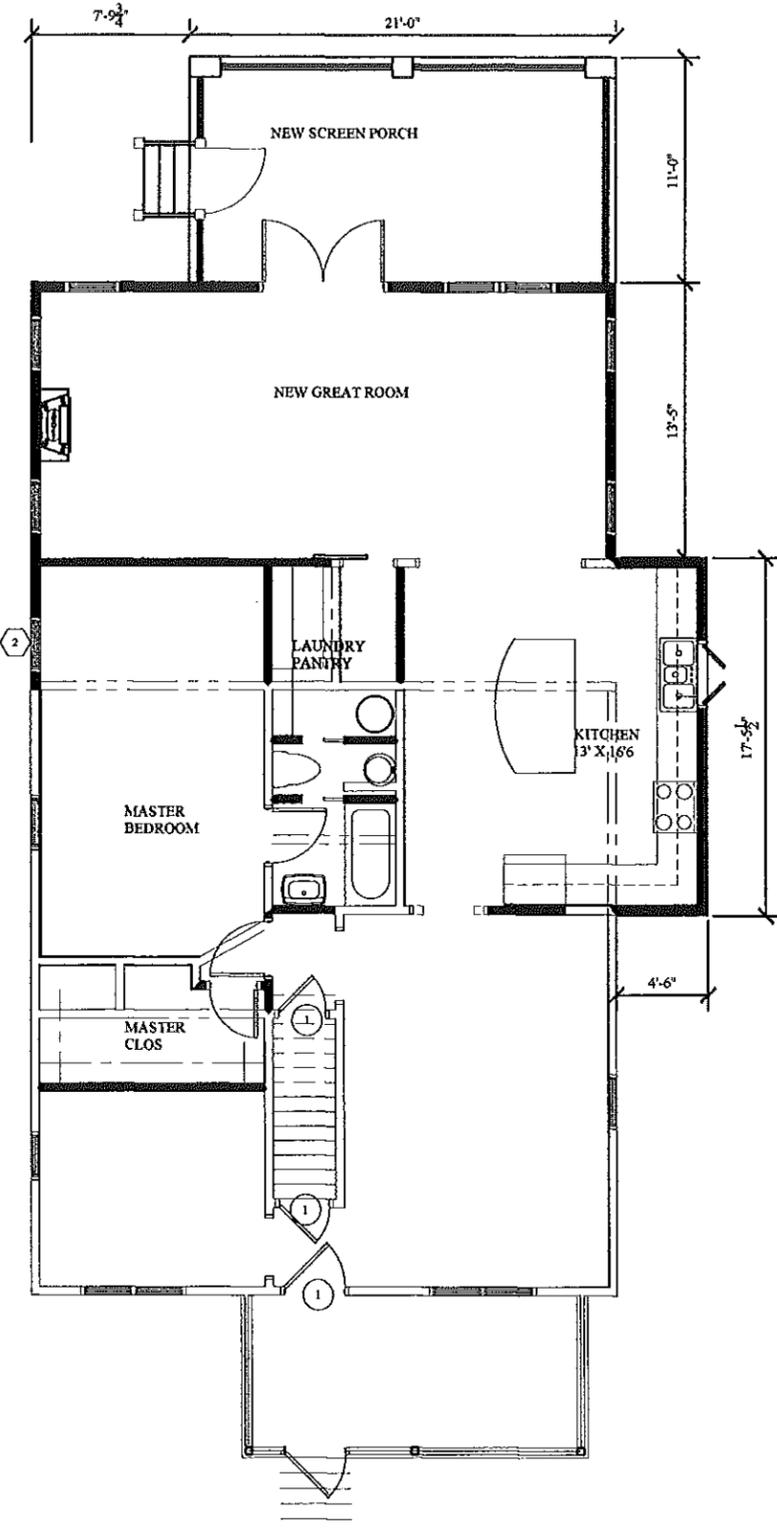
PARHAM

5377 MOCKHORN BAY DRIVE, CAPE CHARLES VIRGINIA 23110-2184
757-331-0591 ... r14k@ckva.com
PARHAM ARCHITECT, R.A., NCARB
www.parhamarchitect.com

