

Salisbury Historic District Commission

AGENDA

Wednesday, February 25, 2026 at 7:00 pm

Government Office Building Room 301

1. 7:00 P.M. - CALL TO ORDER – Brenden Frederick, Chairman

2. ROLL CALL

3. APPROVAL OF MINUTES – January 28, 2026

PUBLIC INPUT – Public members are welcome to comment at this time, subject to a time allotment of two (2) minutes per person.

5. CONSENT DOCKET – To be determined at the meeting

6. OLD BUSINESS –

- **#26-01* – 108 Walnut St. – Alterations – Column Replacement (Continuation)**

7. NEW BUSINESS –

- **#26-02 – 202 Elizabeth St. – Alterations – Window and Grille Replacement**
- **#26-04* – 220 N. Division St. – Alterations – Lead Paint Coverage**
- **#26-05 – 309 Park Ave. – Alterations – Fire Escape Replacement**
- **#26-06 – 311 Park Ave. – Addition – Garage**

*The structure has been deemed a contributing structure by the SHDC

*The structure has been deemed a non-contributing structure by the SHDC

Salisbury Historic District Commission
January 28, 2025

The Salisbury Historic District Commission met in regular session on Wednesday, **January 28, 2025**. The meeting took place at 125 N Division St, Room 301, with attendance as follows:

COMMISSIONERS

Brenden Frederick – Chairman – *Present*
Matt Auchey – Vice Chairman – *Present*
Margaret Lawson – Commissioner – *Present*
Lisa Gingrich – Commissioner – *Present*
Brad Philips – Commissioner – *Absent*
Harvey Evans – Commissioner – *Present*

CITY OFFICIALS

Laura Ryan – City Attorney – *Present*
Henry Pearson – Associate Planner – *Present*
Zack White – Associate Planner – *Present*
Betsy Jackson – City Planner – *Present*
Nick Voitiuc – DID Director – *Present*

1. **CALL TO ORDER** – **Mr. Brenden Frederick** called the meeting to order at 7 p.m.
2. **ROLL CALL** - Each member of the Commission introduced themselves for the record. The Chairman explained the meeting procedure to all applicants and administered the oath en masse to all persons intending to testify.
3. **APPROVAL OF MINUTES** – **Ms. Margaret Lawson** made a motion to approve the October minutes, seconded by **Ms. Harvey Evans**. The motion was brought to vote and approved.
4. **PUBLIC INPUT** – Members of the public are welcome to comment, subject to a time allotment of two (2) minutes per person.
5. **CONSENT DOCKET** – **None**.
6. **OLD BUSINESS** – **None**
7. **NEW BUSINESS** –

Case #26-01 – 108 Walnut S. – Alterations – Column Replacement

Mr. Henry Pearson read the staff report. The applicant was seeking retroactive approval for columns he had installed on his porch at 108 Walnut St. The applicant had previously come before the commission in November 2024 to request approval to replace the porch and porch columns at the property. At this meeting, the commission recommended that the applicant replace the columns with milled columns that replicated the originals. It was noted that the commission allowed the applicant to forego the more expensive tongue-and-groove flooring due to the cost of procuring milled columns. The applicant instead installed non-milled wooden columns on the porch. Staff recommended **denial** of the application due to the fact that the milled columns were one of the most important historical features of the house.

Mr. Kelly Pullen stated that he had contacted five suppliers in search of milled columns and each one said that they could not provide them. He stated that he installed the closest wood columns that he could find.

Mr. Matt Auchey stated that the railings on the porch were installed backwards. **Mr. Pullen** agreed and stated that he spoke with the city building inspector and that he would turn them around. **Mrs. Lisa Gingrich** stated that she did not believe the railings matched the originals. **Mr. Auchey** stated that they were original, but needed to be reversed.

Mr. Auchey asked if the applicant had looked for the columns at salvage yards. **Mr. Pullen** stated that he had only contacted suppliers. **Mr. Harvey Evans** stated that the applicant could take one of the original columns to a woodshop and have them make it, or buy a lathe and do it himself. **Mr. Pullen** remarked that that would be too expensive. **Mr. Evans** asked if the applicant had been able to find any replicas. **Mr. Pullen** stated that he had not.

Mrs. Gingrich asked if the applicant had attempted to ask suppliers to replicate the columns. **Mr. Pullen** stated that he had contacted multiple suppliers and all of them had told him that they could not make them. **Mr. Auchey** stated that he is not OK with what has been done, but he is willing to find a pre-manufactured option that works. **Mrs. Gingrich** asked for clarification on all of the materials and products that the applicant had supplied. **Mr. Pullen** responded that he provided the product literature that was given to him by the supplier, and that not all of the material provided in the application was used.

Mrs. Gingrich stated that she was not a fan of what has been installed, and that the existence of the same type of columns on other homes does not imply that the applicant is allowed to install those columns. She referred back to some of the options provided in the application and stated that those would be preferable. She stated that the applicant had previously agreed to get the columns milled to match the originals.

Mr. Frederick stated that they either needed to find a compromise or require that the applicant find a woodworker to mill the columns. He acknowledged that this would be expensive but that the commission does not necessarily need to consider the cost. **Mr. Auchey** stated that the existing columns have too much detail and are not at all accurate. He stated that the old columns were wider than the existing columns.

Mr. Evans asked if the applicant was able to find any composite or synthetic columns that matched. **Mr. Pullen** responded that he had not been able to find any.

Mr. Auchey stated that he will vote to deny what has been installed but is open to finding another option that mimics the simplistic nature of the original columns. **Mr. Pullen** stated that he did not want to play a guessing game or buy something that he can't use. He asked that the commission give him ideas or options for what he can do. The commissioners deliberated on various types of materials, shapes, and sizes. **Mr. Auchey** summarized the commissions' opinion that they are OK with 5-inch wide round or square columns with a decent bottom and top. **Mrs. Gingrich** stated that she would prefer round columns. **Mr. Pullen** replied that he would prefer square columns as they are easier to install.

Mr. Pullen stated that he could contact suppliers for options. **Mr. Auchey** asked if he could come back next month, to which **Mr. Pullen** said he could. The commissioners stated that they were comfortable with wood or non-wood material so long as the look more closely matched the original. **Mr. Frederick** stated that the columns should be simple and not take away from the rest of the house.

Public Comment: None

Motion and Vote:

Motion: **Mr. Auchey** made a motion to continue the case to next month and asked if the applicant would agree to come back next month with samples. **Mr. Pullen** agreed.

Second: The motion was seconded by **Mrs. Gingrich**.

Vote: The motion was brought to vote and approved unanimously.

Case #26-03 – 320 N Division St – Alterations – Window Closure

Mr. Pearson read the staff report. The applicant was seeking to remove a window from the first floor of the house. The window was not part of the original structure and was added with an addition in the 1940's. It was not a front facing window nor was it visible from the street. Staff recommended **approval** of the application as submitted.

Mr. Auchey stated that he had no issue with the application and that the removal of the window would be an improvement. **Mr. Frederick** agreed, stating that the window was competing with the five primary windows and was not aligned with them or the door frame.

Motion and Vote:

Motion: **Mrs. Gingrich** made a motion to approve the application as submitted.

Second: The motion was seconded by **Mr. Auchey**.

Vote: The motion was brought to vote and approved unanimously.

Discussion – Shore Walls Mural Festival – Brandon Bell

Mr. Pearson introduced **Mr. Brandon Bell** and the Shore Walls Mural Festival. **Mr. Bell** approached the table along with **Mr. Bret Davis**.

Mr. Bell read a prepared statement introducing the Shore Walls Mural Festival. He described the program as a non-commercial public art festival. They were not there to seek approval but just to gather feedback on the process. The dates will be May 26-30. They will be painting 3-4 properties in the downtown area. These were:

- 146 W Market St (Old Market St. Books)
- 100 E Main St.
- 100-110 Circle Ave.
- 308 E Main St.
- Interior Parking Garage Stairwell

Mr. Davis said that they are planning to do this festival every year. They plan to repaint some walls and find new properties to paint. The commissioners asked for details on which walls will

be painted and **Mr. Davis** clarified. The commissioners discussed the locations of the properties. **Mr. Davis** stated that they do not intent to paint the front facing facades of the buildings.

Mrs. Gingrich asked what the murals will consist of. **Mr. Bell** responded that they have not determined that, but they want to touch on the city's heritage and history. **Mr. Frederick** stated that art is subjective and it is not the purview of the commission to decide what art is acceptable. Their job is to determine what the canvas will be. **Mr. Auchey** stated that the specific location of the buildings is important. If the building had already been painted, it will be easier. **Mr. Frederick** suggested that they need to submit an application for each building and they will determine each one on its own.

Mrs. Gingrich said that she does not want every building in the area painted and she does not want to see neon colors. **Mr. Frederick** stated that they cannot control what colors are used. **Mr. Davis** asked if the properties they discussed are good candidates. The commissioners discussed the properties further. **Mrs. Gingrich** stated that murals should add to the historic character of downtown.

Mr. Davis discussed plans to have QR codes on the murals that will provide information about the mural and the historic nature of the buildings. The goal is to increase foot traffic in downtown. **Mr. Davis** said that they do not need more murals of water fowl. They want to pay homage to the history of the area but in a way that is more interesting.

The commissioners asked if they could paint a temporary material on the wall. **Mr. Davis** stated that the installation of material on a wall would be more damaging to the structure than paint.

Mr. Davis asked about painting a private sidewalk in the historic district. **Mr. Frederick** said that everything on a property within the historic district is within their purview. The commissioners discussed the concept of a downtown color palette. **Mr. Frederick** said that they do not want to do that as it is difficult to do properly and enforce. **Mrs. Laura Ryan** stated that they can talk to administration about removing the color palette from the city code. **Mr. Frederick** said that a sidewalk is technically in their purview but that they are not particularly interested in regulating concrete sidewalks.

Mr. Frederick asked what the ribbon-cutting date for the murals will be. **Mr. Bell** said it would be May 30. The commission discussed when **Mr. Bell** would return to apply, and the commission said he should come by April. **Mr. Pearson** asked whether each property would be a separate application. **Mr. Frederick** said he can do one application for all properties.

Mrs. Gingrich asked about enforcement of violations. The commission discussed and determined that it is a code enforcement issue that can be addressed through the city.

Adjournment:

There being no further business, **Mr. Auchey** moved to adjourn the meeting, which was seconded by **Mrs. Gingrich**, which was brought to a vote and approved unanimously.

This is a summary of the proceedings of this meeting. Detailed information is in the permanent files of each case as presented and filed in the City of Salisbury Department of Infrastructure and Development.

Brenden Frederick, Acting Chairman

Date

Henry Pearson, Associate Planner

Date

Salisbury Historic District Commission

Hearing Notification

Hearing Date: January 28, 2026

Time: 7:00 pm

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

Case Number: #26-01

Commission Considering: Alteration- Porch Column
Replacement

Owner's Name: Hudson Health Services

Applicant Name: Leslie Brown/Kelly Pullen

Agent/Contractor: N/A

Subject Property Address: 108 Walnut St.
Salisbury, MD 21801

Historic District: Newtown Historic District

Use Category: Residential

Acting Chairman: Brenden Frederick

HDC Staff contact: Henry Pearson
Associate Planner
(410) 548-3170

Salisbury Historic District Commission

125 N. Division Street
Room 304
Salisbury, MD 21801
(410) 548-3170/ fax (410) 548-3107

Permit Application
\$150 Fee Received (date)

Date Submitted: December 19 2025

Case #: 26-01

Date Accepted as Complete: Jan 9 2026

Action Required By (45 days): _____

Subject Location: 108 Walnut Street, Salisbury MD

Owner Name: Hudson Health Services

Application by: Leslie Brown / Kelly Pollen

Owner Address: 1505 Emerson Avenue

Applicant Address: 1505 Emerson Ave, Salisbury

Owner Phone: 410-219-9000 *Salisbury*

Applicant Phone: 410-219-9000
EN-104

Owner Email: l.brown@hudsonhealth.org

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.

forward existing application but primary column form mailed to other Substrat. searched for exact columns cannot locate from vendors

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 City Planner, Department of Infrastructure and Development 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 Infrastructure and Development for the City of Salisbury as well as on the city's website: www.ci.salisbury.md.us.

I, or my authorized representative, will appear at the meeting of the Salisbury Historic District Commission on Kelly Pollen (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 12/8/25

Application Processor (Date)

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

- A. The completed application form.
- B. The application fee of \$150. Checks can be made out to the City of Salisbury.
- C. Site plan, if applicable.
- D. Scaled and measured detailed drawings, including, but not limited to, plans and elevations of the proposed alterations or improvement, or in the alternative, a scale mock up.
- E. For an existing structure, color photographs of the structure showing all elevations, the area to be altered, close-ups of architectural detail and the area in the immediate vicinity (the property to the immediate left and right of subject property)
- F. For a proposed new structure, photographs of the subject site and all buildings in the immediate vicinity.
- G. All photographs shall be printed on 8½ x11 paper, however, you may put several photos on one page, and each shall be labeled with a description of the contents of the photograph.
- H. Samples of materials or copies of manufacturers product literature.
- I. The applicant shall deliver one (1) complete application and attachments to the City of Salisbury, Department of Infrastructure and Development, 125 N Division Street, Room 304, Salisbury, MD.

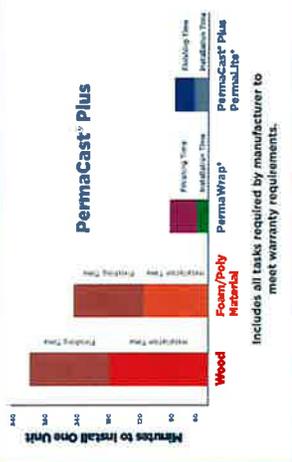
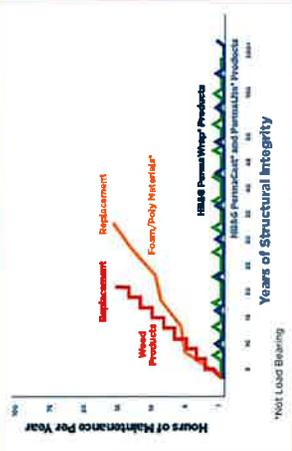








HB&G Manufactures Our Products From Long-Lasting Materials That Are Easy To Install and Require Little Maintenance.

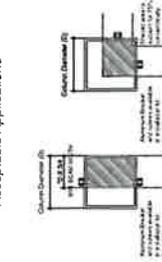
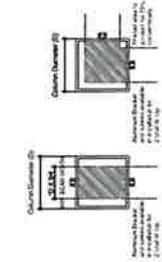
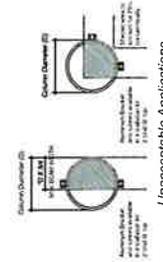
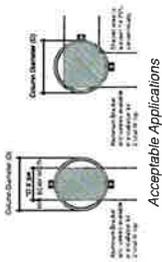


Building Code Compliance

HB&G has updated our product testing to comply with changes to the Building Codes (IBC/IRC) and to the Acceptance Criteria for Fiberglass Columns. The 2 major changes that impacted PermaCast[®] Plus and PermaLite[®] were:

- Eccentric Axial Loading - the new maximum allowable load values are based on eccentric (offset) axial load as opposed to concentric (centered) axial loading.
- Increased Safety Factor - the safety factor on the allowable load was increased from 2.5 times to 5 times

Eccentric loading of columns is not recommended by HB&G.



HB&G recommends following the installation instructions included with the product purchased. HB&G structural products conform to 2018 IBC/IRC.

