

CITY OF MACKINAC ISLAND

AGENDA

HISTORIC DISTRICT COMMISSION

Tuesday, January 09, 2024 at 10:00 AM

City Hall – Council Chambers, 7358 Market St., Mackinac Island, Michigan

I. Call to Order

II. Roll Call

III. Pledge of Allegiance

IV. Approval of Minutes

[a.](#) December 12, 2023 Minutes

V. Adoption of Agenda

VI. Correspondence

VII. Committee Reports

VIII. Staff Report

[a.](#) C23-038-098(H) Benser - Island Slice Re-Roof

[b.](#) C23-025-099(H) Benser/Porter Chuckwagon Re-roof

[c.](#) C23-026-100(H) Benser/Porter Lilac Tree Re-Roof

[d.](#) R123-066-102(H) Callewaert Siding Replacement

[e.](#) C23-027-104(H) Main Street Inn Roof Repair

[f.](#) C23-050-107(H) Porter - Mighty Mac Roof

IX. Old Business

X. New Business

[a.](#) R123-053-106(H) McCarty Window Replacement

XI. Public Comment

XII. Adjournment

MINUTES

HISTORIC DISTRICT COMMISSION

Tuesday, December 12, 2023 at 1:00 PM

City Hall – Council Chambers, 7358 Market St., Mackinac Island, Michigan

I. Call to Order

The meeting was called to order at 1:03 PM

II. Roll Call

PRESENT

Andrew Doud
Lee Finkel
Alan Sehoyan
Nancy Porter

ABSENT

Lorna Straus

Staff: Gary Rentrop, Hans Rentrop, Richard Neumann, Dennis Dombroski

III. Pledge of Allegiance

IV. Approval of Minutes

a. October 10, 2023 Minutes

Motion to approve as written.

Motion made by Porter, Seconded by Sehoyan.

Voting Yea: Doud, Finkel, Sehoyan, Porter

V. Adoption of Agenda

Motion to approve as amended. The amendment was to take off the Education Segment.

Motion made by Sehoyan, Seconded by Doud.

Voting Yea: Doud, Finkel, Sehoyan, Porter

VI. Correspondence

None

VII. Committee Reports

None

VIII. Staff Report

a. Education Segment

There was no education segment.

b. Job Status Report

Sehoyan asked Dombroski if any of the first three items were complete. Dombroski stated they were all still in process.

c. C23-042-095(H) Doud's Market Re-Roof and Siding Replacement

Doud stated the roof needed to be replaced, like for like and some siding and woodwork needed to be replaced, also like for like.

Motion to approve the staff report.

Motion made by Doud, Seconded by Finkel.

Voting Yea: Doud, Finkel, Sehoyan, Porter

IX. Old Business

a. Fee Schedule - Escrow Language & Graduated Fines

Rentrop stated the \$5,000.00 fine was addressed at last meeting. Hans Rentrop submitted an opinion letter regarding this. H. Rentrop stated he reviewed the law, ordinances and HDC act and he concluded that you may have a step fine. H. Rentrop stated the maximum fine is \$5,000.00 and any court costs. Each situation is a separate offense. There was discussion on having an applicant remove the project that would not have been approved. Otherwise, a fine would be enough. Motion to send to City Council with a recommendation to approve the \$5,000.00 graduated fine.

Motion made by Finkel, Seconded by Porter.
Voting Yea: Doud, Finkel, Sehoan, Porter

b. MD23-026-085(H) Rose Gazebo Alterations

Roy Shryock stated they are changing the use of the space from retail to residential to a single bedroom apartment. There are only minor exterior changes. The applicant would like to change the windows to meet egress requirements and remove the back shed except 12'. They intend to sprinkle the building and the 12' remaining portion of the shed would house the riser. They would like to add a back deck and eventually a front deck like the Gull building. Neumann stated it was a pretty minimal change. Further Neumann stated the change in back will be an improvement because it will create more open space and is in keeping with the Guidelines and Review Standards. Porter believes that whole section of buildings on Market Street was originally constructed as housing for Arnold Line and converted to retail later. Sehoan asked Rentrop if the HDC has jurisdiction to weigh in on Use. Rentrop stated that standard 1 refers to consistency of use. If Market street becomes all residential is that an issue for city. Motion to approve.

Motion made by Sehoan, Seconded by Doud.
Voting Yea: Doud, Finkel, Sehoan
Voting Abstaining: Porter

Neumann suggested that maybe the HDC would like to discuss how many ground floor retail spaces should be allowed to change to residential, on Market Street

X. New Business

a. C23-021-097(H) Bicycle Street Inn Alterations

Neumann did a review and stated scope of work is largely to replace the primary recessed entry area. The change would be a more symmetrical look and would be a real improvement to the building. Neumann further stated that they will remove and replace pavers. The project meets all Design Review Standards. Motion to approve.

Motion made by Sehoan, Seconded by Porter.
Voting Yea: Doud, Finkel, Sehoan, Porter

XI. Public Comment

Doud - before we add another lawyer he would like to have other checks and balances. Doud was referring to Hans Rentrop doing opinion letter. Rentrop clarified that it is the firm. Susan Morrison retired and Hans now helps. Doud suggested the Chair review such requests. Hans reassured they never double bill unless there are extenuating circumstances.

David Jurcak spoke regarding the fines. wondering if the other groups such as Planning Commission and City Council can assess fines as well. Mike Straus stated that all that happens at HDC is relayed to the Planning Commission, so the Planning Commission would know if someone was fined and they would take that in to consideration. Dombroski stated that only the HDC can assess the \$5,000.00 fine. The Planning Commission maximum fine is \$250.

XII. Adjournment

Motion to adjourn at 1:39 PM.

Motion made by Sehoan, Seconded by Doud.
Voting Yea: Doud, Finkel, Sehoan, Porter

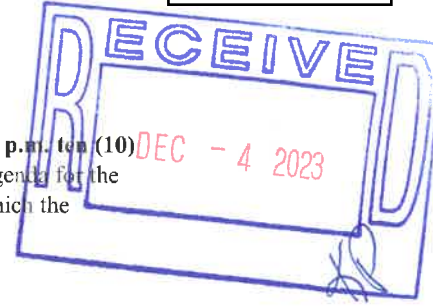
Lee Finkel, Chair

Katie Pereny, Secretary

GENERAL APPLICATION FOR WORK LOCATED WITHIN A HISTORIC DISTRICT

Section VIII, Itema.

- Minor Work (Complete Section A and refer to General Directions)
- New Construction (Complete Section B and refer to General Directions and Item B)
- Demolition (Complete Section B and refer to General Directions and Item C)



Application Deadline: Application and materials must be completed and submitted by 4:00 p.m. ten (10) business days before each Commission Meeting. Late applications will be placed on the agenda for the following month. Decision by the Commission will not necessarily occur at the meeting at which the application materials are first received.

A) MINOR WORK

PROPERTY LOCATION: 7234 Main Street Island slice 550.038.10
(Number) (Street) (Property Tax ID #)

PROPERTY OWNER

Name: Bob Beuser Email Address: bbeuser@me.com
Address: 7234 Main St. Mackinac Island MI 49757
Telephone: 231-881-3343
(Home) (Business) (Fax)

APPLICANT/CONTRACTOR

Name: Bloxson Roofing Email Address:
Address: 3733 Blair Town Hall Traverse City MI 49685
Telephone: 231-943-8781
(Home) (Business) (Fax)

- Attach a brief description of the nature of the minor work proposed and the materials to be used.
- Attach one or more photograph(s) of the whole building including façade and any relevant elevations showing the area, item or feature proposed to be repaired or replaced. The Building Official or Historic District Commission may require additional information necessary to determine the work to be Minor Work.

If the Building Official determines that the proposed work is not Minor Work, the Building Official shall direct the applicant to complete an Application for New Work and/ or Application for Demolition or Moving work which will then be referred to the HDC.

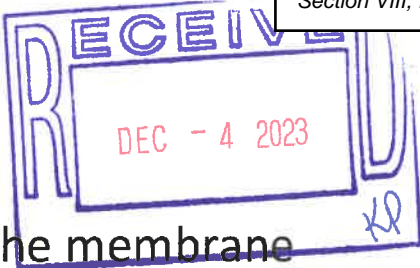
I certify that the information provided in this Application and the documents submitted with this Application are true to the best of my information, knowledge and belief; and that the property where work will be undertaken has, or will have before the proposed project completion date, a fire alarm system or a smoke alarm complying with the requirements of the Stille-DeRossett-Hale single state construction code act, 1972 PA 230, MLC 125.1501 to 125.1531

SIGNATURES: [Signature] Signature File No. C23.038.098(H)
Signature [Signature] Signature Exhibit A
Please Print Name Roy Shryock Please Print Name Date 12.5.23
Initials RP

NOTE: All photos, drawings and physical samples, etc.. become the property of the HDC/City of Mackinac Island. These may be returned to the applicant upon request after they are no longer needed by the Commission/City.

RETURN THIS FORM AND SUPPORTING MATERIALS TO:
MACKINAC ISLAND BUILDING OFFICIAL
7358 MARKET STREET, MACKINAC ISLAND, MI 49757
PHONE: (906) 847-4035

File Number: C23.038.098(H) Date Received: 12.4.23 Fee: \$25-
Received By: [Signature] Work Completed Date:



Mackinac Island HDC,

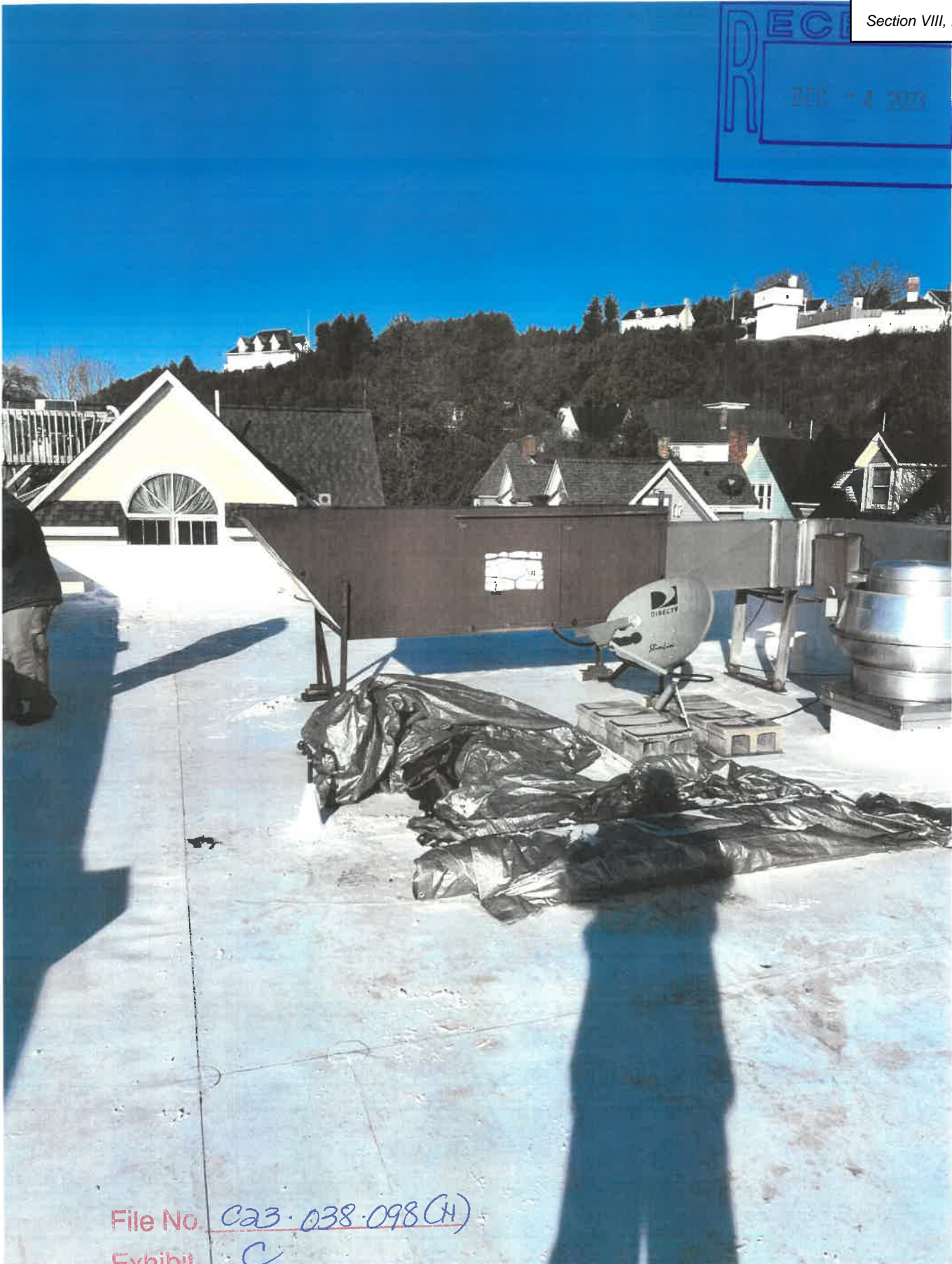
We are asking for permission to replace the membrane roof on Island Slice Pizzeria with a like for like white IB 80 mil Chemgard membrane material roof. The new material will be installed by Bloxsom Roofing of Traverse City.

Thank you for your time!

Roy Shryock

File No. C23-038-098(H)
Exhibit B
Date 12-5-23
Initials KP

RECEIVED
DEC - 4 2023

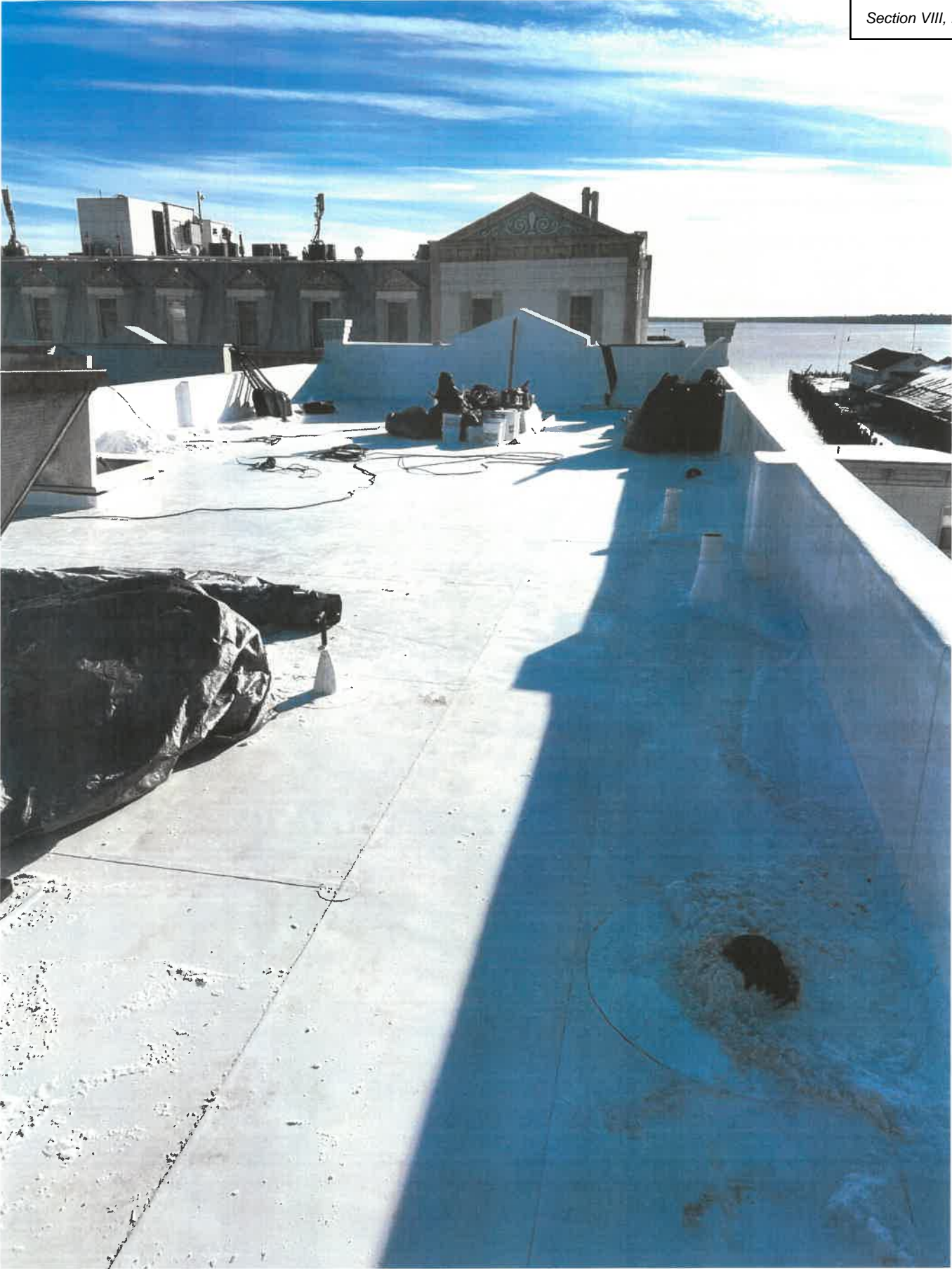


File No C23-038-098 (H)

Exhibit C

Date 12-5-23

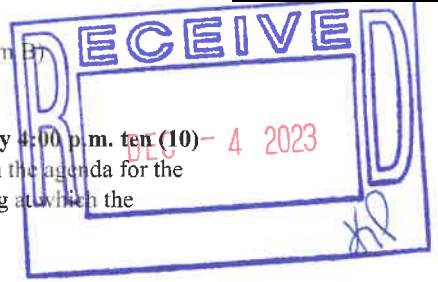
Initials KP



GENERAL APPLICATION FOR WORK LOCATED WITHIN A HISTORIC DISTRICT

Section VIII, Item b.

