



Special Committee of the Whole Meeting Agenda

Monday, August 05, 2024 at 6:30 PM

Columbus City Hall – 105 N. Dickason Boulevard

Roll Call

Notice of Open Meeting

Approval of Agenda

Public Comment

New Business

1. Facade grant request by Kaba Bah for 101 E James Street

Adjourn

*A quorum of city committees and/or commissions may be present at this meeting. No action will be taken or considered by those committees and/or commissions.



Agenda Item Report

Meeting Type: Committee of the Whole

Meeting Date: August 5, 2024

Item Title: Facade grant request by Kaba Bah for 101 E James Street

Submitted By: Mike Kornmann, Director of Community & Economic Development

Detailed Description of Subject Matter:

The façade grant application by Kaba Bah is the second phase for the building at 101 E. James St. A total of six apartments have been remodeled. Phase two includes 23 windows, 4 exterior doors, and painting. Kaba owns one other building in downtown in addition to this one.

List all Supporting Documentation Attached:

Façade Grant application. The last couple of pages show photos of the façade of the pre-project look and photo of post project.

Action Requested of Council:

Approve the façade grant request in the amount of \$25,000.

City of Columbus
Façade Improvement Grant Application

Item #1.

The Columbus Façade Improvement Grant Program provides funding for eligible façade improvement, signage or awning projects for commercial properties located within the City of Columbus.

Application Type (check all that apply) ☒ **Facade Improvement Grant** ☐ **Storefront Signage or Awning Grant**

Applicant: Kaba Bah Property Address: 101 East James street
Business Name: Kaba-Baal LLC Parcel Number: 11211 15
Phone: 757-319-9929 Project Start Date: 06/2024
E-mail: kababah@hotmail.com Project Completion Date: 09/2024

Project Summary:

Phase II (Exterior work only): Repair/replace broken windows with energy efficient windows, while maintaining the historic integrity of the facade. Some of the current windows have broken glasses, the paint is peeling off and almost certainly has lead base paint due to its age. We will also be painting the exterior of building surfaces and repair entrance doors but will not make any changes to the bricks.

There are 23 windows total and 4 exterior doors between the three buildings that needs to be repaired or replaced with an estimated cost of \$54,000.00. Building owner will cover \$29,000.00 of this cost.

Total Project Cost: \$54,000.00

Total Grant Funds Requested: \$25,000.00

Other Sources of Funds: HELOC, Debt.

I CERTIFY that all information in this application is true and complete to the best of my/our knowledge.


Applicant Signature

M. Kaba Bah
Print Name

06/12/2024
Date

Required Attachments

1. Project Plans that identifies the work to be completed. The project plan should include building plans, specifications and bids received for the project.
2. Submit photos of building before and after work has been completed.
3. Renderings or Building Elevations of the proposed project.
4. Commitments for all funding sources.

City of Columbus
Façade Improvement Grant Application

Item #1.

Program Guidelines

1. Façade Improvement Grants
 - a. Must leverage \$1 of private funds for \$1 requested with a maximum of \$1,000 per project.
 - b. Eligible Activities for the Façade Improvement Grant:
 - i. Repair/replacement of the original building's materials and decorative details.
 - ii. Cleaning of exterior building surfaces.
 - iii. Tuck pointing and masonry repair.
 - iv. Painting of exterior building surfaces
 - v. Repair/replacement or addition of entrances, doors, display windows, transoms, or windows.
2. Storefront Signage or Awning Grants
 - a. Must leverage \$1 of private funds for \$1 requested with a maximum of \$500 per activity.
 - b. Eligible Activities for Signage or Awning Grants:
 - i. Replacement of existing signs and awnings.
 - ii. New signage and awnings.
 - iii. Permanent exterior lighting.
 - c. Temporary or Portable signs are not eligible for sign grants
 - d. Signs must be for Business Identification
3. Eligible Properties
 - a. Any property within the City of Columbus zoned CBD-1, B-2, B-3 or I1.
4. Applications will be reviewed once a complete application is submitted and funds will be distributed on a 'first come, first serve' basis.
5. Applications shall be submitted and approved prior to any work commencing on a project. Any expenditures made before the approval of the grant application are not eligible for reimbursement.
6. The project must be visible from the public right of way.
7. All proposed improvements must comply with the Columbus Municipal Code and the applicant must obtain all necessary permits.
8. If your project is a local landmark or within a historic district, approval by the Columbus HLPC will be required.
9. Grants will not be issued for Tax Delinquent Properties.

Façade Grant Program Process

1. Application Submittal
 - a. Property owner shall submit a signed copy of grant application.
 - b. Property owner shall submit all required attachments with the application.
2. Review Process
 - a. Internal Review
 - b. Community Development Authority Review and Approval
 - c. Council Notification
3. Applicant obtains relevant permits and completes the project
4. Payment Process
 - a. Applicant submits proof of payment for eligible activities to the program administrator.
 - b. Program Administrator will verify that the project was completed as proposed.
 - c. Program funds will be disbursed when project invoices or receipts have been submitted to the program administrator.

Building Plans

COLUMBUS APARTMENTS
RENOVATIONS

101-105 EAST JAMES STREET
COLUMBUS, WI 53925



LEVEL-2 ALTERATION
(NO CHANGES ON EXTERIOR WALLS / WINDOWS / ROOF)
CONSTRUCTION DRAWINGS
SUBMITTED FOR PLAN REVIEW & BUILDING PERMIT

DRAWING INDEX

- 000 COVER SHEET & CODE SUMMARY
- 010 EXISTING 1ST FLOOR PLAN
- 110 EXISTING 2ND FLOOR PLAN
- 200 PROPOSED 2ND FLOOR PLAN
- 210 PROPOSED MEZZ LEVEL PLAN
- 220 MEZZ FLOOR FRAMING PLAN/ACOUSTICAL WALLS
- 300 ENLARGED PLANS/ELEVATIONS @ TOILET ROOM

PROJECT INFORMATION

APPLICABLE CODES AND ZONING:

- (1) WISCONSIN COMMERCIAL BUILDING CODE (CHAPTER SPS 362/379)
 - (2) 2015 IBC-INTERNATIONAL BUILDING CODE
 - (3) 2015 IBC-INTERNATIONAL EXISTING BUILDING CODE
 - (4) 2015 IECC-RESIDENTIAL PROVISIONS
 - (5) ZONING CODE-COLUMBUS ZONING ORDINANCES (CHAPTER 114)
- ZONING DISTRICT: CBD-1 (CENTRAL BUSINESS DISTRICT)
2ND-FLOOR DWELLING UNITS MIXED USE BUILDING (PERMITTED USE)

BUILDING DATA:

TAXKEY: 11211 0015 (REGISTERED HISTORICAL BUILDING WAS BUILT IN 1890)
BUILDING OCCUPANCY: RESIDENTIAL GROUP "R-2")
CLASS OF CONSTRUCTION: TYPE "YB" UNPROTECTED (NON-SPRINKLER)

TOTAL ALTERED TENANT SPACE: 3,672 S.F.
TOTAL BUILDING AREA: 7,344 S.F. (TWO STORIES)
TOTAL BUILDING VOLUME: 102,816 CU. FT.