Round Tapered PermaCast [®] Plus Plain and Fluted			
Bottom Diameter	Eccentric Loading Avg. Allowable Load (Lbs.)	Avg. Ultimate Load (Lbs.)	Concentric Load (Lbs.)
6"	4,580	22,900	9,000
8"	4,600	23,000	10,000
10"	4,690	23,450	14,000
12"	4,800	24,000	18,000
14"	7,800	39,000	20,000
16"	8,250	41,250	20,000
18"	10,000	50,000	20,000
20"	10,000	50,000	20,000
22"	10,000	50,000	20,000
24"	10,000	50,000	20,000
28"	10,000	50,000	20,000
30"	10,000	50,000	20,000

Square PermaCast [®] Plus Plain, Fluted, RoughSawn [®] , and Recessed Panel			
Column Diameter (in)	Avg. Allowable Load (Lbs.)	Avg. Ultimate Load (Lbs.)	Concentric Load (Lbs.)
6"	5,100	25,500	8,000
8"	5,150	25,750	10,000
10"	5,640	28,200	14,000
12"	5,900	29,500	18,000
14"	8,500	42,500	20,000
16"	9,500	47,500	20,000

Round No-Taper PermaCast [®] Plus Plain and Fluted			
Column Diameter (in)	Avg. Allowable Load (Lbs.)	Avg. Ultimate Load (Lbs.)	Concentric Load (Lbs.)
8"	4,590	22,950	10,000
10"	4,670	23,350	14,000
12"	4,750	23,750	18,000
14"	7,000	35,000	20,000
16"	7,000	35,000	20,000
18"	7,000	35,000	20,000
24"	9,000	45,000	20,000

Craftsman Plain and RoughSawn [®] PermaCast [®] Plus			
Column Diameter (in)	Avg. Allowable Load (Lbs.)	Avg. Ultimate Load (Lbs.)	Concentric Load (Lbs.)
10" x 5.5" x 66"	9,000	45,000	10,000
10" x 8" x 66"	9,000	45,000	10,000
10.25" x 7.5" x 7'	7,000	35,000	10,000
12" x 8" x 5'	8,000	40,000	14,000
12" x 8" x 6'	8,000	40,000	14,000
12" x 8" x 66"	8,000	40,000	14,000
12" x 10" x 6'	8,000	40,000	14,000
12" x 10" x 10'	8,000	40,000	14,000
14" x 12" x 9'	8,000	40,000	14,000
16" x 9" x 6'	9,000	45,000	14,000
16" x 9" x 8'	9,000	45,000	14,000
16" x 9" x 58"	9,000	45,000	14,000
16" x 12" x 6'	9,000	45,000	14,000
16" x 12" x 8'	9,000	45,000	14,000

Square PermaLite [®]			
Column Diameter (in)	Avg. Allowable Load (Lbs.)	Avg. Ultimate Load (Lbs.)	Concentric Load (Lbs.)
6"	3,000	15,000	5,000
8"	3,000	15,000	6,500
10"	3,000	15,000	7,000

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PermaCast[®] Plus, PermaLite[®], RoughSawn[®]

Note - Eccentric (off-center) loading has a 5 times safety factor.
- Eccentric (off-center) loading of columns is not covered by the warranty.



Looking for an Uplift Solution?

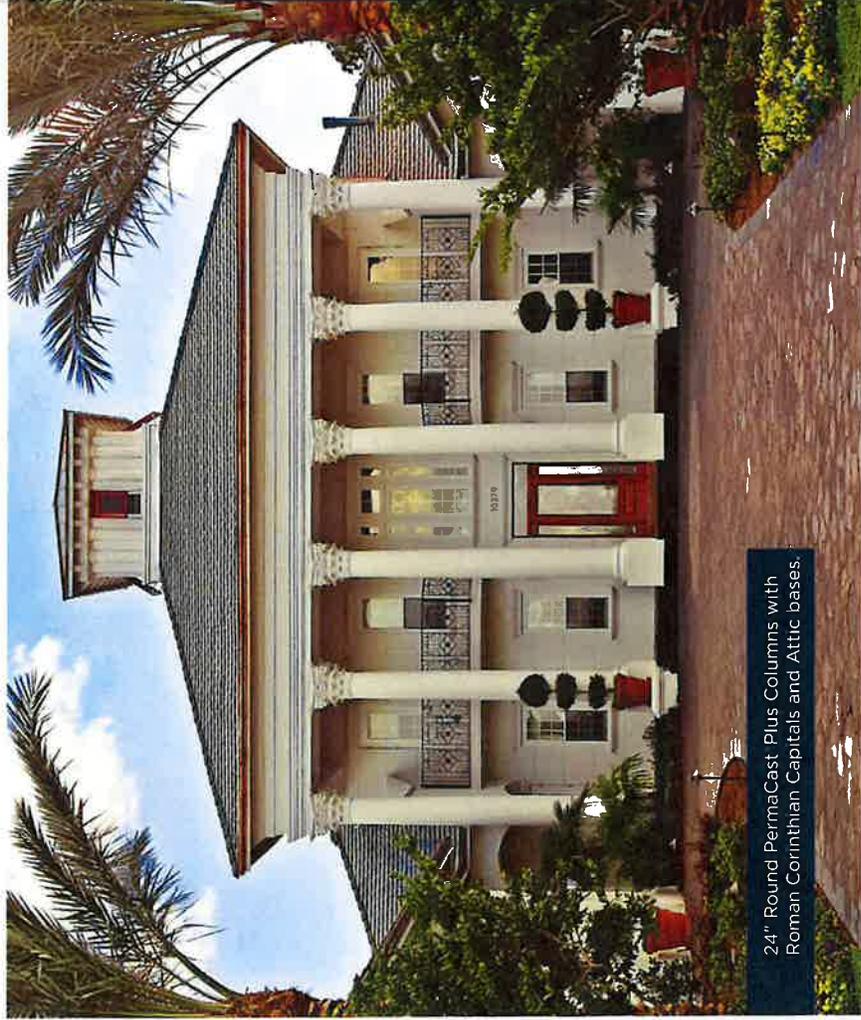
Look no further than **Perma-Loc[®]** from **HB&G**

Perma-Loc[®] Uplift Anchoring System

- 4,200 lb strength galvanized aircraft cable combined with 316 stainless steel marine-grade attachment hardware for optimal uplift resistance. Exceeds the required capacity for 1,000 lb. uplift
- Perma-Loc[®] eliminates the need to split a column, along with all of the labor and material costs associated with splitting and re-joining two column halves
- All hardware is included for concrete substrate applications and are available in three sizes: up to 12", 16", and 20" lengths
- Extremely cost-effective and versatile application that covers the entire spectrum of HB&G load-bearing products
- Patented design accompanied by certified/stamped engineering documentation. Florida Department of Business and Professional - Regulation approved #37300

The PERMACast® Plus Column Collection

- Weatherproof
- Insect Proof
- Load Bearing
- Low Maintenance
- Limited Lifetime Warranty*
- Custom Fluting Available



24" Round PermaCast Plus Columns with Roman Corinthian Capitals and Attic bases.

Architectural Accuracy

In the first century B.C., Vitruvius, a Roman architect and engineer, wrote what has become the most influential work on classic form. In it, he elaborates on the discovery by the ancient Greeks of entasis, a

gradual tapering of the upper two-thirds of the round column which offsets the undesirable illusion from eye level that the column shaft grows larger as it ascends. HB&G round columns hold true to this classic form.

*See Warranty

HB&G PermaCast Plus Columns are available in round or square. The round columns are fluted or plain, with or without the classic tapering of the upper two-thirds of the column. Square columns are available in a variety of styles as well, including plain, fluted,

recessed panel, and the Craftsman style column. Our capitals and bases are made from durable low maintenance materials; and, like the columns, they maintain architectural authenticity and historical accuracy.



*Products shown have been finished for demonstrational purposes. PermaCast Plus and RoughSawn® Columns show unfinished.

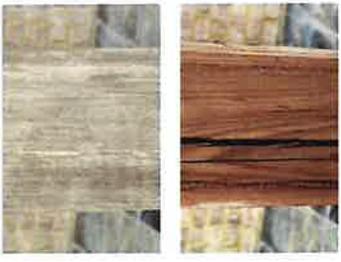
See pages 15 and 16 for cap and base dimensions.

PERMACast® Plus RoughSawn®

- Made of Structural Fiberglass
- Will not Check, Twist, Split or Rot
- Load Bearing
- Can be Stained using a Solid Body Acrylic Stain or Painted
- Weather and Insect Proof
- Low Maintenance
- Easy Installation
- Limited Lifetime Warranty*



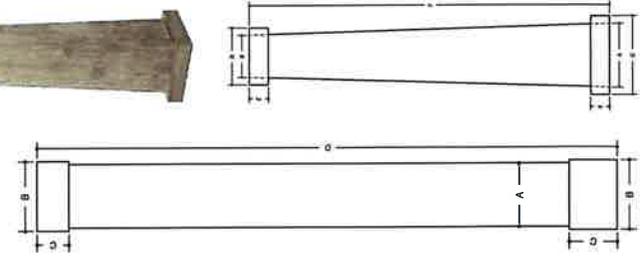
The beauty of wood



Without the Issues:

- Checking, splitting, twisting...

*See Warranty
†The RoughSawn® columns are shipped unfinished.



CRAFTSMAN ROUGHSAWN:

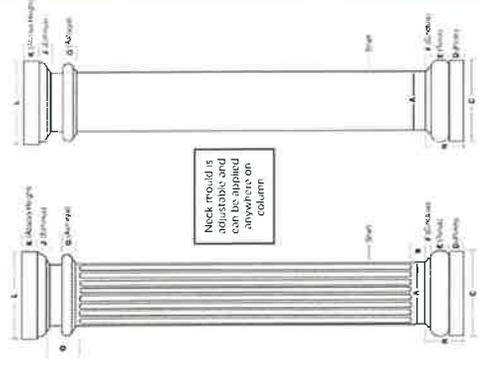
Size	A	B	C	D	E	F
10" x 6"	9 1/2"	5 1/2"	12 1/2"	8 1/2"	3 1/2"	66"
12" x 8"	11 1/2"	7 1/2"	14 1/2"	10 1/2"	3 1/2"	66"

SQUARE ROUGHSAWN:

Size	A	B	C	D
8"	7 1/2"	9 1/2"	3 1/2" or 5 1/2"	8', 9', 10'
10"	9 1/2"	11 1/2"	3 1/2" or 5 1/2"	8', 9', 10', 12'
12"	11 1/2"	13 1/2"	3 1/2" or 5 1/2"	8', 9', 10', 12'

*See Warranty
†The RoughSawn® columns are shipped unfinished.

Square PERMACast® Plus Columns



SQUARE PERMACAST-PLUS INSIDE DIMENSIONS

See Warranty
†The RoughSawn® columns are shipped unfinished.

Column Size	Inside Dimension
6"	5 1/4"
8"	6 3/4"
10"	9"
12"	11"
14"	13"
16"	15"

Plumb-Fit®

To make installation even easier our 6"-12" round and square poly Tuscan Cap and Base Sets with flashing cap come with the patented (Patent 9689674) Plumb-Fit® installation system included.

SQUARE PERMACAST-PLUS COLUMN DIMENSIONS (IN INCHES):

Column Size	A	C	D	E	F	G	H	I	J	K	L	M	N	O	R	Lengths Available (ft.)
6"	6"	9 1/8"	1 7/8"	1 5/8"	1 5/8"	1"	1 1/2"	1 1/2"	1 1/2"	1 1/2"	1 1/2"	1 1/2"	1 1/2"	1 1/2"	3 1/2"	6, 8, 9, 10
8"	8"	11 1/8"	1 7/8"	1 5/8"	1 5/8"	1"	1 1/2"	1 1/2"	1 1/2"	1 1/2"	1 1/2"	1 1/2"	1 1/2"	1 1/2"	4"	6, 8, 9, 10, 12
10"	10"	12 7/8"	2 3/8"	2 1/8"	2 1/8"	1 1/2"	1 1/2"	1 1/2"	1 1/2"	1 1/2"	1 1/2"	1 1/2"	1 1/2"	1 1/2"	5 1/2"	8, 9, 10, 11, 12, 14, 16
12"	12"	16 1/8"	2 7/8"	2 5/8"	2 5/8"	1 1/2"	1 1/2"	1 1/2"	1 1/2"	1 1/2"	1 1/2"	1 1/2"	1 1/2"	1 1/2"	6 1/2"	8, 9, 10, 11, 12, 14, 16, 18
14"	14"	19 1/8"	3 3/8"	3 1/8"	3 1/8"	1 1/2"	1 1/2"	1 1/2"	1 1/2"	1 1/2"	1 1/2"	1 1/2"	1 1/2"	1 1/2"	7 1/2"	8, 10, 12, 14
16"	16"	22 1/8"	3 3/8"	3 3/8"	3 3/8"	1 1/2"	1 1/2"	1 1/2"	1 1/2"	1 1/2"	1 1/2"	1 1/2"	1 1/2"	1 1/2"	8 1/2"	10, 12, 14

Versatility of Square Columns

The design and versatility of an HB&G square column has enhanced its popularity with today's architects. The HB&G Square PermaCast Plus column lineup includes plain, recessed panel, fluted, and Craftsman styles. An unlimited combination of styles can be achieved by various uses of the neck moulding, and caps and bases. Additionally, the plain square column is not tapered and can be cut to any height without affecting the fit of the caps and bases.

HB&G's number one goal is finding ways that we can save you time and make your life easier.



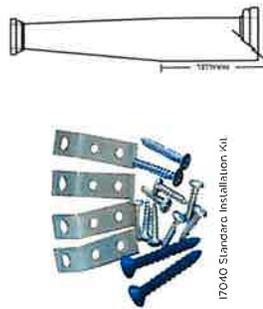
PermaCast^{Plus} PermaFlashing and Installation Kit

The PermaCast^{Plus} flashing with Plumb-Flit[®] and installation kit is available in selected Tuscan cap and base sets. This innovation will not only save time but will keep the elements out of the column and secure the top and bottom of the column.

* Not available in Tuscan Cap and base sets for Craftsman, No-Lapex, PermaTuff[®], and Wood columns.

PermaCast^{Plus} Split Kit

HB&G offers a split kit and a split kit with flange option with an improved adhesive. These kits can be purchased separately. Adhesive must be stored in a climate-controlled environment.



17040 Standard Installation Kit

Entasis

Parallel Dimensions are used to specify where the column begins to taper. These dimensions use length from the bottom of the column shaft to the point where the taper begins. This is necessary to determine how much a column can be shortened before the base begins to fit loosely. Filler and caulking may be used to fill the gap between the base and shaft if it is necessary to shorten the column beyond the parallel dimension.

PERMA Capitals and Bases

Choosing the right cap and base for your columns is as important as the selection of the column itself. The right cap and base can define the style of the front porch and create an atmosphere that complements your lifestyle. The cap and base options offered by HB&G are shown on page 7. Please refer to the following data that corresponds with your cap and base selection to ensure that you end up with the products that work best for you.

Capital and Base Options

Most capitals and bases for PermaCast^{Plus} columns are made of polyurethane and are decorative. The shaft fits through the center of the capital and base and does not alter the height of the shaft. Decorative capitals for round PermaCast^{Plus} columns will add to the overall height of the column itself.

Attic Base

Attic Bases are used for a more ornate look and come in 1 or 2 pieces.

Crown Cap

Available for PermaCast^{Plus} Square shafts 6"-12".

Colonial Cap and Base

Referred to as our low-profile cap and base, the Colonial is designed specifically for use in applications where railing will be attached to the column. Available for PermaCast^{Plus} round and square shafts 6"-12".

Beveled Cap and Base

Designed to deliver a popular, more contemporary appearance, beveled caps and bases are available for PermaCast^{Plus} Square shafts 6"-12".

PermaTuff[®] Base and Poly Cap

A durable, hard shell base combined with a poly cap. Designed for high traffic applications. Available for PermaCast^{Plus} round shafts 8"-12".

Tuscan Cap and Bases

The Tuscan style is standard and best complements the PermaCast^{Plus} column. The Tuscan is available for all round and square shafts. For dimensions see pages 9-10, 12-13, and 16.

Decorative Capital

Five styles of decorative capitals are available for all round tapered and square shafts. Using a decorative capital with a round PermaCast^{Plus} shaft will add to the overall height of the column itself. Decorative capitals do not alter the height of the shaft when used on a square PermaCast^{Plus} Column.