- Minor Work (Complete Section A and refer to General Directions)
- New Construction (Complete Section B and refer to General Directions and Item B)
- Demolition (Complete Section B and refer to General Directions and Item C)



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A) MINOR WORK

PROPERTY LOCATION: 7400 Main Street Chequamegon 550-025-00
 (Number) (Street) (Property Tax ID #)

PROPERTY OWNER

Name: Bob Bowers Wally Porter Email Address: bbowser@me.com
 Address: 7221 Main Street Mackinac Island MI 49757
 (Street) (City) (State) (Zip)
 Telephone: 231-881-6860
 (Home) (Business) (Fax)

APPLICANT/CONTRACTOR

Name: Bloxson Roofing Email Address: _____
 Address: 3733 Blair Townhall Traverse City MI 49757
 (Street) (City) (State) (Zip)
 Telephone: 231-943-8781
 (Home) (Business) (Fax)

- Attach a brief description of the nature of the minor work proposed and the materials to be used.
- Attach one or more photograph(s) of the whole building including façade and any relevant elevations showing the area, item or feature proposed to be repaired or replaced. The Building Official or Historic District Commission may require additional information necessary to determine the work to be Minor Work.

If the Building Official determines that the proposed work is not Minor Work, the Building Official shall direct the applicant to complete an Application for New Work and/ or Application for Demolition or Moving work which will then be referred to the HDC.

I certify that the information provided in this Application and the documents submitted with this Application are true to the best of my information, knowledge and belief; and that the property where work will be undertaken has, or will have before the proposed project completion date, a fire alarm system or a smoke alarm complying with the requirements of the Stille-DeRossett-Hale single state construction code act, 1972 PA 230, MLC 125.1501 to 125.1531

Signature: [Signature] SIGNATURES: _____ File No. 023-025-099(H)
 Signature: _____ Exhibit A
 Please Print Name: Ray Stuyck Please Print Name: _____ Date 12-5-23

NOTE: All photos, drawings and physical samples, etc., become the property of the HDC/City of Mackinac Island. These may be returned to the applicant upon request after they are no longer needed by the Commission/City. Initials: kl

RETURN THIS FORM AND SUPPORTING MATERIALS TO:
MACKINAC ISLAND BUILDING OFFICIAL
7358 MARKET STREET, MACKINAC ISLAND, MI 49757
PHONE: (906) 847-4035

File Number: 023-025-099(H) Date Received: 12-4-23 Fee: 25 -
 Received By: [Signature] Work Completed Date: _____



Section VIII, Itemb.

Mackinac Island HDC,

We are asking for permission to replace the membrane roof on the Chuckwagon restaurant with a like for like white IB 80 mil Chemgard membrane material roof. The new material will be installed by Bloxsom Roofing of Traverse City.

Thank you for your time!

Roy Shryock

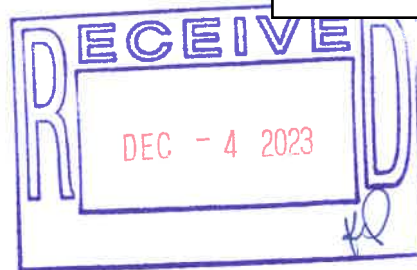
File No. C23-025-099(H)
Exhibit B
Date 12-5-23
Initials RP

Chuckwagon Roof

Josh Carley <jcarley_42@hotmail.com>

Mon 12/4/2023 12:20 PM

To: Roy Chip <maintman1971@live.com>

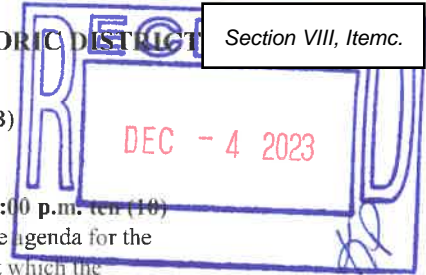


Josh Carley

File No. Ca3-025-099(4)
Exhibit C
Date 12-5-23
initials KP

GENERAL APPLICATION FOR WORK LOCATED WITHIN A HISTORIC DISTRICT

Section VIII, Itemc.



- Minor Work (Complete Section A and refer to General Directions)
- New Construction (Complete Section B and refer to General Directions and Item B)
- Demolition (Complete Section B and refer to General Directions and Item C)

Application Deadline: Application and materials must be completed and submitted by 4:00 p.m. ten (10) business days before each Commission Meeting. Late applications will be placed on the agenda for the following month. Decision by the Commission will not necessarily occur at the meeting at which the application materials are first received.

A) MINOR WORK

PROPERTY LOCATION: 7372 Main Street Lilac Tree 558-026-20 (Number) (Street) (Property Tax ID #)

PROPERTY OWNER

Name: Bob Bousler / Kelly Porter Email Address: bbousler@me.com Address: 7234 Main St. Mackinac Island MI 49757 Telephone: 231-881-3343 (Home) (Business) (Fax)

APPLICANT/CONTRACTOR

Name: Bloxson Roofing Email Address: Address: 3733 Blair Trowell Traverse City MI 49685 Telephone: 231-943-8781 (Home) (Business) (Fax)

- Attach a brief description of the nature of the minor work proposed and the materials to be used.
- Attach one or more photograph(s) of the whole building including façade and any relevant elevations showing the area, item or feature proposed to be repaired or replaced. The Building Official or Historic District Commission may require additional information necessary to determine the work to be Minor Work.

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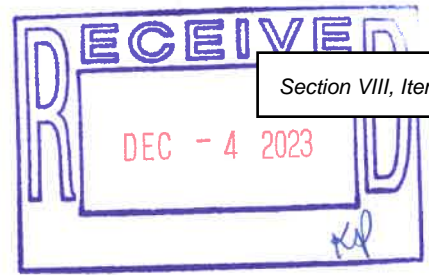
I certify that the information provided in this Application and the documents submitted with this Application are true to the best of my information, knowledge and belief; and that the property where work will be undertaken has, or will have before the proposed project completion date, a fire alarm system or a smoke alarm complying with the requirements of the Stille-DeRossett-Hale single state construction code act, 1972 PA 230, MLC 125.1501 to 125.1531

SIGNATURES: [Signatures] File No. C23-026-100 (H) Exhibit A Date 12-5-23 Initials KP

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RETURN THIS FORM AND SUPPORTING MATERIALS TO: MACKINAC ISLAND BUILDING OFFICIAL 7358 MARKET STREET, MACKINAC ISLAND, MI 49757 PHONE: (906) 847-4035

File Number: C23-026-100(H) Date Received: 12-4-23 Fee: 25 Received By: K Pereny Work Completed Date:



Mackinac Island HDC,

We are asking for permission to replace the membrane roof on the Lilac Tree Hotel with a like for like white IB 80 mil Chemgard membrane material roof. The new material will be installed by Bloxsom Roofing of Traverse City.

Thank you for your time!

Roy Shryock

File No. C23-026-100(+)

Exhibit B

Date 12-5-23

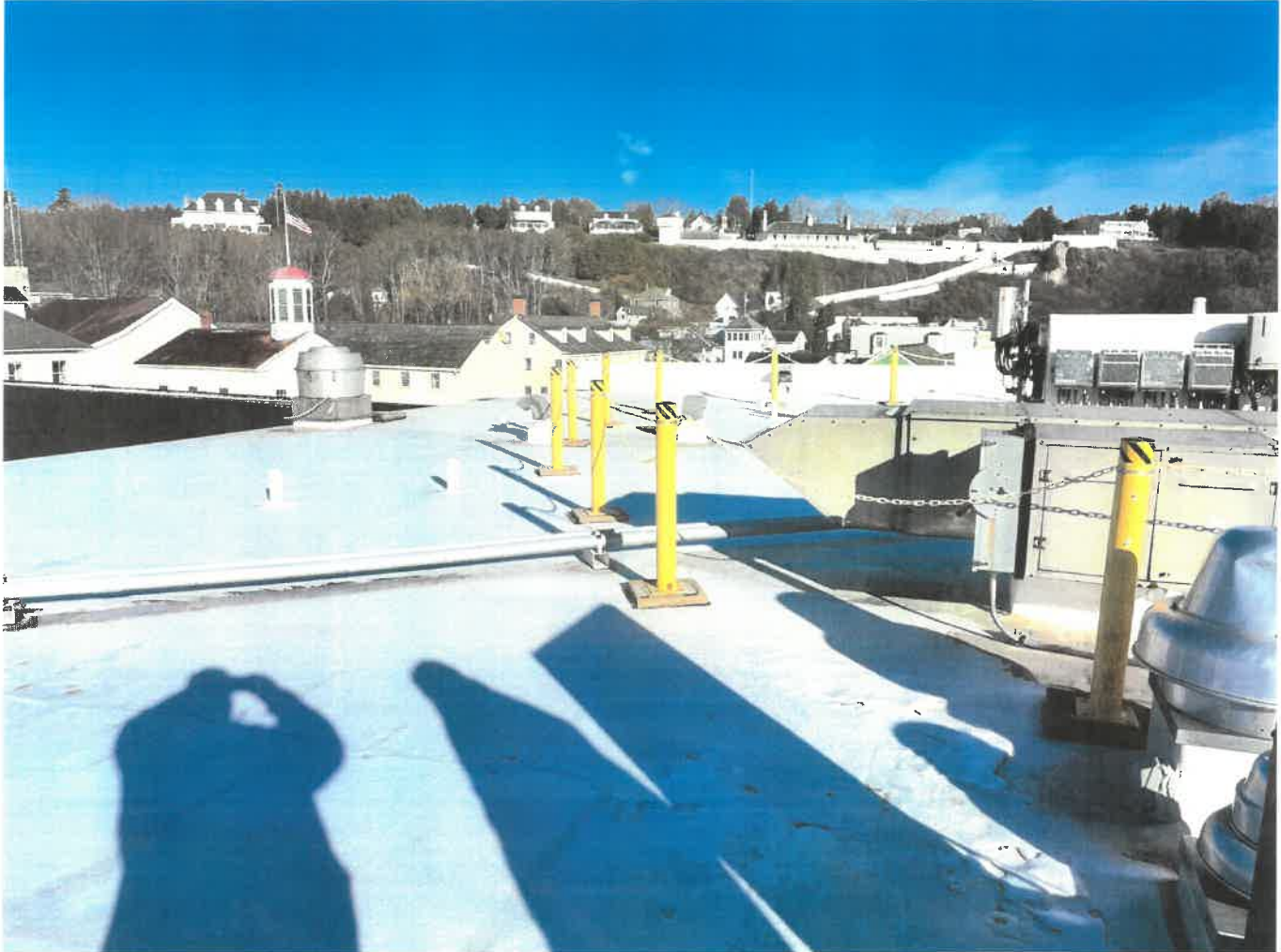
Initials RP

Lilac Roof

Josh Carley <jcarley_42@hotmail.com>

Mon 12/4/2023 12:20 PM

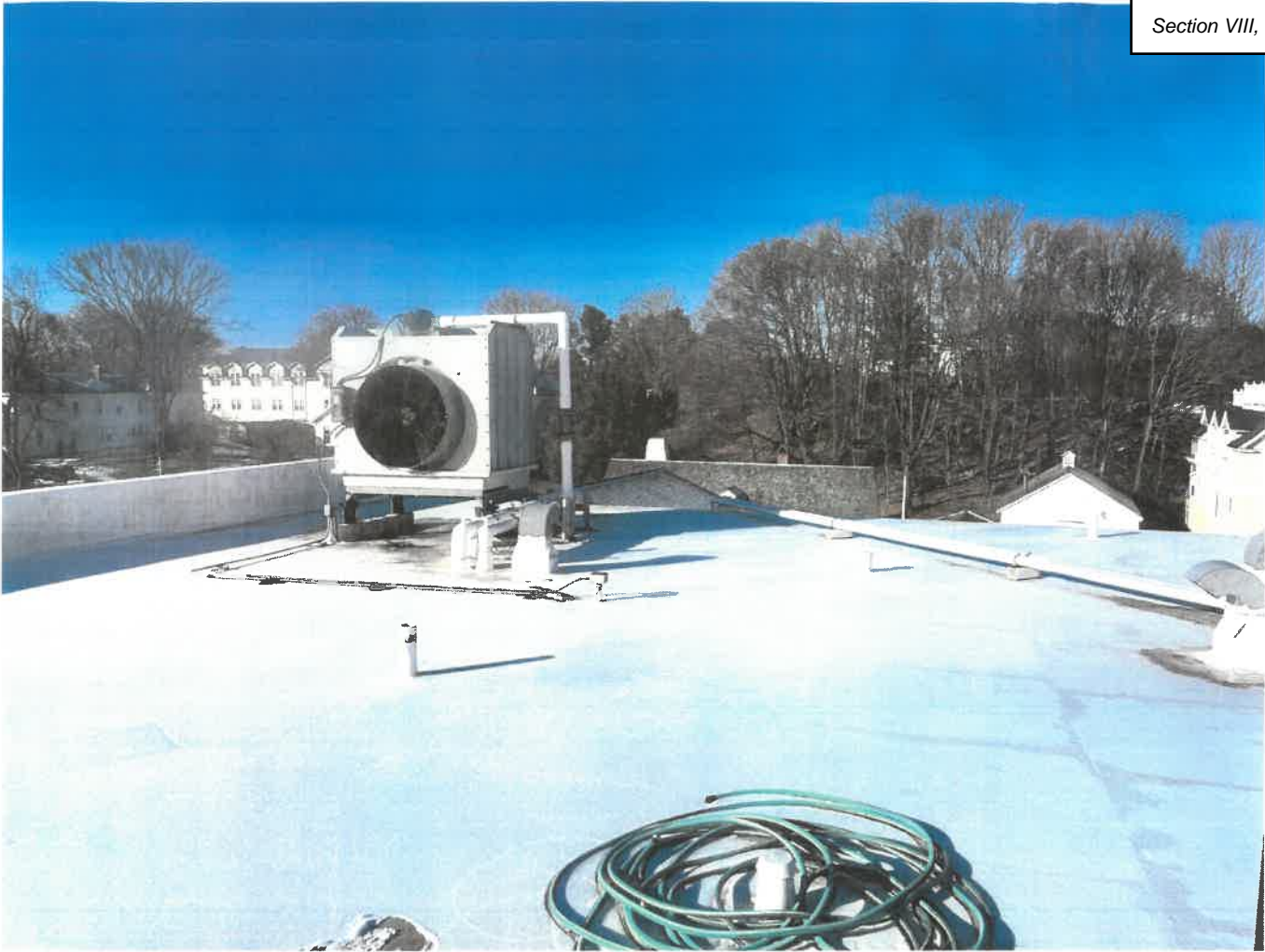
To: Roy Chip <maintman1971@live.com>



File No. C23-026-100 (H)
Exhibit C
Date 12.5.23
Initials KP





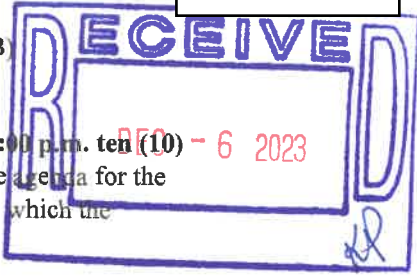


Josh Carley

GENERAL APPLICATION FOR WORK LOCATED WITHIN A HISTORIC DISTRICT

Section VIII, Itemd.

- Minor Work (Complete Section A and refer to General Directions)
- New Construction (Complete Section B and refer to General Directions and Item B)
- Demolition (Complete Section B and refer to General Directions and Item C)



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A) MINOR WORK

PROPERTY LOCATION: 7742 Main St (Number) (Street) 051-575-066-00 (Property Tax ID #)

PROPERTY OWNER

Name: Todd Callewaert Email Address: Address: 7742 Main St Mackinac Island Mi 49757 Telephone: (Home) (Business) (Fax)

APPLICANT/CONTRACTOR

Name: Ryan Green Email Address: ryan.green@theislandhouse.com Address: 980 S State St St. Ignace Mi 49781 Telephone: 906 430 0968 (Home) (Business) (Fax)

- Attach a brief description of the nature of the minor work proposed and the materials to be used.
- Attach one or more photograph(s) of the whole building including façade and any relevant elevations showing the area, item or feature proposed to be repaired or replaced. The Building Official or Historic District Commission may require additional information necessary to determine the work to be Minor Work.

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I certify that the information provided in this Application and the documents submitted with this Application are true to the best of my information, knowledge and belief; and that the property where work will be undertaken has, or will have before the proposed project completion date, a fire alarm system or a smoke alarm complying with the requirements of the Stille-DeRossett-Hale single state construction code act, 1972 PA 230, MLC 125.1501 to 125.1531

SIGNATURES Ryan Green Signature Date 12.6.23 Initials KP File No. R123-066-102 Exhibit A

NOTE: All photos, drawings and physical samples, etc., become the property of the HDC/City of Mackinac Island. These may be returned to the applicant upon request after they are no longer needed by the Commission/City.

RETURN THIS FORM AND SUPPORTING MATERIALS TO: MACKINAC ISLAND BUILDING OFFICIAL 7358 MARKET STREET, MACKINAC ISLAND, MI 49757 PHONE: (906) 847-4035

R123-066-102(H)

12.6.23

#25

Replacing rot like for like on Todd's house

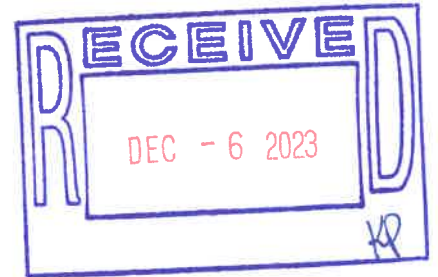
Section VIII, Itemd.