OCCUPANT LOAD ON 2ND FLOOR: 19 (200 SF PER PERSON)

EXIT WIDTH REQUIRED: 19x0.2=3.8"
EXIT WIDTH PROVIDED: 32"x2=64" (TWO EXITS ARE PROVIDED)

FIXTURES REQUIRED*	DWELLING UNIT
WATER CLOSET	1 PER UNIT
LAVATORY	1 PER UNIT
KITCHEN SINK	1 PER UNIT
AUTO CLOTH WASHER	1 PER 20 UNITS

FIXTURES PROVIDED*	DWELLING UNIT
WATER CLOSET	1 PER UNIT
LAVATORY	1 PER UNIT
KITCHEN SINK	1 PER UNIT
AUTO CLOTH WASHER	2 ON 2ND FLOOR
SHOWER	1 PER UNIT

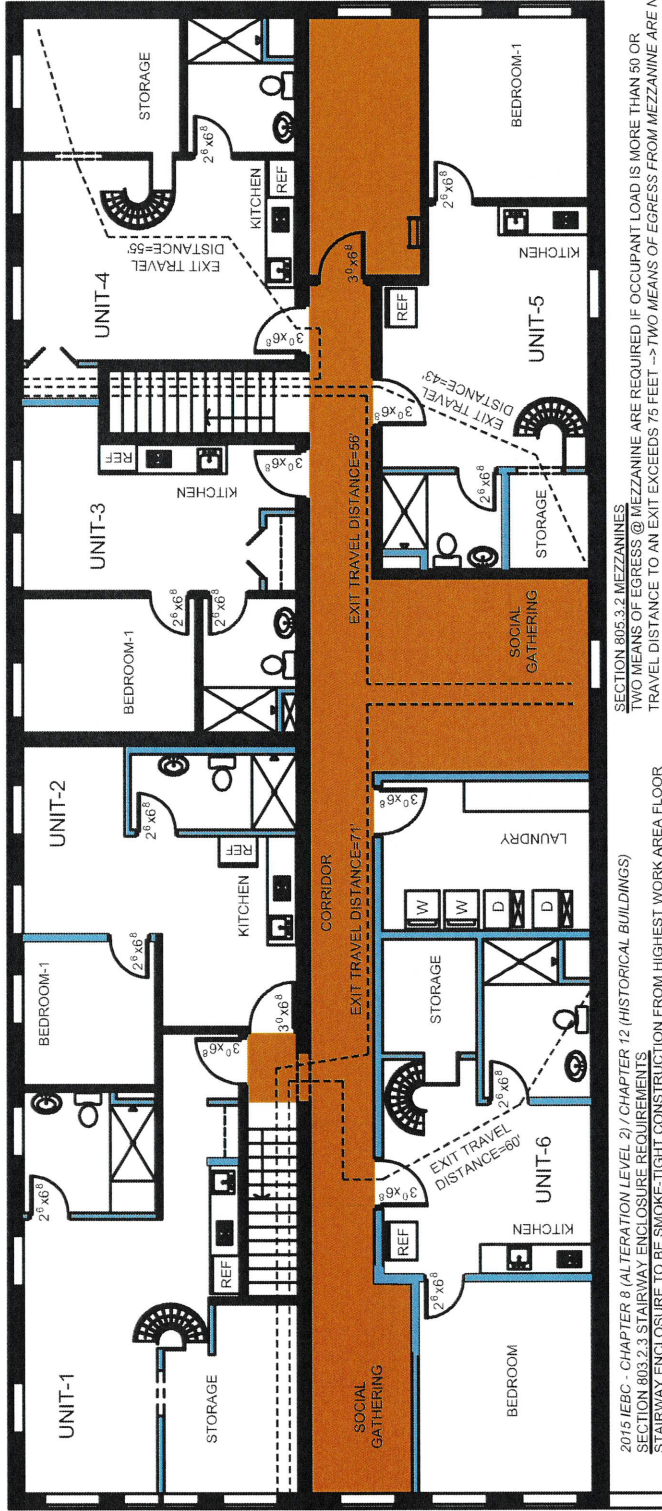
PROJECT TEAM

BUILDING OWNER:
KABA BAH, PRESIDENT
KABA BAH, LLC
5559 NORTH SHORELAND AVENUE
MILWAUKEE, WI 53217
757-319-9929 (CELL)

GENERAL CONTRACTOR:
TO BE DETERMINED

ARCHITECT:
BARRY C. YANG, AIA
5559 NORTH SHORELAND AVENUE
MILWAUKEE, WI 53217
262-365-2680 (CELL)





OTHER BUILDING

2015 IEBC - CHAPTER 8 (ALTERATION LEVEL 2) / CHAPTER 12 (HISTORICAL BUILDINGS)

SECTION 803.2.3 STAIRWAY ENCLOSURE REQUIREMENTS
STAIRWAY ENCLOSURE TO BE SMOKE-TIGHT CONSTRUCTION FROM HIGHEST WORK AREA FLOOR TO ALL FLOOR BELOW WHEN WORK AREA ON ANY FLOOR EXCEEDS 50% OF THAT FLOOR -->
STAIRWAY ENCLOSURE IS NOT REQUIRED BUT IT IS PROVIDED

SECTION 803.5 GUARDS
GUARDS TO BE PROVIDED WHERE FLOOR LEVEL IS MORE THAN 30" ABOVE FINISHED FLOOR -->
GUARDS ARE PROVIDED AT RAISED BEDROOM & MEZZ BEDROOM

SECTION 804.2.2 FIRE PROTECTION @ GROUP R-2
AUTOMATIC SPRINKLER PROTECTION IS REQUIRED WHEN BOTH CONDITIONS OCCUR
(1) THE WORK AREA IS REQUIRED TO BE PROVIDED IN ACCORDANCE WITH IBC REQUIREMENTS
(2) THE WORK AREA EXCEEDS 50% OF THE FLOOR AREA --> FIRE PROTECTION IS NOT REQUIRED

SECTION 804.4.1.6 GROUP R-2
A FIRE ALARM SYSTEM IS REQUIRED WHEN THE BUILDING IS MORE THAN THREE STORIES IN HEIGHT OR CONTAINING MORE THAN 16 DWELLING UNITS --> A FIRE ALARM SYSTEM IS NOT REQUIRED

SECTION 805.3.1 MIN. NUMBER OF EXITS
EVERY STORY THAT INCLUDES EXITS OR CORRIDORS SHARED BY MORE THAN ONE TENANT WITHIN THE WORK AREA SHALL BE PROVIDED WITH TWO EXITS --> TWO MEANS OF EGRESS ARE PROVIDED

SECTION 805.3.1.1 SINGLE-EXIT BUILDINGS
ONE EXIT IS REQUIRED IF R-2 OCCUPANCY HAS NOT MORE THAN 2 STORIES IN HEIGHT & THERE ARE NOT MORE THAN 4 DWELLING UNITS PER FLOOR --> TWO MEANS OF EGRESS ARE PROVIDED

