

# Salisbury Historic District Commission

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## Hearing Notification

**Hearing Date:** January 24, 2018

**Time:** 7:00 pm

**Location:** Government Office Building  
125 N. Division Street  
Salisbury, MD. 21804  
Room 301

**Case Number:** #18-06

**Commission Considering:** Window replacement, sign & lighting installation

**Owner's Name:** 212 E. Main Street LLC

**Applicant Name:** Tom Ayd

**Agent/Contractor:** Not indicated on application

**Subject Property Address:** 207-209 E. Market Street

**Historic District:** Downtown Historic District

**Use Category:** Commercial

**Chairman:** Mr. Scott Saxman

**HDC Staff contact:** Trish Warrington  
Office Manager  
(410) 341-9550

# Salisbury Historic District Commission

207 W. Main St., Suite 102  
Salisbury, MD 21801  
(410) 341-9550 / fax (410) 341-3682

Permit Application  
\$25 Fee Received 12/27/17 (date)

Date Submitted to NSCC: December 27, 2017

Date Accepted as Complete by NSCC: 1/11/18

Subject Location: 207 & 209 F Market St.

Application by: Tom Ayed

Applicant Address: 1813 Sweetbay Dr Ste 9

Applicant Phone: 443-615-7121

Case #: 18-06

Action Required By (45 days): 2/25/18

Owner Name: Tom Ayed

→ Owner Address: \_\_\_\_\_

→ Owner Phone: \_\_\_\_\_

Work Involves:  Alterations  New Construction  Addition  Other   
 Demolition  Sign  Awning Estimated Cost \_\_\_\_\_

**DESCRIPTION OF WORK PROPOSED** (Please be specific. Attach sheet if space is inadequate) Type of material, color, dimensions, etc. must accompany application. If signs are proposed, indicate material, method of attachment, position on building, size and front lineal feet of building, size and position of all other signs on building, and a layout of the sign.

Three phases that are being proposed to occur over time.  
A) ~~1) replacement of front second floor windows~~ 2) replacement of front second floor windows within original brick openings 3) decorative elements & canopy  
4) adding lighting & signage  
B) Store Front windows c) window replacement on side of building

Are there any easements or deed restrictions for the exterior of this property? If yes, submit a letter from the easement holder stating their approval of the proposed work.  Yes  No

Do you intend to apply for Federal or State Rehabilitation Tax Credits? If yes, have you contacted Maryland Historical Trust staff?  Yes  No

If you have checked "Yes" to either of the above questions, please provide a copy of your approval letter from the Maryland Historical Trust along with this application.

### See Reverse Side for DOCUMENTS REQUIRED TO BE FILED WITH APPLICATION

All required documents must be submitted to the Director, Dept. of Neighborhood Services & Code Compliance at least 30 days prior to the next public meeting. Failure to include all the required attachments and/or failure of the applicant or his/her authorized representative to appear at the scheduled meeting may result in postponement of the application until the next regular scheduled meeting. If an application is denied, the same application cannot be resubmitted for one year from date of such action. Please be advised that members of the Salisbury Historic District Commission or staff, may visit the subject property prior to the scheduled meeting date to familiarize themselves with the project.

The Salisbury Historic District Commission Rules and Regulations and Design Guidelines are available for review in the office of the Department of Neighborhood Services & Code Compliance for the City of Salisbury as well as on the city's website: [www.ci.salisbury.md.us](http://www.ci.salisbury.md.us).

I, or my authorized representative, will appear at the meeting of the Salisbury Historic District Commission on January 24<sup>th</sup> 2017 (date).

I hereby certify that the owner of the subject premises has been fully informed of the alterations herein proposed and that said owner is in full agreement with this proposal.

Applicant's Signature [Signature] Date December 27, 2017

Remarks: [Signature] 1/11/18 Smaw E Phillips 1/11/18

Application Processor (Date)

Secretary, S.H.D.C. (Date)

**Salisbury Historic District Commission**  
**Application to be Heard Before the Commission**

Subject Location: 207 & 209 East Market Street

Street Address: 207 & 209 East Market Street, Salisbury, MD 21801

Applicant: Thomas J. Ayd, Jr.

Applicant Address: 1813 Sweetbay Drive, Ste 9, Salisbury, MD 21804

Applicant Phone: 443.615.7121

Owner Name: 212 East Main Street, LLC

Owner Address: 1813 Sweetbay Drive, Ste 9, Salisbury, MD 21804

Owner Phone: 443.615.7121

Work Involves: Alterations, Signs, Awning & Windows

Estimated Cost: \$50,000

Descriptions of work proposed:

The façade improvement of 207 and 209 East Market Street consists of three phases that are being proposed to be completed over time, but necessarily in sequence after Phase I.

Phase I: This consists of the Market Street facing elevation of the building as shown on the rendering labeled "Proposed Elevation Phase I." The work consists of the following: a) painting the entire building, b) replacement of four second floor windows within the original brick openings, c) adding the decorative elements and canopy, and d) adding lighting and signage.

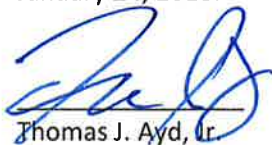
Phase II: This consists of adding store-front windows to the existing brick openings on the first floor of the Market Street facing elevation of the building, as shown on the rendering labeled "Proposed Elevation Phase II."

Phase III: This consists of window replacement on the side elevation of the building. The side windows would be consistent with those proposed for the Market Street elevation and are shown on all proposed renderings. There are ten 2<sup>nd</sup> floor windows and nine 1st floor windows.

Are there any easements or deed restrictions for the exterior of this property? If yes, submit a letter from the easement holder stating their approval of the proposed work. No

Do you intend to apply for Federal or State Rehabilitation Tax Credits? If yes, have you contact Maryland historical Trust Staff? No, but this has not been determined at this time.

I, or my authorized representative, will appear at the meeting of the Salisbury Historic District Commission on January 24, 2018.



Thomas J. Ayd, Jr.

Proposed Elevation Phase I:



Side windows: Phase III

Proposed Elevation Phase II:



Side windows: Phase III

Existing Elevation - 207 & 209 East Market Street Building:



Market Street Elevation - 207 & 209 East Market Street Building:



Building to the Left:



View to the Right:



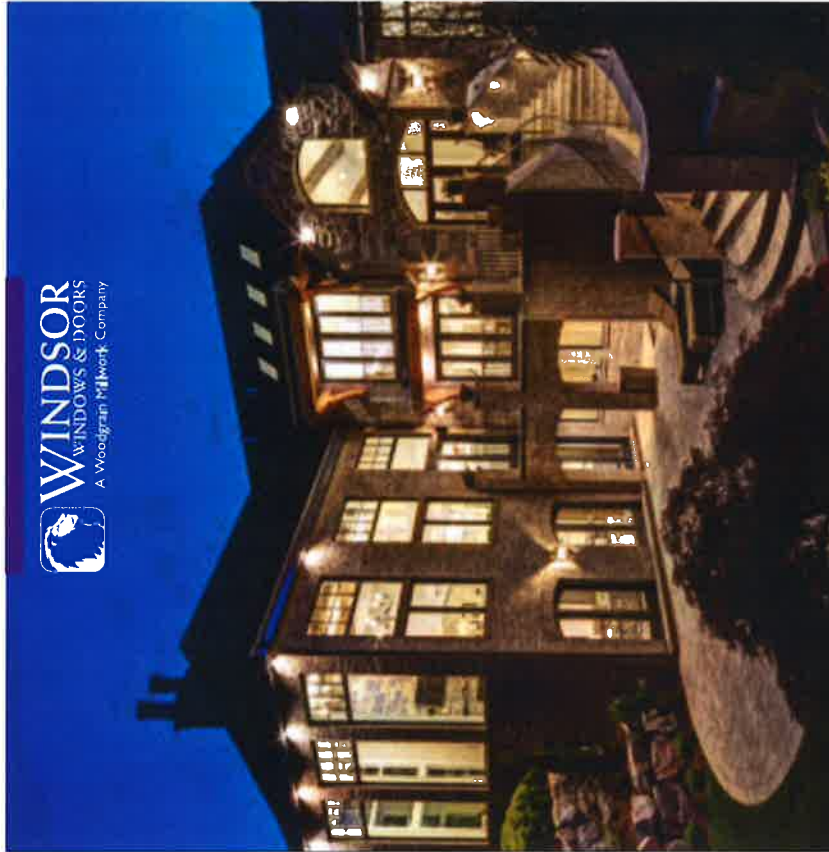
Building to the Right:



Side Elevation - 207 & 209 East Market Street Building



# WINDOW SPEC - OPTION 1



**WINDSOR**  
WINDOWS & DOORS  
A Woodgrain Millwork Company

# PINNACLE

WOOD CLAD AND PRIMED WINDOWS & DOORS

[www.windsorwindows.com](http://www.windsorwindows.com)



## Table of Contents

The Wonders of Wood (Product Details / ENERGY STAR / Warranty Information).....	4-5
Pinnacle Select Casement & Awning.....	6-7
Casement & Awning.....	8
Direct Set & Recess.....	9
Double Hung & Glide-by.....	10-11
Sliding Patio Doors.....	12
Swinging Patio Doors.....	13
Bi-fold Patio Doors.....	14
Multi-slide Patio Doors.....	15
Options & Accessories.....	16-22
Size Specifications & Technical Drawings.....	23-70

IN THE CITY OF PINNACLE, CALIFORNIA AND SELECT TOP NATIONAL AND REGIONAL MARKETS. ©2014, Windsor.



# The Wonders of Wood

Strength and beauty shine through in Windsor's Pinnacle products. We use only the finest pine, alder and fir so you can create only the finest homes. The many sizes and shapes available allow you to make a statement – from contemporary looks to classic lines.

No matter what design you have in mind, Windsor allows you to achieve it in style. With each Pinnacle product, you get the rugged durability and traditional appeal of real wood.

## See What Sets Pinnacle Apart

**[1] PREMIUM WOOD CONSTRUCTION** Natural wood serves as one of the most energy efficient materials available. Windsor uses only the finest wood interiors of Clear Select Pine, Natural Alder or Douglas Fir.

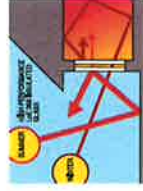
**[2] CARDINAL™ LGS 366 GLASS** Windsor products feature LGS 366 glass with a coating that allows the way glass transmits visible and invisible light. LGS 366 decreases heat loss in the winter and heat gain in the summer. Reduced ultraviolet light penetration also helps prevent your furniture, drapes and carpet from fading.

**[3] EXTENDED ALUMINUM** We use only heavy-duty, 050 anodized aluminum padding, versus thin oil form aluminum. It is scuff and mark resistant to exterior damage, including dirt and chips. The powder coat used in our paint application is the extremely durable 2604 finish. The 2605 finish is available when your project requires an even stronger defense against the elements. All Pinnacle clad and Select casement and awning products feature a thermally-broken frame for improved efficiency.

**[4]** A triple-gazed IG option is available for Pinnacle Select and Pinnacle clad direct set and radius units. Triple IG consists of 1-1/4" OA thickness and two LGS coatings. The LGS 366 coating on surface #2 and the LGS 190 coating on surface #5 provides superior U-value thermal performance.

**[5]** Extruded aluminum padding, versus thin oil form aluminum. It is scuff and mark resistant to exterior damage, including dirt and chips. The powder coat used in our paint application is the extremely durable 2604 finish. The 2605 finish is available when your project requires an even stronger defense against the elements. All Pinnacle clad and Select casement and awning products feature a thermally-broken frame for improved efficiency.

**[6]** A triple-gazed IG option is available for Pinnacle Select and Pinnacle clad direct set and radius units. Triple IG consists of 1-1/4" OA thickness and two LGS coatings. The LGS 366 coating on surface #2 and the LGS 190 coating on surface #5 provides superior U-value thermal performance.



the wonders of wood

# Imagine a Solution for Any Situation

Windsor Windows & Doors can help you bring your vision to life. Our windows and doors open up a home to the light, air and beauty of the outside world. But it's the inspired designs and lasting performance of Windsor products that open up a world of possibilities for architects and builders.

Windsor has been developing unique home construction solutions for more than 60 years – from EZ-Bit functionality to the first all-cellular PVC exterior window. We're dedicated to bringing you the highest quality product on the market – all for the best value.

Choose from a wide selection of products for new construction, remodeling or light commercial applications. Windsor's windows and doors allow you to get creative with your next project, without sacrificing quality or stretching your budget.

Imagine what you can do with Windsor Windows & Doors.

1111 W. PINNACLE, SUITE 100, CHICAGO, ILLINOIS 60658  
 773.442.1111  
 WWW.WINDSORWINDOWSANDDOORS.COM  
 P.O. BOX 100, CHICAGO, ILLINOIS 60658

Imagine a solution for any situation





Pinetec® Premium Insulating Product Series™. And only from Pinetec® Windows & Doors. Call 1-877-447-7222. Visit [www.pinetec.com](http://www.pinetec.com)



Pinetec® Premium Insulating Product Series™. And only from Pinetec® Windows & Doors. Call 1-877-447-7222. Visit [www.pinetec.com](http://www.pinetec.com)

**[4] TAPE AND SILICONE GLAZED** We use silicone and tape glazing methods to ensure a water-tight seal and slow the conduction of heat and cold.

**[5] SUPER SPACER™ TECHNOLOGY** Super Spacer dual-seal moisture barrier technology provides one of the most thermally efficient spacers in the marketplace, meeting or exceeding ENERGY STAR® guidelines in all zones. All-In-One Super Spacer reduces heat and cold conduction, which results in more comfortable living for homeowners and fewer callbacks for builders.

**STATE-OF-THE-ART LISECA® GLASS FABRICATION EQUIPMENT** Our highly-automated glass line requires no manual manipulation – dramatically reducing seal failures caused by human contact with the glass – while our robotic equipment provides an incredible level of accuracy for a fast and efficient material flow.

**ENERGY STAR PARTNER** Window Windows & Doors is proud to be an ENERGY STAR partner. Look for the ENERGY STAR logo on our products, which means those models meet EPA guidelines for energy efficiency. Performance data is available on our website at [www.windowwindows.com](http://www.windowwindows.com).

**WARRANTY** Our Pinetec products offer an industry leading Limited 20/10 Warranty. For more specific information, go to [www.windowwindows.com](http://www.windowwindows.com).



**Super Spacer®**  
Residential and Commercial  
(Acrylic is not used with Super Spacer with building tubes.)

the wonders of wood



Pinetec® Premium Insulating Product Series™. And only from Pinetec® Windows & Doors. Call 1-877-447-7222. Visit [www.pinetec.com](http://www.pinetec.com)

# Double Hung & Glide-by

We've made your world easier. Windsor's double hung and glide-by windows are not only an attractive addition to a home, they are extremely easy to maintain. The sash on the double hung easily fits in and removes for easy cleaning. Our unique locking shoe balance system also allows you to effortlessly replace or remove individual sashes. Cled units come with heavy-duty .050 extruded aluminum cladding, and primed units feature parts made of revolutionary composite cellular PVC exterior that resists the elements.



**Our double hung windows with concealed jambliner** feature a full-sized, inverted block and tackle balance, which provides support for a heavier sash. Jamb jacks offer flexibility for adjustment after setting.

Installation and alignment is made easier through trim identification lines on the side and head inside stops.

[1]

With the concealed jambliner option, you get an enhanced appearance with more wood pixels in the interior jamb covers and head parting stop, offering color-matched aluminum on exterior portions and providing color options for the sill bottom rail weatherstrip to coordinate with cladding colors.

double hung & glide-by



Sash fits in easily with the help of recessed lift latches that are color matched to the hardware you choose.