DIMENSIONS OF ATTIC BASE FOR ROUND AND SQUARE COLUMNS

Column Size	Round Attic				Square Attic			
	C	DD	EE	R	C	DD	EE	R
6"	8 5/8"	1 1/4"	2 1/2"	4 1/2"	6"	8 1/4"	1 1/2"	2 1/2"
8"	10 1/4"	1 3/4"	3 1/4"	5 1/2"	8"	10 1/4"	1 3/4"	3 1/4"
10"	13"	2 1/2"	3 3/4"	6 3/4"	10"	13"	2 1/2"	3 3/4"
12"	16 1/4"	3"	4 1/2"	7 1/2"	12"	16 1/4"	3"	4 1/2"
14"	19 1/4"	3 3/4"	5 1/4"	8 1/2"	14"	19 1/4"	3 3/4"	5 1/4"
16"	21 1/4"	4"	6 1/4"	10 1/2"	16"	21 1/4"	4"	6 1/4"
18"	25"	4 3/4"	7 1/4"	11 3/4"	18"	25"	4 3/4"	7 1/4"
20"	27 1/4"	4 3/4"	8 1/4"	13 1/4"	20"	27 1/4"	4 3/4"	8 1/4"
22"	30 1/4"	5 1/4"	9 1/4"	14 3/4"	22"	30 1/4"	5 1/4"	9 1/4"
24"	33 1/4"	6"	10 1/4"	16 1/4"	24"	33 1/4"	6"	10 1/4"
28"	38 1/4"	6 1/2"	11 1/4"	18 1/4"	28"	38 1/4"	6 1/2"	11 1/4"
30"	41 1/4"	6 1/2"	11 3/4"	17 1/2"	30"	41 1/4"	6 1/2"	11 3/4"

CROWN CAP[®] FOR SQUARE COLUMN DIMENSIONS

Column Size	K	J	L
6"	1 1/8"	2 1/8"	1 1/2"
8"	1 1/4"	2 3/8"	1 3/4"
10"	1 1/2"	2 5/8"	1 5/4"
12"	1 5/8"	2 3/4"	1 7/4"

Measure from the center of the column.

COLONIAL ROUND CAP AND BASE DIMENSIONS

Col. Size	C	D	E	F	J	K	L	R
6"	7 1/2"	1 1/4"	1 1/2"	1/2"	1 1/4"	7"	2 1/4"	R
8"	9 1/4"	1 1/2"	1 3/4"	1/2"	1 3/8"	9"	3"	R
10"	11 1/4"	1 3/4"	1 7/8"	1/2"	1 5/8"	10 3/4"	3"	R
12"	13 1/4"	1 3/4"	1 7/8"	1/2"	1 5/8"	12"	3"	R

*Low profile option

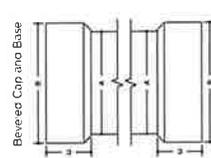
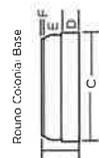
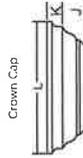
COLONIAL SQUARE CAP AND BASE DIMENSIONS

Col. Size	C	D	E	F	J	K	L	R
6"	8 1/2"	1 1/4"	1 1/4"	1/2"	1 1/4"	8 1/2"	2 1/4"	R
8"	10 1/4"	1 1/2"	1 1/4"	1/2"	1 1/4"	10 1/4"	2 1/4"	R
10"	12 1/4"	1 1/2"	1 1/4"	1/2"	1 1/4"	12 1/4"	2 1/4"	R
12"	14 1/4"	1 1/2"	1 1/4"	1/2"	1 1/4"	14 1/4"	2 1/4"	R

*Low profile option

BEVELED CAP & BASE SET

	A	B	C
5/16"	6"	8 1/4"	3 1/4"
3/8"	8"	10 1/4"	3 1/4"
1/2"	10"	12 1/4"	5 1/4"
3/4"	12"	14 1/4"	5 1/4"

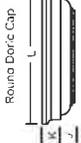


PARALLEL DIMENSIONS

Column Size	Parallel Dim	Column Size	Parallel Dim
6 x 4	0"	18 x 18	60"
6 x 6	8"	18 x 20	84"
6 x 8	32"	18 x 22	49"
8 x 5	12"	18 x 24	73"
8 x 6	24"	18 x 26	97"
8 x 8	32"	20 x 10	0"
8 x 9	28"	20 x 12	0"
8 x 10	40"	20 x 14	0"
10 x 6	8"	20 x 16	4"
10 x 8	32"	20 x 18	28"
10 x 9	28"	20 x 20	52"
10 x 10	40"	20 x 22	76"
10 x 12	48"	20 x 24	100"
12 x 6	8"	22 x 16	45"
12 x 8	32"	22 x 18	69"
12 x 9	20"	22 x 20	93"
12 x 10	32"	22 x 22	53"
12 x 12	48"	22 x 24	77"
12 x 16	40"	24 x 12	21"
14 x 8	73"	24 x 14	45"
14 x 8	32"	24 x 16	69"
14 x 9	12"	24 x 18	93"
14 x 10	24"	24 x 20	75"
14 x 12	48"	24 x 22	99"
14 x 14	27"	24 x 24	123"
14 x 16	51"	24 x 26	77"
14 x 18	75"	24 x 28	101"
16 x 8	16"	24 x 30	125"
16 x 10	40"	28 x 20	20"
16 x 12	29"	28 x 22	44"
16 x 14	53"	28 x 24	68"
16 x 16	36"	28 x 26	92"
16 x 18	60"	28 x 28	116"
18 x 20	84"	30 x 20	92"
18 x 8	0"	30 x 22	116"
18 x 10	16"	30 x 24	140"
18 x 12	40"	30 x 26	75"
18 x 14	48"	30 x 28	99"
18 x 16	36"	30 x 30	123"

Column Size	Bottom Diameter
6 x 4	5 3/8"
18 x 8	17 1/2"
20 x 10	18 1/4"
20 x 12	18 3/4"
20 x 14	19 1/4"

The Above Parallel Dimensions



DORIC CAP AND BASE DIMENSIONS

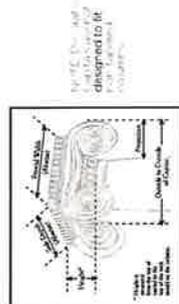
Column Size	C	D	E	F	G	H	I	J	K	L	R
8"	10 1/4"	1 1/4"	1 1/4"	3/4"	1 1/4"	10"	4 1/4"	10"	1 1/4"	10"	4 1/4"
10"	12 1/4"	2 1/4"	2 1/4"	1 1/4"	1 1/4"	12 1/4"	5 1/4"	12 1/4"	1 1/4"	12 1/4"	5 1/4"
12"	15 1/4"	2 3/4"	2 3/4"	1 1/4"	1 1/4"	15 1/4"	6 1/4"	15 1/4"	1 1/4"	15 1/4"	6 1/4"
14"	18"	3 3/4"	3 3/4"	1 1/4"	1 1/4"	17 1/4"	7 1/4"	17 1/4"	1 1/4"	17 1/4"	7 1/4"
16"	20"	3 3/4"	3 3/4"	1 1/4"	1 1/4"	20 1/4"	9"	20 1/4"	1 1/4"	20 1/4"	9"
18"	23 3/4"	4"	4"	2 1/4"	2 1/4"	23 3/4"	10"	23 3/4"	2 1/4"	23 3/4"	10"

TUSCAN PERMA-TUFF BASE AND POLY CAP DIMENSIONS

Column Size	C	D	E	F	G	H
8"	10 1/4"	1 1/4"	2 1/4"	9 1/4"	1 1/4"	1 1/4"
10"	12 1/4"	2 1/4"	2 1/4"	11 1/4"	1 1/4"	1 1/4"
12"	15 1/4"	2 3/4"	3 1/4"	13 1/4"	2 1/4"	2 1/4"

DECORATIVE CAPITAL DIMENSIONS FOR ROUND TAPERED AND SQUARE COLUMNS (IN INCHES)

Size of Column	6"		8"		10"		12"		14"		16"		18"		20"		22"		24"		28"		30"	
	Round Square																							
Height	3 1/4"	4 1/4"	5 1/4"	6 1/4"	7 1/4"	8 1/4"	9 1/4"	10 1/4"	11 1/4"	12 1/4"	13 1/4"	14 1/4"	15 1/4"	16 1/4"	17 1/4"	18 1/4"	19 1/4"	20 1/4"	21 1/4"	22 1/4"	23 1/4"	24 1/4"	25 1/4"	26 1/4"
Abacus Projection	10 3/4"	8 1/4"	10 3/4"	8 1/4"	10 3/4"	8 1/4"	10 3/4"	8 1/4"	10 3/4"	8 1/4"	10 3/4"	8 1/4"	10 3/4"	8 1/4"	10 3/4"	8 1/4"	10 3/4"	8 1/4"	10 3/4"	8 1/4"	10 3/4"	8 1/4"	10 3/4"	8 1/4"
O/S to O/S	N/A	10 3/4"	10 3/4"	10 3/4"	10 3/4"	10 3/4"	10 3/4"	10 3/4"	10 3/4"	10 3/4"	10 3/4"	10 3/4"	10 3/4"	10 3/4"	10 3/4"	10 3/4"	10 3/4"	10 3/4"	10 3/4"	10 3/4"	10 3/4"	10 3/4"	10 3/4"	10 3/4"
Inside Dia.	12"	10 3/4"	10 3/4"	10 3/4"	10 3/4"	10 3/4"	10 3/4"	10 3/4"	10 3/4"	10 3/4"	10 3/4"	10 3/4"	10 3/4"	10 3/4"	10 3/4"	10 3/4"	10 3/4"	10 3/4"	10 3/4"	10 3/4"	10 3/4"	10 3/4"	10 3/4"	10 3/4"
Height	5 1/4"	6 1/4"	7 1/4"	8 1/4"	9 1/4"	10 1/4"	11 1/4"	12 1/4"	13 1/4"	14 1/4"	15 1/4"	16 1/4"	17 1/4"	18 1/4"	19 1/4"	20 1/4"	21 1/4"	22 1/4"	23 1/4"	24 1/4"	25 1/4"	26 1/4"	27 1/4"	28 1/4"
Abacus Projection	11"	7 1/4"	12 1/4"	10 1/4"	11 1/4"	12 1/4"	13 1/4"	14 1/4"	15 1/4"	16 1/4"	17 1/4"	18 1/4"	19 1/4"	20 1/4"	21 1/4"	22 1/4"	23 1/4"	24 1/4"	25 1/4"	26 1/4"	27 1/4"	28 1/4"	29 1/4"	30 1/4"
O/S to O/S	N/A	14 1/4"	11 1/4"	17 1/4"	14 1/4"	20 1/4"	17 1/4"	23 1/4"	20 1/4"	26 1/4"	23 1/4"	29 1/4"	26 1/4"	32 1/4"	29 1/4"	35 1/4"	32 1/4"	38 1/4"	35 1/4"	41 1/4"	38 1/4"	44 1/4"	41 1/4"	47 1/4"
Inside Dia.	14 1/4"	11 1/4"	17 1/4"	14 1/4"	20 1/4"	17 1/4"	23 1/4"	20 1/4"	26 1/4"	23 1/4"	29 1/4"	26 1/4"	32 1/4"	29 1/4"	35 1/4"	32 1/4"	38 1/4"	35 1/4"	41 1/4"	38 1/4"	44 1/4"	41 1/4"	47 1/4"	50 1/4"
Height	8 1/4"	11 1/4"	13 1/4"	16 1/4"	19 1/4"	22 1/4"	25 1/4"	28 1/4"	31 1/4"	34 1/4"	37 1/4"	40 1/4"	43 1/4"	46 1/4"	49 1/4"	52 1/4"	55 1/4"	58 1/4"	61 1/4"	64 1/4"	67 1/4"	70 1/4"	73 1/4"	76 1/4"
Abacus Projection	12 1/4"	11 1/4"	13 1/4"	16 1/4"	19 1/4"	22 1/4"	25 1/4"	28 1/4"	31 1/4"	34 1/4"	37 1/4"	40 1/4"	43 1/4"	46 1/4"	49 1/4"	52 1/4"	55 1/4"	58 1/4"	61 1/4"	64 1/4"	67 1/4"	70 1/4"	73 1/4"	76 1/4"
O/S to O/S	N/A	12 1/4"	12 1/4"	12 1/4"	12 1/4"	12 1/4"	12 1/4"	12 1/4"	12 1/4"	12 1/4"	12 1/4"	12 1/4"	12 1/4"	12 1/4"	12 1/4"	12 1/4"	12 1/4"	12 1/4"	12 1/4"	12 1/4"	12 1/4"	12 1/4"	12 1/4"	12 1/4"
Inside Dia.	13 1/4"	12 1/4"	12 1/4"	12 1/4"	12 1/4"	12 1/4"	12 1/4"	12 1/4"	12 1/4"	12 1/4"	12 1/4"	12 1/4"	12 1/4"	12 1/4"	12 1/4"	12 1/4"	12 1/4"	12 1/4"	12 1/4"	12 1/4"	12 1/4"	12 1/4"	12 1/4"	12 1/4"
Height	10 1/4"	13 1/4"	16 1/4"	19 1/4"	22 1/4"	25 1/4"	28 1/4"	31 1/4"	34 1/4"	37 1/4"	40 1/4"	43 1/4"	46 1/4"	49 1/4"	52 1/4"	55 1/4"	58 1/4"	61 1/4"	64 1/4"	67 1/4"	70 1/4"	73 1/4"	76 1/4"	79 1/4"
Abacus Projection	13 1/4"	12 1/4"	13 1/4"	16 1/4"	19 1/4"	22 1/4"	25 1/4"	28 1/4"	31 1/4"	34 1/4"	37 1/4"	40 1/4"	43 1/4"	46 1/4"	49 1/4"	52 1/4"	55 1/4"	58 1/4"	61 1/4"	64 1/4"	67 1/4"	70 1/4"	73 1/4"	76 1/4"
O/S to O/S	N/A	13 1/4"	13 1/4"	13 1/4"	13 1/4"	13 1/4"	13 1/4"	13 1/4"	13 1/4"	13 1/4"	13 1/4"	13 1/4"	13 1/4"	13 1/4"	13 1/4"	13 1/4"	13 1/4"	13 1/4"	13 1/4"	13 1/4"	13 1/4"	13 1/4"	13 1/4"	13 1/4"
Inside Dia.	13 1/4"	13 1/4"	13 1/4"	13 1/4"	13 1/4"	13 1/4"	13 1/4"	13 1/4"	13 1/4"	13 1/4"	13 1/4"	13 1/4"	13 1/4"	13 1/4"	13 1/4"	13 1/4"	13 1/4"	13 1/4"	13 1/4"	13 1/4"	13 1/4"	13 1/4"	13 1/4"	13 1/4"
Height	3 1/4"	5 1/4"	7 1/4"	9 1/4"	11 1/4"	13 1/4"	15 1/4"	17 1/4"	19 1/4"	21 1/4"	23 1/4"	25 1/4"	27 1/4"	29 1/4"	31 1/4"	33 1/4"	35 1/4"	37 1/4"	39 1/4"	41 1/4"	43 1/4"	45 1/4"	47 1/4"	49 1/4"
Abacus Projection	11 1/4"	9 1/4"	11 1/4"	9 1/4"	11 1/4"	9 1/4"	11 1/4"	9 1/4"	11 1/4"	9 1/4"	11 1/4"	9 1/4"	11 1/4"	9 1/4"	11 1/4"	9 1/4"	11 1/4"	9 1/4"	11 1/4"	9 1/4"	11 1/4"	9 1/4"	11 1/4"	9 1/4"
O/S to O/S	N/A	3 1/4"	3 1/4"	3 1/4"	3 1/4"	3 1/4"	3 1/4"	3 1/4"	3 1/4"	3 1/4"	3 1/4"	3 1/4"	3 1/4"	3 1/4"	3 1/4"	3 1/4"	3 1/4"	3 1/4"	3 1/4"	3 1/4"	3 1/4"	3 1/4"	3 1/4"	3 1/4"
Inside Dia.	11 1/4"	10 1/4"	10 1/4"	10 1/4"	10 1/4"	10 1/4"	10 1/4"	10 1/4"	10 1/4"	10 1/4"	10 1/4"	10 1/4"	10 1/4"	10 1/4"	10 1/4"	10 1/4"	10 1/4"	10 1/4"	10 1/4"	10 1/4"	10 1/4"	10 1/4"	10 1/4"	10 1/4"

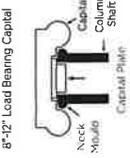
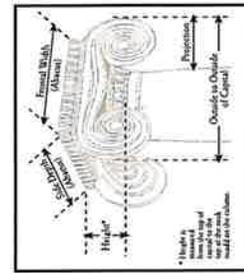


Pro Tips

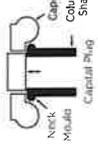
- When ordering a decorative capital order the appropriate base for the column.
- Decorative capitals for square PermaCast Plus slide over the shaft and do not use a plug. These decorative capitals will not add or subtract from the overall height.
- When installing a decorative capital on fluted, recessed panel, or square columns, the capital slides over the shaft. The taller capitals will cover the flutes and require additional caulking to finish.
- Verify exact opening measurement prior to ordering column length.
- When installing a PermaCast Plus column, verify concentric loading of column. 100% of bottom must contact substrate and 75% of top must contact soffit.
- When attaching handrails or corner iron to PermaCast Plus columns, holes must be pre-drilled before applying screws.
- Split columns are left partially intact. Cut with masonry or carbide-tipped blade.
- All custom split columns, adjusted flutes, caps, and bases are nonrefundable.