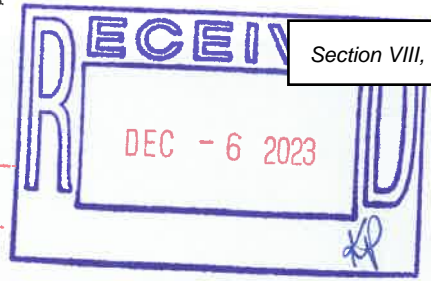
File No. R123.066.102(H)

Exhibit B

Date 12.6.23

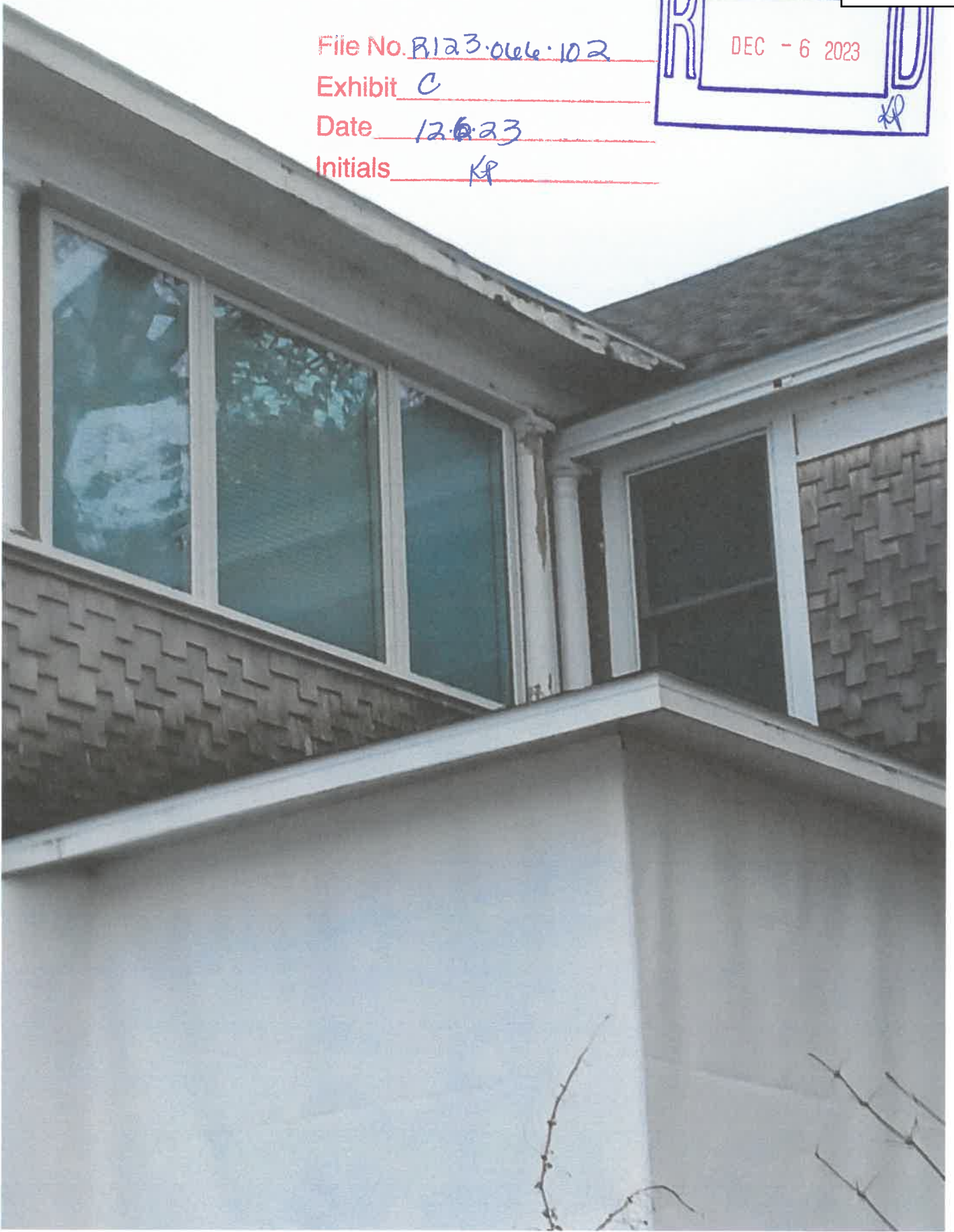
Initials KP





Section VIII, Itemd.

File No. R123-066-102
Exhibit C
Date 12.6.23
Initials KR



Section VIII, Itemd.



Section VIII, Itemd.



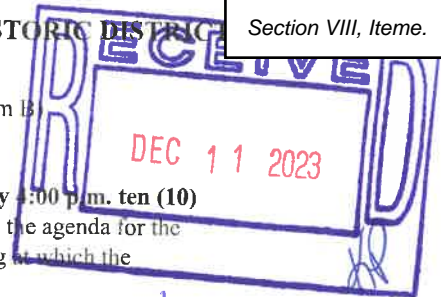
Section VIII, Itemd.



GENERAL APPLICATION FOR WORK LOCATED WITHIN A HISTORIC DISTRICT

Section VIII, Iteme.

- Minor Work (Complete Section A and refer to General Directions)
- New Construction (Complete Section B and refer to General Directions and Item B)
- Demolition (Complete Section B and refer to General Directions and Item C)



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A) MINOR WORK

PROPERTY LOCATION: 7408 Main Street 051-550-027-00
 (Number) (Street) (Property Tax ID #)

PROPERTY OWNER

Name: Nancy Porter Email Address: nancy4650@oxbank.com
 Address: 7408 Main St. Mackinac Island MI 49787
 (Street) (City) (State) (Zip)
 Telephone: 231-881-4430
 (Home) (Business) (Fax)

APPLICANT/CONTRACTOR

Name: Roy Shoyeck Email Address: MAINSTW01971@Live.COM
 Address: 7221 Main Street Mackinac Island MI 49787
 (Street) (City) (State) (Zip)
 Telephone: 231-881-6860
 (Home) (Business) (Fax)

- Attach a brief description of the nature of the minor work proposed and the materials to be used.
- Attach one or more photograph(s) of the whole building including façade and any relevant elevations showing the area, item or feature proposed to be repaired or replaced. The Building Official or Historic District Commission may require additional information necessary to determine the work to be Minor Work.

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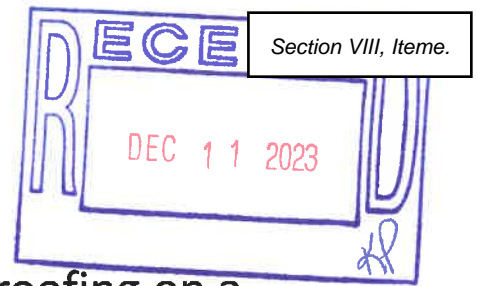
I certify that the information provided in this Application and the documents submitted with this Application are true to the best of my information, knowledge and belief; and that the property where work will be undertaken has, or will have before the proposed project completion date, a fire alarm system or a smoke alarm complying with the requirements of the Stille-DeRossett-Hale single state construction code act, 1972 PA 230, MLC 125.1501 to 125.1531

[Signature] SIGNATURES
 Signature Roy Shoyeck Signature File No. C23-027-104(H)
 Please Print Name Roy Shoyeck Please Print Name Exhibit A
 Date 12.11.23

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RETURN THIS FORM AND SUPPORTING MATERIALS TO:
MACKINAC ISLAND BUILDING OFFICIAL
7358 MARKET STREET, MACKINAC ISLAND, MI 49757
PHONE: (906) 847-4035

File Number: C23-027-104(H) Date Received: 12.11.23 Fee: \$25-
 Received By: [Signature] Work Completed Date: _____



Mackinac Island HDC,

We are asking for approval to replace the roofing on a small section of the roof at the Main Street Inn. We will be using Moire black architectural shingle (like for like) to make the repair.

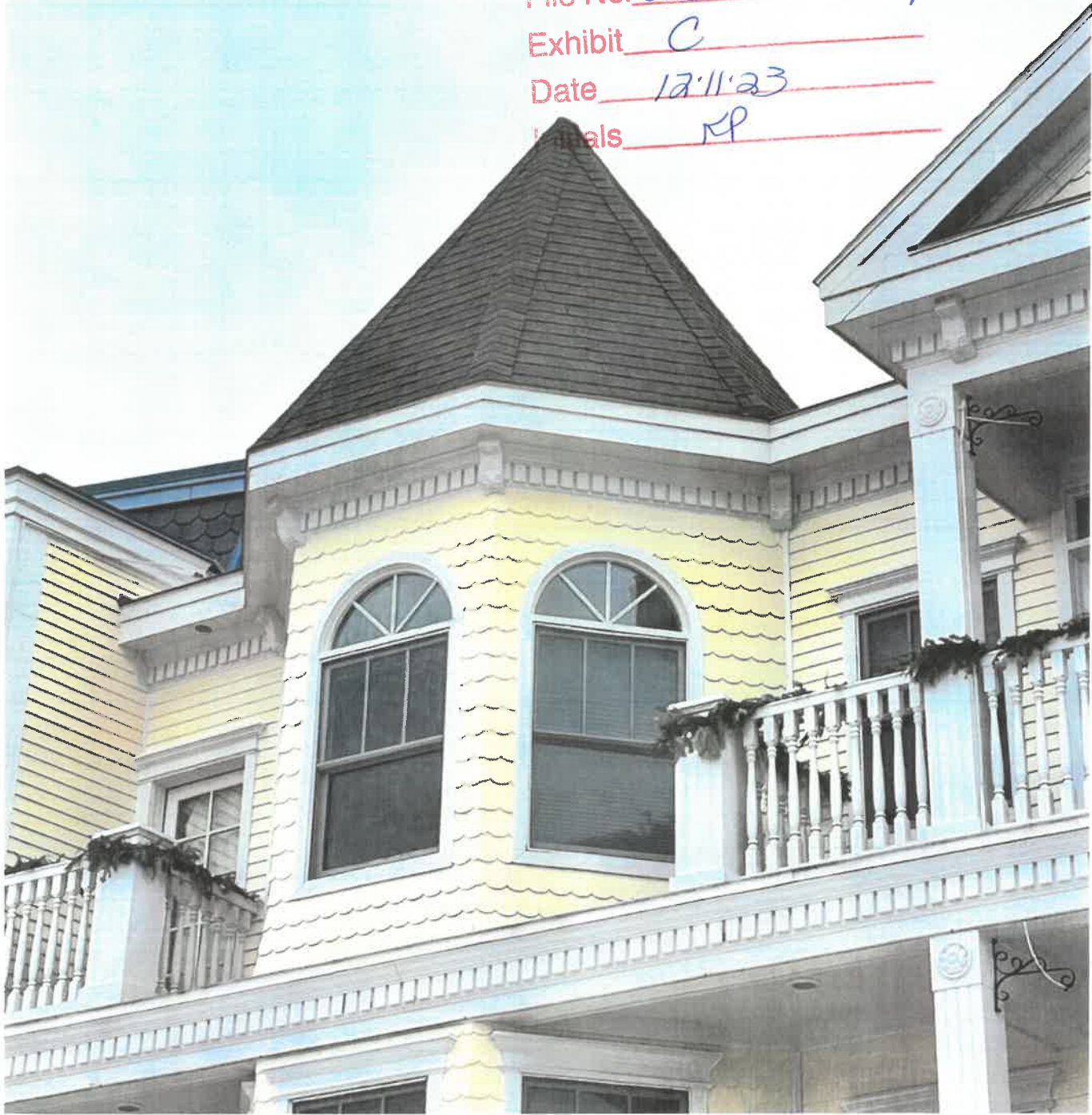
Thank you for your time!

Roy Shryock

File No. C23-027-104(H)
Exhibit B
Date 12-11-23
Initials RP

RECEIVED
DEC 11 2023
RP

File No. Ca23-027-104(4)
Exhibit C
Date 12.11.23
Initials RP



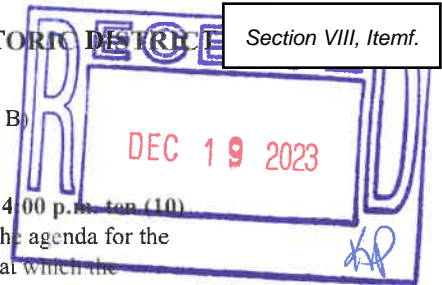




GENERAL APPLICATION FOR WORK LOCATED WITHIN A HISTORIC DISTRICT

Section VIII, Itemf.

- Minor Work (Complete Section A and refer to General Directions)
- New Construction (Complete Section B and refer to General Directions and Item B)
- Demolition (Complete Section B and refer to General Directions and Item C)



Application Deadline: Application and materials must be completed and submitted by 4:00 p.m. on (10) business days before each Commission Meeting. Late applications will be placed on the agenda for the following month. Decision by the Commission will not necessarily occur at the meeting at which the application materials are first received.

A) MINOR WORK

PROPERTY LOCATION: 7315 Main Street (Number) (Street) M. ghty Mac (Property Tax ID #) 051-550-050-00

PROPERTY OWNER

Name: Nancy Porter Email Address: Nancy4650@outlook.com
 Address: 7408 Main Street (Street) Mackinac Island (City) MI (State) 49757 (Zip)
 Telephone: 231-881-4430 (Home) (Business) (Fax)

APPLICANT/CONTRACTOR

Name: Roy Shoyek Email Address: Mackinac1571@live.com
 Address: 7221 Main St. (Street) Mackinac Island (City) MI (State) 49757 (Zip)
 Telephone: 231-881-6860 (Home) (Business) (Fax)

- Attach a brief description of the nature of the minor work proposed and the materials to be used.
- Attach one or more photograph(s) of the whole building including façade and any relevant elevations showing the area, item or feature proposed to be repaired or replaced. The Building Official or Historic District Commission may require additional information necessary to determine the work to be Minor Work.

If the Building Official determines that the proposed work is not Minor Work, the Building Official shall direct the applicant to complete an Application for New Work and/ or Application for Demolition or Moving work which will then be referred to the HDC.

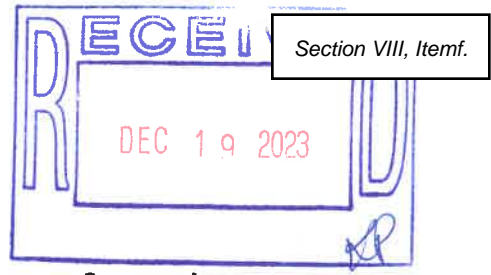
I certify that the information provided in this Application and the documents submitted with this Application are true to the best of my information, knowledge and belief; and that the property where work will be undertaken has, or will have before the proposed project completion date, a fire alarm system or a smoke alarm complying with the requirements of the Stille-DeRossett-Hale single state construction code act, 1972 PA 230, MLC 125.1501 to 125.1531

Signature: [Handwritten Signature] SIGNATURES: _____ File No. C23 050 107(A)
 Signature: _____ Exhibit A
 Please Print Name: Roy Shoyek Please Print Name: _____ Date 12-19-23
 Initials: _____

NOTE: All photos, drawings and physical samples, etc., become the property of the HDC/City of Mackinac Island. These may be returned to the applicant upon request after they are no longer needed by the Commission/City.

RETURN THIS FORM AND SUPPORTING MATERIALS TO:
MACKINAC ISLAND BUILDING OFFICIAL
 7358 MARKET STREET, MACKINAC ISLAND, MI 49757
 PHONE: (906) 847-4035

File Number: C23 050 107(A) Date Received: 12-19-23 Fee: \$25-
 Received By: [Handwritten Signature] Work Completed Date: _____



Mackinac Island HDC,

We are asking for approval to replace the roof on the Mighty Mac building located at 7315 Main Street. We will be using a Moire black shingle that will have a like for like appearance.

Thank you for your time!

Roy Shryock

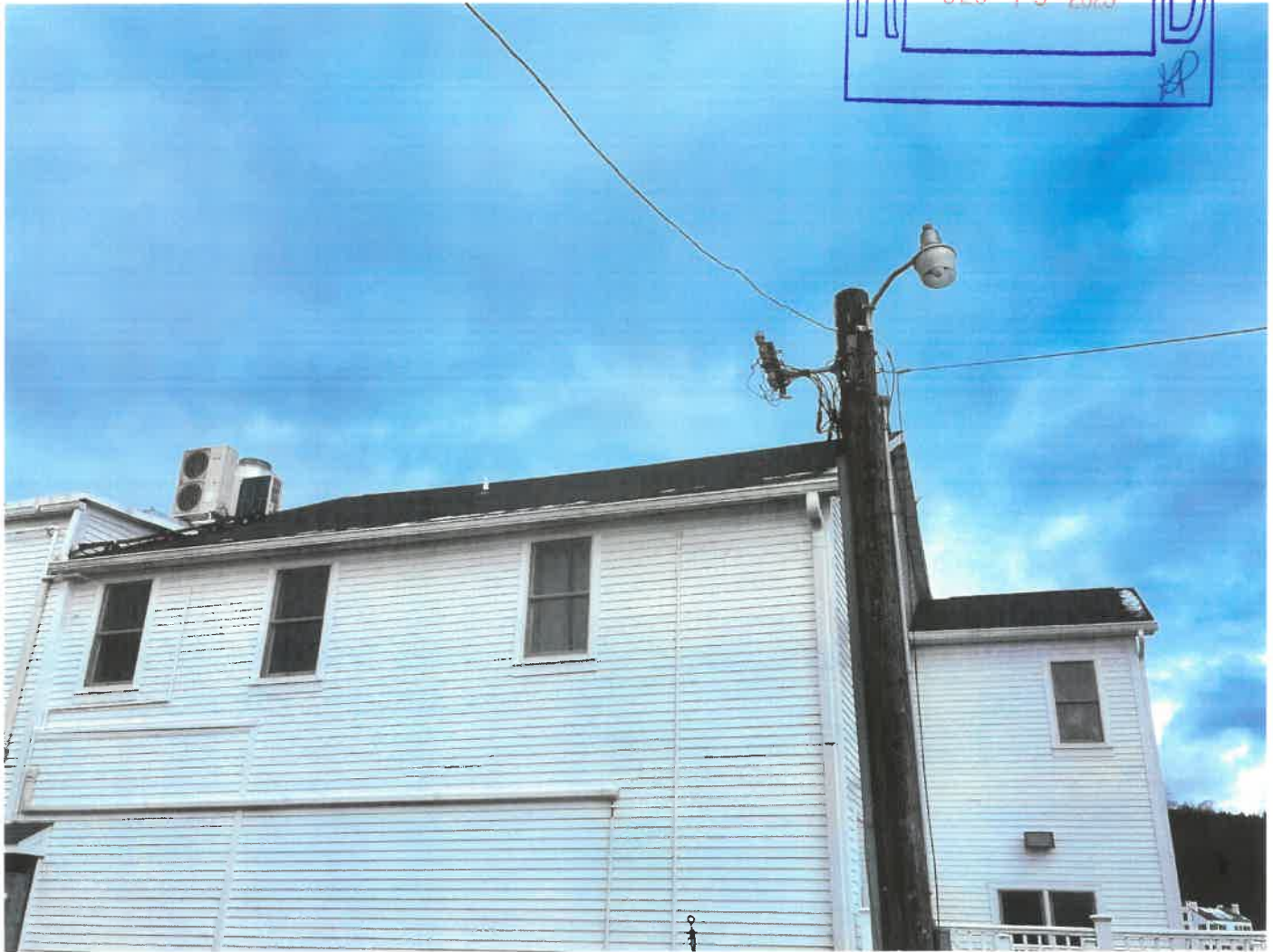
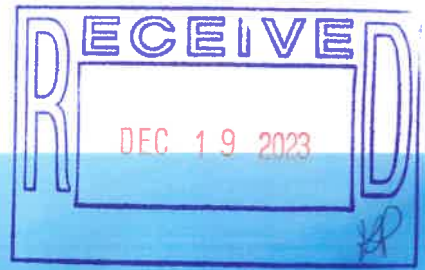
File No. C23-050-107(H)
Exhibit B
Date 12-19-23
Initials XP

MM Roof

Josh Carley <jcarley_42@hotmail.com>

Tue 12/19/2023 1:03 PM

To: Roy Chip <maintman1971@live.com>



File No. C23-050-107(H)
Exhibit C
Date 12.19.23
Initials RC







Josh Carley

GENERAL APPLICATION FOR WORK LOCATED WITHIN A HISTORIC DISTRICT

Section X, Itema.