[1] The sill bottom rail weatherstrip is now available in two colors: bronze and beige. Exterior jamb covers are available in finishes that match the aluminum.

[2] Double hung without concealed jambliner.

[3] Double hung with concealed jambliner.

[4] A trim identification line on the side and head inside stops provides easy alignment during installation. A wood head parting stop replaces a vinyl parting stop.

[5] Recessed lock and keeper for a sleek appearance.



WINDSOR'S DOUBLE HUNG WINDOWS WITH TRIMMABLE, COORDINATING COLORS

# Custom Creations

**Finishing touches to perfect your vision.** Windsor does more than just create durable, high-performance windows and doors. We pay attention to every detail and offer a wide array of options and finishes to match any décor. Flirty and eye-catching or simple and understated, our hardware, finishes, grille options, cladding colors, glass options and trim options complete the perfect window and door package.

See the difference paint can make. Windsor's in-house powder paint application can help you make a statement with your windows and doors. Choose from over 40 shades in our standard and feature color palettes, or make it truly unique with custom color matching. All paints are protected with the highly durable 2604 finish, or you can upgrade to 2605 for even stronger defense against the elements.<sup>1</sup>

## Standard Clad Colors



## Feature Clad Colors

Custom color matching is also available.



<sup>1</sup>2604 finish backed by a 20-year warranty; 2605 finish backed by a 30-year warranty; applications within one mile of the coast carry a 10-year warranty. For specific warranty details, please refer to the complete warranty document posted on our website, [www.windsorwindows.com](http://www.windsorwindows.com).

**options & accessories**

**NOTE:** Printing limitations prevent exact color/finish representation. See your Windsor distributor for actual samples.

**options & accessories**

## Anodized Finishes



## Interior Finishes



## Radius Interior Trim

Custom-fit wood trim for radius stepped windows and radius-top doors is available in five moulding styles. All styles are available in Clear Select Pine, Oak, Douglas Fir and Natural Alder.



## Casement Crank and Finishes



## Double Hung Lock and Finishes

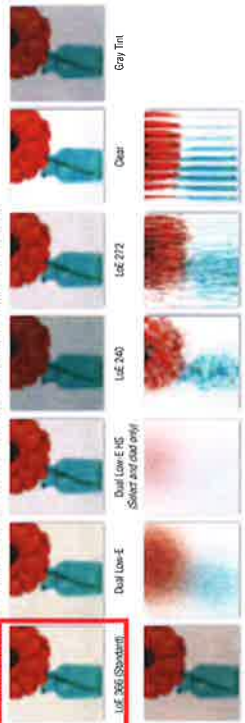


**NOTE:** Printing limitations prevent exact color/finish representation. See your Windsor distributor for actual samples.

**options & accessories**

**Glass** Special order item

Units with 1-1/4" x 1/4" hole & are only available in LoE 262/180, obscure, stain etch, blue chip, rain and road glass.

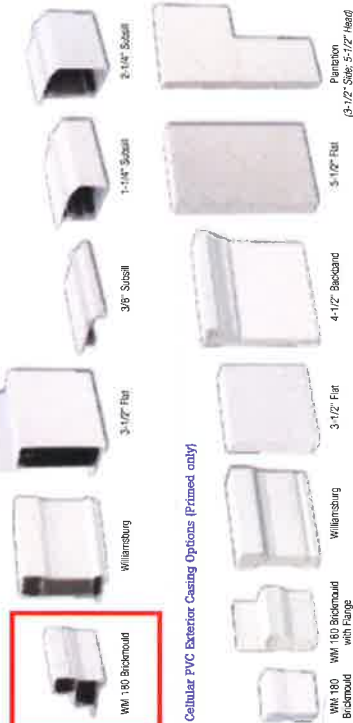


**Exterior Trim**

Cellular PVC Exterior Sill Options (Primed only)



**Clad Exterior Casting Options**

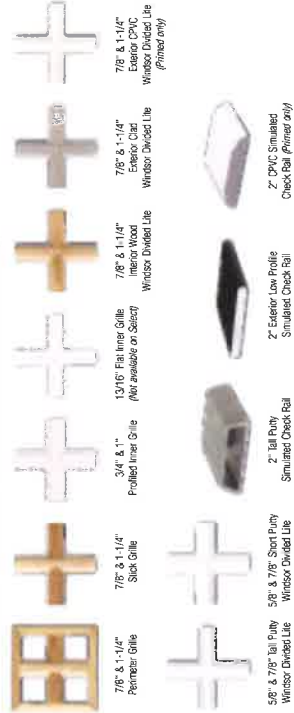


**options & accessories**

NOTE: Printing limitations prevent exact color/finish representation. See your Windsor distributor for actual samples.

**Grilles**

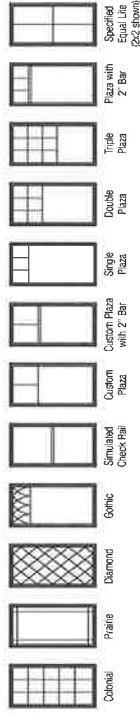
All of our wood and cellular PVC (CPVC) Windsor Divided Lite bars are hand-fitted to ensure a perfect fit.



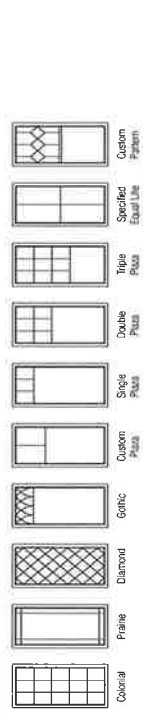
**Grille Patterns**

Some grille patterns are not available in all configurations and products.

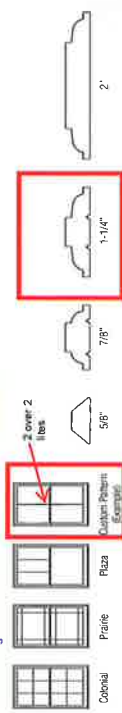
**Casement Grille Patterns**



**Patio Door Grille Patterns**



**Double Hung Grille Patterns**



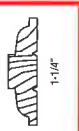
NOTE: Printing limitations prevent exact color/finish representation. See your Windsor distributor for actual samples.