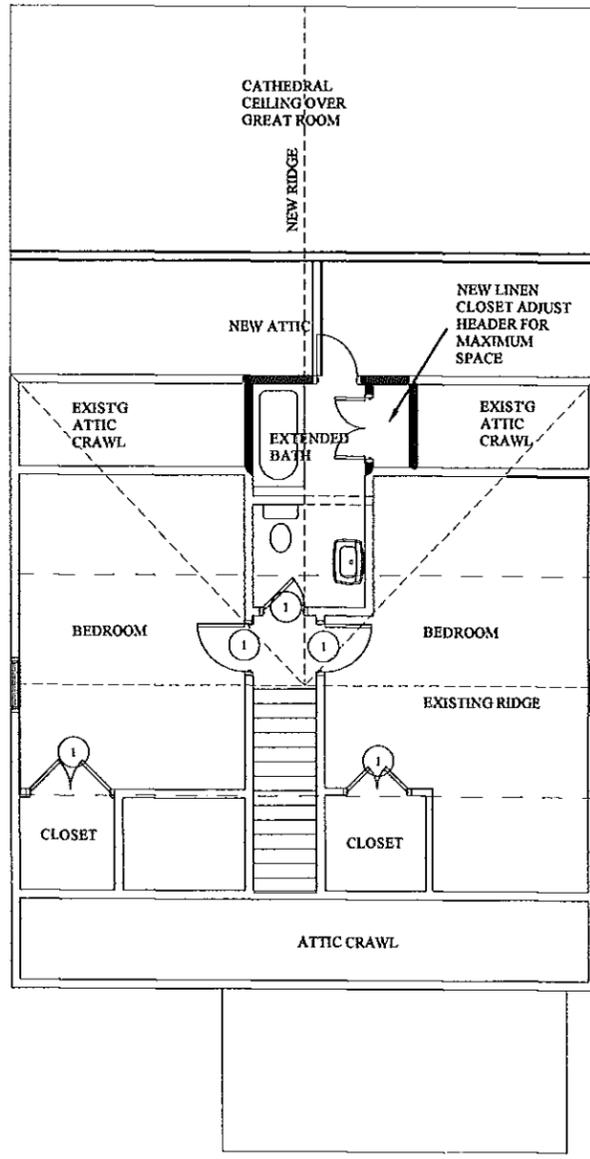
Wagner Residence Renovation/Addition
211 Jefferson Avenue, Cape Charles, VA

EXISTING CONDITIONS AND DEMO

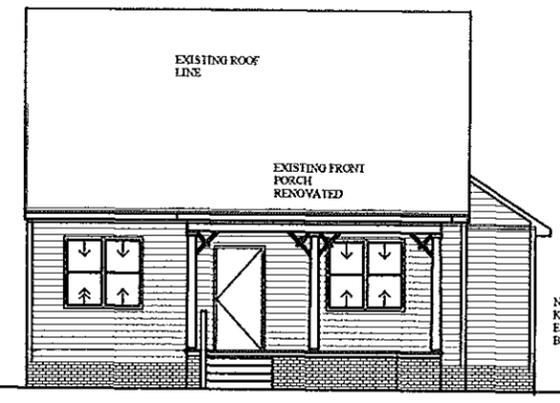
lp	12/24/15		
201517	1/4"=1'		EC-1



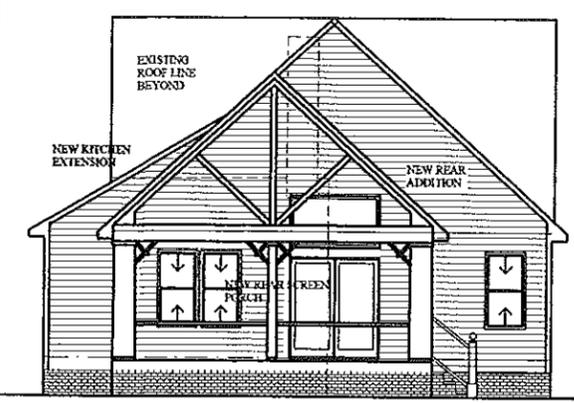
FIRST FLOOR 1/4"=1'