SECTION 805.3.2 MEZZANINES

TWO MEANS OF EGRESS @ MEZZANINE ARE REQUIRED IF OCCUPANT LOAD IS MORE THAN 50 OR TRAVEL DISTANCE TO AN EXIT EXCEEDS 75 FEET --> TWO MEANS OF EGRESS FROM MEZZANINE ARE NOT REQUIRED

SECTION 1203.6 HISTORICAL BUILDING / FIRE SAFETY-STAIRWAY ENCLOSURE

IN BUILDINGS OF THREE STORIES OR LESS, EXIT ENCLOSURE CONSTRUCTION SHALL LIMIT THE SPREAD OF SMOKE BY THE USE OF TIGHT-FITTING DOOR STAIRWAYS ARE NOT REQUIRED TO HAVE FIRE-RATING. --> SMOKE PROTECTION ENCLOSURE @ STAIRWAY IS PROVIDED

SECTION 1203.7 HISTORICAL BUILDING / FIRE SAFETY-ONE-HOUR FIRE-RESISTANT ASSEMBLIES

WHERE 1-HOUR FIRE-RESISTANT CONSTRUCTION IS REQUIRED, IT NEED NOT BE PROVIDED AT THE HISTORICAL BUILDINGS --> FIRE-RATING ENCLOSURE @ STAIRWAY IS NOT REQUIRED

SECTION 1204.1.1 SITE ARRIVAL POINTS

AT LEAST ONE ACCESSIBLE ROUTE FROM A SITE ARRIVAL POINT TO AN ACCESSIBLE ENTRANCE SHALL BE PROVIDED

SECTION 1204.1.2 MULTIPLE LEVEL BUILDINGS

AN ACCESSIBLE ROUTE FROM AN ACCESSIBLE ENTRANCE TO PUBLIC SPACES ON THE LEVEL OF THE ACCESSIBLE ENTRANCE SHALL BE PROVIDED. IN BUILDING ALTERATIONS, ACCESSIBILITY TO SPACES ABOVE OR BELOW THE LEVEL OF ACCESSIBLE ENTRANCE IS NOT REQUIRED

CHAPTER SPS 379. SECTION 379.16 / 379.18

FIRE EXTINGUISHERS AND FIRE ALARM SHALL BE PROVIDED WHERE MORE THAN 20 PERSONS ARE ACCOMMODATED --> FIRE EXTINGUISHERS AND A FIRE ALARM SYSTEM ARE NOT REQUIRED

2015 IEBC - CHAPTER 5 (RE) EXISTING BUILDINGS

SECTION R803.1.1 BUILDING ENVELOPE

ALTERATIONS INVOLVING EXTERIOR WALLS AND ROOFS ARE REQUIRED TO MEET THE REQUIREMENTS FOR A NEW BUILDING --> NO ENERGY REQUIREMENTS WILL BE APPLIED TO THIS PHASE OF SCOPE

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Milwaukee, WI 53217
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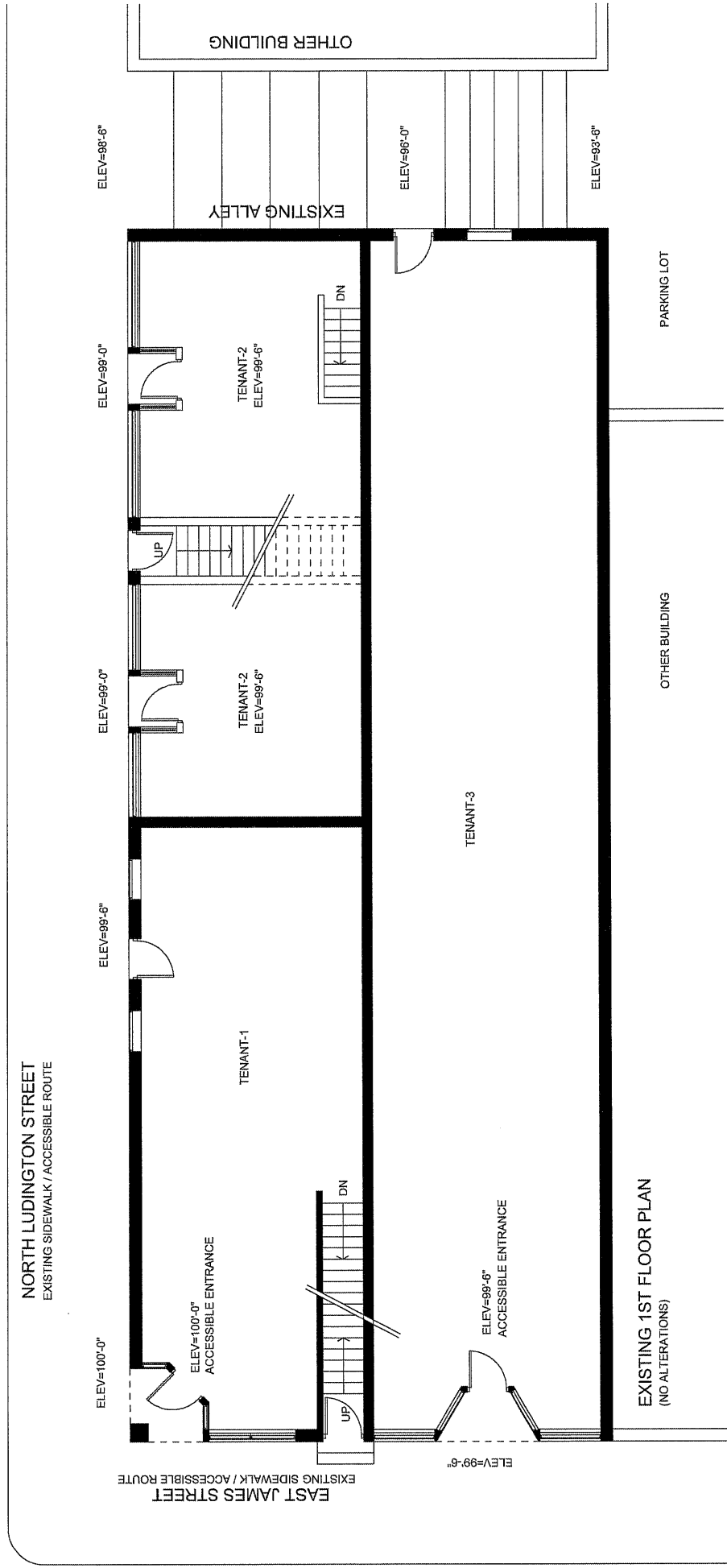
COLUMBUS APARTMENTS RENOVATIONS
101-105 E JAMES STREET
COLUMBUS, WI 53206

DATE	20230307	JCB NUMBER	23012
DRAWN BY	BCY	SHEET NUMBER	010

LIFE SAFETY PLAN

Scale: 1/8"=1'-0"