**options & accessories**



### Grille Profiles

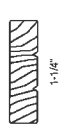
#### Interior Grilles - Copper



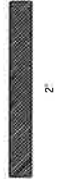
#### Interior Grilles - Putty



#### Interior Grilles - Contemporary



#### Exterior Grilles - Copper



#### Exterior Grilles - Putty



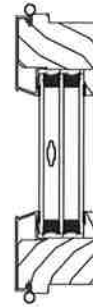
### Grille Sections



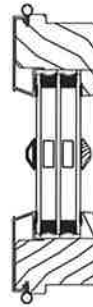
Standard Select EG with Inner Bar



Standard Select EG with VDL and Inner Bar



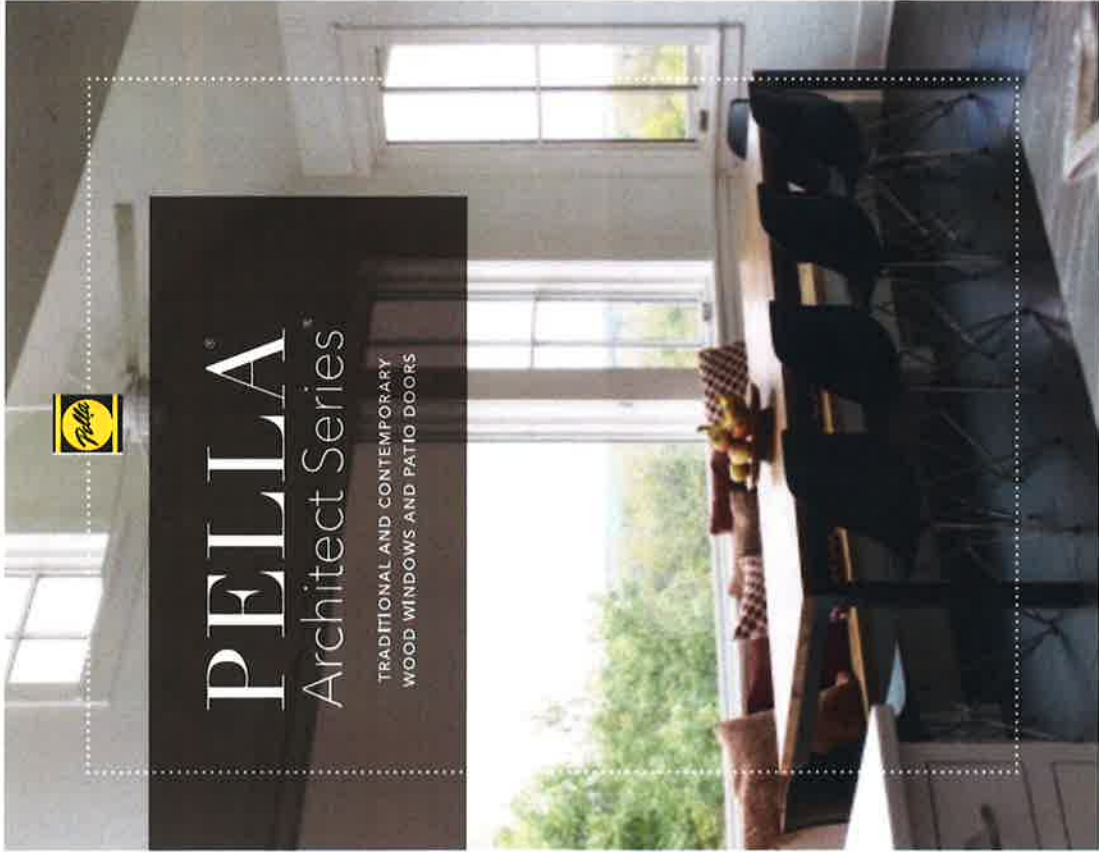
Type IG with Inner Grille



Type IG with VDL and Inner Bar

options & accessories

# WINDOW SPEC - OPTION 2



# A modern tradition.

It's the place you long for at the end of the day. Your sanctuary. It's a showplace that you love to share with family and friends. Whatever you envision your home to be — calling for the fine, thoughtful details of our traditional styling or the clean, smart lines of our contemporary products — Architect Series® windows and patio doors are artfully designed in harmony with your view.



FOR THE CHOOSING

# Why WOOD?

Pella® Architect Series® wood windows and patio doors give you more options when it comes to style, low-maintenance features and customization flexibility. Choose traditional or contemporary styles in beautiful wood species, glass options designed for your lifestyle and superb performance features — all backed by some of the best warranties in the industry.

Traditional windows and doors for a timeless look.



Simple sophistication with a modern edge.

FOR THE CHOOSING 4 - 9

WHY WOOD?  
FIND YOUR TYPE  
COMFORT IN, WEATHER OUT.

ARCHITECT SERIES: TRADITIONAL 10 - 11

THOUGHTFUL DESIGN

ARCHITECT SERIES: CONTEMPORARY 12 - 13

ULTIMATE VIEWS

FEATURES AND OPTIONS 14 - 19

CUSTOM-CRAFTED VIEWS  
BEAUTIFULLY FUNCTIONAL HARDWARE  
IMPECCABLY COORDINATED

TRADITIONAL



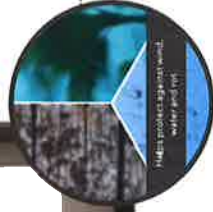
### Protect your investment.

Advantage Plus protection system helps Pella's doors stand up to the elements and stay looking great longer. This system includes:

Low-maintenance exterior frame. Our durable low-maintenance aluminum exterior door frames feature our EnduraClear® finish that resists fading and provides years of protection.

Resistant design. Pella's low sill is convenient and helps prevent water from entering the home.

Exclusive PerformaSeal™ technology. Featuring our exclusive weatherstript seal technology, this provides exceptional energy efficiency and helps block out the damaging effects of extreme wind and rain.





FOR THE CHOOSING

# Find your type.

CONTEMPORARY

### Seals tight and locks easily.

Architect Series® casement windows feature the SureLock™ System that reaches out to pull the window sash against the weatherstripping to form a tight seal against drafts, making them more energy-efficient. Plus, Pella's patented Union Lock System secures casement and awning windows in two places with a single, easy-to-reach handle.



### Lasting beauty.

EnduraGuard® wood protection offers advanced protection against the effects of moisture, decay, stains from mold and mildew—as well as termite damage. This proven insecticide treatment is embedded will help ensure that Pella® wood windows and patio doors look and perform beautifully for years.



Pella's casement windows offer 7 months of exposure to moisture.



Competitor's pressure-treated wood can only prevent about 7 months of exposure to moisture.



### The confidence of added protection.

Pella products are backed by some of the strongest warranties in the business. See written limited warranty for details, including exceptions and limitations, at [pella.com/warranty](http://pella.com/warranty).

WINDOWS



## Casement and Awning Windows

Nothing between you and your view.

Open and close with the turn of a handle—great for spots that are difficult to reach.

Years of smooth openings and closings.

Stainless steel operating arms and hinges resist rust and corrosion.

More convenient handle design. Folds away handle won't get in the way of window treatments.

Easier cleaning.

Easy-clean wash feature makes it simple to clean the exterior glass from inside your home.



## Double-Hung and Single-Hung Windows

Traditional and practical.

The sashes on double- and single-hung windows slide open and close vertically, providing efficient ventilation.

Years of smooth, easy operation. Our balance systems help ensure your windows will open and close easily for years.

A tight seal against the elements. Pella's connection leads pull the sashes against the weatherstripping.

Easier cleaning.

Opening sashes from inside your home, the exterior glass from inside your home.



## Fixed and Special Shape Windows

Virtually endless design possibilities.

Special Shape windows are available in curves and angles to add architectural interest and natural light.\*

Create a custom design.

Assembling a combination of fixed windows makes a contemporary design statement.

A quality, seamless look.

Special Shape windows are available with grille options to match other Pella windows and doors.

For more information on Pella's window and patio door offerings, see your local Pella sales representative or visit:

[CHOOSEPELLA.COM/OFFERING](http://CHOOSEPELLA.COM/OFFERING)

FOR THE CHOOSING

# Comfort in. Weather out.

Pella® products offer exceptional energy-efficient performance wherever you live.

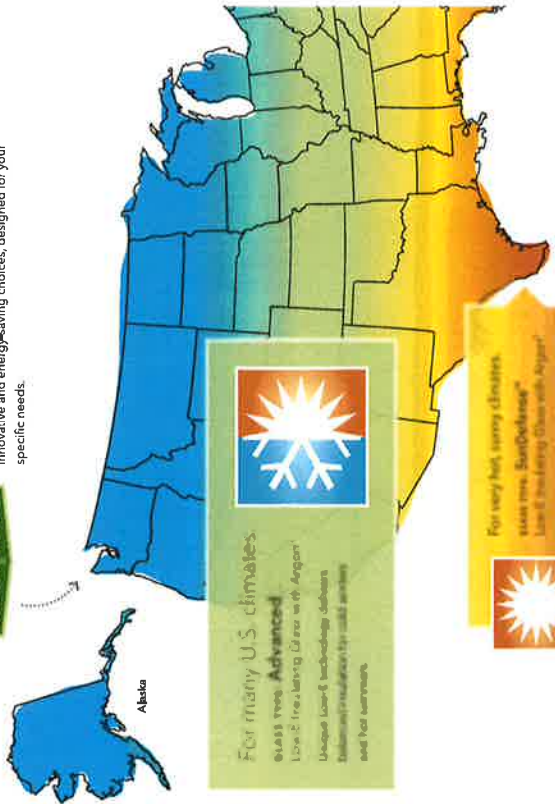


PATIO DOORS



Glass at a glance.