- Minor Work (Complete Section A and refer to General Directions)
- New Construction (Complete Section B and refer to General Directions and Item B)
- Demolition (Complete Section B and refer to General Directions and Item C)

Application Deadline: Application and materials must be completed and **submitted by 4:00 p.m. ten (10) business days before each Commission Meeting.** Late applications will be placed on the agenda for the following month. Decision by the Commission will not necessarily occur at the meeting at which the application materials are first received.

A) MINOR WORK

PROPERTY LOCATION: 7745 Mahoney Avenue 051-595-053-00
(Number) (Street) (Property Tax ID #)

PROPERTY OWNER

Name: Mackinac McCarty Home LLC Email Address: Lubdub IV at aol.com
 Address: 670 Pine Point Dr Akron Ohio 44333-1779
 (Street) (City) (State) (Zip)
 Telephone: (330) 414-2901 φ φ
 (Home) (Business) (Fax)

APPLICANT/CONTRACTOR

Name: Matthew McCarty Email Address: MBMcCARTY at MSN.com
 Address: 8931 Isherwood Lane Knoxville TN 37922
 (Street) (City) (State) (Zip)
 Telephone: 865 384 3296 (Contractor James Bazemau)
 (Home) (Business) (Fax)

- Attach a brief description of the nature of the minor work proposed and the materials to be used.
- Attach one or more photograph(s) of the whole building including façade and any relevant elevations showing the area, item or feature proposed to be repaired or replaced. The Building Official or Historic District Commission may require additional information necessary to determine the work to be Minor Work.

If the Building Official determines that the proposed work is not Minor Work, the Building Official shall direct the applicant to complete an Application for New Work and/ or Application for Demolition or Moving work which will then be referred to the HDC.

I certify that the information provided in this Application and the documents submitted with this Application are true to the best of my information, knowledge and belief; and that the property where work will be undertaken has, or will have before the proposed project completion date, a fire alarm system or a smoke alarm complying with the requirements of the Stille-DeRossett-Hale single state construction code act, 1972 PA 230, MLC 125.1501 to 125.1531

[Signature] SIGNATURES _____
 Signature Signature
Matthew J. McCarty _____
 Please Print Name Please Print Name

NOTE: All photos, drawings and physical samples, etc., become the property of the HDC/City of Mackinac Island. These may be returned to the applicant upon request after they are no longer needed by the Commission/City.

RETURN THIS FORM AND SUPPORTING MATERIALS TO:
MACKINAC ISLAND BUILDING OFFICIAL
7358 MARKET STREET, MACKINAC ISLAND, MI 49757
PHONE: (906) 847-4035

File Number: _____	Date Received: _____	Fee: _____
Received By: _____	Work Completed Date: _____	

January 9, 2024

To: Historic District Commission Members

From: Mackinac McCarty House LLC

Dear Members,

The Mackinac McCarty House LLC is composed of three different families (McCarty, Bauman, Donnelly) who are all descended from the original builders of the home in 1892, John and Ann McCarty. John and Ann bought the land and constructed the home on an empty field, and subsequently bought the south yard in 1900 and the north yard in the 1930's. The home has been owned by our family continually for 132 years. The present property consists of these 3 lots. What is now Jack's livery stable was John McCarty's livery stable and constructed in 1900, appearing similar today as it was when originally constructed. The McCarty home was originally wood sided and the present vinyl siding and window aluminum trim and screen/storm windows were added in the 1970's for easier maintenance and upkeep of the exterior of the home.

The present original windows in the home have deteriorated, representing a safety and fire egress hazard for occupants of the home. Our family requests permission to replace 21 windows in the home to remedy that issue. We present to you 3 different options for replacement, those being wood, vinyl clad, and aluminum clad. The present aluminum trim and screen/storm windows will need to be removed to place entirely new windows in the home. Since the house presently has vinyl siding and aluminum trim/windows over the original windows, we request that we be allowed to replace the windows with vinyl or aluminum clad windows for better maintenance and longevity, as well as similar to what is presently on the home. We would prefer vinyl, since the cost for vinyl clad windows is roughly half of the expense for aluminum clad or wood windows. We estimate that the additional expenses including labor and repairs to the interior of the home will add another 20,000 dollars to the project. In addition, a home inspection done on the home this past summer indicates a new roof will be needed in the next year on the home. Our family in general is not wealthy, and the owners represent individuals of various financial means who all partially own a longstanding family interest in a family home. We ask that the Historic Commission Members take into consideration that fact as we attempt to keep this a safe individual family home on a rapidly developing island.

Thank you for your consideration,

Matthew McCarty



On Behalf Of: Taylor Lumber & Development

Address: PO Box 396

Cedarville, MI 49719-0396

Phone: 906-484-2204

Fax: 9064843881

Contact: Tom Walker

Email: twalker@sault.com

Address: M-129

Pickford, MI 49774

Phone: 800-522-9663

Fax: 906-647-6612



We're for the visionaries.™

**Quote 1255658C: MCCARTY
Project: MCCARTY
Printed: 11/29/2023 12:30:22 PM**



Printed By: Tom Walker

Created: 11/29/2023

2023 Pricing

For warranty information please click this link or visit <https://www.kolbewindows.com/resources/warranties>

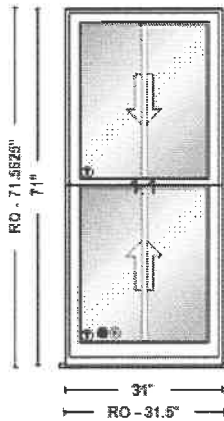
Window and Door Details

Line Number **001-1**
 Label **None Assigned**
 Product Name **Heritage Rectangle Double Hung (WDH)**
 Configured in PK Version **770**

Overall Unit Dimension Width **31"**
 Overall Unit Dimension Height **71 1/2"**
 Overall Increased Rough Opening Width **32"**
 Overall Increased Rough Opening Height **72 1/16"**

Scaled To Fit

AS VIEWED FROM EXTERIOR



Quantity **(10)**
 Cubic Feet **10.81**
 Unit Price **\$2,275.00**
 Extended Price **\$22,750.00**

*** Dimensions ***

Call Width **Custom**
 Call Height **Custom**
 Individual Frame Width **31"**
 Individual Frame Height **71"**
 Clear Opening Width **27 3/4"**
 Clear Opening Height **30 23/32"**
 Glass Width **25 1/2"**
 Glass Height **31 9/32"**

*** Casing-Jamb-Trim ***

Exterior Casing/Accessories **No Casing**
 Sill Nosing **Standard Sill Nosing**
 Extended Horns **No**
 Apply Exterior Casing/Accessories **Yes**
 Back Priming of Frame **No**
 Jamb Depth **4 9/16"**
 Installation Clips **10 1/16" Clips**
 Kolbe Installation Consulting **No**

*** Pricing Details ***

Base Price **\$617.53**
 Lower Glass PDL **\$67.31**
 Upper Glass PDL **\$67.31**
 Screen **\$59.17**
 Non-Standard Size **\$158.56**
 Lower Glass Glass **\$74.38**
 Upper Glass Glass **\$74.38**
 Exterior Finish **\$365.21**
 Interior Finish **\$560.63**
 Lower Glass Lite Finish **\$39.51**
 Upper Glass Lite Finish **\$39.51**
 Window Opening Control Device **\$140.95**
 No Casing **-\$17.52**
 Installation Clips **\$28.07**

*** Performance ***

Performance **Standard Performance**

*** Unit ***

Unit Type **Complete Unit**
 Model **Traditional**
 Production **Current**
 Clad Profile **No**
 Sash Material **Wood**
 Basic Jamb Profile **Square**

*** Glass ***

Glass Make Up **Double Glazed**
 Glass **Solar Low-E**
 Glass Spacer **Mill Finish**
 High Altitude **No**
 Glass Preserve / Neat+ Coating **Glass Preserve without Neat+ Coating**
 Glazing Bead **Ovolo**
 Upper Glass - Glass Type **Clear**
 Upper Glass - Obscure / Opaque Glass **None**
 Upper Glass **Tempered**
 Lower Glass - Glass Type **Clear**
 Lower Glass - Obscure / Opaque Glass **None**
 Lower Glass **Tempered**

*** Notes ***

Manufacturer Note: Opening(s) designated by a circled 'E' meet most national building codes for emergency escape and rescue requirements. Check local codes for product compliance for desired application.

Manufacturer Note: Number of installation clips applied is configured for a DP20 installation design pressure. Kolbe also recommends adding an additional 1/2" to the standard rough opening.

*** Lite Divisions - Upper ***

Lite Division **Performance Divided Lites**
 Bar Profile - Exterior **Beveled**
 Bar Profile - Interior **Ovolo**
 Bar Size **7/8"**

*** Overall Dimensions ***

Overall Frame Width **31"**
 Overall Frame Height **71"**
 Overall Rough Opening Width **31 1/2"**
 Overall Rough Opening Height **71 9/16"**

Printed By: Tom Walker
 Created: 11/29/2023

This report does not include Non-Kolbe Items

2023 Pricing

Window and Door Details Page 2 of 12

For warranty information please click this link or visit <https://www.kolbewindows.com/resources/warranties>

Window and Door Details

Internal Spacers	Mill Finish
Second Bar Size	None
Grid Pattern	Colonial
Colonial Divison	2W1H
Grille Division Type	Specified

*** Lite Divisions - Lower ***

Lite Division	Performance Divided Lites
Bar Profile - Exterior	Beveled
Bar Profile - Interior	Ovolo
Bar Size	7/8"
Internal Spacers	Mill Finish
Second Bar Size	None
Grid Pattern	Colonial
Colonial Divison	2W1H
Grille Division Type	Specified
Lite Bar Alignment	Align Vertical

*** Hardware-Accessories ***

Hardware Color	White
Amount of Check Rail Locks	1
Sash Plough	Both Sash Plough
Screen	Full Screen
Mesh Type	BetterVue Fiberglass
Screen(s) Applied	No
Jambliner	White
Window Opening Control Device	White
Sash Limit Clips	None

*** Species-Finish-Color ***

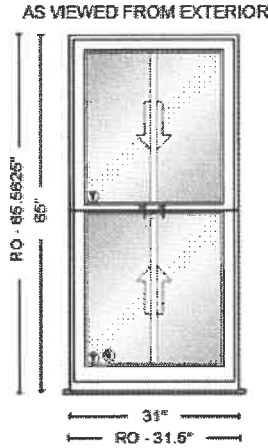
Change Species	Leave All Pine
Exterior Frame Finish	K-Kron2
Exterior Sash Finish	K-Kron2
Match All Exterior Colors	Yes
Exterior Color	Ultra Pure White
Interior Frame Finish	K-Kron2
Interior Sash Finish	K-Kron2
Match All Interior Colors	Yes
Interior Color	Ultra Pure White
Fingerjoints	Standard Fingerjoints



Window and Door Details

Line Number **002-1**
 Label **None Assigned**
 Product Name **Heritage Rectangle Double Hung (WDH)**
 Configured in PK Version **770**

Scaled To Fit



Quantity **(8)**
 Cubic Feet **9.9**
 Unit Price **\$2,175.00**
 Extended Price **\$17,400.00**

*** Pricing Details ***

Base Price	\$572.89
Lower Glass PDL	\$67.59
Upper Glass PDL	\$67.59
Screen	\$56.37
Non-Standard Size	\$159.22
Lower Glass Glass	\$67.69
Upper Glass Glass	\$67.69
Exterior Finish	\$353.03
Interior Finish	\$530.23
Lower Glass Lite Finish	\$39.68
Upper Glass Lite Finish	\$39.68
Window Opening Control Device	\$141.55
No Casing	-\$16.38
Installation Clips	\$28.19

*** Notes ***

Manufacturer Note: Number of installation clips applied is configured for a DP20 installation design pressure. Kolbe also recommends adding an additional 1/2" to the standard rough opening.

*** Overall Dimensions ***

Overall Frame Width	31"
Overall Frame Height	65"
Overall Rough Opening Width	31 1/2"
Overall Rough Opening Height	65 9/16"
Overall Unit Dimension Width	31"
Overall Unit Dimension Height	65 1/2"
Overall Increased Rough Opening Width	32"

Overall Increased Rough Opening Height	66 1/16"
*** Dimensions ***	
Call Width	Custom
Call Height	Custom
Individual Frame Width	31"
Individual Frame Height	65"
Clear Opening Width	27 3/4"
Clear Opening Height	27 23/32"
Glass Width	25 1/2"
Glass Height	28 9/32"

*** Casing-Jamb-Trim ***

Exterior Casing/Accessories	No Casing
Sill Nosing	Standard Sill Nosing
Extended Horns	No
Apply Exterior Casing/Accessories	Yes
Back Priming of Frame	No
Jamb Depth	4 9/16"
Installation Clips	10 1/16" Clips
Kolbe Installation Consulting	No

*** Performance ***

Performance	Standard Performance
-------------	-----------------------------

*** Unit ***

Unit Type	Complete Unit
Model	Traditional
Production	Current
Clad Profile	No
Sash Material	Wood
Basic Jamb Profile	Square

*** Glass ***

Glass Make Up	Double Glazed
Glass	Solar Low-E
Glass Spacer	Mill Finish
High Altitude	No
Glass Preserve / Neat+ Coating	Glass Preserve without Neat+ Coating
Glazing Bead	Ovolo
Upper Glass - Glass Type	Clear
Upper Glass - Obscure / Opaque Glass	None
Upper Glass	Tempered
Lower Glass - Glass Type	Clear
Lower Glass - Obscure / Opaque Glass	None
Lower Glass	Tempered

*** Lite Divisions - Upper ***

Lite Division	Performance Divided Lites
Bar Profile - Exterior	Beveled
Bar Profile - Interior	Ovolo
Bar Size	7/8"
Internal Spacers	Mill Finish
Second Bar Size	None
Grid Pattern	Colonial

Printed By: Tom Walker
 Created: 11/29/2023

This report does not include Non-Kolbe Items

2023 Pricing

Window and Door Details Page 4 of 12

For warranty information please click this link or visit <https://www.kolbewindows.com/resources/warranties>

Window and Door Details

Colonial Divison	2W1H
Grille Division Type	Specified
*** Lite Divisions - Lower ***	
Lite Division	Performance Divided Lites
Bar Profile - Exterior	Beveled
Bar Profile - Interior	Ovolo
Bar Size	7/8"
Internal Spacers	Mill Finish
Second Bar Size	None
Grid Pattern	Colonial
Colonial Divison	2W1H
Grille Division Type	Specified
Lite Bar Alignment	Align Vertical
*** Hardware-Accessories ***	
Hardware Color	White
Amount of Check Rail Locks	1
Sash Plough	Both Sash Plough
Screen	Full Screen
Mesh Type	BetterVue Fiberglass
Screen(s) Applied	No
Jambliner	White
Window Opening Control Device	White
Sash Limit Clips	None
*** Species-Finish-Color ***	
Change Species	Leave All Pine
Exterior Frame Finish	K-Kron2
Exterior Sash Finish	K-Kron2
Match All Exterior Colors	Yes
Exterior Color	Ultra Pure White
Interior Frame Finish	K-Kron2
Interior Sash Finish	K-Kron2
Match All Interior Colors	Yes
Interior Color	Ultra Pure White
Fingerjoints	Standard Fingerjoints

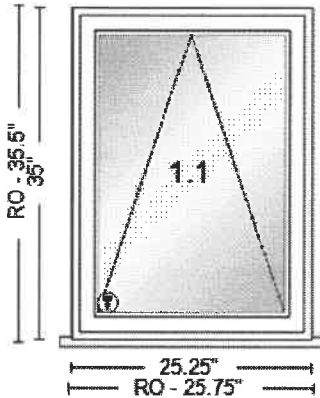


Window and Door Details

Line Number **003-1**
 Label **None Assigned**
 Product Name **Heritage Rectangle Awning (WAW)**
 Configured in PK Version **770**

Scaled To Fit

AS VIEWED FROM EXTERIOR



Quantity **(2)**
 Cubic Feet **3.2**
 Unit Price **\$960.00**
 Extended Price **\$1,920.00**

*** Pricing Details ***

Base Price	\$517.18
Screen	\$30.33
Non-Standard Size	\$150.15
Glass	\$58.20
Exterior Finish	\$208.61
Basic Jamb	-\$22.86
No Casing	-\$9.67
Installation Clips	\$28.06

*** Notes ***

Manufacturer Note: Number of installation clips applied is configured for a DP20 installation design pressure. Kolbe also recommends adding an additional 1/2" to the standard rough opening.