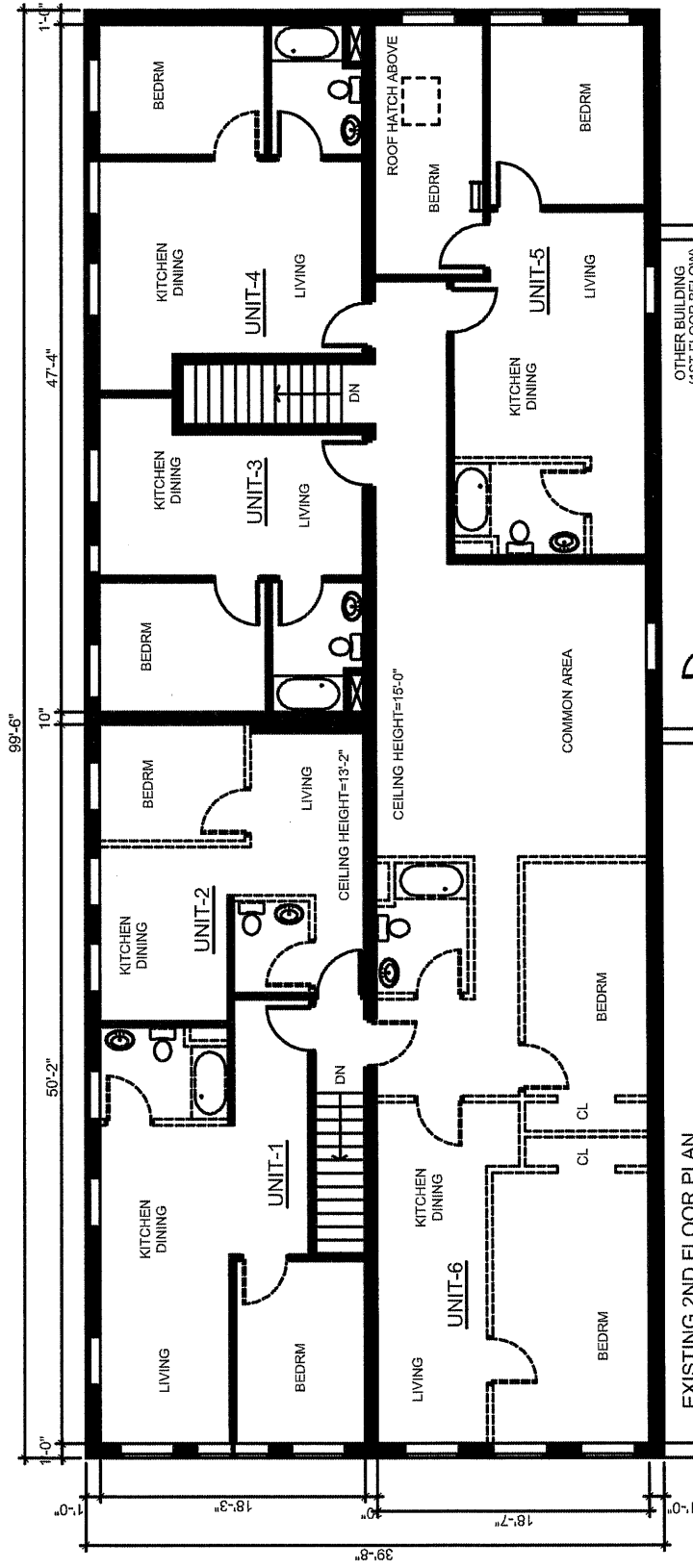
EXISTING 1ST FLOOR PLAN

Scale: 1/8"=1'-0"

BARRY C. YANG, ARCHITECT 5559 North Shoreland Avenue Milwaukee, WI 53217 Phone: 262-365-2680 Email: byang.architect@gmail.com	DATE 20230307	JOB NUMBER 23012
	DRAWN BY BCY	SHEET NUMBER 100

Item #1.

NORTH LUDINGTON STREET



EAST JAMES STREET

EXISTING 2ND FLOOR PLAN

(TOTAL UNITS = 6)
(TOTAL LENGTH OF INTERIOR WALLS = 488')
(TOTAL PARTITIONS TO BE REMOVED = 155')
(% OF ALTERATION = 31.6%)

- EXISTING PARTITION / EXTERIOR WALL TO REMAIN
- EXISTING PARTITION TO BE REMOVED

OTHER BUILDING
(1ST FLOOR BELOW)

EXISTING DOOR TO REMAIN

EXISTING DOOR TO BE REMOVED

EXISTING PLUMBING FIXTURES TO BE REMOVED

REVISION ON 12/6/2023

EXISTING 2ND FLOOR PLAN

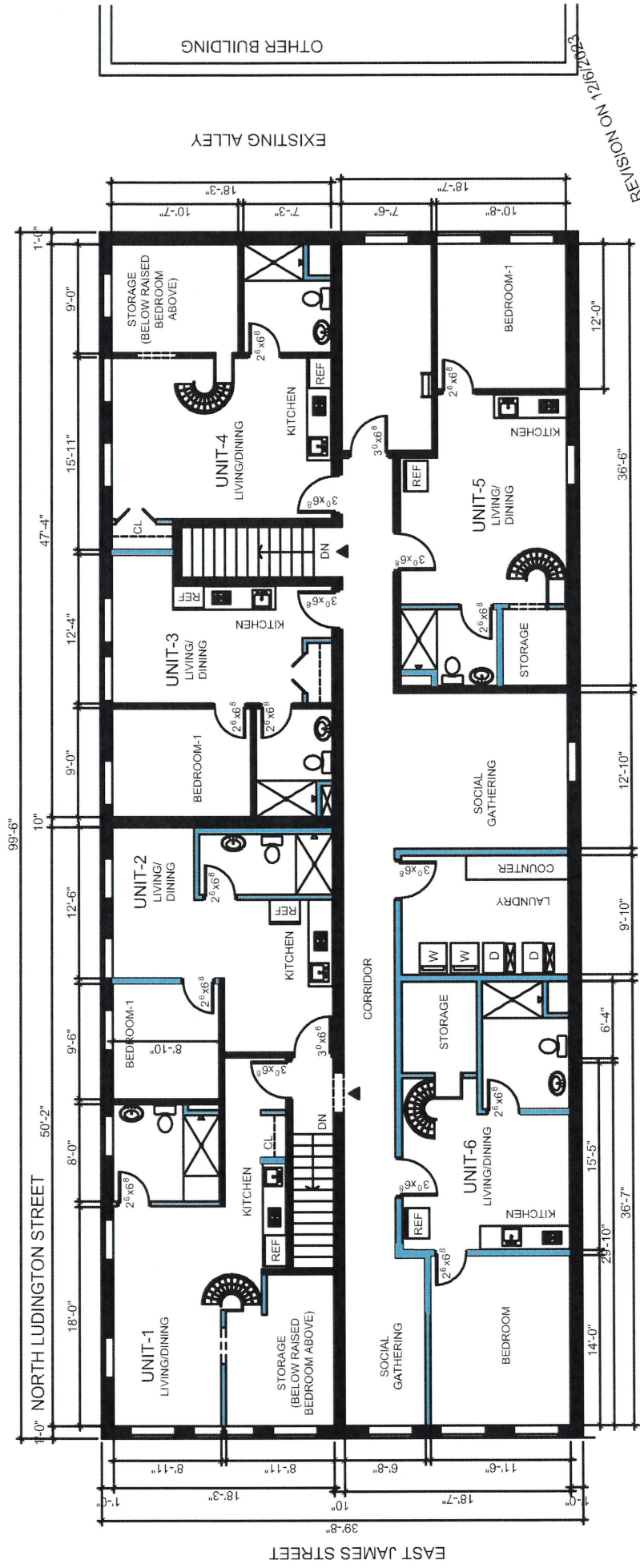
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BARRY C. YANG ARCHITECT
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**COLUMBUS APARTMENTS
RENOVATIONS**
101-105 E JAMES STREET
COLUMBUS, WI 53296

DATE	20230307	JCB NUMBER	23012
DRAWN BY	BCY	SHEET NUMBER	110

Item #1.