Pella's InsulShield® Low-E Glass Collection features our most innovative and energy-saving choices, designed for your specific needs.



**For many U.S. climates.**  
**GLASS FROM Advanced**  
 Low-E Insulating Glass with Argon®  
 Unique Low-E technology delivers outstanding energy efficiency and heat retention.



**For very hot, sunny climates.**  
**GLASS FROM SunOutlooker®**  
 Low-E Insulating Glass with Argon®  
 Blocks harsh light and reduces heat gain while maintaining the beauty of the view.



For more information on glass, see your local Pella sales representative or visit [CHOOSEPELLA.COM/GLASS](http://CHOOSEPELLA.COM/GLASS)

## Sliding Patio Doors

**A precise fit.**  
 Maximizes your floor space with sliding patio doors—since they don't swing, you can place furniture nearby.

**Smooth operation for years.**  
 Stainless steel track and adjustable dual rollers allow the panels to glide easily.

**Better draft protection.**  
 Pella's unique design on Architect Series® doors puts the sliding panel on the outside. When the wind blows against it, it creates a tighter seal and the screen is protected.

## Hinged Patio Doors

**Stunning design and functional passages.**  
 Choose from single or double inswing or outswing doors.

**Extra security.**  
 Pella's advanced multipoint locking system secures the door at the top, middle, and bottom for more peace of mind.

**Bring the outside in.**  
 Hinged patio doors draw the eye outdoors and highlight your yard, patio or deck.

## Scenescape™ Patio Doors

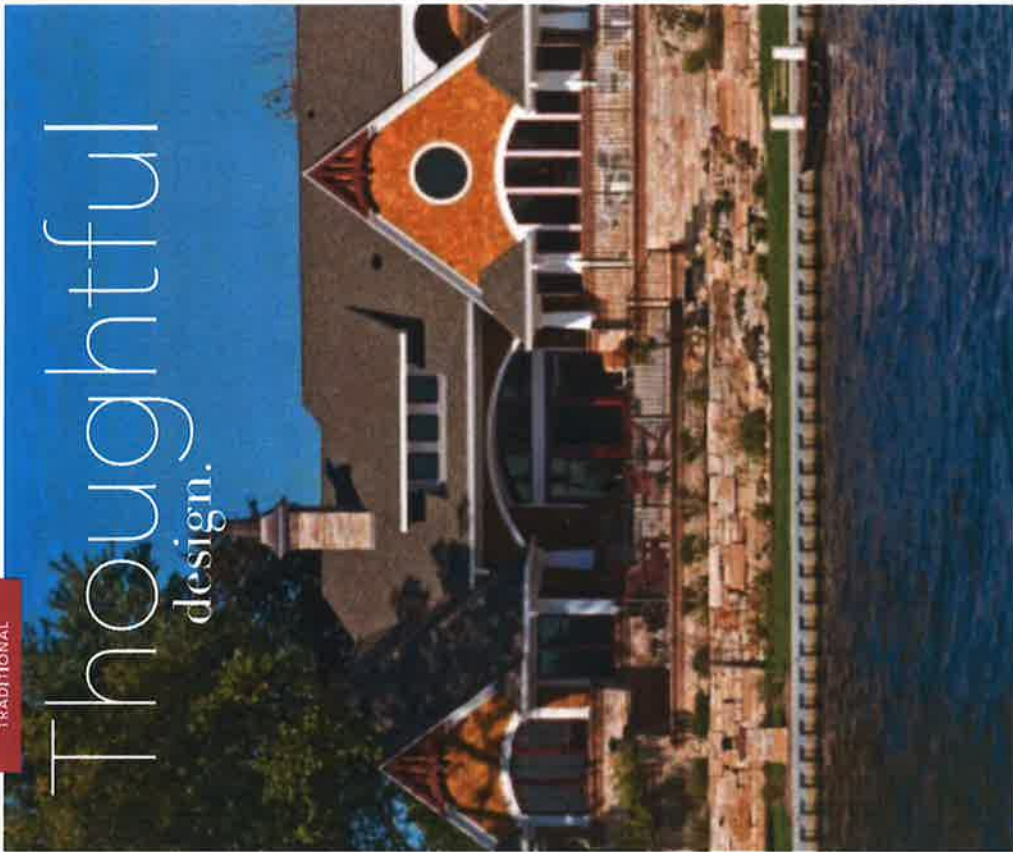
**Expand your horizons.**  
 Our multipanel patio doors accommodate a range of design that create breathtaking scenic views.

**Invite the outdoors in.**  
 Capture a wide-open view with patio door panels that can tuck out of sight within a wall pocket or stack together to blur the lines of indoor and outdoor living.

**Transform your room in a breeze.**  
 Lifeslide® panels are fixed off the track with a turn of the handle, allowing the panels to roll open or closed.

TRADITIONAL

# Thoughtful design.



10

Helping you save on heating and cooling costs.



Replacing ENERGY STAR® certified windows and doors can lower energy costs.\* With more efficient windows, you can also use less energy, which reduces greenhouse gas emissions from power plants.

For a typical home, when replacing single-pane windows with ENERGY STAR certified windows, you can save on average:

101%  
to  
583%  
per year

And 1,006 - 4,205 pounds of carbon dioxide (CO<sub>2</sub>), which is equivalent to 51 to 317 gallons of gasoline a year.<sup>1</sup>



Available on most ENERGY STAR products.

Available on select windows and patio doors.

More panes, more gains. Many older homes have single-pane windows, which can lead to higher heating and cooling costs and dirty interiors. Multiple panes of glass create an air chamber that can dramatically increase energy efficiency and comfort.



## Improved safety and security.

Added protection against intruders: Pella's HurricaneShield® impact-resistant glass\* offers protection from flying debris and added security against intruders. The interlayer cannot be easily penetrated, even if the glass is shattered—helping to prevent forced entry.

<sup>1</sup> Home owners can be eligible to receive the benefits of the ENERGY STAR program. ENERGY STAR certified windows may save you money, but qualify for additional information for details.

<sup>2</sup> Overall energy savings and cooling costs may vary based on your climate, home size, energy usage, and other factors. For more information, visit [www.energystar.gov](http://www.energystar.gov).

<sup>3</sup> Energy Star products may not meet ENERGY STAR requirements in Canada. For more information, visit [www.energystar.ca](http://www.energystar.ca).

<sup>4</sup> Ratings are based on the average energy saving. Home is considered to be in the middle of the range. Actual energy savings may vary based on your climate, home size, energy usage, and other factors. For more information, visit [www.energystar.gov](http://www.energystar.gov).

<sup>5</sup> Pella's impact-resistant glass is made up of a sheet of standard float glass laminated with a sheet of interlayer glass. For best performance, impact-resistant glass may be in the interior or exterior pane of double-pane glass, depending on the product.

For cold climates — like northern U.S. and Canada.



GLASS TYPE: Natural Sun  
Low-E Insulating Glass with Argon®  
Allows the sun's heat to flow in and warm your home, while preventing excess heat from leaving.

For Northern U.S. climates.

GLASS TYPE: AdvancedComfort  
Low-E Insulating Glass with Argon®  
Ultra-Low-E insulating glass with Argon®  
allows heat to flow in and out, while keeping your home warm.



9



With more than 25 years of expertise behind their design, Pella® Architect Series® traditional products offer the classic style you love. In an elegant expression of the window-crafting art, these wood windows and patio doors feature fine-furniture detailing and beauty to welcome you home.



**Timeless Style**  
Pella Architect Series traditional products are crafted to exemplify the classic American aesthetic. Designed with intricate details like Ogee profiles and spoon-back hardware, these windows and doors stand the test of time.