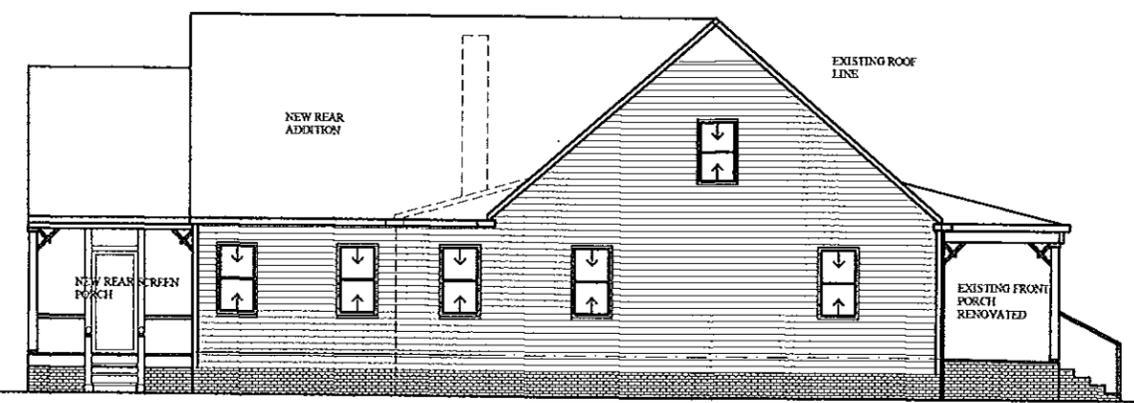
SECOND FLOOR 1/4"=1'



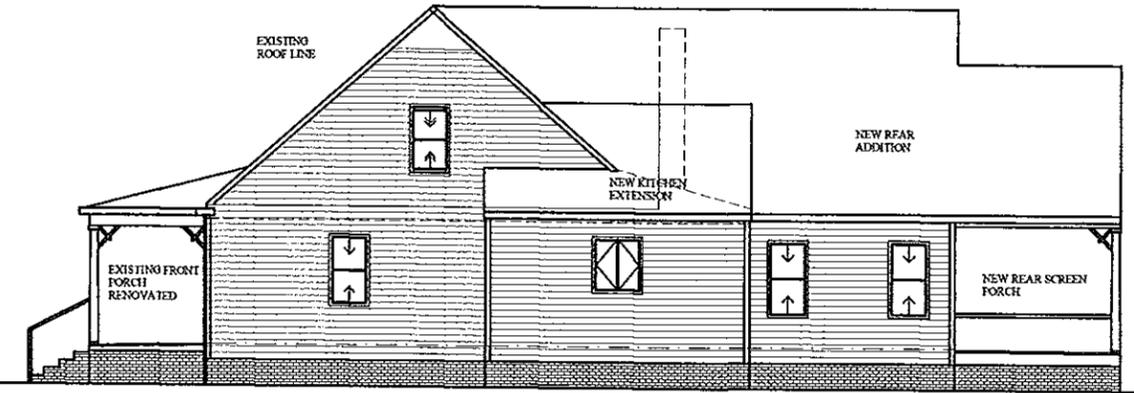
SOUTH ELEVATION



NORTH ELEVATION



WEST ELEVATION



EAST ELEVATION 3/16"=1'