- PROPOSED 2ND FLOOR PLAN**
- EXISTING PARTITION/EXTERIOR WALL TO REMAIN
 - NEW PARTITIONS
 - 14" DIA. SOLAR TUBE LIGHT (PENETRATES FROM ROOF ABOVE)
 - EXIT SIGN (TO BE LIGHTED AT ALL TIME)
 - HALF-WALL PARTITION (42") w/ 1" WOOD CAP & 1/2" OVERHANGS

- NOTE:**
- (1) ALL NEW PARTITIONS TO BE 2x6 WOOD STUDS @ 24" O.C. (w/ 1/2" GYPSUM WALL BOARDS ON BOTH SIDES OR 1/2" GYPSUM WALL BOARD + 1/2" OSB BOARD)
 - (2) UNIT ENTRY DOORS TO BE 3'-0" (W) x 6'-8" (H) x 1 3/4" SOLID BONDED WOOD CORE (UNLESS NOTED OTHERWISE); DOORS INSIDE EACH UNIT TO BE 2'-6" (W) x 6'-8" (H) x 1 3/4" SOLID BONDED WOOD CORE
 - (3) DOORS @ EXIT STAIRWAYS TO BE 3'-0" (W) x 6'-8" (H) x 1 3/4" SOLID BONDED WOOD CORE
 - (4) CLOSETS TO HAVE 2'-6" (W) x 6'-8" (H) BL-FOLD DOORS
 - (5) NEW OPENING @ EXISTING WALL FOR CORRIDOR 2 TO BE 5'-0" (W) x 8'-0" (H)

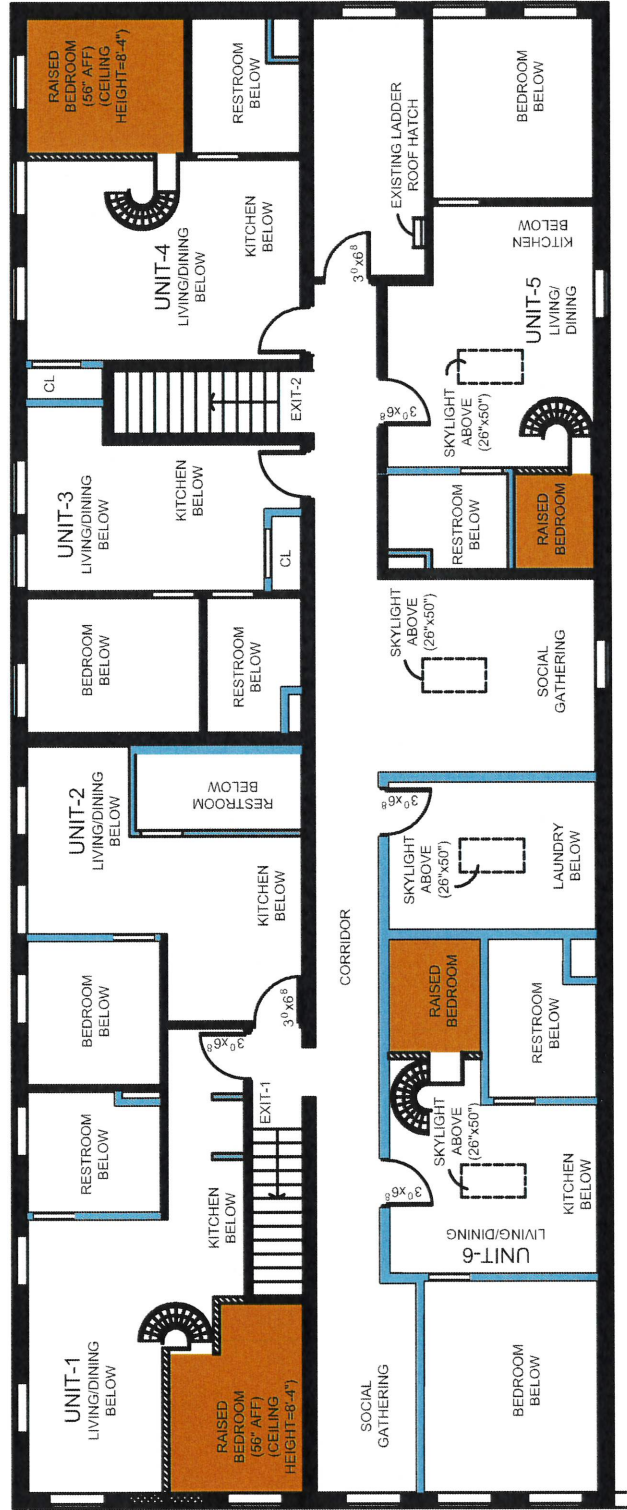
- (6) VERTICAL LADDER TO ACCESS ROOF HATCH TO HAVE HANDRAILS ON BOTH SIDES w/ MIN 20" TREAD WIDTH, MIN 5" TREAD DEPTH, MIN 8" TREAD DEPTH, NOISE PROTECTION, MAX 9" RISER HEIGHT
- (7) DECKING AROUND ROOF HATCH TO BE PROVIDED
- (8) CONTRACTOR TO PROVIDE 1-HOUR FIRE-RATED PARTITIONS BETWEEN UNITS
- (9) PER 2015 IBC SECTION 1006.3.2 (SINGLE EXITS) & SECTION 1030 (EMERGENCY ESCAPE AND RESCUE), EMERGENCY ESCAPE AND RESCUE OPENINGS ARE REQUIRED IN SINGLE-EXIT RESIDENTIAL BUILDINGS (THIS REQUIREMENT IS NOT APPLICABLE TO THIS PROJECT BECAUSE TWO EXITS ARE PROVIDED)
- (10) PER 2015 IBC SECTION 1011.10 (SPIRAL STAIRWAYS), SPIRAL STAIRS ARE PERMITTED WITHIN INDIVIDUAL DWELLING UNITS. THE STAIRWAY IS REQUIRED TO HAVE MIN 26" AT AND BELOW HANDRAILS, THE DEPTH OF TREAD IS REQUIRED TO HAVE MIN 7" MEASURED AT 12" OUT FROM THE NARROW EDGE. (THE FINAL STYLE OF METAL SPIRAL STAIRWAYS TO BE DETERMINED BY BUILDING OWNER)

COLUMBUS APARTMENTS RENOVATIONS 101-105 E JAMES STREET COLUMBUS, WI 53206		DATE 20230307	SUB NUMBER 23012
BARRY G. YANG ARCHITECT 5555 North Shoreland Avenue Milwaukee, WI 53217 Phone: 262-385-2680 Email: byang-architect@gmail.com		DRAWN BY BCY	SHEET NUMBER 200