*** Overall Dimensions ***

Overall Frame Width	25 1/4"
Overall Frame Height	35"
Overall Rough Opening Width	25 3/4"
Overall Rough Opening Height	35 1/2"
Overall Unit Dimension Width	25 1/4"
Overall Unit Dimension Height	35 3/4"
Overall Increased Rough Opening Width	26 1/4"
Overall Increased Rough Opening Height	36"

*** Dimensions ***

Call Width	Custom
Call Height	Custom
Individual Frame Width	25 1/4"
Individual Frame Height	35"

Glass Width	20 1/2"
Glass Height	30 1/4"

*** Casing-Jamb-Trim ***

Exterior Casing/Accessories	No Casing
Sill Nosing	Standard Sill Nosing
Extended Horns	No
Apply Exterior Casing/Accessories	Yes
Back Priming of Frame	No
Jamb Depth	3 1/2"
Installation Clips	10 1/16" Clips
Kolbe Installation Consulting	No

*** Performance ***

Performance	Standard Performance
-------------	-----------------------------

*** Unit ***

Unit Type	Complete Unit
Model	Crank Out
Production	Current
Cled Profile	No
Hinging	Venting
Sash Material	Wood
Stop Profile	Stepped

*** Glass ***

Glass Make Up	Double Glazed
Glass	Solar Low-E
Glass Spacer	Mill Finish
High Altitude	No
Glass Preserve / Neat+ Coating	Glass Preserve without Neat+ Coating
Glazing Bead	Ovolo
Glass Type	Clear
Obscure / Opaque Glass	None
	Tempered

*** Hardware-Accessories ***

Window Hardware	Standard
Awning Multi-Point Hardware	Multi-Point Lock
Hardware Color	White
Custodial Lock	No
Crank Cover and Handle	Yes
Operating Hardware	E-Gard Plus
Locking Hardware	Stainless Steel
Screen	Screen
Mesh Type	BetterVue Fiberglass
Screen(s) Applied	No

*** Species-Finish-Color ***

Change Species	Leave All Pine
Exterior Frame Finish	K-Kron2
Exterior Sash Finish	K-Kron2
Match All Exterior Colors	Yes
Exterior Color	Ultra Pure White
Interior Frame Finish	Unfinished

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 Created: 11/29/2023

This report does not include Non-Kolbe Items

2023 Pricing

Window and Door Details Page 6 of 12

For warranty information please click this link or visit <https://www.kolbewindows.com/resources/warranties>

Window and Door Details

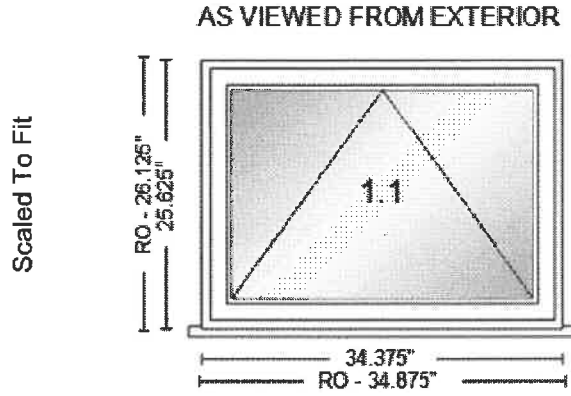
Interior Sash Finish	Unfinished
Screen Color	Rustic
Fingerjoints	Standard Fingerjoints



Window and Door Details

Line Number **004-1**
 Label **None Assigned**
 Product Name **Heritage Rectangle Awning (WAW)**
 Configured in PK Version **770**

Glass Height **20 7/8"**
***** Casing-Jambs-Trim *****
 Exterior Casing/Accessories **No Casing**
 Sill Nosing **Standard Sill Nosing**
 Extended Horns **No**
 Apply Exterior Casing/Accessories **Yes**
 Back Priming of Frame **No**
 Jamb Depth **3 1/2"**
 Installation Clips **10 1/16" Clips**
 Kolbe Installation Consulting **No**



***** Performance *****
 Performance **Standard Performance**
***** Unit *****
 Unit Type **Complete Unit**
 Model **Crank Out**
 Production **Current**
 Clad Profile **No**
 Hinging **Venting**
 Sash Material **Wood**
 Stop Profile **Stepped**

Quantity **(1)**
 Cubic Feet **3.19**
 Unit Price **\$910.00**
 Extended Price **\$910.00**

***** Glass *****
 Glass Make Up **Double Glazed**
 Glass **Solar Low-E**
 Glass Spacer **Mill Finish**
 High Altitude **No**
 Glass Preserve / Neat+ Coating **Glass Preserve without Neat+ Coating**
 Glazing Bead **Ovolo**
 Glass Type **Clear**
 Obscure / Opaque Glass **None**
NOT Tempered

***** Pricing Details *****
 Base Price **\$548.61**
 Non-Standard Size **\$150.45**
 Glass **\$4.79**
 Exterior Finish **\$209.53**
 Basic Jamb **-\$22.80**
 No Casing **-\$8.70**
 Installation Clips **\$28.11**

***** Hardware-Accessories *****
 Window Hardware **Standard**
 Awning Multi-Point Hardware **Multi-Point Lock**
 Hardware Color **White**
 Custodial Lock **No**
 Crank Cover and Handle **Yes**
 Operating Hardware **E-Gard Plus**
 Locking Hardware **Stainless Steel**
 Screen **Screen**
 Mesh Type **BetterVue Fiberglass**
 Screen(s) Applied **No**

***** Notes *****
Manufacturer Note: Number of installation clips applied is configured for a DP20 installation design pressure. Kolbe also recommends adding an additional 1/2" to the standard rough opening.

***** Overall Dimensions *****
 Overall Frame Width **34 3/8"**
 Overall Frame Height **25 5/8"**
 Overall Rough Opening Width **34 7/8"**
 Overall Rough Opening Height **26 1/8"**
 Overall Unit Dimension Width **34 3/8"**
 Overall Unit Dimension Height **26 3/8"**
 Overall Increased Rough Opening Width **35 3/8"**
 Overall Increased Rough Opening Height **26 5/8"**

***** Species-Finish-Color *****
 Change Species **Leave All Pine**
 Exterior Frame Finish **K-Kron2**
 Exterior Sash Finish **K-Kron2**
 Match All Exterior Colors **Yes**
 Exterior Color **Ultra Pure White**
 Interior Frame Finish **Unfinished**
 Interior Sash Finish **Unfinished**

***** Dimensions *****
 Call Width **Custom**
 Call Height **Custom**
 Individual Frame Width **34 3/8"**
 Individual Frame Height **25 5/8"**
 Glass Width **29 5/8"**

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 Created: 11/29/2023

This report does not include Non-Kolbe Items

2023 Pricing

Window and Door Details Page 8 of 12

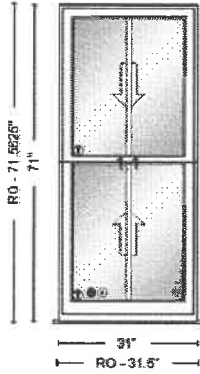
For warranty information please click this link or visit <https://www.kolbewindows.com/resources/warranties>

Window and Door Details

Screen Color	Rustic
Fingerjoints	Standard Fingerjoints

Rough Opening Schedule

AS VIEWED FROM EXTERIOR



001 None Assigned

Quantity: 10

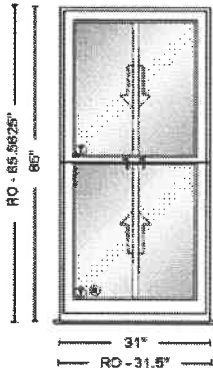
Heritage Rectangle Double Hung

Rough Opening*: 32" X 72 1/16"

Frame Size: 31" X 71"

Unit Dimension: 31" X 71 1/2"

AS VIEWED FROM EXTERIOR



002 None Assigned

Quantity: 8

Heritage Rectangle Double Hung

Rough Opening*: 32" X 66 1/16"

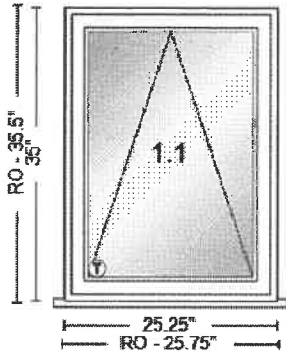
Frame Size: 31" X 65"

Unit Dimension: 31" X 65 1/2"



Rough Opening Schedule

AS VIEWED FROM EXTERIOR



003 None Assigned

Quantity: 2

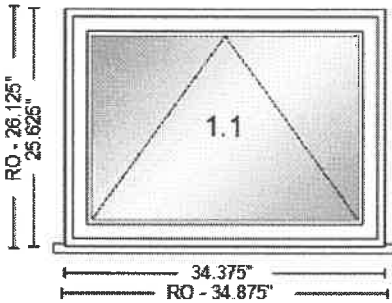
Heritage Rectangle Awning

Rough Opening*: 26 1/4" X 36"

Frame Size: 25 1/4" X 35"

Unit Dimension: 25 1/4" X 35 3/4"

AS VIEWED FROM EXTERIOR



004 None Assigned

Quantity: 1

Heritage Rectangle Awning

Rough Opening*: 35 3/8" X 26 5/8"

Frame Size: 34 3/8" X 25 5/8"

Unit Dimension: 34 3/8" X 26 3/8"



Notes / Totals / Signature

Total Quantity: 21	Total Cubic Feet: 196.86	Total Perimeter Feet: 3,937.00	Sub-Total*:	\$42,980.00
			Total Tax:	\$0.00
			Total Freight:	\$0.00
			Total Labor:	\$0.00
			Total Amount:	\$42,980.00

Total Amount includes Kolbe and/or Non-Kolbe lines if applicable

Signature: _____ **Date:** _____

Purchase Order: _____



Printed By: Tom Walker
Created: 11/29/2023

2023 Pricing

Notes / Totals / Signature Page 12 of 12

For warranty information please click this link or visit <https://www.kolbewindows.com/resources/warranties>

SOLD BY:

Straits Building Center Saint Ignace
 452 N State St
 Saint Ignace, MI 49781-1427
 Fax: 906-643-9878

SOLD TO:



CREATED DATE
 8/31/2023

LATEST UPDATE
 8/31/2023

OWNER
 Wally Bazinau

Abbreviated Quote Report - Customer Pricing

QUOTE NAME
 MCCARTY

PROJECT NAME
 MCCARTY

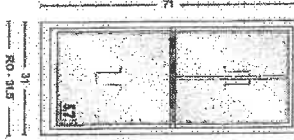
QUOTE NUMBER
 4596822

CUSTOMER PO#

TRADE ID

ORDER NOTES:

DELIVERY NOTES:



Item	Qty	Operation	Location	Unit Price	Ext. Price
100	2	AA	LIVING RM	\$905.82	\$1,811.64
RO Size = 31 1/2" x 71"		Unit Size = 31" x 71"			

TW 2' 7"X5' 11", Unit, 400 Series Double-Hung, Equal Sash, Installation Flange, White Exterior Frame, White Exterior Sash/Panel, Pine w/White - Painted Interior Frame, Pine w/White - Painted Interior Sash/Panel, AA, Dual Pane Low-E4 Standard Argon-Fill Simulated Divided Light (SDL) Division, 2 Wide, 1 High, Specified Equal Light Pattern, White, Pine w/White, 3/4" Grille Bar, Stainless Glass / Grille Spacer, Traditional, 1 Sash Locks White (Factory Applied), WhiteJamb Liner, White, Full Screen, Aluminum

Insect Screen 1: 400 Series Double-Hung, TW 31 x 71 Full Screen Aluminum White

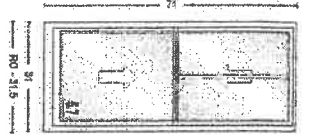
Unit #	U-Factor	SHGC	ENERGY STAR Clear Opening/Unit #	Width	Height	Area (Sq. Ft)
A1	0.29	0.28	NO	A1	27.2960	30.8600
						5.84970

Quote #: 4596822

Print Date: 8/31/2023 1:40:00 PM UTC

All Images Viewed from Exterior

Page 1 of 11

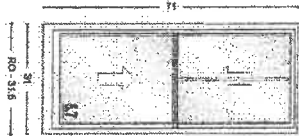


Item	Qty	Operation	Location	Unit Price	Ext. Price
200	1	AA	LIVING RM WEST	\$905.82	\$905.82
		RO Size = 31 1/2" x 71" Unit Size = 31" x 71"			

TW 2' 7"X5' 11", Unit, 400 Series Double-Hung, Equal Sash, Installation Flange, White Exterior Frame, White Exterior Sash/Panel, Pine w/White - Painted Interior Frame, Pine w/White - Painted Interior Sash/Panel, AA, Dual Pane Low-E4 Standard Argon Fill Simulated Divided Light (SDL) Division, 2 Wide, 1 High, Specified Equal Light Pattern, White, Pine w/White, 3/4" Grille Bar, Stainless Glass / Grille Spacer, Traditional, 1 Sash Locks White (Factory Applied), WhiteJamb Liner, White, Full Screen, Aluminum

Insect Screen 1: 400 Series Double-Hung, TW 31 x 71 Full Screen Aluminum White

Unit #	U-Factor	SHGC	ENERGY STAR Clear Opening/Unit #	Width	Height	Area (Sq. Ft)
A1	0.29	0.28	NO	A1	27.2960	30.8600

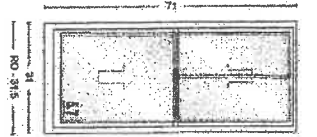


Item	Qty	Operation	Location	Unit Price	Ext. Price
300	1	AA	PARLOR	\$905.82	\$905.82
		RO Size = 31 1/2" x 71" Unit Size = 31" x 71"			

TW 2' 7"X5' 11", Unit, 400 Series Double-Hung, Equal Sash, Installation Flange, White Exterior Frame, White Exterior Sash/Panel, Pine w/White - Painted Interior Frame, Pine w/White - Painted Interior Sash/Panel, AA, Dual Pane Low-E4 Standard Argon Fill Simulated Divided Light (SDL) Division, 2 Wide, 1 High, Specified Equal Light Pattern, White, Pine w/White, 3/4" Grille Bar, Stainless Glass / Grille Spacer, Traditional, 1 Sash Locks White (Factory Applied), WhiteJamb Liner, White, Full Screen, Aluminum

Insect Screen 1: 400 Series Double-Hung, TW 31 x 71 Full Screen Aluminum White

Unit #	U-Factor	SHGC	ENERGY STAR Clear Opening/Unit #	Width	Height	Area (Sq. Ft)
A1	0.29	0.28	NO	A1	27.2960	30.8600



Item	Qty	Operation	Location	Unit Price	Ext. Price
400	2	AA	DINING RM	\$905.82	\$1,811.64
RO Size = 31 1/2" x 71" Unit Size = 31" x 71"					

TW 2' 7"X5' 11", Unit, 400 Series Double-Hung, Equal Sash, Installation Flange, White Exterior Frame, White Exterior Sash/Panel, Pine w/White - Painted Interior Frame, Pine w/White - Painted Interior Sash/Panel, AA, Dual Pane Low-E4 Standard Argon Fill Simulated Divided Light (SDL) Division, 2 Wide, 1 High, Specified Equal Light Pattern, White, Pine w/White, 3/4" Grille Bar, Stainless Glass / Grille Spacer, Traditional, 1 Sash Locks White (Factory Applied), White/Lamb Liner, White, Full Screen, Aluminum

Insect Screen 1: 400 Series Double-Hung, TW 31 x 71 Full Screen Aluminum White

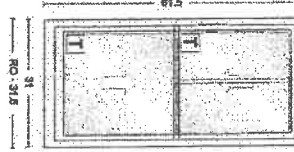
Unit #	U-Factor	SHGC	ENERGY STAR Clear Opening/Unit #	Width	Height	Area (Sq. Ft)
A1	0.29	0.28	NO	A1	27.2960	30.8600
					5.84970	

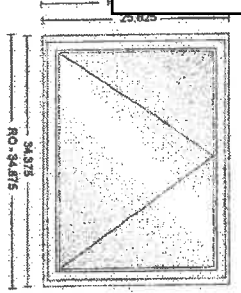
Item	Qty	Operation	Location	Unit Price	Ext. Price
500	1	AA	None Assigned	\$950.22	\$950.22
RO Size = 31 1/2" x 61 1/2" Unit Size = 31" x 61 1/2"					

TW 2' 7"X5' 1 1/2", Unit, 400 Series Double-Hung, Equal Sash, Installation Flange, White Exterior Frame, White Exterior Sash/Panel, Pine w/White - Painted Interior Frame, Pine w/White - Painted Interior Sash/Panel, AA, Dual Pane Low-E4 Tempered Argon Fill Simulated Divided Light (SDL) Division, 2 Wide, 1 High, Specified Equal Light Pattern, White, Pine w/White, 3/4" Grille Bar, Stainless Glass / Grille Spacer, Traditional, 1 Sash Locks White (Factory Applied), White/Lamb Liner, White, Full Screen, Aluminum