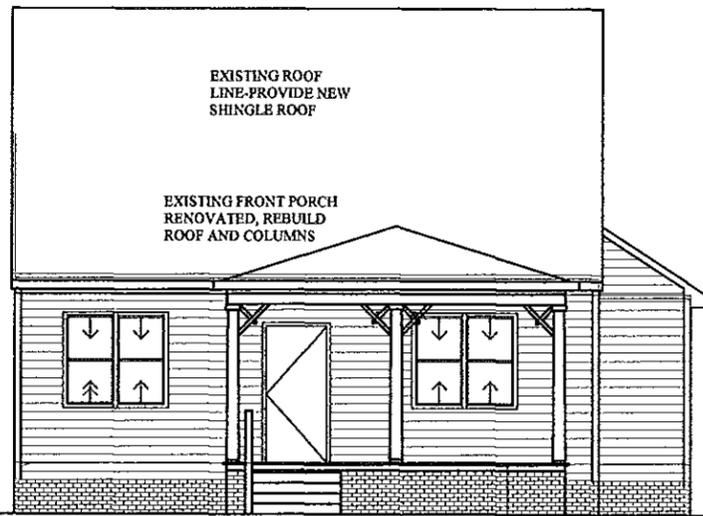
PARHAM

5377 MOCKHORN BAY DRIVE, CAPE CHARLES VIRGINIA 23110-2184
757-331-0591 ... rfw@parhamarch.com
PARHAM ARCHITECT, R.A., NCARB
www.parhamarchitect.com

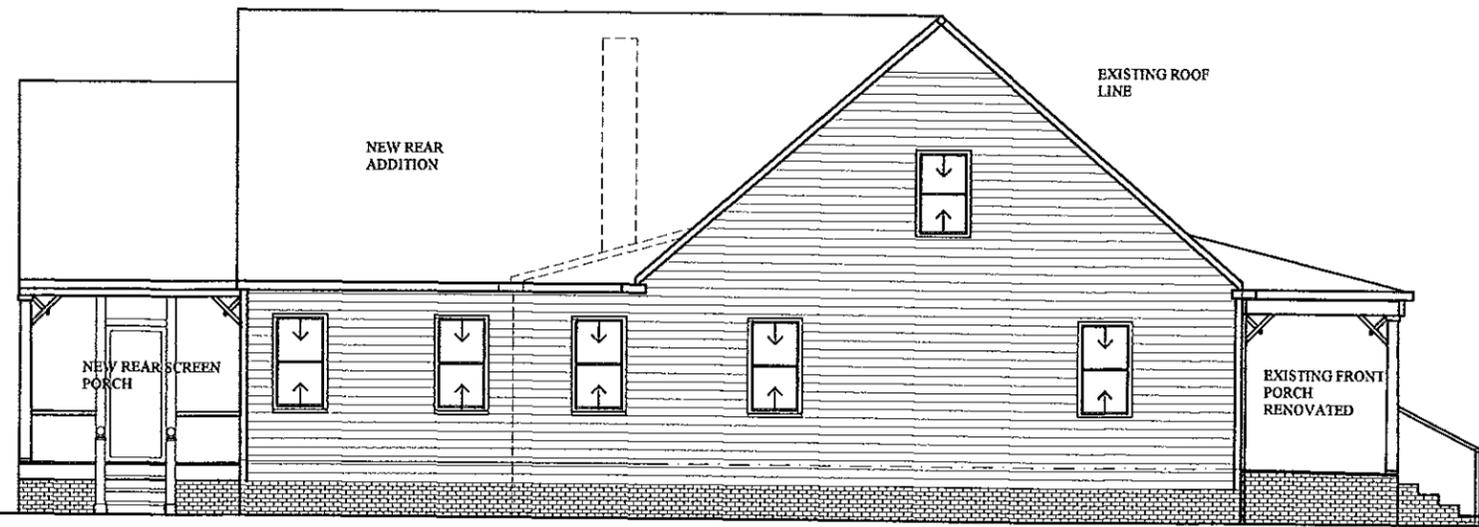
Wagner Residence Renovation/Addition
211 Jefferson Avenue, Cape Charles, VA