PROPOSED 2ND FLOOR PLAN

Scale: 1/8" = 1'-0"

REVISION ON 12/6/2023



PROPOSED MEZZ PLAN

- EXISTING PARTITION / EXTERIOR WALL TO REMAIN
- NEW PARTITIONS
- HALF-WALL PARTITION (42") w/ 1" WOOD CAP & 1/2" OVERHANGS
- BEDROOM / STUDY ROOM @ MEZZ LEVEL

UNIT #	LIVING/ DINING AREA	MEZZ FLOOR AREA	WINDOW AREA* @ LIVING/LOFT	VENTILATION AREA @ LIVING/LOFT
UNIT-1	360 SF	100 SF (28%)	48 SF (13.3%)	45 SF (12.5%)
UNIT-4	340 SF	95 SF (28%)	36 SF (10.6%)	39 SF (11.5%)
UNIT-5	260 SF	34 SF (13%)	22 SF (8.5%)	33 SF (12.7%)
UNIT-6	220 SF	46 SF (21%)	22 SF (10%)	27 SF (12.2%)

*: WINDOW AREA INCLUDES SKYLIGHT (26"x50") IN UNITS #5 & #6



PROPOSED MEZZ LEVEL PLAN

Scale: 1/8"=1'-0"

BARRY C. YANG ARCHITECT 5559 North Shoreland Avenue Milwaukee, WI 53217 Phone: 262-395-2680 Email: byang.architect@gmail.com	COLUMBUS APARTMENTS RENOVATIONS 101-105 E JAMES STREET COLUMBUS, WI 53206		DATE 20230307	JCS NUMBER 23012
			DRAWN BY BCY	SHEET NUMBER 210

REVISION ON 12/6/2023



MEZZ FLOOR FRAMING PLAN / ACOUSTICAL WALLS

- EXISTING PARTITION / EXTERIOR WALL TO REMAIN
- BEARING WALL BELOW - CAPPED w/ (2) 2x4 TOP PLATES
- FLOOR JOISTS TO BE 2x8 DOUGLAS FIR-LARCH #2 @ 16" O.C.

- NOTE:
- (1) ALL HEADERS ABOVE 3'-0" DOORS TO BE (2) 2x6s (STANDARD OR BETTER)
 - (2) HEADERS ABOVE NEW OPENING @ EXISTING WALL FOR CORRIDOR-2
 - TO BE (2) 2x10s (NO. 3 OR BETTER) IF THE PARTY WALL IS A WOOD FRAMING WALL
 - TO BE (2) 3.5"x3.5"x5/16" (6'-4" LONG) STEEL ANGLES ON BOTH SIDES IF THE PARTY WALL IS A BRICK WALL
 - (3) ALL GUARDS @ RAISED/MEZZ BEDROOMS TO BE 42" IN HEIGHT
 - (4) ALL PARTITIONS BETWEEN RESIDENTIAL UNITS TO HAVE MIN. STC 50 ACOUSTICAL QUALITY
 - (5) ALL PARTITIONS BETWEEN RESIDENTIAL UNITS & PUBLIC AREAS (LAUNDRY ROOM, SOCIAL GATHERING AREA, CORRIDOR, EXIT STAIRWAY) TO HAVE MIN. STC 50 ACOUSTICAL QUALITY
 - (6) STC 50 PARTITIONS = (1) LAYER OF 5/8" GYPSUM BOARD ON EACH SIDE OF 2x4 WOOD STUDS w/ RESILIENT CHANNEL ON ONE SIDE & 3/4" OF FIBERGLASS BATT INSULATION BETWEEN STUDS

MEZZ FLOOR FRAMING PLAN / ACOUSTICAL WALLS

Scale: 1/8"=1'-0"

BARRY C. YANG ARCHITECT 5559 North Shoreland Avenue Milwaukee, WI 53217 Phone: 262-385-2680 Email: byang.architect@gmail.com	COLUMBUS APARTMENTS RENOVATIONS 101-105 E JAMES STREET COLUMBUS, WI 53296	DATE	20230307	JCS NUMBER	23012
		DRAWN BY	BCY	SHEET NUMBER	220

WINDOWS BID

- (1) Pella Windows: \$107,000.00 (Materials only).
- (2) Pyramid Pros: \$54,000.00 (Material & Labor).
- (3) Triplex Milwaukee: \$76,500 (Material & Labor).



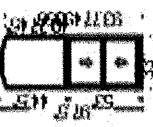
Proposal - Detailed

Madison Experience Center
2101 W. Beltline Hwy
Madison, WI 53713
Phone: (608) 271-6800 Fax: (608) 271-7327

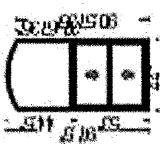
Sales Rep Name: Rogers, Tony
Sales Rep Phone: 608-852-4045
Sales Rep E-Mail: trogers@pellawi.com
Sales Rep Fax:

Customer Information	Project/Delivery Address	Order Information
409 - TONY ROGERS 2101 W Beltline Hwy MADISON, WI 53713-2339 Primary Phone: (608) 2716800 Mobile Phone: Fax Number: E-Mail: Contact Name: Great Plains #: 1006056062 Customer Number: 1009900087 Customer Account: 1006056062	E JAMES ST 101 E JAMES ST Lot # COLUMBUS, WI County: Owner Name: Owner Phone:	Quote Name: E JAMES ST Order Number: 409 Quote Number: 17470231 Order Type: Non-Installed Sales Wall Depth: NONE Payment Terms: Prepaid Before Load 50% Tax Code: DA Cust Delivery Date: None Quoted Date: 10/23/2023 Contracted Date: Booked Date: Customer PO #:

Customer Notes: ****BUDGET NUMBERS ONLY****
****DOES NOT INCLUDE ANY INSTALL MATERIALS, TRIM, FLASHING, OR LABOR****

Line #		Location:	Attributes			
15		SIDE	Pella® Reserve, , Traditional Double Hung, Architect Reserve, Traditional, Direct Set Fixed Frame Arch Head, 33 X 97.5, Almond			
			1: 3353 Double Hung, Equal			
	PK #		Frame Size: 33 X 53			
	2146		General Information: Standard, Luxury, Clad, Pine, 5", 3 11/16"			
			Exterior Color / Finish: Painted, Standard Enduraclad, Almond			
			Interior Color / Finish: Unfinished Interior			
			Sash / Panel: Ogee, Ogee, Standard, No Sash Lugs			
			Glass: Insulated Dual Low-E Advanced Low-E Insulating Glass Argon Non High Altitude			
			Hardware Options: Cam-Action Lock, Champagne, No Window Opening Control Device, No Limited Opening Hardware, Order Sash Lift, No Integrated Sensor			
		Viewed From Exterior	Screen: Full Screen, Standard EnduraClad, Almond, Premium, InView™			
			Performance Information: U-Factor 0.29, SHGC 0.28, VLT 0.53, CPD PEL-N-232-01141-00001, Performance Class CW, PG 50, Calculated Positive DP Rating 50, Calculated Negative DP Rating 50, Year Rated 08 11, Egress Does not meet typical United States egress, but may comply with local code requirements			
			Grille: No Grille,			
			2: 3344.5 Fixed Frame Direct Set Arch Head			
			Frame Size: 33 X 44 1/2 X 40 3/4			
			General Information: Interior Glazed, Standard, Clad, Pine, 5", 3 11/16"			
			Exterior Color / Finish: Painted, Standard Enduraclad, Almond			
			Interior Color / Finish: Unfinished Interior			
			Glass: Insulated Dual Low-E Advanced Low-E Insulating Glass Argon Non High Altitude			
			Performance Information: U-Factor 0.28, SHGC 0.32, VLT 0.62, CPD PEL-N-18-03365-00001, Performance Class AW, PG 80, Calculated Positive DP Rating 80, Calculated Negative DP Rating 80, FPAS FL10354, Year Rated 08 11			
			Grille: No Grille,			
			Horizontal Mull 1: Factory/Mull, Standard Joining Mullion, Frame To Frame Width- 0", Mull Design Pressure- 20			
			Wrapping Information: Foldout Fins, Factory Applied, No Exterior Trim, 3 11/16", 5", Factory Applied, Pella Recommended Clearance, Perimeter Length = 255".			
					Item Price	Qty
					\$3,016.76	2
						Ext'd Price
						\$6,033.52

Final Wall Depth: NONE

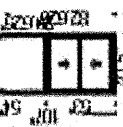
Line #		Location:	Attributes			Item Price	Qty	Ext'd Price
20		SIDE FRAME RADIUS = 38.4013175"						
		PK # 2146	Pella® Reserve, , Traditional Double Hung, Architect Reserve, Traditional, Direct Set Fixed Frame Arch Head, 44 X 97.5, Almond					
			1: Non-Standard Size Double Hung, Equal					
			Frame Size: 44 X 53					
			General Information: Standard, Luxury, Clad, Pine, 5", 3 11/16"					
			Exterior Color / Finish: Painted, Standard Enduraclad, Almond					
			Interior Color / Finish: Unfinished Interior					
			Sash / Panel: Ogee, Ogee, Standard, No Sash Lugs					
			Glass: Insulated Dual Low-E Advanced Low-E Insulating Glass Argon Non High Altitude					
			Hardware Options: Cam-Action Lock, Champagne, No Window Opening Control Device, No Limited Opening Hardware, Order Sash Lift, No Integrated Sensor					
			Screen: Full Screen, Standard EnduraClad, Almond, Premium, InView™					
			Performance Information: U-Factor 0.29, SHGC 0.28, VLT 0.53, CPD PEL-N-232-01141-00001, Performance Class CW, PG 50, Calculated Positive DP Rating 50, Calculated Negative DP Rating 50, Year Rated 08 11, Egress Does not meet typical United States egress, but may comply with local code requirements					
			Grille: No Grille,					
			2: 4444.5 Fixed Frame Direct Set Arch Head					
			Frame Size: 44 X 44 1/2 X 37 9/16					
			General Information: Interior Glazed, Standard, Clad, Pine, 5", 3 11/16"					
			Exterior Color / Finish: Painted, Standard Enduraclad, Almond					
			Interior Color / Finish: Unfinished Interior					
			Glass: Insulated Dual Low-E Advanced Low-E Insulating Glass Argon Non High Altitude					
			Performance Information: U-Factor 0.28, SHGC 0.32, VLT 0.62, CPD PEL-N-18-03365-00001, Performance Class AW, PG 60, Calculated Positive DP Rating 60, Calculated Negative DP Rating 60, FPAS FL10354, Year Rated 08 11					
			Grille: No Grille,					
			Horizontal Mull 1: FactoryMull, Standard Joining Mullion, Frame To Frame Width- 0", Mull Design Pressure- 20					
			Wrapping Information: Foldout Fins, Factory Applied, No Exterior Trim, 3 11/16", 5", Factory Applied, Pella Recommended Clearance, Perimeter Length = 272".					

Final Wall Depth: NONE

Line #	Location:	Attributes		
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25	SIDE	Pella® Reserve, , Traditional Double Hung, Architect Reserve, Traditional, Direct Set Fixed Frame Gothic Springline, 40.5 X 107, Hartford Green		
		Item Price	Qty	Ext'd Price
		\$7,336.22	6	\$44,017.32

PK #
2146



Viewed From Exterior

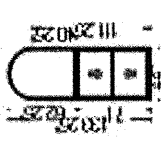
Rough Opening: 41 - 1/4" X 107 - 3/4"

1: Non-Standard Size Double Hung, Equal
Frame Size: 40 1/2 X 53
General Information: Standard, Luxury, Clad, Pine, 5", 3 11/16"
Exterior Color / Finish: Painted, Standard Enduraclad, Hartford Green
Interior Color / Finish: Unfinished Interior
Sash / Panel: Ogee, Ogee, Standard, No Sash Lugs
Glass: Insulated Dual Low-E Advanced Low-E Insulating Glass Argon Non High Altitude
Hardware Options: Cam-Action Lock, Champagne, No Window Opening Control Device, No Limited Opening Hardware, Order Sash Lift, No Integrated Sensor
Screen: Full Screen, Standard EnduraClad, Hartford Green, Premium, InView™
Performance Information: U-Factor 0.29, SHGC 0.28, VLT 0.53, CPD PEL-N-232-01141-00001, Performance Class CW, PG 50, Calculated Positive DP Rating 50, Calculated Negative DP Rating 50, Year Rated 08|11, Clear Opening Width 37.125, Clear Opening Height 22.062, Clear Opening Area 5.68786, Egress Does not meet typical United States egress, but may comply with local code requirements
Grille: No Grille.

2: 40.554 Fixed Frame Direct Set Gothic Springline
Frame Size: 40 1/2 X 54 X 29 5/8
General Information: Interior Glazed, Standard, Clad, Pine, 5", 3 11/16"
Exterior Color / Finish: Painted, Standard Enduraclad, Hartford Green
Interior Color / Finish: Unfinished Interior
Glass: Insulated Dual Low-E Advanced Low-E Insulating Glass Argon Non High Altitude
Performance Information: U-Factor 0.28, SHGC 0.32, VLT 0.62, CPD PEL-N-18-03365-00001, Performance Class AW, PG 55, Calculated Positive DP Rating 55, Calculated Negative DP Rating 55, FPAS FL10354, Year Rated 08|11
Grille: No Grille.
Horizontal Mull 1: FactoryMull, Standard Joining Mullion, Frame To Frame Width- 0", Mull Design Pressure- 20
Wrapping Information: Foldout Fins, Factory Applied, No Exterior Trim, 3 11/16" 5", Factory Applied, Pella Recommended Clearance, Perimeter Length = 275".

Final Wall Depth: NONE

Customer Notes: ESTIMATION OF UNIT ONLY - TEMPLATE AND CAD DRAWING WILL BE REQUIRED FOR ACTUAL COST.