**Natural Beauty**  
Pella believes nothing man can create rivals the beauty of wood. That's why Pella wood windows and doors are designed to simply harness the earth's handiwork. No two pieces of wood are identical, so every traditional window and patio door is one of a kind.

Get more ideas and inspiration:

[CHOOSEPELLA.COM/TRADITIONAL](http://CHOOSEPELLA.COM/TRADITIONAL)

CONTEMPORARY

# Ultimate views.



FEATURES AND OPTIONS

# Custom-crafted VIEWS.

Sleek from sash to frame, Pella® Architect Series® contemporary wood windows and patio doors are the ultimate view of modern style. Products can arrive unfinished, or choose from a wide variety of prefinished paint or stain colors — including Black — to create the sophisticated space you envisioned.



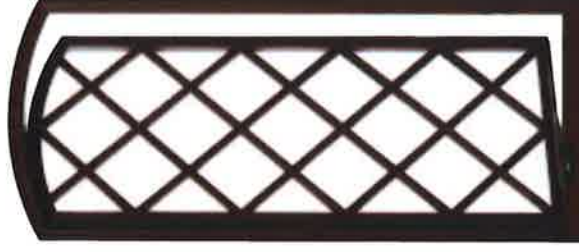
#### Inside Out

Pella's contemporary offering helps balance exposure to the outside with maintaining comfort inside. Our windows feature expansive glass without compromising on energy efficiency.



#### Minimalist Finishes

Exclusive, patent-pending hardware enhances the clean, modern look while options like Black stain transform your window into a design statement.



#### Spectacular shapes and sizes.

Customize your Architect Series® window or patio door to fit your home's aesthetic. Create a pleasing symmetry by choosing windows or doors with angled or curved frames that mirror the lines of other architectural details in your home.



#### Stylish grilles.

Whether you prefer a traditional or modern look, Pella has grille styles to match your aesthetic. Choose Opera or Futro. Opera profile grilles that coordinate with your traditional windows, or square grilles that complement the sleek frame of your contemporary windows.



Get more ideas and inspiration:

[CHOOSEPELLA.COM/CONTEMPORARY](http://CHOOSEPELLA.COM/CONTEMPORARY)

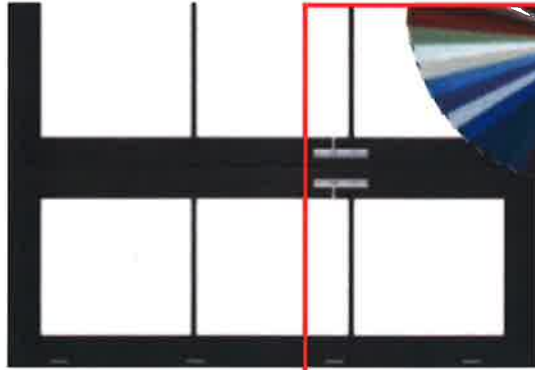
FEATURES AND OPTIONS

# Impeccably coordinated.

Imagine the possibilities of wood windows and patio doors. Get the traditional or contemporary look you want by specifying every aspect of your Pella® Architect Series® products. With shapes, sizes, grilles and glass, indulge in your imagination.

**A touch of glass.**

As with all Pella, beauty is in the details. And when it comes to Pella's exclusive decorative glass collection, those details start with unique glass types and textures. Then our artisans create elaborate patterns and distinctive etching colors, resulting in glass that delivers unmatched elegance.

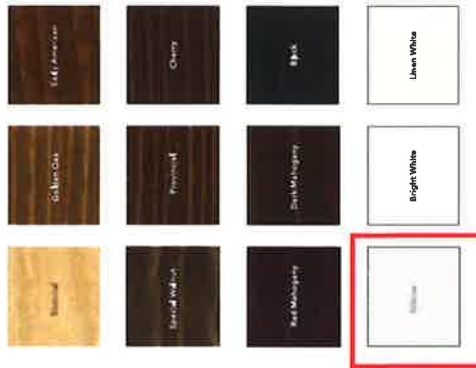


**Countless exterior colors.**

EndureClear® low-maintenance exterior finish helps keep the exterior of your window or patio door protected from the elements and is fade-resistant. So your windows and patio doors will look great for years.

**PREFINISHED PINE INTERIORS**

Pella's factory finish on the wood interiors of your windows and patio doors gives you instant wow. Choose a stunning stained finish to match the color of other wood in your home or a painted White finish for a fresh, bright look. Also available: primed and ready-to-paint.



**WOOD TYPES**

Your Architect Series® windows or patio doors can be made from your choice of today's most desirable woods—so they'll tastefully complement your home's other interior finishes.



**ALUMINUM-CLAD EXTERIORS**

Pella's low-maintenance EndureClear® exterior finish resists fading, so your windows and patio doors stay looking great for years. Take this beauty and durability one step further with Pella EndureClad Plus® protective finish that provides exceptional weatherability. Plus, Pella offers virtually unlimited custom color options for a unique look.



# wood window and patio door DESIGN GUIDE

## GLASS

- INSULSHIELD™ LOW-E GLASS COLLECTION**
  - Advanced Low-E™ insulating double-pane glass with argon\*
  - Advanced Low-E™ insulating double-pane glass with argon†
  - Advanced Low-E™ insulating double-pane glass with argon‡
  - Decorative™ Low-E™ insulating double-pane glass with argon†
  - Low-E™ insulating triple-pane glass with argon or argon/krrypton†
- ADDITIONAL GLASS OPTIONS**
  - Hardwired™ products with translucent glass
  - Hardwired™ products with translucent glass and a decorative film
  - Hardwired™ products with translucent glass and a decorative film and a decorative film
  - Hardwired™ products with translucent glass and a decorative film and a decorative film and a decorative film
  - Hardwired™ products with translucent glass and a decorative film and a decorative film and a decorative film and a decorative film

## INTERIORS

- WOOD TYPES**
  - Mahogany, Douglas Fir, Pine, White Oak, Cherry, Red Oak, Maple\*
- INTERIOR FINISHES**
  - Unfinished
  - Painted, ready-to-paint finish
  - Painted, ready-to-paint finish (see page 12 for more information on wood finish availability, contact your local sales representative)

## EXTERIORS

- EXTERIOR FINISHES**
  - Aluminum-clad with EnduraClad™ protective finish
  - Aluminum-clad with EnduraClad™ protective finish
  - Aluminum-clad with EnduraClad™ protective finish
  - Aluminum-clad with EnduraClad™ protective finish
  - Aluminum-clad with EnduraClad™ protective finish
- EXTERIOR TRIM**
  - EnduraClad™ factory-applied trim

## LOW-MAINTENANCE EMERALD™ EXTERIORS

- 27 standard colors
- Virtually unlimited Custom colors
- Unlimited colors to match your home's exterior

## HARDWARE

- HARDWARE STYLE COLLECTIONS**
  - Classic
  - Modern
  - Barrel
  - Essential

## HARDWARE FINISHES\*

- Champagne, White, Brown, Warm Black, Bright Brass, Satin Nickel or Oil-Rubbed Bronze
- Antique Brass
- Distressed Bronze or Distressed Nickel
- Polished Chrome or Polished Nickel
- \*Hardware finish availability may vary by style.

## GRILLES

- Emerald Light Technology™ grilles (standard on most windows and patio doors with triple-pane InsulShield™)
- Aluminum grille hardware at no extra charge
- Removable removable grilles

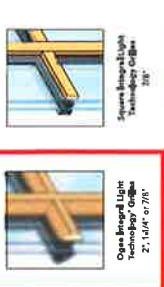
## SCREENS

- Standard screen (available on most windows and patio doors)
- Aluminum screen (available on most windows and patio doors)
- High-end screen (available on most windows and patio doors)
- High-end screen (available on most windows and patio doors)
- High-end screen (available on most windows and patio doors)

Because we're always working to further refine our products and develop new ones, specifications may change without notice. Actual product may vary slightly from illustrations and photos. See your local retailer for more information on specific details and options available.