Decorative Capitals for ROUND TAPERED PermaCast Plus Columns

Adding a load bearing decorative capital to a round PermaCast Plus column will lengthen or shorten the overall height of the column depending on the height of the capital. Subtract the "T" dimension (from the column dimensions chart) and add the height of the decorative capital +/- 1/4" for overall column height.

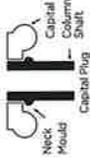


1/4" - 30" Non Load Bearing Capital with Separate Load bearing Plug



Decorative Capitals for SQUARE PermaCast Plus Columns

Adding a decorative capital to a square PermaCast Plus column DOES NOT change the length of the column shaft. The decorative capital simply slides over the shaft. Neck moulding can be applied or not.



PermaLite® Columns

HB&G PermaLite® columns are a cost-effective solution that are load-bearing, extremely versatile, require very little routine maintenance and deliver all of the beauty of a column with just one-third of the weight.

- Weatherproof
- Insect Proof
- Load Bearing
- Low Maintenance
- Lightweight
- Limited Lifetime Warranty*



SQUARE PERMALITE® COLUMN DIMENSIONS (IN INCHES)

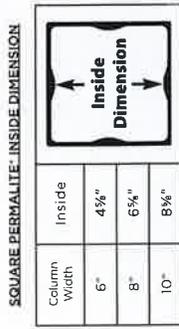
Column Size	A	C	D	E	F	G	J	K	L	P	Lengths Available (ft.)
6"	5 1/2"	8 1/2"	1 1/2"	1 1/2"	1/2"	1 1/4"	1/8"	1 1/8"	8"	N/A	6, 8, 9, 10
8"	7 1/2"	10 1/4"	1 1/4"	1 1/4"	3/4"	1 1/2"	1"	1 1/4"	10 1/2"	3 1/4"	6, 8, 9, 10, 12
8**	7 1/2"	10 1/4"	1 1/4"	1 1/4"	3/4"	1 1/2"	1"	1 1/4"	10 1/2"	3 1/4"	6, 8, 9, 10, 12
10"	9 1/2"	12 3/4"	2 1/4"	2 1/4"	5/8"	1 3/4"	1 1/4"	1 1/2"	12 3/4"	4 1/4"	6, 8, 9, 10, 12
10**	9 1/2"	13 1/4"	3 3/4"	2 3/4"	3/4"	1 1/4"	1 1/4"	1 1/2"	12 3/4"	4 3/4"	6, 8, 9, 10, 12

* Limited Lifetime Warranty - PermaLite® columns are a cost-effective solution that are load-bearing, extremely versatile, require very little routine maintenance and deliver all of the beauty of a column with just one-third of the weight.

** Insect Proof - PermaLite® columns are made of a special material that is resistant to insects.



PermaLite Square Plain Column shown with Tuscan Cap and Base.

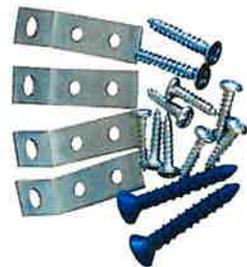


COLONIAL SQUARE CAP AND BASE FOR PERMALITE®

Column Size	C	D	E	F	J	K	L	R
6"	8 1/2"	1 1/4"	1 1/4"	7/8"	3/8"	1"	7 7/8"	2 3/4"
8"	10 1/4"	1 1/2"	1 1/4"	7/8"	1/2"	1"	9 7/8"	2 1/2"
10"	12 3/4"	1 1/2"	1 1/4"	7/8"	1/2"	1 1/4"	12 1/8"	2 3/4"

* Base mounting hardware is available for these columns.

For Tuscan Cap and Base dimensions refer to page 19.



BEVELED CAP & BASE SET

Size	A	B	C
6"	5 1/2"	7 7/8"	3 1/2"
8"	7 1/2"	7 7/8"	3 1/2"
10"	9 1/2"	11 7/8"	5 1/2"

Cap & Base dimensions are in inches.

PermaLite Square Plain

SmartColumn®

A NEW SEAMLESS FIBERGLASS SLEEVE FOR PRESSURE-TREATED WOOD POSTS*

Features

- Easy installation! Installs 3.5 times faster than a typical site-built column
- Limited Lifetime Warranty for peace of mind
- Superior aesthetics compared to a site-built column
- SmartColumn® = The Smart Choice

What you need to know!

- Structural post and installation brackets are not included.
- Order by rough opening size. The column shaft itself is designed to be 12" shorter than the rough opening.
- Capital and base attached to the column shaft conceal all hardware and post once installed.

PLAIN SQUARE SMART COLUMN DIMENSIONS (IN INCHES)

Column Size	A	B	C	D	E	F	G	H	I	Lengths Avail. (ft.)
6"	5 1/2"	6 1/2"	2"	8"	1 1/4"	1 1/2"	5 1/4"	1 1/2"	3/4"	8, 9, 10
8"	7 1/2"	8 1/2"	2"	8"	1 3/8"	1 1/2"	7"	1 1/2"	3/4"	8, 9, 10
10"	9 1/2"	10 1/2"	2"	8"	1 1/2"	1 1/2"	9"	1 1/2"	3/4"	8, 9, 10

*Pressure-treated post not included

PermaSnap™ Column Wrap

Transform a treated post into a finished column in minutes with PermaSnap™. PermaSnap™ column wrap's special design permits easy installation by one person. It can also be used as a newel post wrap.

Bed Mould Hampton Chesapeake



• Adhesive not included

- 25-Year Limited Warranty*
- Weatherproof
- Insect Proof
- Low Maintenance
- Made from PVC
- Easy Installation



PermaSnap™ Column Wrap Technical Specifications

Product Description Will Fit	Outside	Column Wrap Dimension
4" x 4" x 8'-6"	4 1/4" x 4 1/4"	4" x 4" Post
4" x 4" x 10'-0"	4 1/4" x 4 1/4"	4" x 4" Post
6" x 6" x 8'-6"	6 1/4" x 6 1/4"	6" x 6" Post
6" x 6" x 10'-0"	6 1/4" x 6 1/4"	6" x 6" Post
8" x 8" x 8'-6"	8 1/4" x 8 1/4"	8" x 8" Post
8" x 8" x 10'-0"	8 1/4" x 8 1/4"	8" x 8" Post
10" x 10" x 8'-6"	10 1/4" x 10 1/4"	10" x 10" Post
10" x 10" x 10'-0"	10 1/4" x 10 1/4"	10" x 10" Post

*Pressure-treated post not included

PermaSnap™ Accessories

Accessories	Sizes Available
Bed Mould Trim Kit	4, 6, 8 and 10"
Hampton Trim Kit	4, 6, 8 and 10"
Chesapeake Trim Kit	4, 6, 8 and 10"
Bed Mould XL	4, 6, 8 and 10"
Neck Mould	4, 6, 8 and 10"
Charleston Newel Cap	4"
Wilmington Newel Cap	4"
Ashbury Newel Cap	6"

Neck Mould



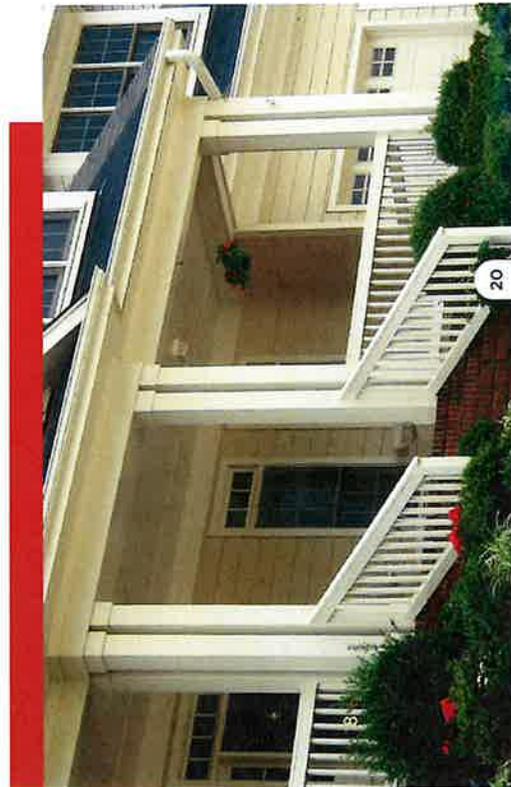
Charleston 4" Newel Cap



Wilmington 4" Newel Cap



Ashbury 6" Newel Cap



Wood Columns

Round Tapered Wood Columns

COLUMN DIMENSIONS WITH STANDARD CAP AND BASE (IN INCHES)

Column Size	A	B	C	D	E	F	G	J	K	L	O	N	R	T	Lengths Avail. (ft.)
6"	5 1/4"	4 3/4"	7 1/4"	1 1/8"	1 1/8"	3/8"	3/8"	1 1/2"	1 1/2"	7"	4 1/2"	6"	3 3/4"	2"	8, 10
8"	7"	6 1/2"	9 1/2"	1 1/2"	1 1/2"	1/2"	1/2"	1 1/2"	1 1/2"	9 1/2"	4 1/2"	8"	3 1/2"	2"	8, 10, 12
10"	9"	8 1/2"	11 1/2"	1 3/4"	1 3/4"	5/8"	5/8"	1 3/4"	1 3/4"	10 1/2"	4 1/2"	8"	3 1/4"	2"	8, 10, 12
12"	10 1/2"	9 3/4"	13 1/4"	1 3/4"	1 3/4"	5/8"	5/8"	1 3/4"	1 3/4"	12"	4 1/2"	8"	3 1/4"	2"	8, 10, 12

Lengths vary with L.S. & R.S. type.

ROUND TAPERED WOOD

INSIDE DIMENSIONS

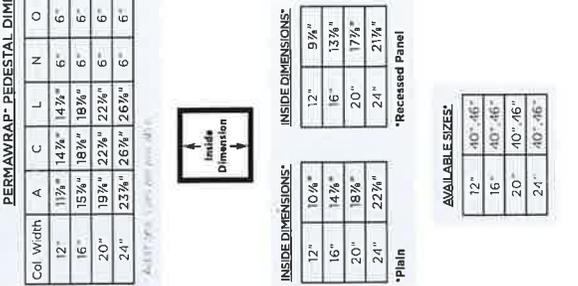
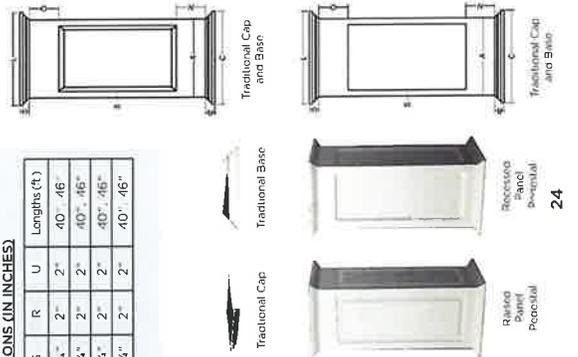
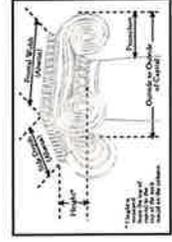
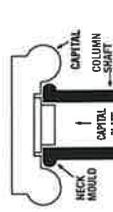
Inside diameter may vary up to 1/4". Splitting a column will decrease inside dimension 1/8".

Column Size	TOP ID	BOT ID
6"	3"	3"
8"	4 1/2"	4 1/2"
10"	6 1/2"	6 1/2"
12"	7 3/4"	7 3/4"

Capitals and Bases for Wood Columns

DECORATIVE CAPITAL DIMENSIONS FOR ROUND COLUMNS (IN INCHES)

Size of Column	8"	10"	12"
Height	3 1/2"	4"	4 1/2"
Abacus Projection	8 1/2"	10 1/4"	12 1/2"
O/S to O/S	3 3/4"	4 1/4"	5"
Height	4 1/2"	5 1/2"	6 1/2"
Abacus Projection	7 1/2"	10 1/2"	14 1/4"
O/S to O/S	3 3/4"	5"	7 1/2"
Height	8"	10 1/4"	11 3/4"
Abacus Projection	11 1/2"	13 1/2"	16 1/2"
O/S to O/S	4 1/2"	5 1/2"	6 1/2"
Height	11 1/4"	14 1/4"	18 1/4"
Abacus Projection	12 1/4"	14 1/4"	18 1/4"
O/S to O/S	4 1/2"	5 1/2"	6 1/2"
Height	13 1/4"	16 1/4"	20 1/4"
Abacus Projection	14 1/4"	18 1/4"	22 1/4"
O/S to O/S	5 1/4"	6 1/4"	7 1/4"
Height	14 1/4"	17 1/4"	21 1/4"
Abacus Projection	15 1/4"	18 1/4"	22 1/4"
O/S to O/S	6 1/4"	7 1/4"	8 1/4"



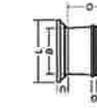
PERMAWRAP™ PLAIN, RECESSED, AND RAISED PANEL CRAFTSMAN DIMENSIONS (IN INCHES)

Col Width	A	B	C	L	N	O	S	R	U	Lengths
10" x 6"	9 1/4"	5 1/4"	12 1/4"	1 1/4"	8 1/4"	6 1/4"	1 1/4"	2"	2"	48", 54", 60", 66", 72", 84", 96", 108", 120"
12" x 8"	11 1/4"	7 1/4"	14 1/4"	1 1/4"	10 1/4"	8 1/4"	1 1/4"	2"	2"	48", 54", 60", 66", 72", 84", 96", 108", 120"
16" x 10"	15 1/4"	9 1/4"	18 1/4"	1 1/4"	12 1/4"	10 1/4"	1 1/4"	2"	2"	48", 54", 60", 66", 72", 84", 96", 108", 120"
20" x 15"	19 1/4"	14 1/4"	22 1/4"	1 1/4"	17 1/4"	15 1/4"	1 1/4"	2"	2"	48", 54", 60", 66", 72", 84", 96", 108", 120"
24" x 18"	23 1/4"	18 1/4"	26 1/4"	1 1/4"	21 1/4"	19 1/4"	1 1/4"	2"	2"	48", 54", 60", 66", 72", 84", 96", 108", 120"

Widths vary with panel design and panel height.

PLAIN PANEL INSIDE DIMENSIONS

Column Size	Bottom	Top
10" x 6"	8 3/4"	4 1/4"
12" x 8"	10 3/4"	6 1/4"
16" x 10"	14 3/4"	8 1/4"
20" x 15"	18 3/4"	13 3/4"
24" x 18"	22 3/4"	17 3/4"



AVAILABLE SIZES

10" x 6"	48"	54"	60"	66"	72"	84"	96"	108"	120"
12" x 8"	48"	54"	60"	66"	72"	84"	96"	108"	120"
16" x 10"	48"	54"	60"	66"	72"	84"	96"	108"	120"
20" x 15"	48"	54"	60"	66"	72"	84"	96"	108"	120"
24" x 18"	48"	54"	60"	66"	72"	84"	96"	108"	120"

PERMAWRAP™ PEDESTAL DIMENSIONS (IN INCHES)

Col Width	A	C	L	N	O	S	R	U	Lengths (ft)
12"	11 1/4"	14 1/4"	14 3/4"	6"	1 1/4"	6"	1 1/4"	2"	40", 46"
16"	15 1/4"	18 1/4"	18 3/4"	6"	1 1/4"	6"	1 1/4"	2"	40", 46"
20"	19 1/4"	22 1/4"	22 3/4"	6"	1 1/4"	6"	1 1/4"	2"	40", 46"
24"	23 1/4"	26 1/4"	26 3/4"	6"	1 1/4"	6"	1 1/4"	2"	40", 46"



INSIDE DIMENSIONS*

12"	10 1/4"	12"	9 1/4"
16"	14 1/4"	16"	13 1/4"
20"	18 1/4"	20"	17 1/4"
24"	22 1/4"	24"	21 1/4"

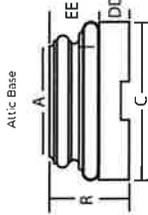
*Recessed Panel

AVAILABLE SIZES*

12"	40", 46"
16"	40", 46"
20"	40", 46"
24"	40", 46"

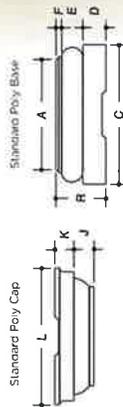


Capital and Base Options



For columns 8" to 12" in diameter, bases, including plinths, are Polyurethane.