Insect Screen 1: 400 Series Double-Hung, TW 31 x 61.5 Full Screen Aluminum White

Unit #	U-Factor	SHGC	ENERGY STAR Clear Opening/Unit #	Width	Height	Area (Sq. Ft)
A1	0.3	0.28	NO	A1	27.2960	25.3940
					4.81360	





Item	Qty	Operation	Location	Unit Price	Ext. Price
600	1	Vent	BATHROOM EAST	\$486.39	\$486.39

RO Size = 34 7/8" x 26 1/8" Unit Size = 34 3/8" x 25 5/8"

PSA 2' 10 3/8"X2' 1 5/8", Unit, 400 Series Awning, Installation Flange, White Exterior Frame, Pine w/White - Painted Interior Frame, Vent, Dual Pane Low-E4 Standard Series Argon Fill Traditional Trim Stop Profile Stainless Glass / Grille Spacer, Traditional Folding, White, White, Full Screen, Aluminum

Hardware: PSA Traditional Folding White PNI:1521039

Inset Screen 1: 400 Series Awning, PSA 34.375 x 25.625 Full Screen Aluminum White

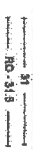
Unit # U-Factor SHGC ENERGY STAR

A1 0.28 0.32 YES

Item	Qty	Operation	Location	Unit Price	Ext. Price
700	1	AA	STAIRWAY	\$901.61	\$901.61

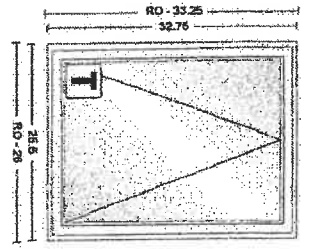
RO Size = 31 1/2" x 62 1/2" Unit Size = 31" x 62 1/2"

TW 2' 7"X5' 2 1/2", Unit, 400 Series Double-Hung, Equal Sash, Installation Flange, White Exterior Frame, White Exterior Sash/Panel, Pine w/White - Painted Interior Frame, Pine w/White - Painted Interior Sash/Panel, AA, Dual Pane Low-E4 Tempered Argon Fill Stainless Glass / Grille Spacer, Traditional, 1 Sash Locks White (Factory Applied), White/Lamb Liner, White, Full Screen, Aluminum



Inset Screen 1: 400 Series Double-Hung, TW 31 x 62.5 Full Screen Aluminum White
ENERGY STAR Clear Opening/Unit # Width Height Area (Sq. Ft)

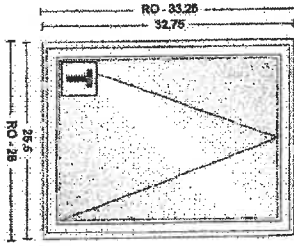
A1 0.3 0.31 NO A1 27.2960 26.3940 5.00310



Item	Qty	Operation	Location	Unit Price	Ext. Price
800	1	Vent	MAIDS	\$567.79	\$567.79
RO Size = 26" x 33 1/4" Unit Size = 25 1/2" x 32 3/4"					

Hardware: PSA Traditional Folding White PN:1521039
 Insect Screen 1: 400 Series Awning, PSA 25.5 x 32.75 Full Screen Aluminum White

PSA 2' 1 1/2"X2' 8 3/4", Unit, 400 Series Awning, Installation Flange, White Exterior Frame, Pine w/White - Painted Interior Frame, Vent, Dual Pane Low-E4 Tempered Series Argon Fill Traditional Trim Stop Profile Stainless Glass / Grille Spacer, Traditional Folding, White, White, Full Screen, Aluminum



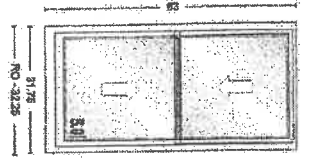
Item	Qty	Operation	Location	Unit Price	Ext. Price
900	1	Vent	2ND FLR BATH	\$567.79	\$567.79
RO Size = 26" x 33 1/4" Unit Size = 25 1/2" x 32 3/4"					

Hardware: PSA Traditional Folding White PN:1521039
 Insect Screen 1: 400 Series Awning, PSA 25.5 x 32.75 Full Screen Aluminum White

PSA 2' 1 1/2"X2' 8 3/4", Unit, 400 Series Awning, Installation Flange, White Exterior Frame, Pine w/White - Painted Interior Frame, Vent, Dual Pane Low-E4 Tempered Series Argon Fill Traditional Trim Stop Profile Stainless Glass / Grille Spacer, Traditional Folding, White, White, Full Screen, Aluminum

Unit # U-Factor SHGC ENERGY STAR

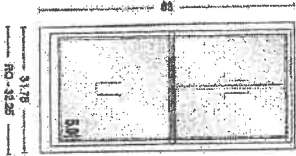
A1 0.29 0.32 NO



Item	Qty	Operation	Location	Unit Price	Ext. Price
1000	1	AA	BEDROOM 4	\$826.64	\$826.64
RO Size = 32 1/4" x 63" Unit Size = 31 3/4" x 63"					

TW 2' 7 3/4"X6' 3", Unit, 400 Series Double-Hung, Equal Sash, Installation Flange, White Exterior Frame, White Exterior Sash/Panel, Pine w/White - Painted Interior Frame, Pine w/White - Painted Interior Sash/Panel, AA, Dual Pane Low-E4 Standard Argon Fill Stainless Glass / Grille Spacer, Traditional, 1 Sash Locks White (Factory Applied), White Factory Applied Window Opening Control Device, White/Jamb Liner, White, Full Screen, Aluminum

Unit #	U-Factor	SHGC	ENERGY STAR Clear Opening/Unit #	Width	Height	Area (Sq. Ft)	
A1	0.3	0.31	NO	A1	28.0460	26.8600	5.23140

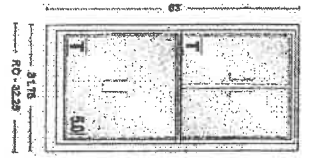


Item	Qty	Operation	Location	Unit Price	Ext. Price
1100	1	AA	BEDROOM 3	\$875.26	\$875.26
RO Size = 32 1/4" x 63" Unit Size = 31 3/4" x 63"					

TW 2' 7 3/4"X6' 3", Unit, 400 Series Double-Hung, Equal Sash, Installation Flange, White Exterior Frame, White Exterior Sash/Panel, Pine w/White - Painted Interior Frame, Pine w/White - Painted Interior Sash/Panel, AA, Dual Pane Low-E4 Standard Argon Fill Simulated Divided Light (SDL) Division, 2 Wide, 1 High, Specified Equal Light Pattern, White, Pine w/White, 3/4" Grille Bar, Stainless Glass / Grille Spacer, Traditional, 1 Sash Locks White (Factory Applied), White Factory Applied Window Opening Control Device, White/Jamb Liner, White, Full Screen, Aluminum

Unit #	U-Factor	SHGC	ENERGY STAR Clear Opening/Unit #	Width	Height	Area (Sq. Ft)	
A1	0.29	0.28	NO	A1	28.0460	26.8600	5.23140

Insect Screen 1: 400 Series Double-Hung, TW 31.75 x 63 Full Screen Aluminum White

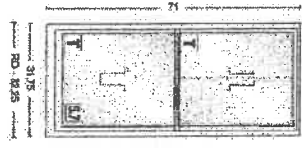


Item	Qty	Operation	Location	Unit Price	Ext. Price
1200	1	AA	BEDROOM 1	\$1,011.86	\$1,011.86
RO Size = 32 1/4" x 63" Unit Size = 31 3/4" x 63"					

TW 2' 7 3/4"X5' 3", Unit, 400 Series Double-Hung, Equal Sash, Installation Flange, White Exterior Frame, White Exterior Sash/Panel, Pine w/White - Painted Interior Frame, Pine w/White - Painted Interior Sash/Panel, AA, Dual Pane Low-E4 Tempered Argon Fill Simulated Divided Light (SDL) Division, 2 Wide, 1 High, Specified Equal Light Pattern, White, Pine w/White, 3/4" Grille Bar, Stainless Glass / Grille Spacer, Traditional, 1 Sash Locks White (Factory Applied), White Factory Applied Window Opening Control Device, WhiteJamb Liner, White, Full Screen, Aluminum

Insect Screen 1: 400 Series Double-Hung, TW 31.75 x 63 Full Screen Aluminum White

Unit #	U-Factor	SHGC	ENERGY STAR Clear Opening/Unit #	Width	Height	Area (Sq. Ft)	
A1	0.3	0.28	NO	A1	28.0460	26.8600	5.23140

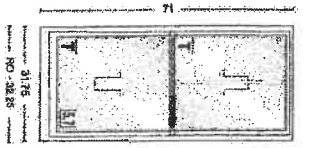


Item	Qty	Operation	Location	Unit Price	Ext. Price
1300	1	AA	NORTH	\$1,121.15	\$1,121.15
RO Size = 32 1/4" x 71" Unit Size = 31 3/4" x 71"					

TW 2' 7 3/4"X5' 11", Unit, 400 Series Double-Hung, Equal Sash, Installation Flange, White Exterior Frame, White Exterior Sash/Panel, Pine w/White - Painted Interior Frame, Pine w/White - Painted Interior Sash/Panel, AA, Dual Pane Low-E4 Tempered Argon Fill Simulated Divided Light (SDL) Division, 2 Wide, 1 High, Specified Equal Light Pattern, White, Pine w/White, 3/4" Grille Bar, Stainless Glass / Grille Spacer, Traditional, 1 Sash Locks White (Factory Applied), White Factory Applied Window Opening Control Device, WhiteJamb Liner, White, Full Screen, Aluminum

Insect Screen 1: 400 Series Double-Hung, TW 31.75 x 71 Full Screen Aluminum White

Unit #	U-Factor	SHGC	ENERGY STAR Clear Opening/Unit #	Width	Height	Area (Sq. Ft)	
A1	0.3	0.28	NO	A1	28.0460	30.8600	6.01040



<u>Item</u>	<u>Qty</u>	<u>Operation</u>	<u>Location</u>	<u>Unit Price</u>	<u>Ext. Price</u>
1400	1	AA	HALLWAY NORTH	\$1,121.15	\$1,121.15
		RO Size = 32 1/4" x 71"			
		Unit Size = 31 3/4" x 71"			

TW 2' 7 3/4"X5' 11", Unit, 400 Series Double-Hung, Equal Sash, Installation Flange, White Exterior Frame, White Exterior Sash/Panel, Pine w/White - Painted Interior Frame, Pine w/White - Painted Interior Sash/Panel, AA, Dual Pane Low-E4 Tempered Argon Fill Simulated Divided Light (SDL) Division, 2 Wide, 1 High, Specified Equal Light Pattern, White, Pine w/White, 3/4" Grille Bar, Stainless Glass / Grille Spacer, Traditional, 1 Sash Locks White (Factory Applied), White Factory Applied Window Opening Control Device, WhiteJamb Liner, White, Full Screen, Aluminum

Unit # U-Factor SHGC ENERGY STAR Clear Opening/Unit # Width Height Area (Sq. Ft)

A1 0.3 0.28 NO A1 28.0460 30.8600 6.01040

Insect Screen 1: 400 Series Double-Hung, TW 31.75 x 71 Full Screen Aluminum White



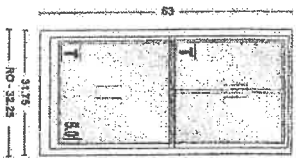
<u>Item</u>	<u>Qty</u>	<u>Operation</u>	<u>Location</u>	<u>Unit Price</u>	<u>Ext. Price</u>
1500	1	AA	BEDROOM 2	\$1,011.86	\$1,011.86
		RO Size = 32 1/4" x 63"			
		Unit Size = 31 3/4" x 63"			

TW 2' 7 3/4"X5' 3", Unit, 400 Series Double-Hung, Equal Sash, Installation Flange, White Exterior Frame, White Exterior Sash/Panel, Pine w/White - Painted Interior Frame, Pine w/White - Painted Interior Sash/Panel, AA, Dual Pane Low-E4 Tempered Argon Fill Simulated Divided Light (SDL) Division, 2 Wide, 1 High, Specified Equal Light Pattern, White, Pine w/White, 3/4" Grille Bar, Stainless Glass / Grille Spacer, Traditional, 1 Sash Locks White (Factory Applied), White Factory Applied Window Opening Control Device, WhiteJamb Liner, White, Full Screen, Aluminum

Unit # U-Factor SHGC ENERGY STAR Clear Opening/Unit # Width Height Area (Sq. Ft)

A1 0.3 0.28 NO A1 28.0460 26.8600 5.23140

Insect Screen 1: 400 Series Double-Hung, TW 31.75 x 63 Full Screen Aluminum White

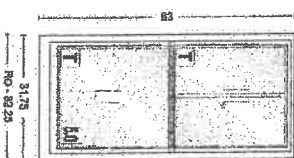


Item	Qty	Operation	Location	Unit Price	Ext. Price
1600	1	AA	HALL WEST	\$1,011.86	\$1,011.86
RO Size = 32 1/4" x 63" Unit Size = 31 3/4" x 63"					

TW 2' 7 3/4"X5' 3", Unit, 400 Series Double-Hung, Equal Sash, Installation Flange, White Exterior Frame, White Exterior Sash/Panel, Pine w/White - Painted Interior Frame, Pine w/White - Painted Interior Sash/Panel, AA, Dual Pane Low-E4 Tempered Argon Fill Simulated Divided Light (SDL) Division, 2 Wide, 1 High, Specified Equal Light Pattern, White, Pine w/White, 3/4" Grille Bar, Stainless Glass / Grille Spacer, Traditional, 1 Sash Locks White (Factory Applied), White Factory Applied Window Opening Control Device, WhiteJamb Liner, White, Full Screen, Aluminum

Insect Screen 1: 400 Series Double-Hung, TW 31.75 x 63 Full Screen Aluminum White

Unit #	U-Factor	SHGC	ENERGY STAR Clear Opening/Unit #	Width	Height	Area (Sq. Ft)
A1	0.3	0.28	NO	28.0460	26.8600	5.23140

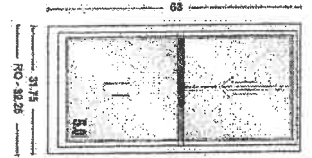


Item	Qty	Operation	Location	Unit Price	Ext. Price
1700	1	AA	2ND FLR BATH WEST	\$1,011.86	\$1,011.86
RO Size = 32 1/4" x 63" Unit Size = 31 3/4" x 63"					

TW 2' 7 3/4"X5' 3", Unit, 400 Series Double-Hung, Equal Sash, Installation Flange, White Exterior Frame, White Exterior Sash/Panel, Pine w/White - Painted Interior Frame, Pine w/White - Painted Interior Sash/Panel, AA, Dual Pane Low-E4 Tempered Argon Fill Simulated Divided Light (SDL) Division, 2 Wide, 1 High, Specified Equal Light Pattern, White, Pine w/White, 3/4" Grille Bar, Stainless Glass / Grille Spacer, Traditional, 1 Sash Locks White (Factory Applied), White Factory Applied Window Opening Control Device, WhiteJamb Liner, White, Full Screen, Aluminum

Insect Screen 1: 400 Series Double-Hung, TW 31.75 x 63 Full Screen Aluminum White

Unit #	U-Factor	SHGC	ENERGY STAR Clear Opening/Unit #	Width	Height	Area (Sq. Ft)
A1	0.3	0.28	NO	28.0460	26.8600	5.23140

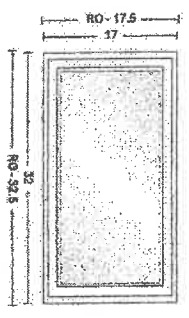


Item	Qty	Operation	Location	Unit Price	Ext. Price
1800	2	AA	BEDROOM 1 ST FLR	\$813.61	\$1,627.22
RO Size = 32 1/4" x 63" Unit Size = 31 3/4" x 63"					

TW 2' 7 3/4"X5' 3", Unit, 400 Series Double-Hung, Equal Sash, Installation Flange, White Exterior Frame, White Exterior Sash/Panel, Pine w/White - Painted Interior Frame, Pine w/White - Painted Interior Sash/Panel, AA, Dual Pane Low-E4 Standard Argon Fill Simulated Divided Light (SDL) Division, 2 Wide, 1 High, Specified Equal Light Pattern, White, Pine w/White, 3/4" Grille Bar, Stainless Glass / Grille Spacer, Traditional, 1 Sash Locks White (Factory Applied), White/Lamb Liner, White, Full Screen, Aluminum

Insect Screen 1: 400 Series Double-Hung, TW 31.75 x 63 Full Screen Aluminum White

Unit #	U-Factor	SHGC	ENERGY STAR	Clear Opening/Unit #	Width	Height	Area (Sq. Ft)
A1	0.29	0.28	NO	A1	28.0460	28.8600	5.23140



Item	Qty	Operation	Location	Unit Price	Ext. Price
1900	1	Stationary	FRANSOM	\$382.50	\$382.50
RO Size = 32 1/2" x 17 1/2" Unit Size = 32" x 17"					

PSA 2' 8"X1' 5", Unit, 400 Series Awning, Installation Flange, White Exterior Frame, Pine w/White - Painted Interior Frame, Stationary, Dual Pane Low-E4 Standard Series Argon Fill Traditional Trim Stop Profile Stainless Glass / Grille Spacer

Unit #	U-Factor	SHGC	ENERGY STAR
A1	0.28	0.32	YES

SUB-TOTAL:	\$18,910.08
FREIGHT:	\$0.00
LABOR:	\$0.00
TAX:	\$0.00
TOTAL:	\$18,910.08

CUSTOMER SIGNATURE _____

DATE _____

* All graphics as viewed from the exterior. ** Rough opening dimensions are minimums and may need to be increased to allow for use of building wraps or flashings or sill panning or brackets or fasteners or other items.