## GRILLES

Choose the look of true divided light or grilles-between-throughs that make cleaning the glass easier.



Optional interior grille colors with exterior color that matches the EnduraClad™ color that you choose.

## ADDED PROTECTION

For additional window protection, our Window Opening Control Device (WOC) is available with optional factory application. Allowing the window to only open a few inches, the WOC is discreetly on the window and is easy to operate.

1. The product is not intended for use in areas with high humidity or salt air.
2. The product is not intended for use in areas with high humidity or salt air.
3. High-end screen (available on most windows and patio doors).
4. High-end screen (available on most windows and patio doors).

# Salisbury Historic District Commission

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## STAFF FINDINGS

Meeting Date: January 24, 2018

**Case Number:** 18-06

**Commission Considering:** Window Replacement & façade alterations

**Owner's Name:** 212 E. Main Street LLC  
**Owner's Address:** 1813 Sweetbay Drive  
Salisbury, MD 21804

**Applicant Name:** Tom Ayd

**Agent/Contractor:** Not Indicated

**Subject Property Address:** 207-209 E. Market Street

**Historic District:** Downtown Historic District

**Use Category:** Commercial

**Zoning Classification:** Central Business District

**Structure / Site Description:**

**Built Date:** Not indicated on SDAT  
    **Enclosed Area:** 10,950 sq ft  
    **Lot Size:** 10,950 sq ft  
    **Number of Stories:** Not indicated on SDAT

**Contributing Structure:** TBD

**Wicomico County Historic Survey on file:** No

**Nearby Properties on County Survey:** No

**Explanation of Request:** The applicant is requesting the Salisbury Historic District Commission approve their request to:

1. Replace the first & second floor windows on the south and east elevations



2. Installation of a decorative canopy, window boxes, lighting and signage on the south elevation.

### **Relevant Historic, Archeological and Architectural Significant Features of the Surrounding Area:**

The property in question is located within the Downtown Historic District. The majority of buildings located in this District on East Main St., West Main St., North Division St., South Division St. and Camden St. are constructed of brick and mortar. The Salisbury Historic District Commission approved signage at 220 East main St., 235 East Main St., 124 North Division St., 150 West Market St. and 327 East Main St., formally Jimmy's Grill and the address of the current project. Various alterations were also approved by the Commission at 117-119 West Main St. , 104 North Division St., 233 west Main St., 212 West Main St., awnings at 216 East Main St. , fiberglass clad wooden windows at Chesapeake East at 501 West Main Street and aluminum commercial grade windows at 213 – 235 East Main Street. The majority of structures in this District are typically two and three story brick and stone buildings purposed for commercial use and range in age from 50 years to 130 years old. Most of the buildings were built in the 1920's with and a hand full were built in the late 1880's. There's a mix of architectural styles including Renaissance Revival and Victorian but no prevalence to any specific style.

### **Areas of Historic Guidelines to be considered:**

## **GUIDELINES FOR COMMERCIAL PROPERTIES**

### ***Commercial Facades***

Much of the architectural streetscape in the Downtown Historic District is defined by the upper facades of its buildings. The upper facades provide rhythm and character to the street through their setback, fenestration (pattern of window openings), ornamentation and roof-line treatments.

The most distinguishing characteristic is decorative metal, brickwork or stonework found at the building parapets. The parapet is the portion of the upper façade wall that rises above the roof-line and often caps the building with decoration. In the Downtown Historic District, this brickwork is generally built out from the face of the building by several courses in a process known as corbelling.

Brickwork in the parapet or upper façade can also be indented in saw tooth or zigzag patterns or laid in various bond patterns. Stone or concrete may be used in a pattern or as a cap for the parapet and glazed brick tile in a different color is used to provide an accent. Several downtown buildings display the building's name or date (or both) in the parapet area.

Some downtown buildings, particularly non-retail structures, make use of decorative features that represent a particular architectural style. In these buildings, the upper facades display columns, pilasters, balconies, and stylized materials that are not found on other downtown buildings.

**Guideline 37: Façade Configuration**

As described in Section 3, there are several building types associated with commercial architecture. These forms are a character defining feature of commercial buildings and their order and arrangement must be maintained.

- a. Maintain the historic compositional principles of historic commercial buildings.
- b. For two- and three-part block configurations, maintain the division of the upper and lower stories.
- c. Where historic features are missing, consider restoring the façade to a composition appropriate to the historic design of the building.
- d. New commercial buildings should follow the same compositional layout of surrounding buildings in order to maintain the scale and pattern of the Downtown Historic District.
- e. Maintain the historic layout of commercial storefronts.
- f. Maintain the window and door pattern of the storefront. Historic entrances were typically flanked by glass display windows.
- g. Improve access to upper floors in a manner sensitive to the configuration of the historic storefront. A second set of stairs to access the upper stories is often required to comply with current fire codes.

**Best Choice:**

Maintain the existing historic façade configuration, including fenestration and ornamentation. Restore the historic configuration of altered commercial properties based on physical or documentary evidence.

**Good Alternative:**

Alter the layout of historic storefronts to accommodate changing needs while maintaining as much of the original fabric and configuration as possible.

Alter the existing façade configuration in the least invasive manner possible. Provide additional access points in a location that will not disrupt the rhythm of the historic façade.

**Not Appropriate:**

Wholesale reconfiguration of a building's façade to create a different appearance.

Infilling existing window openings.

Creating new window openings which are not complimentary to the historic character of the building.

**Guideline 38: Commercial Building Ornamentation**

- a. Maintain and restore character defining features of your commercial building. Character defining features include historic storefronts, transoms, sign boards, bulkheads, windows, cornices, and other architectural details.
- b. Do not add arbitrary or conjectural ornamentation to the building. Replacement of missing historic features should be supported by documentary evidence to avoid creating a false historic appearance.
- c. Maintain the original ornamental cap or cornice of the building. If replacement is required, in-kind replacement matching the historic element in design,

scale, color, and material is recommended. Replacement materials, such as fiberglass, may be approved if the element's profile can be satisfactorily matched.

**Best Choice:**

Maintain, repair, or restore the existing historic cornice.

**Good Alternative:**

Reproduce a new cornice in fiberglass, matching the details of the historic cornice.

**Not Appropriate:**

Removing the cornice and stuccoing over the location.

***Windows***

Historically, buildings in the Downtown Historic District have windows on the upper floors. Most common was the use of simple double-hung windows in plain, lightly decorated walls. These windows were generally one-over-one wood frame sash in either rectangular or arched openings. Some buildings from the 1920's and 1930's used casement windows or group of double – hung windows in openings that were larger than those of earlier buildings. Window openings were generally plain, with simple stone lintels and sills.

Please see the preceding section, Universal Guidelines, for additional guidelines on Windows. For additional information on substitute materials, see Appendix B.

**Guideline 39: Replacement Windows for Commercial Properties**

- a. Where window replacement is necessary, the new window should match the historic window in size, type, glazing pattern, and profile. The number of window panes and the approximate muntin and mullion profile should match the historic window.
- b. Removable, snap-in, or "between the glass" muntins are not historically appropriate.
- c. Vinyl windows are generally not manufactured in historic proportions and are not appropriate replacement windows for historic properties. Aluminum, aluminum clad wood, and fiberglass are appropriate replacement materials and may be approved if the appearance is complimentary to the existing historic windows and architectural style.
- d. Maintain the historic window opening size and surrounding trim. Do not alter the size of the historic window opening to accommodate larger or smaller windows. Do not remove or cover surrounding trim, including wood and masonry details.
- e. Maintain the window type. For example, do not replace operable windows such as double-hung windows with fixed windows.

***Signs and Awnings***

Construction of signs is subject to the City of Salisbury Sign Ordinance Chapter 17.216. Each sign is subject to review by the SHDC and recommendations are provided to the

Department of Building, Permits & Inspections. Each sign will be reviewed for location, total sign area, size, height letters, and message.