Column Size	Bottom DIA (NET)	Round Base
	A	C DD EE R
6"	8 1/4"	10 1/2" 1 1/4" 1 7/8" 5 1/4"
8"	9 3/4"	13" 2 1/2" 2 1/2" 6 1/2"
10"	11 1/4"	16" 3" 4 1/2" 7 1/2"



STANDARD POLY CAP DIMENSIONS

Size	J	K	L
6"	1 3/4"	1 3/4"	7 1/2"
8"	1 1/2"	1 1/2"	8 7/8"
10"	1 1/2"	1 3/4"	10 3/4"
12"	1 1/4"	1 3/4"	12"

STANDARD POLY BASE DIMENSIONS

Size	A	C	D	E	F	R
6"	5 3/4"	2 1/4"	1 3/4"	1 1/2"	3 1/4"	3 1/4"
8"	7"	9 1/4"	1 1/2"	1 1/2"	4"	3 1/4"
10"	9"	11 1/4"	1 1/2"	1 1/2"	4"	3 1/4"
12"	11 1/4"	13 1/4"	1 3/4"	1 1/2"	4"	3 1/4"

CUSTOM SPLITTING OPTIONS



Capitals and bases for wood columns are load bearing. The shaft fits between the capital and base and alters the height of the shaft. Several options are offered for wood columns.

Decorative Capitals

Five styles of decorative capitals are available. Nothing makes a statement like wood columns with a decorative capital. 8"-12" decorative capitals for Round wood columns are load bearing. Using a decorative capital with a wood shaft will alter the height of the shaft.

Attic Base

Attic bases are used for a more ornate look and comes in two pieces. (In the chart, see DD for the plinth dimension and EE for the totus dimension).

What You Need to Know

- The height of a column includes capital and base (Ex. 8" = shaft 7", 6 1/2" capital and base total 8").
- Cap and base fit on top and bottom of column insulating the column from the elements.
- Split columns are not load bearing.
- Store columns in a dry, well-ventilated area.
- For exterior applications: Paint inside of column shaft with a nonfibrous asphaltum type roof coating. Application must reach minimum 48" up the inside bottom of the column shaft and must be painted.
- Wood columns require ventilation at the top and bottom.
- Failure to adhere to installation instructions voids the warranty.

The PermaPost® Collection

- Weatherproof
- Insect Proof
- Load Bearing
- Low Maintenance
- Pre-finished White
- Ready to Install
- 25-Year Limited Warranty*

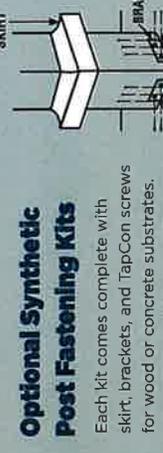
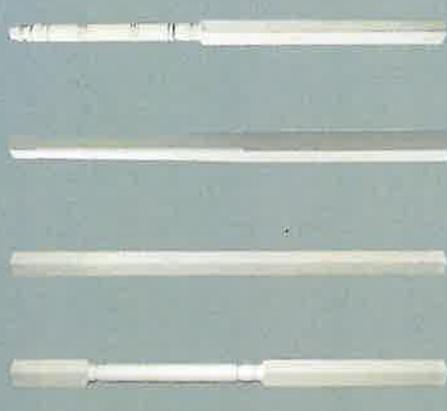
Chamfered PermaPost®



The Square PermaPost® is made from low maintenance PVC and is pre-finished with a white capstock. HB&G's Colonial and Chamfered PermaPost® are made from a low maintenance polyethylene and are pre-finished white and should

PermaPost® Perma Lamp Posts

5" or 6" Colonial PermaPost®
 6" Chamfered PermaPost®
 5" Square PermaPost®
 Colonial Lamp Post



not be painted. For a warm and inviting decorative look for your front porch, choose from either the 5" or 6" Colonial PermaPost®, the 5" Square PermaPost®, or the 6" Chamfered PermaPost®.

The Perma Lamp Post is an attractive way to light a drive or garden area. The pipe in the center is designed to allow a wire to be easily installed. The 2 1/2" pipe fits most outdoor lamp fixtures.

Post Size	Width	Turned Area	Base Height	Length (in feet)	Top Portion (Square Top)
Colonial Posts					
5" x 5"	4"	38.9"	4 1/2"	8	16.4"
5" x 5"	4"	38.9"	45 1/2"	9'	24.2"
6" x 6"	5"	38.9"	40 1/2"	8'	16.4"
6" x 6"	5"	38.9"	45 1/2"	9'	24.2"
Square Posts					
5" x 5"	4 1/2"	N/A	N/A	8'	N/A
5" x 5"	4 1/2"	N/A	N/A	9'	N/A
5" x 5"	4 1/2"	N/A	N/A	10'	N/A
Chamfered Post					
5" x 6"	3 1/2" x 5 1/2"	N/A	46 1/2"	8'	48 1/2"
Colonial Lamp Post					
5" x 5"	2 1/2" x 4 1/2"	38"	5"	76 1/2"	N/A
Chamfered Lamp Post					
5" x 6"	3 1/2" x 5 1/2"	N/A	46 1/2"	8'	48 1/2"

Porch-Loc®
 - Adds wind uplift resistance.
 - Porch-Loc® secures structural Colonial and Square PermaPost® to floor and beam/header.
 - Easy installation.
 - Durable skirts included.

Wind Uplift Resistant Installation Brackets	Size	Dimension
	5" Colonial	4"
	6" Colonial	5"
	5" Square	4 1/2"



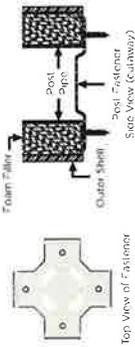
Description

- Dimensions are nominal and may vary slightly.
- 5" Colonial PermaPosts and Perma Lamp Posts are net 4".
- 6" Colonial PermaPosts are net 5".
- Chamfered PermaPosts and Perma Lamp Posts are net 3 1/2" (top) and 5 1/2" (bottom).
- Square posts are net 4 1/4".
- Perma Lamp Posts can accommodate most outdoor lamp fixtures.

Fastening Systems

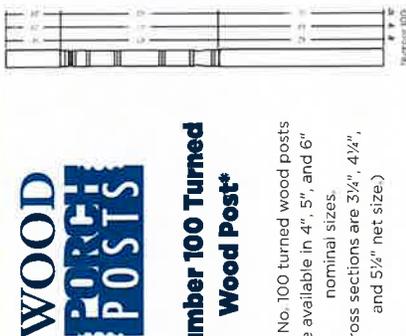
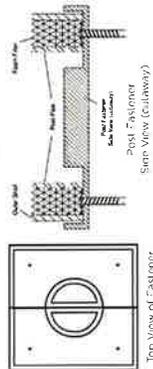
Colonial Post

Two (2) Post Fasteners are shipped with each colonial post.



Square Post

Two (2) Post Fasteners are shipped inside each post.



WOOD PORCH POSTS

Number 100 Turned Wood Post® Wood Post®

Our No. 100 turned wood posts are available in 4", 5", and 6" nominal sizes. (Cross sections are 3 1/4", 4 1/4", and 5 1/2" net size.)

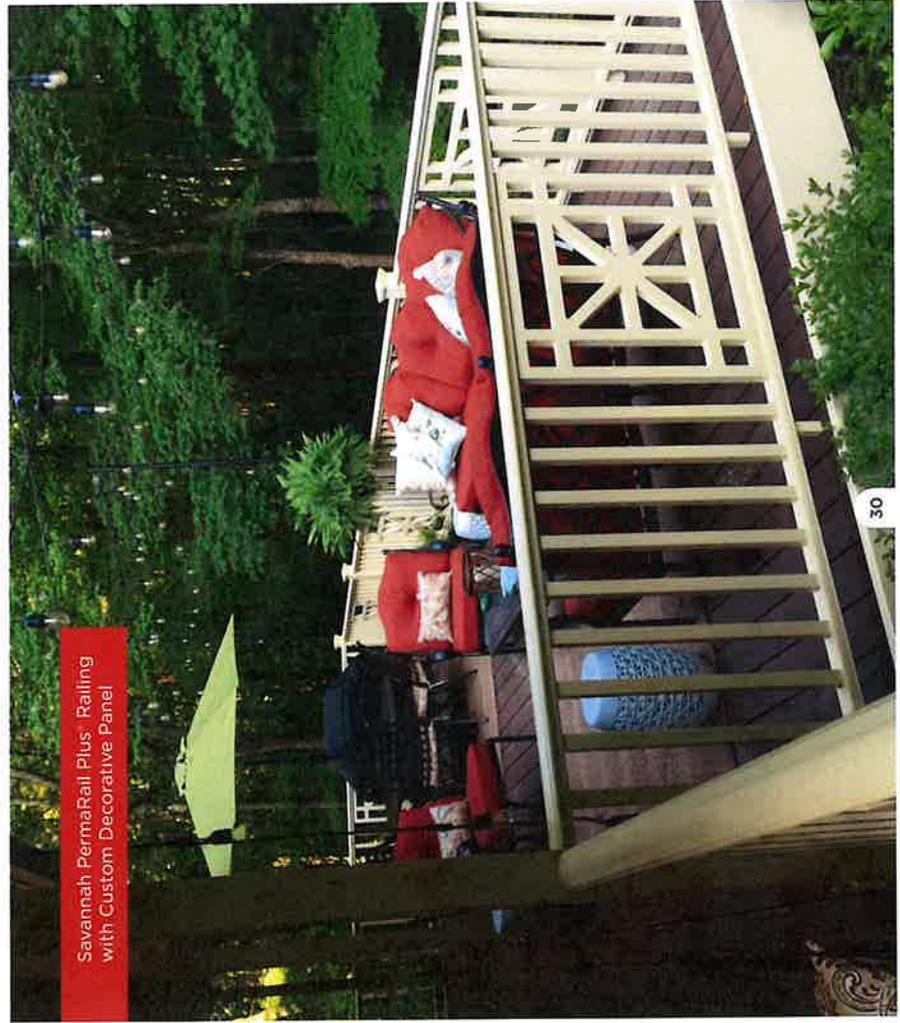
Aluminum Plinth for Wood Post

Wood posts must be installed with aluminum plinths or quick mount bracket to comply with warranty



The HB&G PermaRail Plus® Collection

- Available in kits, components, and ready to install pre-built sections
- Prefinished; no painting required
- Compliant with IRC up to 10' and IRC up to 12' (CCRR-0262)
- Newel sleeve fits over a pressure-treated 4 x 4 or newel support
- Durable, low maintenance
- Concealed hardware
- Adjustable stair rail brackets*
- Weatherproof
- Insect proof
- Rail Heights 36" and 42"
- Rail Lengths 6, 8, 10, and 12'
- 1½", and 1½" Square, and 1½" Turned Balusters



Savannah PermaRail Plus® Railing with Custom Decorative Panel

The PermaRail Plus® railing system is a beautiful way to tie your whole porch look together. It is made up of several different components, allowing you the ability to create the designs that match your way of life.

Easy to install, this worry-free railing system will be a beautiful, low maintenance addition to your porch or deck for generations to come.

Savannah



Standard



Belhaven



Newport



*Always consult your contractor for details on how to install PermaRail Plus® railing. Always use proper fastening techniques.

*This railing system is available in a variety of colors. For more information, please contact your local distributor or visit our website at www.perma-rail.com.

Three Ways to Order the PermaRail Plus® Railing...

1 Do-it-yourself Kit

Everything needed to assemble and install is included.

- All standard level rail section components included in one box.
- Balusters and all installation hardware included.
- Decorative top rail and Rake-Loc™ stair bracket sold separately.

- How to Order:
 - Choose Your Height: 36", 42", 48"
 - Choose Your Length: 6', 8', 10', 12'
 - Choose Decorative Top Rail: Savannah, Standard
 - Note: Standard Rail System has a maximum length of 8'.

Decorative top rail required.

- Optional concealed adjustable stair rail brackets for 6' and 8' rail lengths.

- Kit Includes:
 - Standard top and bottom rail.
 - 1 1/2" balusters.
 - Support block(s).
 - Aluminum stiffeners.
 - Level-Loc™ rail assembly fasteners and installation hardware.

2 Individual Components

- Build your Own Design.
- For a complete rail system you will need the following:
 - Note: Standard Rail System has a maximum length of 8'.
 - Standard top and bottom rail.
 - Decorative top rail (if not using the Standard Top Rail).
 - Aluminum stiffeners (2) - Supplemental stiffener for rail lengths over 8'.
 - Square Balusters, 1 1/2" or 1 3/4" Turned Balusters - 30" or 36" long.
 - Support block(s).
 - Level-Loc™ rail hardware kit.
 - Baluster screw kit.

3. Pre-Built Sections

- Shipped factory assembled in standard lengths.
- Easy to install.
- Everything needed to install included.
- How to Order:
 - Choose Your Height: 36", 42"
 - Choose your Length: 6', 8', 10', 12'
 - Choose Decorative Top Rail: Savannah.
- Note: Standard Rail System has a maximum length of 8'.
- Optional Concealed Adjustable Rake-Loc™ stair rail brackets for 6' and 8' rail lengths.
- Onsite trimming and assembly completion required.

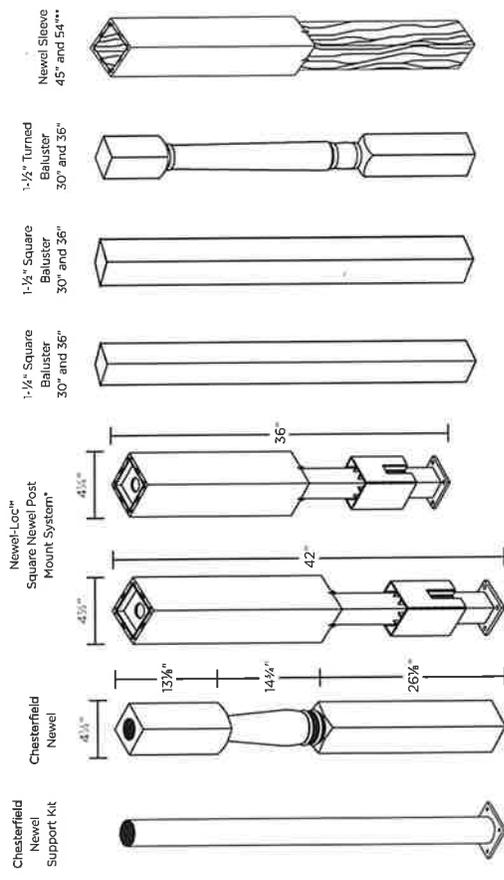
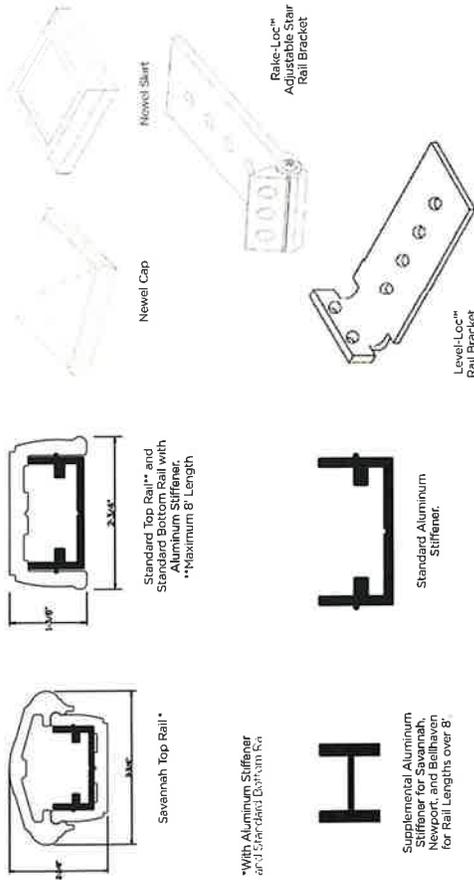
THESE PERMA-RAIL PLUS RAILING SYSTEMS ARE AVAILABLE IN A VARIETY OF FINISHES AND COLORS. SEE THE PERMA-RAIL PLUS WEBSITE FOR MORE INFORMATION.

Building Code Compliance

PermaRail Plus® has been tested to the appropriate standards and found to be built code compliant (ICCRR-0262) as follows:

Decorative Top Rail System	Standard Top Rail System
Level Rail	Level Rail
Rake	Rake
IRC up to 12'	IRC up to 8'
IBC up to 10'	IBC up to 8'
IBC up to 8'	IBC up to 8'

Review your application to ensure intended use complies with all applicable building codes.