PRELIMINARY DESIGN SKETCH

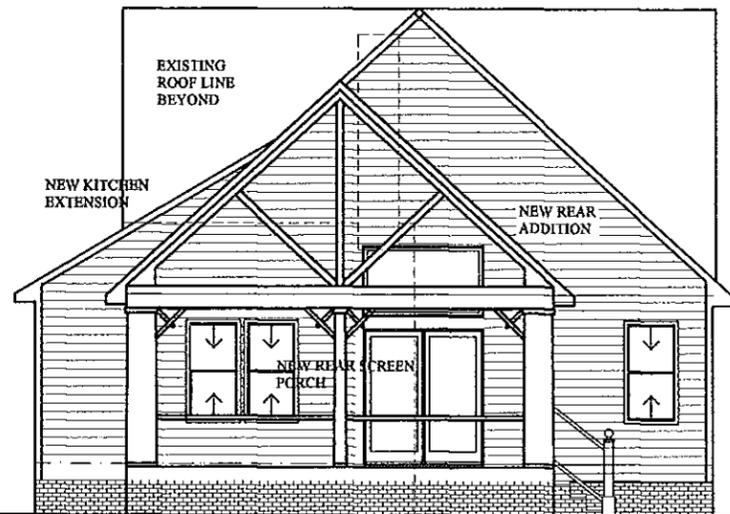
lp	3/7/16		
201517	AS		SK-3



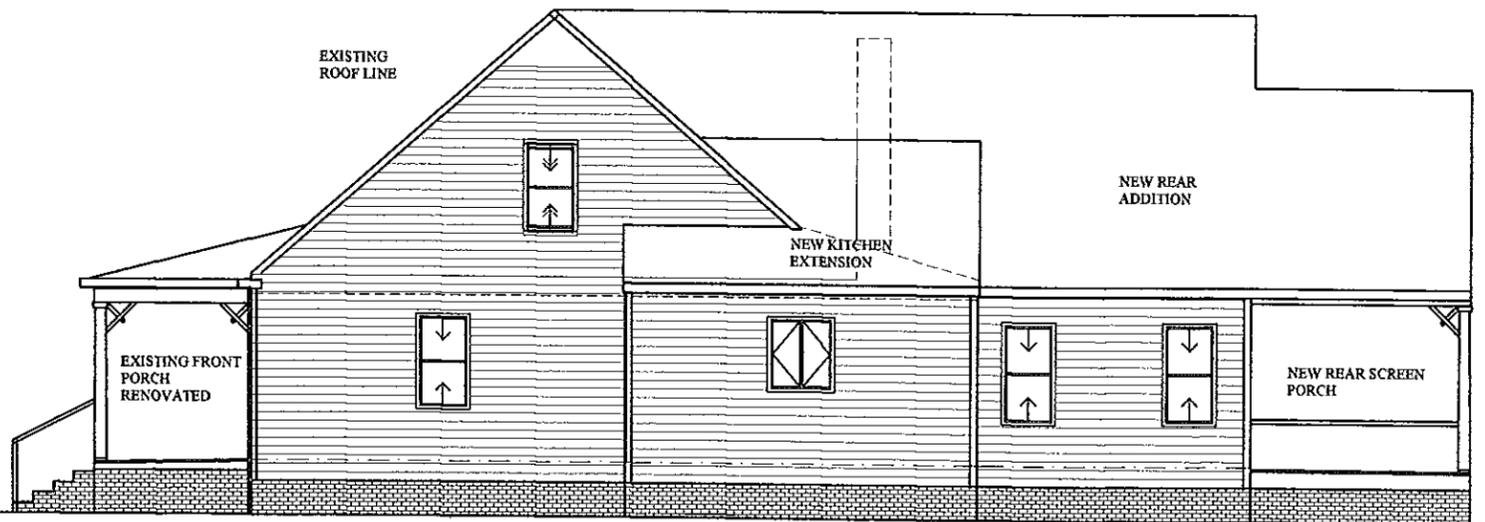
SOUTH (FRONT) ELEVATION



WEST (SIDE) ELEVATION



NORTH (REAR) ELEVATION



EAST(SIDE) ELEVATION



PARHAM

5377 MOCKHORN BAY DRIVE, CAPE CHARLES VIRGINIA 23110-2184
757-331-0591 ... rk@parhamarchitect.com
PARHAM ARCHITECT, R.A. NCARB
www.parhamarchitect.com