Thank you for choosing Andersen Windows & Doors

Matthew McCarty Ultimate Wood

Quote #: YYQWFQ4

A Proposal for Window and Door Products prepared for:

Job Site:
49740

Shipping Address:

PRESTON FEATHER BUILDING CENTER-HBR SPGS
8600 MOELLER DR
HARBOR SPRINGS, MI 49740-9583



ANDY HERMAN
PRESTON FEATHER BUILDING
CENTER-HBR SPGS
PO BOX 637
PETOSKEY, MI 49770-0637
Phone: (231) 439-5821

Email: aherman@prestonfeather.com

This report was generated on 12/6/2023 2:37:55 PM using the Marvin Order Management System, version 0004.05.00 (Current). Price in USD. Unit availability and price are subject to change. Dealer terms and conditions may apply.

Featuring products from:



UNIT SUMMARY

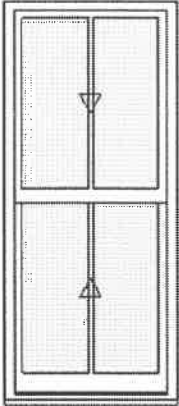
The following is a schedule of the windows and doors for this project. For additional unit details, please see Line Item Quotes.
 Additional charges, tax or Terms and Conditions may apply. Detail pricing is per unit.

NUMBER OF LINES: 4	TOTAL UNIT QTY: 21	EXT NET PRICE: USD	36,802.08			
LINE	MARK UNIT	PRODUCT LINE	ITEM	NET PRICE	QTY	EXTENDED NET PRICE
1		Ultimate Wood	Double Hung RO 32" X 72"	1,913.23	10	19,132.30
2		Ultimate Wood	Double Hung RO 32" X 66"	1,814.16	8	14,513.28
3		Ultimate Wood	Awning RO 26 1/4" X 36 1/4"	1,119.84	2	2,239.68
4		Ultimate Wood	Awning RO 35 3/8" X 26 7/8"	916.82	1	916.82

LINE ITEM QUOTES

The following is a schedule of the windows and doors for this project. For additional unit details, please see Line Item Quotes. Additional charges, tax or Terms and Conditions may apply. Detail pricing is per unit.

Line #1	Mark Unit:	Net Price:		1,913.23
Qty: 10		Ext. Net Price:	USD	19,132.30



As Viewed From The Exterior

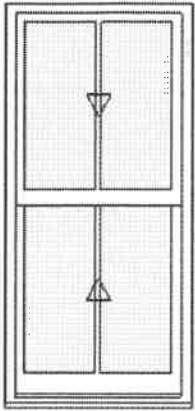
FS 31" X 71 1/2"
 RO 32" X 72"
Egress Information
 Width: 27 7/16" Height: 29 1/2"
 Net Clear Opening: 5.62 SqFt
Performance Information
 U-Factor: 0.29
 Solar Heat Gain Coefficient: 0.26
 Visible Light Transmittance: 0.45
 Condensation Resistance: 56
 CPD Number: MAR-N-68-07486-00001

Primed Pine Exterior
 Primed Pine Interior
 Ultimate Wood Double Hung
 Frame Size w/ Subsill
 31" X 71 1/2"
 Rough Opening w/ Subsill
 32" X 72"
 Glass Add For All Sash/Panels
 Top Sash
 Primed Pine Sash Exterior
 Primed Pine Sash Interior
 IG
 Tempered Low E2 w/Argon
 Black Perimeter and Spacer Bar
 7/8" SDL - With Spacer Bar - Black
 Rectangular - Special Cut 2W1H
 Primed Pine Ext - Primed Pine Int
 Ovolo Exterior Glazing Profile
 Ovolo Interior Glazing Profile
 Bottom Sash
 Primed Pine Sash Exterior
 Primed Pine Sash Interior
 IG
 Tempered Low E2 w/Argon
 Black Perimeter and Spacer Bar
 7/8" SDL - With Spacer Bar - Black
 Rectangular - Special Cut 2W1H
 Primed Pine Ext - Primed Pine Int
 Ovolo Exterior Glazing Profile
 Ovolo Interior Glazing Profile
 White Sash Lock
 Beige Jamb Hardware
 Extruded Aluminum Screen
 Stone White Surround
 Bright View Mesh
 ***Screen/Combo Ship Loose
 4 9/16" Jamb
 Exterior Casing - None
 Primed Pine Standard Subsill
 Flush Sill Horns
 Installed Installation Brackets
 ***Note: Screen/Combo/Storm OSM based on factory applied casing and subsill.
 Field application may require special sizing.
 ***Note: Unit Availability and Price is Subject to Change

Line #2	Mark Unit:	Net Price:		1,814.16
Qty: 8		Ext. Net Price:	USD	14,513.28



Primed Pine Exterior
 Primed Pine Interior
 Ultimate Wood Double Hung
 Frame Size w/ Subsill
 31" X 65 1/2"
 Rough Opening w/ Subsill
 32" X 66"
 Glass Add For All Sash/Panels
 Top Sash
 Primed Pine Sash Exterior

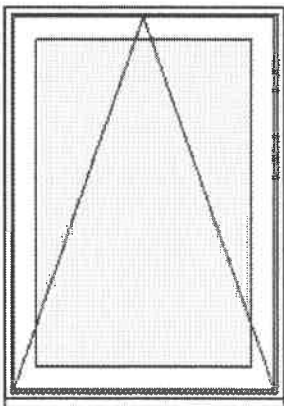


As Viewed From The Exterior

FS 31" X 65 1/2"
 RO 32" X 66"
Egress Information
 Width: 27 7/16" Height: 26 1/2"
 Net Clear Opening: 5.05 SqFt
Performance Information
 U-Factor: 0.29
 Solar Heat Gain Coefficient: 0.26
 Visible Light Transmittance: 0.45
 Condensation Resistance: 56
 CPD Number: MAR-N-68-07486-00001

Primed Pine Sash Interior
 IG
 Tempered Low E2 w/Argon
 Black Perimeter and Spacer Bar
 7/8" SDL - With Spacer Bar - Black
 Rectangular - Special Cut 2W1H
 Primed Pine Ext - Primed Pine Int
 Ovolo Exterior Glazing Profile
 Ovolo Interior Glazing Profile
 Bottom Sash
 Primed Pine Sash Exterior
 Primed Pine Sash Interior
 IG
 Tempered Low E2 w/Argon
 Black Perimeter and Spacer Bar
 7/8" SDL - With Spacer Bar - Black
 Rectangular - Special Cut 2W1H
 Primed Pine Ext - Primed Pine Int
 Ovolo Exterior Glazing Profile
 Ovolo Interior Glazing Profile
 White Sash Lock
 Beige Jamb Hardware
 Extruded Aluminum Screen
 Stone White Surround
 Bright View Mesh
 ***Screen/Combo Ship Loose
 4 9/16" Jamb
 Exterior Casing - None
 Primed Pine Standard Subsill
 Flush Sill Horns
 Installed Installation Brackets
 ***Note: Screen/Combo/Storm OSM based on factory applied casing and subsill.
 Field application may require special sizing.
 ***Note: Unit Availability and Price is Subject to Change

Line #3	Mark Unit:	Net Price:		1,119.84
Qty: 2		Ext. Net Price:	USD	2,239.68

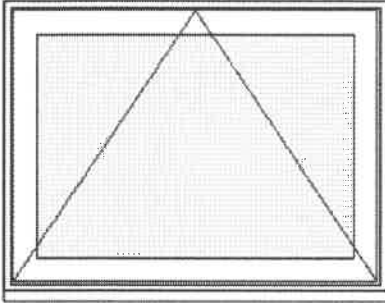


As Viewed From The Exterior

FS 25 1/4" X 35 3/4"
 RO 26 1/4" X 36 1/4"
Egress Information
 No Egress Information available.
Performance Information
 U-Factor: 0.28
 Solar Heat Gain Coefficient: 0.27
 Visible Light Transmittance: 0.46
 Condensation Resistance: 58
 CPD Number: MAR-N-354-09796-00001

Primed Pine Exterior
 Primed Pine Interior
 Ultimate Wood Awning - Roto Operating
 Frame Size w/ Subsill
 25 1/4" X 35 3/4"
 Rough Opening w/ Subsill
 26 1/4" X 36 1/4"
 Primed Pine Sash Exterior
 Primed Pine Sash Interior
 IG - 3/4" - 1 Lite
 Tempered Low E2 w/Argon
 Black Perimeter Bar
 Ogee Interior Glazing Profile
 Standard Bottom Rail
 Beige Weather Strip
 White Folding Handle
 ***Handles/Covers Ship Loose
 White Multi - Point Lock
 Aluminum Screen
 White Surround
 Bright View Mesh
 ***Screen/Combo Ship Loose
 4 9/16" Jamb
 Exterior Casing - None
 Primed Pine Standard Subsill
 Flush Sill Horns
 No Installation Method
 ***Note: Unit Availability and Price is Subject to Change

Line #4	Mark Unit:	Net Price:	916.82
Qty: 1		Ext. Net Price:	USD 916.82



As Viewed From The Exterior

FS 34 3/8" X 26 3/8"
 RO 35 3/8" X 26 7/8"
Egress Information
 No Egress Information available.
Performance Information
 U-Factor: 0.28
 Solar Heat Gain Coefficient: 0.27
 Visible Light Transmittance: 0.46
 Condensation Resistance: 58
 CPD Number: MAR-N-354-09796-00001

Primed Pine Exterior
 Primed Pine Interior
 Ultimate Wood Awning - Roto Operating
 Frame Size w/ Subsill
 34 3/8" X 26 3/8"
 Rough Opening w/ Subsill
 35 3/8" X 26 7/8"
 Primed Pine Sash Exterior
 Primed Pine Sash Interior
 IG - 3/4" - 1 Lite
 Low E2 w/Argon
 Black Perimeter Bar
 Ogee Interior Glazing Profile
 Standard Bottom Rail
 Beige Weather Strip
 White Folding Handle
 ***Handles/Covers Ship Loose
 White Multi - Point Lock
 Aluminum Screen
 White Surround
 Bright View Mesh
 ***Screen/Combo Ship Loose
 4 9/16" Jamb
 Exterior Casing - None
 Primed Pine Standard Subsill
 Flush Sill Horns
 No Installation Method
*****Note: Unit Availability and Price is Subject to Change**

Project Subtotal Net Price: USD 36,802.08
 6.000% Sales Tax: USD 2,208.12
 Project Total Net Price: USD 39,010.20

PRODUCT AND PERFORMANCE INFORMATION

NFRC Ratings:

NFRC energy ratings may vary depending on the exact configuration of glass thickness used on the unit. NFRC energy values and ratings may change over time due to ongoing product changes, updated test results or requirements. NFRC values and ratings are finalized on the date of manufacture.

The National Fenestration Rating Council (NFRC) has developed and operates a uniform rating system for the energy performance of fenestration products, including windows, doors and skylights. For additional information regarding this rating system, see www.nfrc.org.

Code (residential, building or energy) Compliance:

Determining the suitability and compliance with state, local, or other applicable building codes or standards, including energy codes, is the responsibility of the buyer, user, architect, contractor, installer, and/or other construction professional.

PURCHASE APPROVAL/SIGN OFF

Project Subtotal Net Price: USD 36,802.08
6.000% Sales Tax: USD 2,208.12
Project Total Net Price: USD 39,010.20

I have reviewed all line item quotes in detail and agree that the product specifications and pricing are accurate, and I approve the project for order. I acknowledge that additional charges, tax or Terms and Conditions may apply.

Seller: _____

Buyer: _____

Matthew McCarty Ultimate Clad

Quote #: XTMA6TB

A Proposal for Window and Door Products prepared for:

Job Site:
49740

Shipping Address:

PRESTON FEATHER BUILDING CENTER-HBR SPGS
8600 MOELLER DR
HARBOR SPRINGS, MI 49740-9583

Preston Feather

ANDY HERMAN
PRESTON FEATHER BUILDING
CENTER-HBR SPGS
PO BOX 637
PETOSKEY, MI 49770-0637
Phone: (231) 439-5821

Email: aherman@prestonfeather.com

This report was generated on 12/6/2023 2:42:49 PM using the Marvin Order Management System, version 0004.05.00 (Current). Price in USD. Unit availability and price are subject to change. Dealer terms and conditions may apply.

Featuring products from:



UNIT SUMMARY

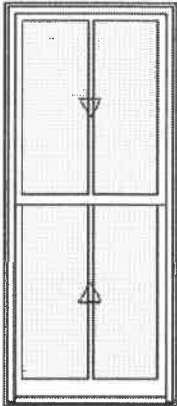
The following is a schedule of the windows and doors for this project. For additional unit details, please see Line Item Quotes.
 Additional charges, tax or Terms and Conditions may apply. Detail pricing is per unit.

NUMBER OF LINES: 4		TOTAL UNIT QTY: 21		EXT NET PRICE: USD		36,227.06
LINE	MARK UNIT	PRODUCT LINE	ITEM	NET PRICE	QTY	EXTENDED NET PRICE
1		Ultimate	Double Hung G2 RO 32" X 72"	1,888.05	10	18,880.50
2		Ultimate	Double Hung G2 RO 32" X 66"	1,786.55	8	14,292.40
3		Ultimate	Awning RO 26 1/4" X 36 1/4"	1,071.92	2	2,143.84
4		Ultimate	Awning RO 35 3/8" X 26 7/8"	910.32	1	910.32

LINE ITEM QUOTES

The following is a schedule of the windows and doors for this project. For additional unit details, please see Line Item Quotes. Additional charges, tax or Terms and Conditions may apply. Detail pricing is per unit.

Line #1	Mark Unit:	Net Price:		1,888.09
Qty: 10		Ext. Net Price:	USD	18,880.50



As Viewed From The Exterior

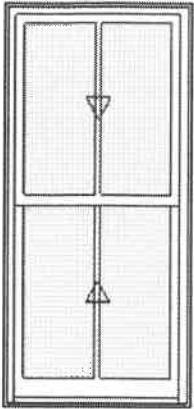
FS 31" X 71 1/2"
 RO 32" X 72"
Egress Information
 Width: 27 13/32" Height: 30 11/16"
 Net Clear Opening: 5.84 SqFt
Performance Information
 U-Factor: 0.3
 Solar Heat Gain Coefficient: 0.27
 Visible Light Transmittance: 0.46
 Condensation Resistance: 55
 CPD Number: MAR-N-425-23552-00001

Stone White Clad Exterior
 Primed Pine Interior
 Ultimate Double Hung G2
 Frame Size 31" X 71 1/2"
 Standard CN Height 32
 Rough Opening 32" X 72"
 Glass Add For All Sash/Panels
 Top Sash
 Stone White Clad Sash Exterior
 Primed Pine Sash Interior
 IG
 Tempered Low E2 w/Argon
 Black Perimeter and Spacer Bar
 7/8" SDL - With Spacer Bar - Black
 Rectangular - Special Cut 2W1H
 Stone White Clad Ext - Primed Pine Int
 Ogee Interior Glazing Profile
 Bottom Sash
 Stone White Clad Sash Exterior
 Primed Pine Sash Interior
 IG
 Tempered Low E2 w/Argon
 Black Perimeter and Spacer Bar
 7/8" SDL - With Spacer Bar - Black
 Rectangular - Special Cut 2W1H
 Stone White Clad Ext - Primed Pine Int
 Ogee Interior Glazing Profile
 White Interior Weather Strip Package
 White Exterior Weather Strip Package
 White Sash Lock
 White Top Sash Strike Plate Assembly Color
 Extruded Aluminum Screen
 Stone White Surround
 Bright View Mesh
 ***Screen/Combo Ship Loose
 4 9/16" Jambs
 Nailing Fin
*****Note: Unit Availability and Price is Subject to Change**

Line #2	Mark Unit:	Net Price:		1,786.59
Qty: 8		Ext. Net Price:	USD	14,292.40



Stone White Clad Exterior
 Primed Pine Interior
 Ultimate Double Hung G2
 Frame Size 31" X 65 1/2"
 Rough Opening 32" X 66"
 Glass Add For All Sash/Panels
 Top Sash
 Stone White Clad Sash Exterior
 Primed Pine Sash Interior
 IG
 Tempered Low E2 w/Argon
 Black Perimeter and Spacer Bar
 7/8" SDL - With Spacer Bar - Black
 Rectangular - Special Cut 2W1H
 Stone White Clad Ext - Primed Pine Int
 Ogee Interior Glazing Profile

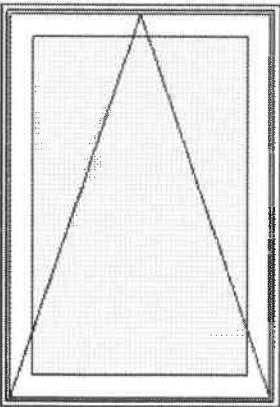


As Viewed From The Exterior

FS 31" X 65 1/2"
 RO 32" X 66"
Egress Information
 Width: 27 13/32" Height: 27 11/16"
 Net Clear Opening: 5.27 SqFt
Performance Information
 U-Factor: 0.3
 Solar Heat Gain Coefficient: 0.27
 Visible Light Transmittance: 0.46
 Condensation Resistance: 55
 CPD Number: MAR-N-425-23552-00001

Bottom Sash
 Stone White Clad Sash Exterior
 Primed Pine Sash Interior
 IG
 Tempered Low E2 w/Argon
 Black Perimeter and Spacer Bar
 7/8" SDL - With Spacer Bar - Black
 Rectangular - Special Cut 2W1H
 Stone White Clad Ext - Primed Pine Int
 Ogee Interior Glazing Profile
 White Interior Weather Strip Package
 White Exterior Weather Strip Package
 White Sash Lock
 White Top Sash Strike Plate Assembly Color
 Extruded Aluminum Screen
 Stone White Surround
 Bright View Mesh
 ***Screen/Combo Ship Loose
 4 9/16" Jamb
 Nailing Fin
*****Note: Unit Availability and Price is Subject to Change**

Line #3	Mark Unit:	Net Price:		1,071.92
Qty: 2		Ext. Net Price:	USD	2,143.84

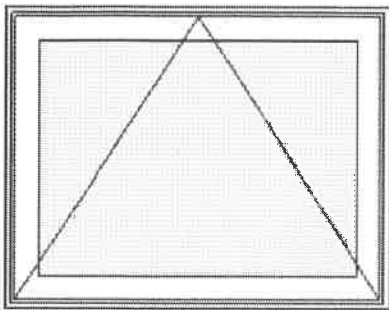


As Viewed From The Exterior

FS 25 1/4" X 35 3/4"
 RO 26 1/4" X 36 1/4"
Egress Information
 No Egress Information available.
Performance Information
 U-Factor: 0.3
 Solar Heat Gain Coefficient: 0.29
 Visible Light Transmittance: 0.49
 Condensation Resistance: 57
 CPD Number: MAR-N-343-21498-00001

Stone White Clad Exterior
 Primed Pine Interior
 Ultimate Awning - Roto Operating
 Frame Size 25 1/4" X 35 3/4"
 Rough Opening 26 1/4" X 36 1/4"
 Stone White Clad Sash Exterior
 Primed Pine Sash Interior
 IG - 3/4" - 1 Lite
 Tempered Low E2 w/Argon
 Black Perimeter Bar
 Ogee Interior Glazing Profile
 Standard Bottom Rail
 White Weather Strip
 White Folding Handle
 ***Handles/Covers Ship Loose
 White Multi - Point Lock
 Aluminum Screen
 White Surround
 Bright View Mesh
 ***Screen/Combo Ship Loose
 4 9/16" Jamb
 Nailing Fin
*****Note: Unit Availability and Price is Subject to Change**

Line #4	Mark Unit:	Net Price:		910.32
Qty: 1		Ext. Net Price:	USD	910.32



As Viewed From The Exterior

FS 34 3/8" X 26 3/8"

RD 35 3/8" X 26 7/8"

Egress Information

No Egress Information available.