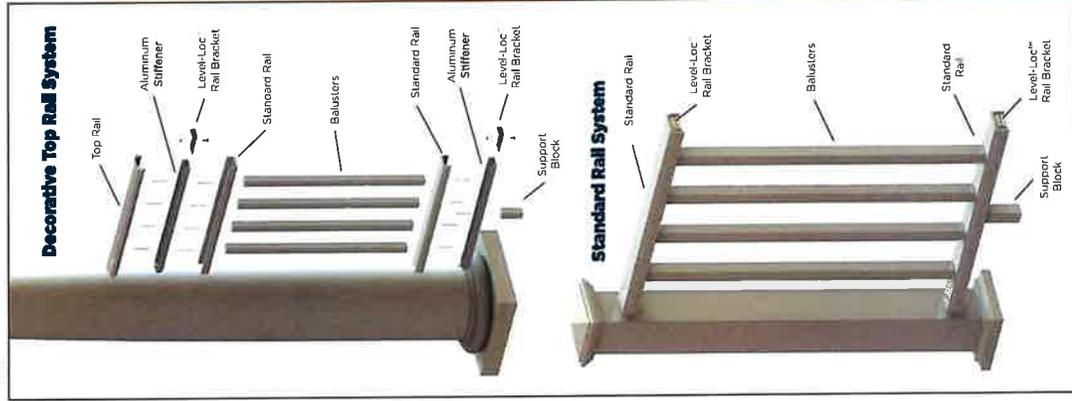


**The rail sleeves, in the kit cover, are attached 4' - 4' or inside 1' with the Newel Post Mount.

The top rail, bottom rail, and balusters are pre-finished white and are made from weather-resistant cellular PVC. Turned balusters are made from hollow, injection-molded cast polyurethane.

The 56" and 42" Newel Post Mounts are heavy-duty for a total maximum weight of 100 lbs. NOTE: Newel-Loc™ and Newel Sleeve must be purchased separately.

Typical Assemblies



III Balustrade Systems

- Low Maintenance
- Primed White
- Ready to Install and Paint
- Easy Installation
- 25-Year Limited Warranty*



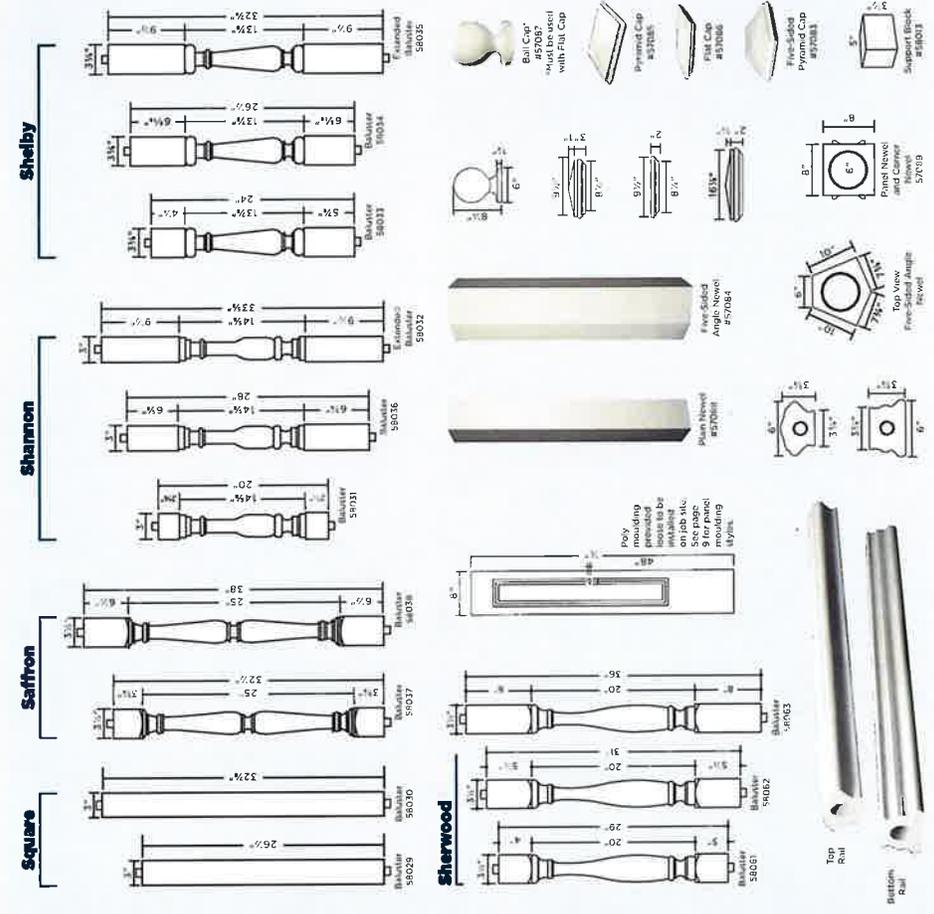
12" Round PermaCast Plus Columns with Tuscan Cap and Base and 7" Balustrade System.

We have created a unique and elegant balustrade system that can make your home stand out from the rest. These low-maintenance features are made by moulding high-density urethane around structural

elements in order to provide exceptional beauty, durability, and quality. Choose from three rail sizes and several baluster profiles. Curved balustrade systems are available in 10' sections.

*25-Year Warranty

6" Balustrade System



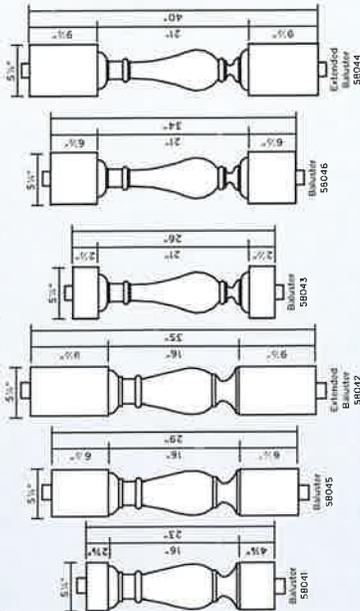
SKU	M	8" Max. Rail Spacing	O/C
58031	1 1/2"	2 1/2"	5 1/2"
58032	1 1/2"	2 1/2"	5 1/2"
58035	1 1/2"	2 1/2"	5 1/2"
58034	1 1/2"	2 1/2"	5 1/2"
58035	1 1/2"	2 1/2"	5 1/2"
58037	1 1/2"	2 1/2"	5 1/2"
58029	0"	4"	7"
58030	0"	4"	7"
58061	1 1/2"	1 1/2"	5 1/2"
58062	1 1/2"	1 1/2"	5 1/2"
58063	1 1/2"	1 1/2"	5 1/2"



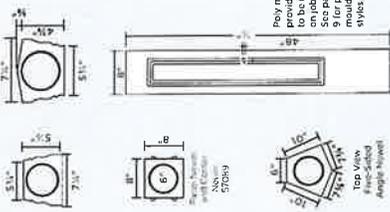
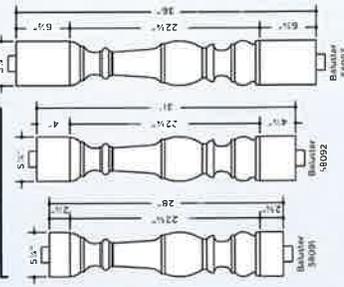
7" Balustrade System

Calvert

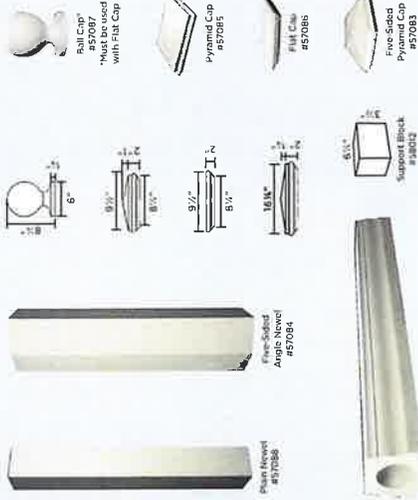
Carrington



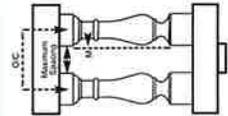
Clement



Poly moulding provided loose and not attached on job site. See page 9 for panel moulding styles.



SKU	M	M ¹ (with Spacing)	O/C
SB041	1 1/4"	1 3/4"	6 1/2"
SB042	1 1/4"	1 3/4"	6 1/2"
SB045	1 1/4"	1 3/4"	6 1/2"
SB043	1 1/2"	1 3/4"	6"
SB044	1 1/2"	1 3/4"	6"
SB046	1 1/2"	1 3/4"	6"
SB091	1 3/4"	1 3/4"	6 1/2"
SB092	1 3/4"	1 3/4"	6 1/2"
SB093	1 3/4"	1 3/4"	6 1/2"

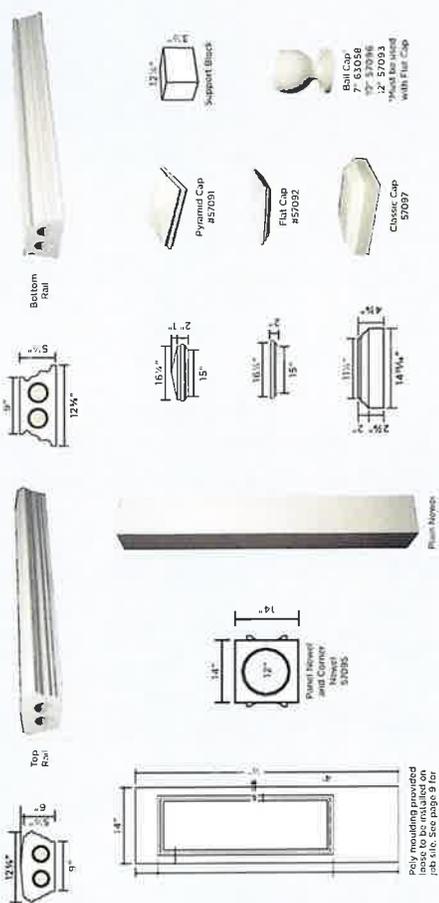
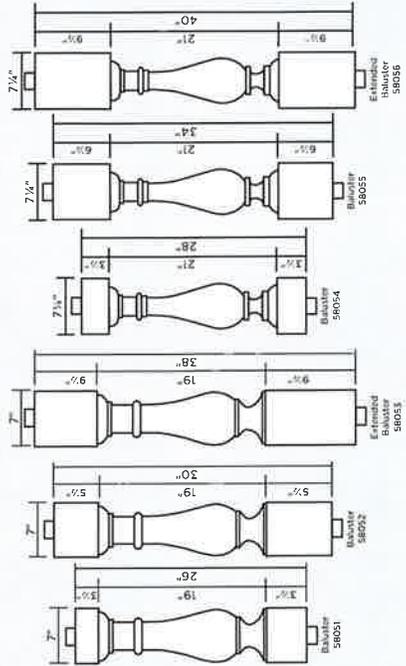


Calvert Carrington Clement

12" Balustrade System

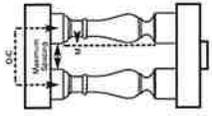
Mandeville

Manasses



Poly moulding provided loose and not attached on job site. See page 9 for panel moulding styles.

SKU	M	M ¹ (with Spacing)	O/C
SB051	1 1/4"	1 3/4"	7 1/4"
SB052	1 1/4"	1 3/4"	7 1/4"
SB054	2 1/4"	0"	7 1/4"
SB055	2 1/4"	0"	7 1/4"
SB056	2 1/4"	0"	7 1/4"



Mandeville Manasses

Curved Balustrade System

- 6" and 7" Rail Styles
- Low Maintenance
- Primed White
- Ready to install and paint
- Easy Installation
- 25-Year Warranty*
- Available in 60"-108" radius

HB&G Curved Balustrade System will add an elegant finishing touch to any house. Each top and bottom rail style is available in radius from 60" to 108" in 10" lengths. (See pages 38-40 for rail styles).



Model 3000 House Balustrade System (60" radius, 6' length)

*See Warranty.

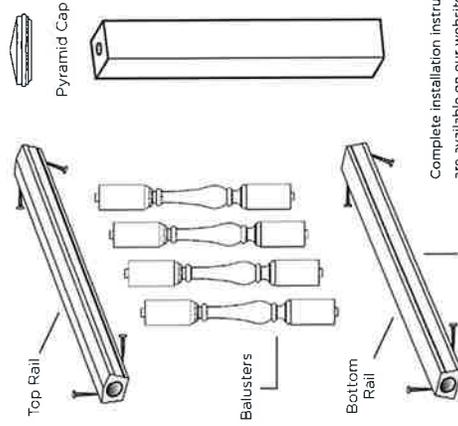
Building Codes

HB&G recommends checking all local, state, and national building codes before the design and installation of your balustrade system.

HB&G is not responsible or liable for any balustrade system that does not meet the requirements of the governing building code in the location where the system is installed.

The space between the bottom rail and the substrate should not be less than 2".

Typical Assembly



Complete installation instructions are available on our website or contact us via telephone or email.
NOTE: Rails are not pre-drilled.

Fiberglass Pergolas

- Wind load rated
- Low maintenance
- Ease of installation
- Pre-finished with Benjamin Moore® COMMAND® engineered coating
- Will not rot, check or twist
- Hollow rafter can act as conduit for wiring
- Stability



Serenity® Series Fiberglass Pergolas

HB&G manufactures fiberglass pergola kits using pultrusion technology to produce the strongest yet lightest structures available with a Limited Lifetime Warranty. Our structural fiberglass components are strong, lightweight, and provide a higher level of aesthetic quality than vinyl or wood pergolas. Our Serenity® pergola kits are manufactured white with Napa Tails and square or plain round tapered PermaCast® Plus columns without neck moulding. Optional wind-load/deck plates are available.



Standard Napa Tails



PERMACAST® PLUS ROUND COLUMN PERGOLA KITS		
Overhead Size	Column Center Size	Column Size
Free Standing 12' x 12'	8" x 8"	8" x 8"
Free Standing 14' x 14'	10" x 10"	10" x 8"
Free Standing 16' x 16'	12" x 12"	10" x 8"
Standard Round Wind-Load/Deck Plate - 8"		
Standard Round Wind-Load/Deck Plate - 10"		

PERMALITE® SQUARE COLUMN PERGOLA KITS		
Overhead Size	Column Center Size	Column Size
Free Standing 12' x 12'	8" x 8"	8" x 8"
Free Standing 14' x 14'	10" x 10"	10" x 8"
Free Standing 16' x 16'	12" x 12"	10" x 8"
Standard Round Wind-Load/Deck Plate - 8"		
Standard Round Wind-Load/Deck Plate - 10"		

FIGURE 10: PERGOLA KIT COMPONENTS

Serenity® fiberglass pergolas are single support rafters with header style

Semi-Custom Options*

Make our Serenity® or Tranquility® pergolas your own by selecting from our semi-custom options.

Rafter Tail Options



Color Options



*Colors may differ due to print settings. Call for more information.

Tranquility® Series Pre-designed Fiberglass Pergolas

Available with choice of 10"x8" PermaCast® Plus Round Tapered or 10"x8" PermaLite® Square Columns, pre-finished with a White Benjamin Moore® COMMAND® engineered coating, our exclusive Arbor-Loc® tie-down system, and Napa rafter tail.



FREESTANDING PERGOLA OVERHEAD DIMENSIONS

12' x 12'	14' x 18'	18' x 12'	20' x 18'
12' x 14'	14' x 20'	18' x 14'	20' x 20'
12' x 16'	14' x 22'	18' x 16'	20' x 22'
12' x 18'	16' x 12'	18' x 18'	22' x 12'
12' x 22'	16' x 14'	18' x 22'	22' x 14'
14' x 12'	16' x 16'	20' x 12'	22' x 16'
14' x 14'	16' x 18'	20' x 14'	22' x 18'
14' x 16'	16' x 22'	20' x 16'	22' x 22'



ATTACHED PERGOLA OVERHEAD DIMENSIONS

12' x 10'	14' x 14'	18' x 10'	20' x 16'
12' x 12'	14' x 16'	18' x 12'	20' x 18'
12' x 14'	14' x 20'	18' x 14'	20' x 20'
12' x 16'	16' x 10'	18' x 16'	22' x 10'
12' x 18'	16' x 12'	18' x 20'	22' x 12'
12' x 20'	16' x 14'	20' x 10'	22' x 14'
14' x 10'	16' x 16'	20' x 12'	22' x 16'
14' x 12'	16' x 20'	20' x 14'	22' x 20'

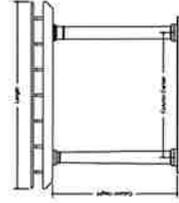
NOTE: Tranquility® pre-designed fiberglass pergolas are double support rafter, no header style.