Wagner Residence Renovation/Addition
211 Jefferson Avenue, Cape Charles, VA

ELEVATIONS

lp	3/7/16		
201517	1/4"-1'		A-2

NOTE:

THIS PARCEL OF LAND IS OWNED BY
LARRY W. & MARGARET A. McALLEN
 SEE D.B. 194 P.6.474

Tax Map No 83A-1-1 Parcel No 102
 83A-1-1 103B

LEGEND:

- SET PIN EXCEPT AS NOTED
- PROPERTY LINES
- - - TRAVERSE LINES (not a property line)
- · — · CENTERLINE OF DITCH
- x - x FENCELINE
- - - - - ELECTRIC LINES
- ||||| WOODSLINES
- B.O.C. BACK OF CURB
- N/F NOW OR FORMERLY
- FD. FOUND
- C.M. CONCRETE MARKER

PLAT REFERENCES:

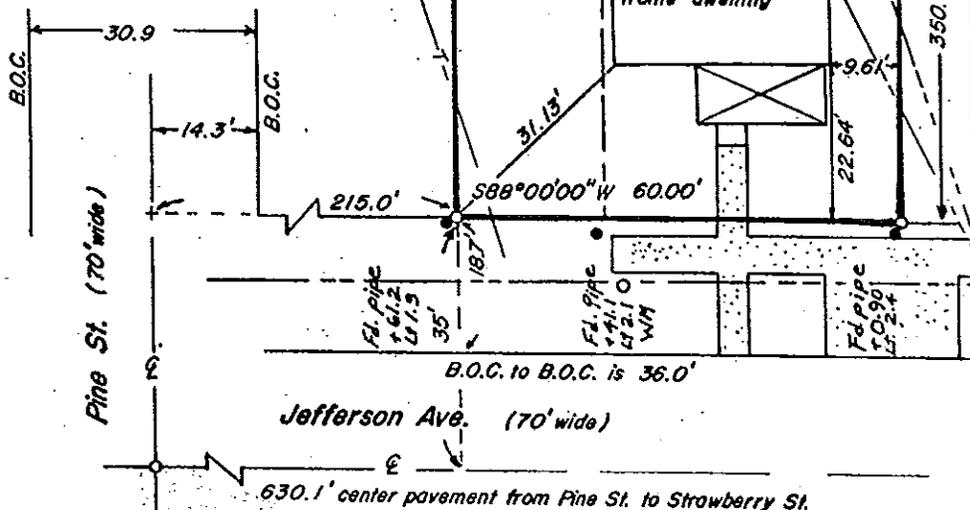
see plat the Town of Cape Charles

Centerline of streets is to dedicated street line,
 not to center of pavement.

This survey has been prepared without
 the benefit of a title report and does
 not therefore necessarily indicate all
 encumbrances on the property.

This property is subject to a 16' alley across the rear of
 the property.

Approved for Recordation
 By: *[Signature]*
 Richard L. Hubbard, Town Manager
 Dated: January 26, 1989
 Meridian by
 the Town of Cape Charles



This parcel is in Flood Zone A-5 as
 shown on FIRM 510106 0001 B dated Feb. 2, 1983.

[Professional Seal and Signature of Granville F. Hogg]

GRANVILLE F. HOGG
 BOX 117, CHERITON, VIRGINIA 23316

Physical Survey

This parcel of land was surveyed at the request of
Helen L. Benoit & Laura L. Roberts
 Located in Cape Charles
 Capeville District, Northampton County, Virginia
 DWG BY: G.B.J. SCALE: 1" = 20'
 DATE: Jan. 13, 1989 JOB No: 01389-0746

211 Jefferson Ave



Historic District Review Board Staff Report

From: Larry DiRe 
Date: March 15, 2016
Item: 4F – 201 Mason Avenue and 500 Tazewell Avenue – Town bulletin boards
Attachments: Application, bulletin board photos and specification sheets

Application Specifics

An application has been received for a Certificate of Appropriateness for 201 Mason Avenue and 500 Tazewell Avenue. The proposed work is installing one bulletin board each at the Cape Charles Memorial Library and the Civic Center. Both buildings are contributing structures. While each bulletin board is to be affixed to the respective buildings, neither will be a "permanent" feature, and may be removed as directed by the Town Council. Each bulletin board will hold information on Town events, meetings and directional maps. Per the Guidelines, the bulletin boards are proposed to be affixed to secondary façades of each building.