The City's ordinance is explicit concerning types, sizes, and placement of signs. Flashing, moving, and swinging signs are prohibited, as are roof signs. Flood-lit signs are prohibited unless the lights are shielded from view. Obscene signs and those that resemble official traffic signs are also prohibited.

**Guideline 44: Preserve Historic Signs**

- a. Historic signs, such as those constructed directly into an architecture detail of the structure should be maintained, and may be restored if necessary.
- b. Wording changes on existing historic signs should be in keeping with the overall character of the sign and the structure on which it is placed.
- c. Restore or recreate historic signs where sufficient documentation exists, if the restored or recreated sign would be in compliance with Salisbury's zoning ordinance.

**Guideline 45: Sign Placement**

On most downtown buildings, a continuous brick ledge or corbelling is used to separate the second floor and above from the entry-level storefront below. This space is ideal for sign placement, as it was often created for this purpose. In some instances, newer buildings contain areas above the highest windows for signage.

- a. Signs must not obscure or hide significant historic features or details. This includes windows, cornices, and architectural trim.
- b. Projecting signs must be located no less than eight feet above the sidewalk.
- c. Signs should be mounted to historic masonry buildings through the mortar joint, rather than through masonry units wherever possible.
- d. Non-permanent painted or adhesive signs (for example, vinyl cling signs) may be installed on the interior of storefront windows or on the upper story windows of multi-story commercial buildings.
- e. Signs shall not be placed above the roof-line of any building in the Downtown Historic District, as per the zoning ordinance.
- f. Awning signs are permitted.

***Lighting and Utilities***

**Guideline 48: Lighting**

Lighting is an important safety and security feature in any streetscape, residential or commercially oriented. Considerations must be made regarding the style, material, height, luminosity (brightness), and hue when upgrading or installing new lighting fixtures within any of Salisbury's historic districts. Historical lighting fixtures reflect the prevalent styles at the time of their installation and complement the streetscapes or buildings upon which they are installed.

The best practice is to maintain and preserve existing historic lighting features whenever possible. When lighting features are damaged beyond repair, or original features have been removed, replacement with complimentary fixtures is the best approach. When selecting a lighting scheme, consider how the light will affect neighboring properties. When lighting fixtures are applied directly to a historic building, be sure that it is affixed in a manner that protects the historic building fabric and does not damage architectural features.

- a. Preserve and retain historic light fixtures that contribute to the character of the historic district and subject property
- b. Repair rather than replace damaged light fixtures
- c. When replacement is unavoidable, use appropriate replacement materials which mimic the original design or are appropriate to the architectural style of the building in terms of materials, color, finish, size, scale, and design

**Best Choice:**

Maintain existing historic lighting fixtures.

Install new fixtures which are compatible with the property's architectural character in a manner that limits damage to existing historic features.

**Good Alternative:**

Replace damaged fixtures with new fixtures which are compatible with the property's architectural character in the same location as the original feature.

Replace damaged fixtures with new fixtures which are compatible with the property's architectural character in a new location different from the original feature in a manner that limits damage to existing historic features.

**Not Appropriate:**

Installation of new fixtures which are inappropriate to the building or district's character.

Installation of new fixtures in a manner that causes damage to existing historic features.

Installation of neon or flashing lights.

**Evaluation Criteria:**

Pursuant to Section 17.52.040 A & B of the Salisbury Zoning Code, it is the duty of the Historic District Commission to review all applications to construct, alter, reconstruct, move or demolish any structure within a Historic District whenever the exterior appearance of such structure is affected, and to approve or reject said application. In reviewing an application and plans, the Commission should give consideration to review criteria, and may make a determination as to which of said Criteria are applicable.

Staff Findings Prepared By: Susan E. Phillips, Director  
Housing & Community Development Department  
207 W. Main Street, Suite 102  
Salisbury, MD 2180  
(410) 341-9550  
Date: January 12, 2018

Search Result for WICOMICO COUNTY

<a href="#">View Map</a>		<a href="#">View GroundRent Redemption</a>				<a href="#">View GroundRent Registration</a>			
<b>Account Identifier:</b>		<b>District - 05 Account Number - 017270</b>							
<i>Owner Information</i>									
<b>Owner Name:</b>		212 EAST MAIN STREET LLC				<b>Use:</b>		COMMERCIAL CONDOMINIUM	
<b>Mailing Address:</b>		1813 SWEETBAY DR #9 SALISBURY MD 21804-				<b>Principal Residence:</b>		NO	
						<b>Deed Reference:</b>		/04254/ 00122	
<i>Location &amp; Structure Information</i>									
<b>Premises Address:</b>		207 MARKET ST SALISBURY 21801-0000 CONDO UNIT: 2				<b>Legal Description:</b>		UNIT 2 207 MARKET ST PERDUE BLDG CONDO	
<b>Map:</b>	<b>Grid:</b>	<b>Parcel:</b>	<b>Sub District:</b>	<b>Subdivision:</b>	<b>Section:</b>	<b>Block:</b>	<b>Lot:</b>	<b>Assessment Year:</b>	<b>Plat No:</b>
0107	0015	0873		0000			2	2017	
<b>Special Tax Areas:</b>						<b>Town:</b>		SALISBURY	
						<b>Ad Valorem:</b>			
						<b>Tax Class:</b>			
<b>Primary Structure Built</b>		<b>Above Grade Living Area</b>		<b>Finished Basement Area</b>		<b>Property Land Area</b>		<b>County Use</b>	
		10,950 SF				10,950 SF			
<b>Stories</b>	<b>Basement</b>	<b>Type</b>		<b>Exterior</b>	<b>Full/Half Bath</b>	<b>Garage</b>	<b>Last Major Renovation</b>		
		OFFICE CONDOMINIUM							
<i>Value Information</i>									
		<b>Base Value</b>		<b>Value</b>		<b>Phase-in Assessments</b>			
				As of		As of		As of	
				01/01/2017		07/01/2017		07/01/2018	
<b>Land:</b>		65,700		65,700					
<b>Improvements</b>		153,300		153,300					
<b>Total:</b>		219,000		219,000		219,000		219,000	
<b>Preferential Land:</b>		0						0	
<i>Transfer Information</i>									
<b>Seller:</b> 207 MARKET STREET LLC				<b>Date:</b> 11/20/2017		<b>Price:</b> \$225,000			
<b>Type:</b> ARMS LENGTH IMPROVED				<b>Deed1:</b> /04254/ 00122		<b>Deed2:</b>			
<b>Seller:</b> OLIVE INVESTMENTS LLC				<b>Date:</b> 11/22/2006		<b>Price:</b> \$210,000			
<b>Type:</b> NON-ARMS LENGTH OTHER				<b>Deed1:</b> /02702/ 00480		<b>Deed2:</b>			
<b>Seller:</b> PERDUE, HERMAN E				<b>Date:</b> 12/16/2004		<b>Price:</b> \$150,000			
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<i>Exemption Information</i>									
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<b>State:</b>		000		0.00					
<b>Municipal:</b>		000		0.00 0.00		0.00 0.00			
<b>Tax Exempt:</b>		<b>Special Tax Recapture:</b>							
<b>Exempt Class:</b>		NONE							
<i>Homestead Application Information</i>									
<b>Homestead Application Status:</b> No Application									
<i>Homeowners' Tax Credit Application Information</i>									
<b>Homeowners' Tax Credit Application Status:</b> No Application					<b>Date:</b>				

1. This screen allows you to search the Real Property database and display property records.
2. Click [here](#) for a glossary of terms.
3. Deleted accounts can only be selected by Property Account Identifier.
4. The following pages are for information purpose only. The data is not to be used for legal reports or documents. While we have confidence in the accuracy of these records, the Department makes no warranties, expressed or implied, regarding the information.