Custom Solace® Series Fiberglass Pergolas

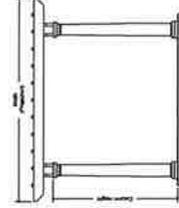


Understanding Pergola Dimensions

Freestanding Pergolas

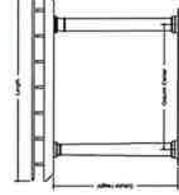


Front View
Beam / Structural rafters run the length of the pergola.

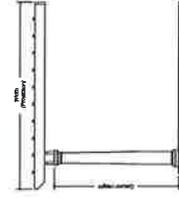


Side View
Rafters run the width (Projection) of the pergola.

Attached Pergolas



Front View
Ledger runs length of pergola.



Side View
Width (Projection) of the pergola top projects from the structure.

FIGURE 1: Pergolas are available in 10' x 8' lengths. See the example above.

Canopy Options for Structural Fiberglass Pergolas

HB&G offers two ways to increase the shade provided by your pergola: canopies and purlins. Each option is specifically designed to be an attractive accent to your pergola and create a shelter from the sun's rays.

The combination of an HB&G pergola and shade solution is the ultimate combination of beauty, function, and versatility to create your outdoor living room.

Solid color Canopies

Designed for ease of use, our exclusive canopy slides on a wired system that is ready to install out of the box. The unique modular design is easy to install, just like our fiberglass pergolas, to enhance your outdoor living experience. Designed to quickly lock individual canopy panels in place to provide shelter from the sun or remove panels as quickly when the sun goes down.



Canopy Solid Colors

**Color may differ slightly due to print variations. Colors and quantities available at the time of purchase are subject to change without notice.



Belge
727950



Oyster
727176



Marine Blue
721812



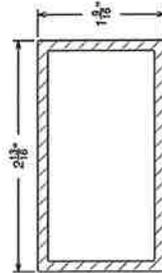
True Brown
727559



Ocean Blue
724483

Custom Purlins

Increase the number of purlins on the top of the pergola or change profiles to increase the amount of shade provided.



Outdoor Living Products

HB&G manufactures its outdoor living products with the same materials used in our high-performance Fiberglass Pergolas. They are low maintenance, easy to install, and will not rot, check, or twist.

PRIVACY SCREENS

Add outdoor privacy with HB&G's Privacy Screens. Perfect for pool or dining areas or multi-family applications, two standard sizes are available with Napa tails.

Size	Column
12' Privacy Screen	10" x 8" Square PermaLite®

ENTRY ARBOR

Formalize an entrance or dress up a garden area with HB&G's Entry Arbors. Two standard sizes are available.

Size	Column Center	Column
12' x 3' Arbor	8'	8" x 8' PermaCast® Plus Round
12' x 3' Arbor	8'	8" x 8' PermaLite® Square



EYEBROW / TRELLIS

Designed to complement the architecture of your home, HB&G's Eyebrow/Trellises are available in three standard sizes with Napa tails.

Length
11' Eyebrow
18' Eyebrow
20' Eyebrow



Salisbury Historic District Commission

STAFF FINDINGS

Meeting of January 28, 2026

Case Number:	#26-01
Commission Considering:	Replacement- Front Porch Columns
Owner Name:	Hudson Health Services Inc
Owners Address:	1505 Emerson Avenue Salisbury, MD 21801
Applicant Name:	Leslie Brown/Kelly Pullen
Applicant's Address:	Same as owner
Agent/Contractor:	N/A
Subject Property Address:	108 Walnut St.
Historic District:	Newtown Historic District
Use Category:	Residential
Zoning Classification:	R8 – Residential
Structure / Site Description:	
Built Date:	1920
Enclosed Area:	2,820 sq. ft. (SDAT Real Property Database)
Lot Size:	5,096 sq. ft. (SDAT Real Property Database)
Number of Stories:	2
Contributing Structure:	Contributing
Wicomico County Historic Survey on file:	No
Nearby Properties on County Survey:	Yes
Properties included below but not limited to:	
• WI-153-1	
• WI-153	

- WI-62, Dr. Cawry House

Explanation of Request: The applicant is seeking to amend a prior approval for porch repairs. The initial approval stated that replacement columns must be milled and match the look of original columns. The applicant instead replaced the columns with a different substrate that was not milled to match the originals.

Areas of Historic Guidelines to be considered:

UNIVERSAL GUIDELINES

Guideline 1: Preserve Significant Historic Features

- a. Avoid the removal of historic architectural features and materials. Historic architectural features include large scale characteristics, such as roof form and fenestration patterns; as well as small scale features like moldings, brackets, columns, and other examples of skilled craftsmanship. A reasonable effort should be made to retain existing historic building materials, including brick and stone masonry, wood shingles and siding, stucco, etc.
- b. Materials and additions which were installed at a later date than the original building construction which may have since gained significance should be retained.

Guideline 3: Restore Significant Historic Features

- a. Whenever feasible, historic materials and details should be restored. Restorations of historic buildings should be completed under the direction of architects or professionals with specialized skill in building restoration and preservation.
- b. Inappropriate coverings, such as vinyl siding applied over historic wood siding, should be removed and the underlying material repaired or replaced with siding which mimics the appearance of the historic material as closely as possible.
- c. Non-historic alterations should be removed to restore the historic appearance. This may include re-opening infilled windows or replacing inappropriate vinyl porch posts with new turned wood posts to recreate the porch's historic appearance. Such changes should be supported by physical evidence, historic photographs or other documentary evidence. Where no evidence of the appearance of the original feature exists, a simple design consistent with the scale and massing of the building and surrounding area is generally preferred.
- d. Historic alterations that have achieved significance in their own right should be retained.

Guideline 4: Make Sensitive Replacements

- a. If replacement is required, replace as little historic material as possible with matching, compatible replacement materials.
- b. Replacement parts should match the original as closely as possible in size, shape, detailing, and material.

GUIDELINES FOR RESIDENTIAL PROPERTIES

Guideline 55: Restore Historic Porch Features

- a. Maintain the historic porch or stoop when feasible. Keep wooden surfaces painted and keep up with general maintenance.
- b. If repair or rehabilitation is necessary, keep as much of the historic materials in place as possible. Maintain the porch's design, proportion, and ornament to the greatest extent possible.
- c. Replace missing porch posts and railings where necessary. Match the size, shape, profile, proportion, and spacing to the original features.
- d. Use of synthetic replacement materials may be allowed if the new material closely approximates the size, scale, texture, and overall appearance of the historic feature.

STAFF COMMENT:

Staff recommends denial based on the fact that the original columns are one of the most important historical features of the house. Guidelines 1, 3, 4, and 44 indicate that historic porch features should be retained and restored wherever possible. The applicant received prior approval to replace the porch and columns but the columns were to be milled to replicate the original columns (Attachment 1 – Original CoA). It is also noted that the porch was not required to be tongue and groove in order to minimize expenses due to the cost of the milled columns (Attachment 2 – Minutes, Highlighted on Page 2).

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 and make determinations on all applications to construct, alter, reconstruct, move or demolish a site or structure within a Historic District whenever “*exterior changes are involved which would affect the historic archeological, or architectural significance of a site or structure, any portion of which is visible or intended to be visible from a public way.*” In reviewing an application and plans, the Commission should consider review criteria, and may decide as to which of said Criteria are applicable.

Staff Findings Prepared By: Henry Pearson
Infrastructure and Development
125 N Division Street, Suite 304
Salisbury, MD 21801
(410) 548-3170
Date: January 5, 2026

Salisbury Historic District Commission Certificate of Approval

Case # 24-22	Meeting Date: 11/20/2024	Address: 108 Walnut St
Description of Work: Alterations		
Presenting Case: Kelly Pullen		
Motion: Lisa Gingrich		Second: Lynne Bratten
Amendments to Proposal: <ol style="list-style-type: none"> 1. Replace the columns with milled columns matching the original columns and located over the piers, as close to the original location of the columns as possible. 2. Replace the porch railing in kind 3. Synthetic trim board to be added around the perimeter of the deck to conceal the end of the deck board and cover the pressure treated framing. 		
Decision: Approved as amended.		

THIS DECISION WAS MADE IN ACCORDANCE TO PROVISIONS OF
CHAPTER 17.52 OF THE SALISBURY MUNICIPAL CODE.



 SHDC Vice Chairman

11.25.24

 Date



 SHDC Secretary

12/2/2024

 Date

Every certificate of approval and any permit arising as a result thereof shall become invalid unless the work on the site authorized by such certificate of approval or permit is commenced within one year after its issuance, or if the work authorized by such certificate of approval or permit is suspended or abandoned for a period of one hundred eighty (180) days after the time the work is commenced. The commission is authorized to grant, in writing, one or more extensions of time, for periods not more than one hundred eighty (180) days each. The extension shall be requested in writing and justifiable cause demonstrated.

Salisbury Historic District Commission
November 20, 2024

The Salisbury Historic District Commission met in regular session on Wednesday, November 20, 2024. The meeting took place at 125 N Division St Room 301 with attendance as follows:

COMMISSION MEMBERS PRESENT

Scott Saxman, Chairman – Not Present
Matt Auchey, Vice Chairman – Present
Lynne Bratten - Present
Brad Phillips- Not Present
Margaret Lawson- Present
Brenden Frederick – Present (Zoom)
Lisa Gingrich – Present

CITY OFFICIALS PRESENT

Laura Hay, City Attorney- Present
Betsy Jackson, Infrastructure & Development- Present

1. **CALL TO ORDER** – Mr. Matt Auchey called the meeting to order at 7 p.m.
2. **ROLL CALL** - Each member of the Commission introduced themselves for the record. The Chairman explained the procedure of the meeting to all applicants and administered the oath en masse to all persons intending to testify.
3. **APPROVAL OF MINUTES** – The minutes were amended to strike a paragraph that was related to structural concerns which is outside of the purview of the Commission. Ms. Bratten made a motion to accept the minutes of the regular meeting held on October 23, 2024 as amended. Ms. Margaret Lawson seconded the motion and the motion carried (5-0).
4. **PUBLIC INPUT** – Members of the public are welcome to make comment at this time, subject to a time allotment of two (2) minutes per person.
5. **CONSENT DOCKET** - None
6. **OLD BUSINESS** – None
7. **NEW BUSINESS-**
 - **#24-23** – 309 E Main St. – Alterations – Mr. Brandon Fletcher of Becker Morgan Group brought his application to the Commission for alterations to replace cladding and an entry roof at 309 E Main Street. The staff findings were read into the record.

Brenden Frederick recused himself from the hearing due to his association with Becker Morgan Group.

Mr. Fletcher stated that they would be replacing the cladding with a new EIFS and replace one shed style entry roof with a gable style entry roof. Mr. Auchey commented that the proposed EIFS replacement was almost in kind and due to the building being more modern and non-contributing he didn't have any concerns about the proposal.

Ms. Gingrich made a motion to approve the application as submitted. Ms. Bratten seconded the motion and the motion carried (4-0, Mr. Frederick abstained).

- **#24-22** – 108 Walnut St. – Alterations – Mr. Kelly Pullen brought his application to the Commission for alterations to repair and replace porch and decking at 108 Walnut Street. The staff findings were read into the record.

The structure had not yet been determined to be either contributing or non-contributing, so the Commission considered the structure. Using the Contributing Structure Checklist (Exhibit A), it was

determined that the structure is approximately 90% in tact with the original structure and that most of the features are contributing. Ms. Bratten made a motion to deem the structure contributing based on the findings of Exhibit A. Ms. Gingrich seconded the motion and the motion carried unanimously (5-0).

Mr. Pullen indicated that the purpose of the repair and replacement was due to the porch and decking rotting. His proposal is to use PVC and Trex composite materials to minimize maintenance.

Ms. Gingrich expressed disappointment that the columns were not saved. Mr. Pullen said he would be willing to change to round columns, but Ms. Gingrich pointed out that the round columns would not have the same detail as the original columns.

Mr. Auchey said that the guidelines do allow for synthetic replacements but that they need to match and PVC has not been historically approved for contributing structures. Round columns would not match because the columns are tapered and that is part of what makes this house so special and he would not be comfortable allowing replacements that do not mimic that tapered look. He would also like to see the columns located back over the brick piers. Mr. Auchey said that the preference is for tongue and groove version of Trex flooring, but he considers the color and width to be appropriate.

Mr. Pullen stated that he would be willing to get the columns milled and go back to the wood railing.

Ms. Bratten stated that they would normally recommend tongue and groove replacement. Mr. Kelly stated that tongue and groove and milling columns significantly increases the price. Mr. Auchey stated that he would be willing to allow the Trex proposed if the replacement columns are milled because they are the most important part of the house.

Mr. Auchey stated that he did receive an email of concern from a neighbor but that the concerns in the email have been addressed in the hearing.

It was decided by the Commission and agreed by the applicant that the application will be approved with amendments. Ms. Gingrich made a motion to approve the application with the following amendments:

1. The columns are replaced with milled columns matching in look and location over the piers;
2. Wood railing is to be replaced in kind;
3. Synthetic trip board to be added around the perimeter of the deck to conceal the end of the deck board and cover the pressure treated framing.

Ms. Bratten seconded the motion and the motion carried (5-0).

8. Adjourn the Meeting-

Ms. Bratten made a motion to adjourn the meeting. Ms. Gingrich seconded the motion. The Commission voted unanimously to adjourn the meeting.

This is a summary of the proceedings of this meeting. Detailed information is in the permanent files of each case as presented and filed in the City of Salisbury, Housing & Community Development Department.

Matthew Auchey, Vice Chairman

Date

Amanda Rodriguez, City Planner

Date

View Map No Ground Rent Redemption on File No Ground Rent Registration on File

Special Tax Recapture: None

Account Number: District - 05 Account Identifier - 003520

Owner Information

Owner Name: HUDSON HEALTH SERVICES INC Use: EXEMPT
 Principal Residence: NO
 Mailing Address: P O BOX 1096 Deed Reference: /01627/ 00042
 SALISBURY MD 21802-1096

Location & Structure Information

Premises Address: 108 WALNUT ST Legal Description: 5,096 SQFT
 SALISBURY 21801-0000 108 WALNUT ST
 CITY OF SALIS

Map:	Grid:	Parcel:	Neighborhood:	Subdivision:	Section:	Block:	Lot:	Assessment Year:	Plat No:
0107	0009	0769	5030164.23	0000				2025	Plat Ref:

Town: SALISBURY

Primary Structure Built	Above Grade Living Area	Finished Basement Area	Property Land Area	County Use
1920	2,820 SF		5,096 SF	

Stories	Basement	Type	Exterior	Quality	Full/Half Bath	Garage	Last Notice of Major Improvements
2	NO	STANDARD UNITAS	BESTOS SHINGLE/3	3 full/	1 half		

Value Information

	Base Value	Value	Phase-in Assessments	
			As of	As of
Land:	15,500	15,500	01/01/2025	07/01/2025
Improvements	119,500	149,700		07/01/2026
Total:	135,000	165,200	145,067	155,133
Preferential Land:	0	0		

Transfer Information

Seller: GASKILL, CLEMENT M	Date: 09/03/1998	Price: \$68,000
Type: ARMS LENGTH IMPROVED	Deed1: /01627/ 00042	Deed2:
Seller: THOMPSON, BILL W & BERNADETTE	Date: 09/22/1983	Price: \$33,500
Type: ARMS LENGTH IMPROVED	Deed1: /00997/ 00872	Deed2:
Seller: CARROLL, THOMAS F & FRANCES P	Date: 09/19/1975	Price: \$25,000
Type: ARMS LENGTH IMPROVED	Deed1: /00843/ 00290	Deed2:

Exemption Information

Partial Exempt Assessments:	Class	07/01/2025	07/01/2026
County:	860	145,067.00	155,133.00
State:	860	145,067.00	155,133.00
Municipal:	860	145,067.00 155,133.00	145,067.00 155,133.00

Special Tax Recapture: None

Homestead Application Information

Homestead Application Status: No Application

Homeowners' Tax Credit Application Information

Homeowners' Tax Credit Application Status: No Application Date:

VERANDA^{HP} HIGH PERFORMANCE

Cellular PVC Trim / Fascia / Sheet

S4S / Sealed edge Veranda HPTM TRIM is outstanding for exterior / interior use



- Lifetime limited warranty
- S4S/Sealed edge to prevent dirt
- Will not rot, crack, splinter, or split
- Resistant to mold and mildew.
- Impervious to moisture, insects and termites
- Does not require painting, but accepts paints very well.
- Rigid, but flexible enough to cold/heat bend
- Perfect replacement for wood
- Solid board. No finger joints.
- No special tools needed, install with standard woodworking tools



Window Pilaster / Plinth



Decorative Scroll Panel



Column Wrap, Bracket & Soffit

Size Available: 8', 12', 16' long for 1" Trim / 8' long for 1/2"

Thickness	Width											
1"	2"	3"	4"	5"	6"	8"	10"	12"	24"	48"		
1/2"												

Note: All sizes are nominal and availability varies by market location



Mold resistant



Moisture resistant



Won't rot, crack, splinter, or split



Termite resistant



Flame retardant

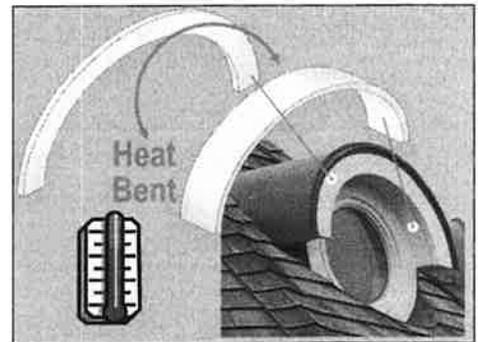


Ultra low maintenance

HEAT BENDING FEATURE

Unique Technology Applied

Veranda HPTM TRIM can easily be heated and bent into a variety of shapes. It is the only brand on the market that can hold its wood grain pattern under bending temperature.



www.VerandaHP.com
Visit our website for most updated
Warranty and Installation Guidelines



Customer Service:
Phone: 877.977.2386
Fax: 800.889.8807
See HD associate for Special Order



Cellular PVC Trim Installation Guidelines

CUTTING

- Use standard wood working equipment for cutting.
- Carbide tipped blades are recommended.
- Avoid using fine tooth metal cutting blades.
- Rough edge from cutting may be caused by excessive friction, poor board support, or improper tooling.