Discussion

- Flat walls signs for commercial buildings can be located above the storefront, within the frieze of the cornice, on covered transoms, on the pier that frames display windows, on unadorned flat surfaces of the façade, or in areas clearly designed as sign locations.
(page 58)

Recommendation

Review the attached materials and discuss any questions or concerns regarding the application. Decide whether the Board finds that a Certificate of Appropriateness is appropriate for the application.

Application for Historic District Review

Town of Cape Charles
2 Plum Street
Cape Charles, VA 23310
757-331-2036 Fax: 757-331-4820
planner@capecharles.org

Date: March 9, 2016

* Please attach checklist items

Permit No.: _____

Fee: \$100.00

Modification Fee: \$50.00

Special Meeting Fee: \$125.00

Applicant: Staff, Town of Cape Charles Signature: _____
Address: 2 Plum Street City: Cape Charles State: VA Zip: 23310
Telephone: 757-331-2036 Cell: _____
Email: planner@capecharles.org

Owner(s): Town of Cape Charles
Address: Same as above City: _____ State: _____ Zip: _____
Telephone: _____ Cell: _____
Email: _____

Contractor: Town public works staff
Address: Same as above City: _____ State: _____ Zip: _____
Telephone: _____ Cell: _____
Email _____
Town License No.: _____ State License No.: _____

Location of Improvement: 201 Mason Ave and 500 Tazewell Avenue
Lot No.: _____ Block No.: _____ Lot Size: _____ Lot Area: _____
Type of Improvement: Bulletin boards

Proposed Use: Bulleting boards afixed to Memorial Library and Civic Center
Estimated Construction Costs: \$1,400.00

Dimension of Structure or Improvement:
Width: _____ Length: _____ Height: _____
Total Square Footage: _____

Structure of Improvement will be set back:
N/A from front property line
N/A from side property line
N/A from side property line on corner lot
N/A from rear property line
N/A from alley

Town Water Permit: N/A Town Sewer Permit: N/A

Application for Historic District Review

Town of Cape Charles
2 Plum Street
Cape Charles, VA 23310
757-331-2036 Fax: 757-331-4820
planner@capecharles.org

Applicant Checklist:

These items must be submitted to the Town Planner no later than 14 days prior to the Historic District Review Board meeting. The Historic District Review Board meets the third Tuesday of each month.

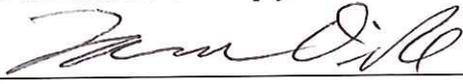
- Completed signed application
- Application fee payable to "Town of Cape Charles"
- Site plan for any project proposing to alter the principal or accessory building footprint
- Scale drawings drawn to an appropriate scale of the site depicting the affected property and all buildings/structures
- Photos of existing/current structure
- Photos illustrating proposed project
- Material list (if applicable) including building materials, product descriptions and specifications

CERTIFICATION OF APPLICANT

I hereby certify that I have the authority to make the foregoing application, that the information given is true and correct, and that the construction or improvements will conform to the regulations in the Virginia Statewide Building Code, all pertinent Town Ordinances, including fire, sewer, and water ordinances, and private building restrictions, if any, which may be imposed on the property by deed. Furthermore, I certify that the changes to the improvement before or during construction will be provided to the Zoning Administrator and Building Official before such changes are constructed.

I understand that delinquent real estate taxes must be paid before any permits will be issued per Cape Charles Town Code Sec. 66-4.