Performance Information

U-Factor: 0.3

Solar Heat Gain Coefficient: 0.29

Visible Light Transmittance: 0.49

Condensation Resistance: 57

CPD Number: MAR-N-343-21498-00001

- Stone White Clad Exterior
- Primed Pine Interior
- Ultimate Awning - Roto Operating
- Frame Size 34 3/8" X 26 3/8"
- Rough Opening 35 3/8" X 26 7/8"
- Stone White Clad Sash Exterior
- Primed Pine Sash Interior
- IG - 3/4" - 1 Lite
- Low E2 w/Argon
- Black Perimeter Bar
- Ogee Interior Glazing Profile
- Standard Bottom Rail
- White Weather Strip
- White Folding Handle
- ***Handles/Covers Ship Loose
- White Multi - Point Lock
- Aluminum Screen
- White Surround
- Bright View Mesh
- ***Screen/Combo Ship Loose
- 4 9/16" Jamb
- Nailing Fin
- ***Note: Unit Availability and Price is Subject to Change

Project Subtotal Net Price: USD	36,227.06
6.000% Sales Tax: USD	2,173.62
Project Total Net Price: USD	38,400.68

PRODUCT AND PERFORMANCE INFORMATION

NFRC Ratings:

NFRC energy ratings may vary depending on the exact configuration of glass thickness used on the unit. NFRC energy values and ratings may change over time due to ongoing product changes, updated test results or requirements. NFRC values and ratings are finalized on the date of manufacture.

The National Fenestration Rating Council (NFRC) has developed and operates a uniform rating system for the energy performance of fenestration products, including windows, doors and skylights. For additional information regarding this rating system, see www.nfrc.org.

Code (residential, building or energy) Compliance:

Determining the suitability and compliance with state, local, or other applicable building codes or standards, including energy codes, is the responsibility of the buyer, user, architect, contractor, installer, and/or other construction professional.

PURCHASE APPROVAL/SIGN OFF

Project Subtotal Net Price: USD 36,227.06
6.000% Sales Tax: USD 2,173.62
Project Total Net Price: USD 38,400.68

I have reviewed all line item quotes in detail and agree that the product specifications and pricing are accurate, and I approve the project for order. I acknowledge that additional charges, tax or Terms and Conditions may apply.

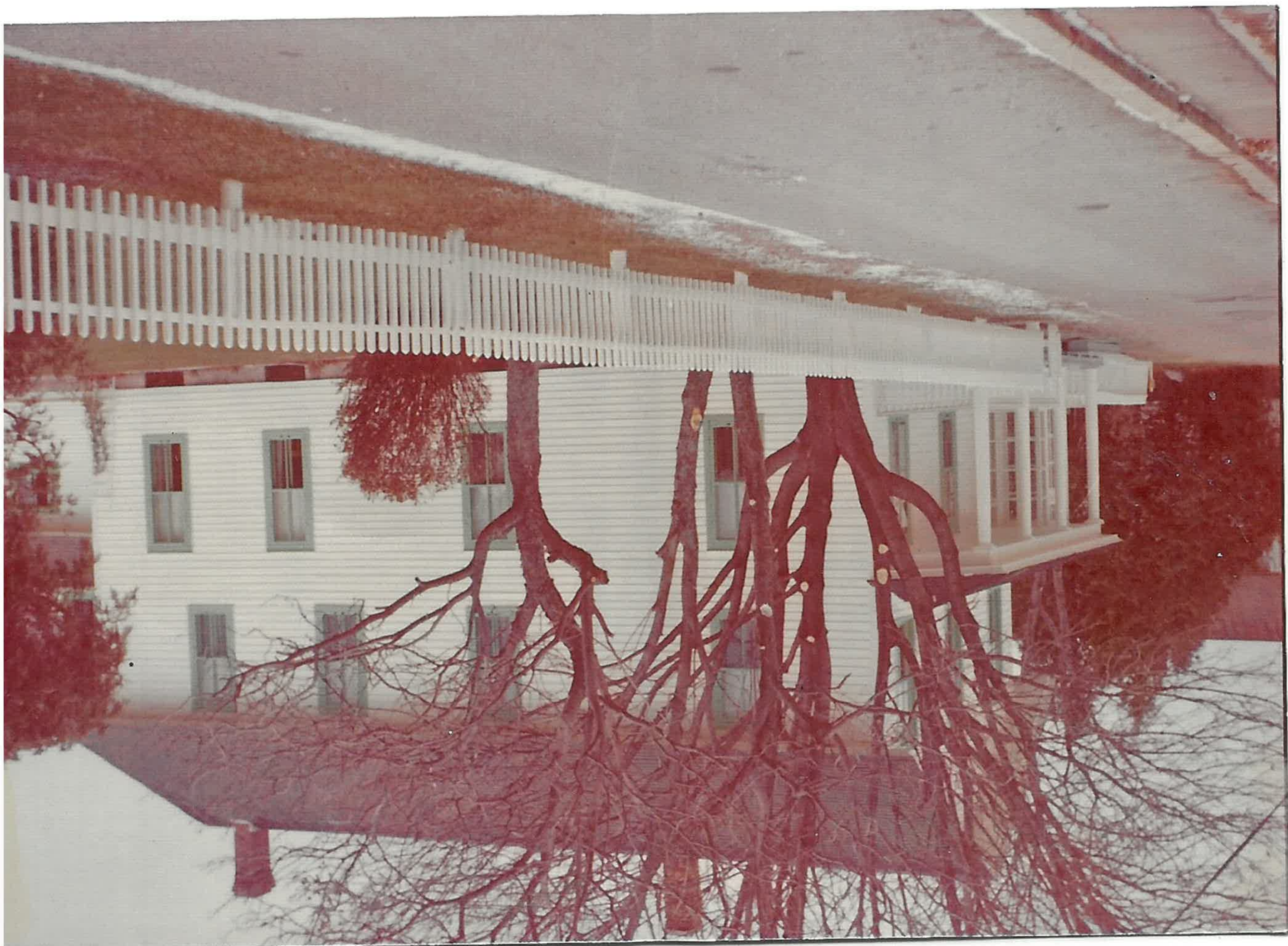
Seller: _____

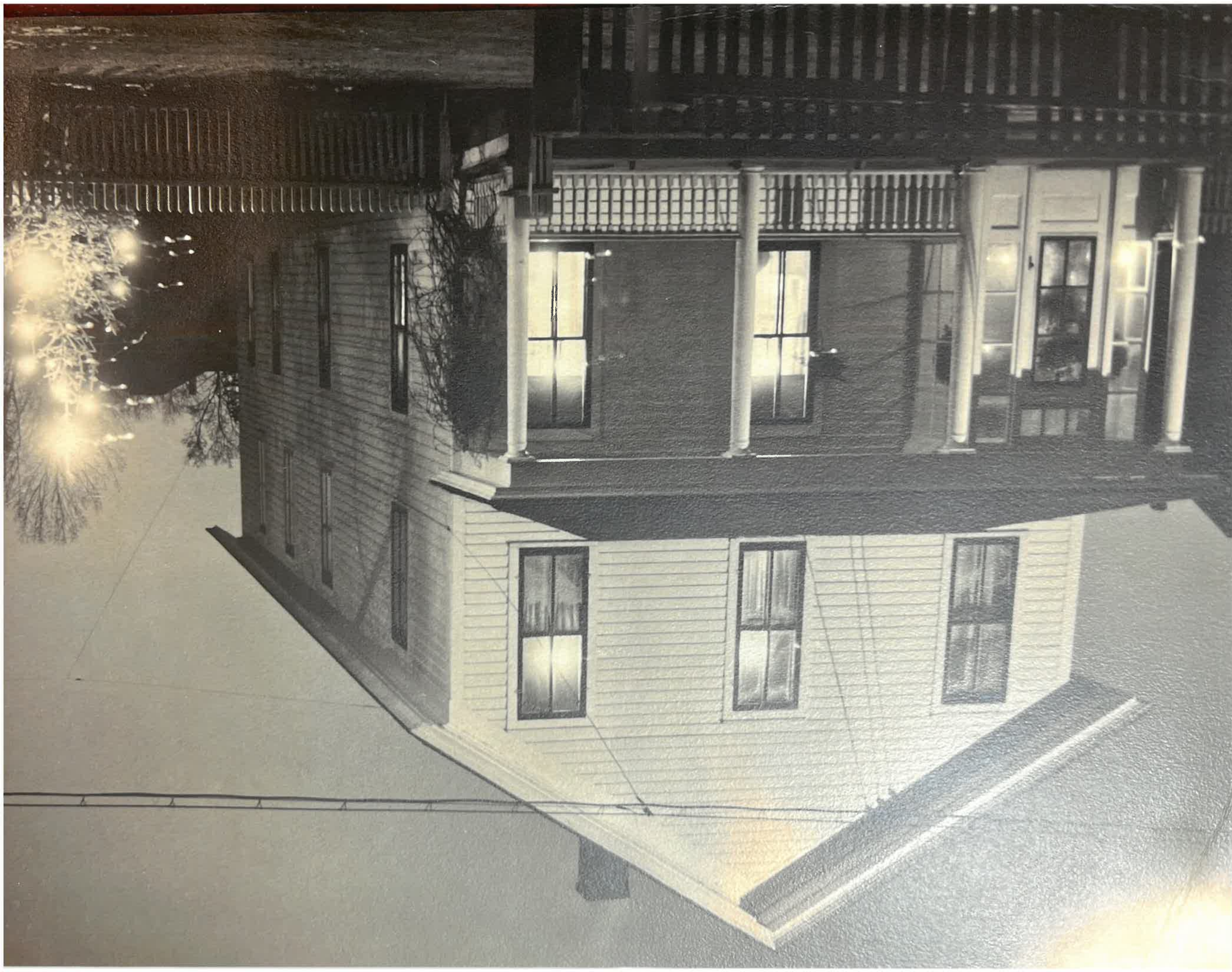
Buyer: _____

RECEIVED
DEC 15 2023











Richard
Neumann
Architect

610 Grand Avenue, Petoskey, Michigan 49770, 231.347.0931

6 January 2024

Katie Pereny, Secretary
Historic District Commission
City of Mackinac Island
P.O. Box 455
Mackinac Island, MI 49757

Re: **McCARTY COTTAGE WINDOWS REPLACEMENT**
Design Review

Dear Ms. Pereny:

I have reviewed the proposed windows replacement at the McCarty Cottage in the West End Historic District.

Find attached the Design Review for the above referenced proposed project.

Should you have any questions, please contact me.

Sincerely,

RICHARD NEUMANN ARCHITECT

Rick Neumann

- c. Matthew McCarty, Applicant
Dennis Dombroski, City of Mackinac Island
Gary Rentrop, Rentrop & Morrison



Richard
Neumann
Architect

610 Grand Avenue, Petoskey, Michigan 49770, 231.347.0931

6 January 2024

DESIGN REVIEW

McCARTY COTTAGE WINDOWS REPLACEMENT

7745 Mahoney Avenue

West End Historic District
Mackinac Island, Michigan

INTRODUCTION

The proposed project is replacement of existing windows at the McCarty Cottage, at 7745 Mahoney Avenue, in the West End Historic District. The building is a Contributing structure in the district. Work would consist of complete window replacement, proposed to be vinyl clad wood windows (ie. wood inside and vinyl outside). Existing aluminum storm / screen windows would be removed to facilitate window replacement. Existing vinyl siding and trim would be maintained.

This design review is based on City Code Sec. 10-161 "Design Review Standards and Guidelines", of Article V. "Historic District", of the City of Mackinac Island Ordinance No. 443, adopted October 21, 2009. The review standards are those of the Department of the Interior entitled "The United States Secretary of the Interior's Standards for Rehabilitation" and "Guidelines for Rehabilitating Historic Buildings", as set forth in 36 CFR, part 67, as well as the factors set forth in City Code Sec. 10-161(b).

Materials submitted for Review include four sets of window replacement quotations representing three different window manufacturers, and photographs of existing and historic exterior views, undated.

REVIEW

The Standards for review are the following:

Standard 1 - *"A property shall be used for its historic purpose or be placed in a new use that requires minimal change to the defining characteristics of the building and its site and environment."*

The building use would remain single-family residential.

McCarty Cottage Windows Replacement Design Review
 6 January 2024
 Page 2

Standard 2 - *"The historic character of a property shall be retained and preserved. The removal of historic materials or alteration of features and spaces that characterize a building shall be avoided."*

The existing historic character of the property would be retained and preserved. Window replacement would maintain the existing appearance, and removal of non-historic aluminum storm-screen windows would improve the traditional character of the house. Replacement windows would maintain the 2 over 2 lites, with each sash split with a vertical muntin.

Standard 3 - *"Each property shall be recognized as a physical record of its time, place and use. Changes that create a false sense of historic development such as adding conjectural features or architectural elements from other buildings, shall not be undertaken."*

The proposed window replacements would not create a false sense of historic development, and no inappropriate conjectural features would be added.

Standard 4 - *"Most properties change over time; those changes that have acquired historic significance in their own right shall be retained and preserved."*

This standard does not apply to the proposed project.

Standard 5 - *"Distinctive features, finishes, and construction techniques or examples of craftsmanship that characterize a property shall be preserved."*

Distinctive features, finishes, or craftsmanship that characterize the existing buildings and property would be maintained.

Standard 6 - *"Deteriorated historical features shall be repaired rather than replaced. Where the severity of deterioration requires replacement of a distinctive feature, the new feature shall match the old in design, color, texture, and other visual qualities. Replacement of missing features shall be substantiated by documentary, physical, or pictorial evidence, or structures."*

Replacement of the original windows would constitute a loss of original features of the house, but the existing historic windows are deteriorated and functionally obsolete. The new replacement windows would match the old in type and design, and would maintain the visual character of the house.

Standard 7 - *"Chemical or physical treatments, such as sandblasting, that cause damage to historic materials shall not be used. The surface cleaning of structures, if appropriate, shall be undertaken using the gentlest means possible."*

This standard does not apply to the proposed project.

McCarty Cottage Windows Replacement Design Review
6 January 2024
Page 3

Standard 8 - *“Significant archaeological resources shall be protected and preserved. If such resources must be disturbed, mitigation measures shall be undertaken.”*

This standard does not apply to the proposed project.

Standard 9 - *“New additions, exterior alterations, or related new construction shall not destroy historic materials that characterize the property. The new work shall be differentiated from the old and shall be compatible with the massing, size and architectural features to protect the historic integrity of the property and its environment.”*

The proposed exterior alterations would destroy historic materials that characterize the property, the original windows, but would be replaced in kind and in design to generally match the historic materials. The new windows would be compatible with the character of the existing house, and would be appropriate.

Standard 10 - *“New additions and adjacent or related new construction shall be undertaken in such a manner that if removed in the future, the essential form and integrity of the historic property and its environment would be unimpaired.”*

The new window installation would be undertaken in a manner that if removed in the future would not impair the essential form and integrity of the property.

Standards Under Code Sec. 10-161(b)

In reviewing applications, the Commission shall also consider all of the following:

(1) - *The historic or architectural value and significance of the resource and its relationship to the historic value of the surrounding area.*

The proposed windows replacement project would not change the significance of the resource, or its relationship to the West End neighborhood.

(2) - *“The relationship of any architectural features of the resource to the rest of the resource and to the surrounding area.”*

Windows are an integral character element of an historic building; the proposed replacement project would result in an appropriate relationship with the overall building resource, and with the district.

(3) - *“The general compatibility of the design, arrangement, texture and materials proposed to be used.”*

The proposed new windows would be compatible in design and arrangement with the property.

McCarty Cottage Windows Replacement Design Review
6 January 2024
Page 4

(4) - *“Other factors, such as aesthetic value, that the Commission finds relevant.”*

The aesthetic value of the buildings and site would be maintained by the proposed exterior renovation.

CONCLUSION

Certainly repair of existing historic wood windows is the most authentic preservation approach, but due to their age and original type / quality (not being the roped counter-weighted type), the McCarty house windows are not good candidates for restoration. As such, replacement with new units of the same type, size, and appearance would be an acceptable approach.

Based on the findings above, the proposed windows replacement at the McCarty Cottage at 7745 Mahoney Avenue would meet the Standards for review.

END OF REVIEW