Line #		Location:	Attributes			
30	BACK	Frame Reserve = 22"				
	PK #	2146				
						
		Viewed From Exterior				
		Rough Opening: 44 - 3/4" X 134 - 1/4"				
			Pella® Reserve,, Traditional Double Hung, Architect Reserve, Traditional, Direct Set Fixed Frame Springline, 44 X 133.25, Spice Red			
			1: Non-Standard Size Double Hung, Equal			
			Frame Size: 44 X 71			
			General Information: Standard, Luxury, Clad, Pine, 5", 3 11/16"			
			Exterior Color / Finish: Painted, Standard Enduraclad, Spice Red			
			Interior Color / Finish: Unfinished Interior			
			Sash / Panel: Ogee, Ogee, Standard, No Sash Lugs			
			Glass: Insulated Dual Low-E Advanced Low-E Insulating Glass Argon Non High Altitude			
			Hardware Options: Cam-Action Lock, Champagne, No Window Opening Control Device, No Limited Opening Hardware, Order Sash Lift, No Integrated Sensor			
			Screen: Full Screen, Standard EnduraClad, Spice Red, Premium, InView™			
			Performance Information: U-Factor 0.29, SHGC 0.28, VLT 0.53, CPD PEL-N-232-01141-00001, Performance Class CW, PG 45, Calculated Positive DP Rating 45, Calculated Negative DP Rating 45, Year Rated 08 11, Egress Meets Typical 5.7 sqft (E) (United States Only)			
			Grille: No Grille,			
			2: 4462.25 Fixed Frame Direct Set Springline			
			Frame Size: 44 X 62 1/4 X 40 1/4			
			General Information: Interior Glazed, Standard, Clad, Pine, 5", 3 11/16"			
			Exterior Color / Finish: Painted, Standard Enduraclad, Spice Red			
			Interior Color / Finish: Unfinished Interior			
			Glass: Insulated Dual Low-E Advanced Low-E Insulating Glass Argon Non High Altitude			
			Performance Information: U-Factor 0.28, SHGC 0.32, VLT 0.62, CPD PEL-N-18-03365-00001, Performance Class AW, PG 45, Calculated Positive DP Rating 45, Calculated Negative DP Rating 45, FPAS FL10354, Year Rated 08 11			
			Grille: No Grille,			
			Horizontal Mull 1: FactoryMull, Standard Joining Mullion, Frame To Frame Width- 0", Mull Design Pressure- 20			
			Wrapping Information: Foldout Fins, Factory Applied, No Exterior Trim, 3 11/16", 5", Factory Applied, Pella Recommended Clearance, Perimeter Length = 336".			

Final Wall Depth: NONE

Line #	Location:	Attributes
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35 FRONT	Pella® Reserve, , Traditional Double Hung, Architect Reserve, Traditional, Direct Set	Item Price	Qty	Ext'd Price
Frame Radius = 21.75"	Fixed Frame Springline 43 5 X 139 25 Hartford Green	\$3,390.64	2	\$6,781.28

PK #
 2146

1: Non-Standard Size Double Hung, Equal
Frame Size: 43 1/2 X 71
General Information: Standard, Luxury, Clad, Pine, 5", 3 11/16"
Exterior Color / Finish: Painted, Standard Enduraclad, Hartford Green
Interior Color / Finish: Unfinished Interior
Sash / Panel: Ogee, Ogee, Standard, No Sash Lugs
Glass: Insulated Dual Low-E Advanced Low-E Insulating Glass Argon Non High Altitude
Hardware Options: Cam-Action Lock, Champagne, No Window Opening Control Device, No Limited Opening Hardware, Order Sash Lift, No Integrated

Viewed From Exterior
Rough Opening: 44 - 1/4" X 140 - 1/4"

Screen: Full Screen, Standard EnduraClad, Hartford Green, Premium, InView™
Performance Information: U-Factor 0.29, SHGC 0.28, VLT 0.53, CPD PEL-N-232-01141-00001, Performance Class CW, PG 45, Calculated Positive DP Rating 45, Calculated Negative DP Rating 45, Year Rated 08/11, Egress Meets Typical 5.7 sqft (E) (United States Only)
Grille: No Grille,

2: 43.568.25 Fixed Frame Direct Set Springline
Frame Size: 43 1/2 X 68 1/4 X 46 1/2
General Information: Interior Glazed, Standard, Clad, Pine, 5", 3 11/16"
Exterior Color / Finish: Painted, Standard Enduraclad, Hartford Green
Interior Color / Finish: Unfinished Interior
Glass: Insulated Dual Low-E Advanced Low-E Insulating Glass Argon Non High Altitude
Performance Information: U-Factor 0.28, SHGC 0.32, VLT 0.61, CPD PEL-N-18-03401-00001, Performance Class AW, PG 55, Calculated Positive DP Rating 55, Calculated Negative DP Rating 55, FPAS FL10354, Year Rated 08|11

Grille: NO Grille,
Horizontal Mull 1: Factory/Mull, Standard Joining Mullion, Frame To Frame Width- 0", Mull Design Pressure- 20
Wrapping Information: Foldout Fins, Factory Applied, No Exterior Trim, 3' 11/16", 5", Factory Applied, Pella Recommended Clearance, Perimeter Length = 347".

Final Wall Depth: NONE

Thank You For Your Interest In Pella® Products

Customer: 409 - TONY ROGERS

Project Name: E JAMES ST

Quote Number: 17470231

Customer Printed Name: _____

Customer Signature: _____

TERMS & CONDITIONS:

All prices quoted are valid for 30 days from the date of this proposal.

Thank you for the opportunity.

Order Totals	
Taxable Subtotal	\$98,720.54
Sales Tax @ 5.5%	\$5,429.63
Non-taxable Subtotal	\$0.00
Total	\$104,150.17
Deposit Received	\$0.00
Amount Due	\$104,150.17

PYRAMID PROS

PO BOX 1877
 MAISON, WI, 53701
 Pyramidprosilc.com

WINDOWS BID**05/13/2024****DOC. NO. 2303**

<Payment terms (due on receipt)>

BILL TO

Attention: Kaba
 Kaba - Baal LLC
 101-105 East James Street
 Columbus, WI, 53925
 757-319-9929

SHIP TO

Attention: Kaba
 Kaba -Baal LLC
 125 North Hancock Street
 Madison, WI, 53703
 757-319-9929

DESCRIPTION	QTY	UNIT PRICE	TOTAL
Replace 23 exterior windows with double pane, Energy efficient windows. Replace 2 exterior doors, fix 2 existing exterior doors, Paint exterior doors, windows and wood frames as shown in the before and after drawings.	1	54,000.00	54,000.00

Remarks / Payment Instructions:

SUBTOTAL	54,000.00
DISCOUNT	0.00
SUBTOTAL LESS DISCOUNT	42,500.00
TAX RATE	0.00%
TOTAL TAX	0.00
SHIPPING/HANDLING	0.00

Balance Due \$ 54,000.00

Photos

Item #1.



Item #1.

See more dates



Item #1.



HOME EXPRESSIONS

Item #1.



Item #1.

Funding Sources

Owner:	\$29,000.00
Facade Grant:	\$25,000.00

Total budget:	\$54,000.00