I acknowledge that I have received the checklist of items to be submitted to the Town Planner for Historic District Review Board review. Failure to comply could result in delayed application review.

Signature of Owner/Contractor:  _____

41" x 42" Outdoor Bulletin Board with Locking Door - Black

SKU: ODNBCB12BK

17431 - IN SEARCH BOX



get
MARCH 9th



Common Size: 41" x 42"

- 23" x 30"
- 24.5" x 18.5"
- 32" x 32"
- 41" x 42"
- 42" x 32"
- 59" x 41" (P-20360/Enclosed-Bulletin-Board-Cabinet-with-Rubber-Gaskets-for-Use-Outdoors)

Color: Black

- Black
- Silver (P-5284/Notice-Boards-Are-41-x-42-1-4-Weather-Resistant-Displays-for-12-8-1-2-x-11-Signs)

- Include rubber gasket on inside of aluminum frame for weather resistance.
- Hinged door for easy access to notices.
- Features key lock for security purposes.
- Designed to hold (12) 8-1/2" x 11" sheets of paper.
- Polycarbonate lens will not break or crack.

\$315.00 / Each (USD)

ADD TO CART

Description

Notice Boards are Weather Resistant

These notice boards, like tackboards are functional in providing a place to post announcements. These particular units are exterior-rated and resistant to weather. These notice boards employ a black gasket for a tight barrier against the outdoor elements. The frame of this tackboard is made of aluminum with a black finish. Each of the notice boards comes equipped with a lockable door for security. These large-format information centers can hold (12) 8 1/2" x 11" pages. The notice boards can be mounted in three different ways depending on installation. These tackboards are an economical alternative to more expensive models, and even come with a set of pushpins.

2 Rods keep the door propped open, making it easy to change out information.

Specifications

SKU ODNBCB12BK

Overall Width x Height x Depth 41.0" x 42.3" x 2.0"

50
YEAR
GUARANTEE
AGAINST BREAKAGE



Viewing Area:
42" w x 28.25" h

Optional 5-Slot Literature Rack
KMC9007 \$328.85 EA.

Surface Mount Includes
(2) 8" w x 12" d x 8.5" h
12 lb. Base Plates

SALE ~~\$1,594.00~~

\$1,385⁸⁵ /EA

KMC3015



Deadbolt Locks with 2 Keys

Framed Acrylic Glass Doors
Swing Open & Seal Tightly

SALE ~~\$1,079.00~~

\$932⁸⁵ /EA

KMC3010



Large Message Centers

Durable, Convenient and Secure

- Constructed of only the highest grade of recycled plastic lumber
- Weather-resistant and bug-resistant
- Choose single- or double-sided and horizontal or vertical to fit any location, see BarcoProducts.com
- 4 x 4 structural-grade recycled plastic posts
- Some assembly required



In-Stock



Eco-Friendly



Recycled Milk Jugs



See rubber tackboard and LED lighting upgrades and vertical options @ BarcoProducts.com

MODEL #	DESCRIPTION	DIMENSIONS	WEIGHT	PRICE	SALE PRICE
HORIZONTAL: SINGLE-SIDED					
KMC3010	Wall mount, without posts	53.5" w x 5.5" d x 39" h	81 lbs.	\$1,079.00 ea.	\$ 932.85 ea.
KMC3005	W/two inground posts 3.5" sq. x 96" h*			\$1,479.00 ea.	\$1,285.85 ea.
KMC3015	W/two surface mount posts 3.5" sq. x 60" h & bases	56.25" w x 7.25" d x 77" h.	157 lbs.	\$1,594.00 ea.	\$1,385.85 ea.
OPTIONAL 5-SLOT LITERATURE RACK FOR LARGE MESSAGE CENTERS					
KMC9007	Horizontal literature rack (fits KMC3005 & 3015)	46" w x 5" d x 15" h	32 lbs.	\$ 370.00 ea.	\$ 328.85 ea.
	*not shown			+ shipping	+ shipping

When it comes to message centers -- nobody else compares!