FASTENING

- Use standard nail guns or wood working tools.
- Stainless steel or hot-dipped galvanized nails are recommended.
- Do not use brads, staples, wire nails, ring-shank nails or fine-threaded wood screws.
- Place nails and screws on center of board and keep approximately $\frac{3}{4}$ " from each edge.
- Fasteners should penetrate into flat, solid wood substrate or framing member a minimum of 1-1/4".
- Always use 2 fasteners per every framing member for trim board applications. If 12" or wider, Veranda HP™ TRIM will require additional fasteners.
- Veranda HP TRIM should be fastened into a flat, solid substrate. It can damage the board if fastened Veranda HP TRIM into hollow or uneven areas. Shutter application is not recommended.
- If nailing product at 32°F or below, pre-drilling is required.
- Pre-drilling and/or counter-sink are typically not required unless a larger fastener is used.

PAINTING

- Clean surface prior to painting. The surface must be clean, dry, and void of any foreign article and material such as dirt, oil, grease or other contaminants.
- Veranda HP TRIM does not require painting for protection like wood. Veranda HP TRIM accepts paints and stains well.
- Both oil base and latex paints are desirable. Follow paint manufacturer's recommendations.
- Avoid painting dark colors in area of direct sunlight.
- Acrylic or urethane based latex exterior or interior paints are recommended. General brands such as Sherwin Williams, Behr, Glide, etc. are all suitable.
- Always use paint with Light Reflective Value (LRV) of 55 or higher.
- If paint darker color (LRV of 54 or lower), Vinyl safe paint or paints specifically designed for such application must be used.

GLUING

- Standard PVC cements or cellular cements provide a strong Veranda HP TRIM to Veranda HP TRIM bond.
- For the best result, glue all joints between trim pieces such as long fascia runs, window surrounds, etc., to prevent joint separation.
- Various adhesives, such as epoxy or polyurethane adhe-

sives may be used to bond Veranda HP TRIM to other substrates. Consult adhesive labeling to determine suitability.

- Glue joints should be secured with fasteners on each side of the joint.
- For best results, surfaces to be glued should be smooth, clean and in complete contact with each other.

TOUCH UP

- Recommend non-solvent base fillers.
- Very good with All Purpose Painter's Putty and High Performance Wood Filler.
- Good with Fill-N-Finish Light Wood Filler and Shrink Free Spackling.
- Clean with a damp cloth with soap and water.

DRILLING AND ROUTING

- Use standard wood working drills and routers.
- Care should be taken to avoid frictional heat build-up. Periodic removal of shaving from the drill hole may be necessary.
- Carbide tipped router bits are recommended.

MOISTURE

- Veranda HP TRIM does not absorb moisture, it can be installed at or below grade.
- It is perfect for use in moisture prone applications such as ground contact, masonry contact, hot tub surrounds, freeze boards, rooflines and garage door jambs, etc.

EXPANSION & CONTRACTION

- Allow 1/8" space per 18 foot for expansion and contraction, Veranda HP TRIM expands and contracts with changes in temperature. Joints between pieces should be glued to eliminate joint separation — see "gluing" section.
- Properly fastening Veranda HP TRIM along its entire length will minimize expansion and contraction.
- When gaps are glued on a long run of the board, allow suitable expansion and contraction space at ends of the run.
- Scarf joints are recommended to minimize seams and allow expansion & contraction.

SPANNING

- Never span Veranda HP TRIM more than 24".
- Must not be used in load bearing applications, but maybe used in spanned applications such as soffits and ceilings, with suitable thickness.
- Proper fastening will help reduce the possibility of excessive movement from expansion and contraction.

STORAGE AND HANDLING

- Store on a flat and level surface.
- Should be handled in a fashion as pine, because it has a density comparable to pine with more flexibility.
- Keep product free of dirt and debris at job site. If product gets dirty, clean after installation.
- Always store Veranda HP TRIM with manufacturer cover.



Salisbury Historic District Commission

Hearing Notification

Hearing Date: February 25, 2026

Time: 7:00 pm

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

Case Number: #26-02

Commission Considering: Alteration- Window Replacement

Owner's Name: Edwin and Edear Maignan

Applicant Name: Renewal by Andersen

Agent/Contractor: N/A

Subject Property Address: 202 Elizabeth St.
Salisbury, MD 21801

Historic District: Newtown Historic District

Use Category: Residential

Acting Chairman: Brenden Frederick

HDC Staff contact: Henry Pearson
Associate Planner
(410) 548-3170

Salisbury Historic District Commission

125 N. Division Street
Room 304
Salisbury, MD 21801
(410) 548-3170/ fax (410) 548-3107

Permit Application

\$150 Fee Received _____ (date)

Date Submitted: 12/22/25 _____

Date Accepted as Complete: 2-4 months from approval _____

Subject Location: 202 Elizabeth St _____

Application by: Renewal by Andersen _____

Applicant Address: 761 5th Ave King of Prussia, Pa 19406 _____

Applicant Phone: 610 228 2659 _____

Case #: _____

Action Required By (45 days): _____

Owner Name: Edwin & Edear Maignan _____

Owner Address: 202 Elizabeth St _____

Owner Phone: 410 330 2128 _____

Owner Email: maignanedwin15@gmail.com _____

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.

Replace 7 Double Hung and 1 Springline with same style and grille pattern units with Renewal by Andersen Fibrex units. See packet for more information.

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 Historic Trust along with this application.

See Reverse Side for DOCUMENTS REQUIRED TO BE FILED WITH APPLICATION

All required documents must be submitted to the City Planner, Department of Infrastructure and Development 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 Infrastructure and Development for the City of Salisbury as well as on the city's website: www.ci.salisbury.md.us.

I, or my authorized representative, will appear at the meeting of the Salisbury Historic District Commission on _____ (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 Debbie Vandewater for Renewal by Andersen _____ Date 12/22/25 _____

- A. The completed application form.
- B. The application fee of \$150. Checks can be made out to the City of Salisbury.
- C. Site plan, if applicable.
- D. Scaled and measured detailed drawings, including, but not limited to, plans and elevations of the proposed alterations or improvement, or in the alternative, a scale mock up.
- E. For an existing structure, color photographs of the structure showing all elevations, the area to be altered, close-ups of architectural detail and the area in the immediate vicinity (the property to the immediate left and right of subject property)
- F. For a proposed new structure, photographs of the subject site and all buildings in the immediate vicinity.
- G. All photographs shall be printed on 8½ x11 paper, however, you may put several photos on one page, and each shall be labeled with a description of the contents of the photograph.
- H. Samples of materials or copies of manufacturers product literature.
- I. The applicant shall deliver one (1) complete application and attachments to the City of Salisbury, Department of Infrastructure and Development, 125 N Division Street, Room 304, Salisbury, MD.



December 22, 2025

To Whom It May Concern at Salisbury Historic:

We are proposing the following work at the home of **Edwin Madigan 202 Elizabeth St. Salisbury, MD 21801**

Details about the new units are as follows:

All units will be our proprietary Fiber EX material. All grille patterns will match existing patterns.

7 Renewal by Andersen Double Hung units. The units will be white exterior and have truscene screens. The 2 units that are on the sides of the springline will have a grilles between the glass in a pattern of 4 wide 2 high in the top sash and no grilles in the bottom sash. The other 5 double hungs will not have grilles.

1 Renewal by Andersen Springline with grilles between the glass in a pattern matching what is currently in the unit, 4 wide 4 high with 3 spokes and 1 hub.

Azek will be used for exterior casing and PVC crown molding will be sent to match exterior look.

The new units have been measured to fit within the existing openings; there is no need for us to alter the size of the existing openings. During the installation process it is common practice for us to inspect the opening after the existing unit is removed in order to ensure that the area surrounding the units is in good shape. Any rot or damage found during that process will be addressed during the installation. Any and all debris created during installation will be handled by our crew and cleaned up before we leave the property. I am including pertinent information from our catalog for your review. If you need anything further, please do not hesitate to contact me.

Feel Confident Entrusting Your Home to the Masters



We work with the best people across the board. Rigorously trained, respectful, and friendly, you'll see why we're proud to call them Certified Master Installers.

A QUALITY EXPERIENCE IS IN THE DETAILS
We've long understood that all the care, pride, and craftsmanship we put into our products would mean little without professional installation. It's from these standards that we created our Certified Master Installer program.

OUR STANDARDS ARE TOUGH
Prior to certification, we require all trainers and installers at our certified locations to demonstrate their knowledge of construction materials, building codes, and installation methods. We understand you work hard for your home, and we want you to be as comfortable as possible throughout the installation process.

WE TAKE A UNIQUE APPROACH
Not only do we provide a quality, professional process from start to finish, our Certified Master Installer takes this to the next level by placing your new windows and patio doors in the hands of skilled Master Installers with years of experience.

ONLY THE BEST PEOPLE MAKE THE CUT
We take pride in setting the highest standards in the market, with no stone left unturned. This includes the men and women installing your windows. We're proud to put our name in their hands.



Thanks to meticulous training, extensive supervision, and high expectations, our Certified Master Installers are without a doubt the best team for the job – the team we trust to handle the windows built just for you.



What are Renewal by Andersen® windows made of?

All of our windows are made of Fibrex® material, a revolutionary composite made from reclaimed wood fiber blended with a polymer. This gives our windows the strength and durability of wood and the low-maintenance features of vinyl, while greatly limiting thermal transmittance that can be found in other window materials such as metal.

Unlike many other window materials, Fibrex composite material won't flake, rust, blister, peel, crack, pit, or corrode.* It is also two times stronger than vinyl and resists warping and bowing. Never worry about scraping or painting your windows again.

ENGINEERED WITH **FIBREX** MATERIAL



SMART MATERIALS

Fibrex material is twice as strong as vinyl, so weather-tight seals stay weather-tight.

COLOR CHOICE

Our unique process fuses color to Fibrex material for long-lasting beauty. And it offers dark exterior colors not available on most other replacement windows.

EXCEPTIONAL COMFORT

Fibrex material blocks thermal transfer nearly 700 times better than aluminum to help reduce heating and cooling bills.

OUTSTANDING DURABILITY

Fibrex material retains its stability and rigidity in all climates.*

	FIBREX [®]	VINYL	ALUMINUM	WOOD
Insulating Properties	✓	✓	✓	✓
Low Maintenance	✓	✓	✓	✓
Resistance to Decay/Corrosion	✓	✓	✓	✓
Structural Rigidity	✓	✓	✓	✓
Durability	✓	✓	✓	✓
Color Choices	✓	✓	✓	✓
Dark Color Performance	✓	✓	✓	✓

* See Renewal by Andersen® Product and Installation Instructions for Limited Warranty for details.

NEWTOWN

DAVIS - HALL
HOUSE
1910





Grille pattern will remain the same



Grille patterns will remain the same



Proposing to remove grilles from this unit.



Proposing to remove the grilles in these units.



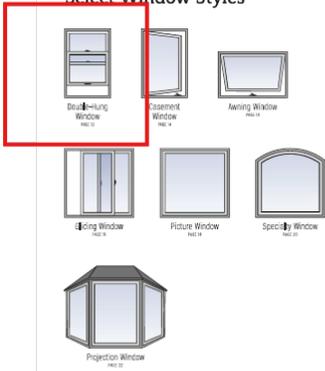
Proposing to remove the grilles in these units.

Choosing Renewal by Andersen® Windows is Easy...

We make it easy so you can sit back and relax, knowing you've selected a professional start-to-finish window replacement company.

The Renewal by Andersen process starts with our consultative sales approach. Our experienced sales representatives will work with you to find solutions to enhance your home's functionality, energy efficiency, and beauty.

1 Select Window Styles



2 Select Colors*



3 Select Hardware and Options



Visit Us Online at RENEWALBYANDERSEN.COM

See independent homeowner reviews and completed projects from your neighborhood.

Explore how new windows will look in your home.

Get ideas and be inspired by our window options.

Five Key Environmental and Energy Solutions

While we care about you and your home, we also care deeply for the world in which we all live.

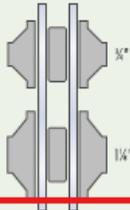
- Renewing Existing Housing
- Smart Use of Energy
- Long Product Lifecycle
- Smart Use of Materials

MORE SUSTAINABLE WINDOW REPLACEMENT

Safer Indoor Air Quality

See our Environmental and Energy Solutions Brochure for additional information.

Profiles

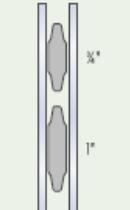


Full Divided Light Grilles

Full divided light grilles provide a visual representation of true divided glass. The option consists of a permanently applied exterior Fibrex® material grille, an aluminum spacer between the glass, and a removable or permanently applied interior grille. Available in two widths and an array of colors.



PERMANENT

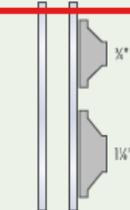


Grilles Between-the-Glass

Aluminum grilles are permanently installed between the panes during manufacturing, providing the beauty of grilles with the quick cleaning of a smooth glass surface. Available in two widths and an array of colors.



REMOVABLE



Interior Wood Grilles

Made of hardwood, these grilles snap into clips on the interior of the sash and can be easily removed to make glass cleaning a breeze. Available in two widths.

Repel Invaders

Fiberglass insect screens are included with every operable window from Renewal by Andersen. Each is lightweight and designed to be easily removed from the inside of your home for easy cleaning. All insect screens are constructed with an aluminum frame and your choice of fiberglass, aluminum, or our innovative TruScene insect screens. Half insect screens are available on double-hung windows.

TruScene[®] Insect Screen



TruScene insect screens are like nothing you've ever seen!



Keeps out more bugs

High Transparency



TruScene[®] Insect Screen

With over 50% more clarity than our standard insect screen¹ it's virtually invisible. TruScene insect screens are made with a micro-fine stainless steel mesh that's one-third the diameter of standard screen wire² that lets more fresh air and sunlight in while keeping most of the smallest insects out.

Lets more light in

Superior ventilation

Protection against some of the smallest insects

Patented technology



Wood-Veneered TruScene Insect Screen

Our wood-veneered TruScene insect screen blends seamlessly into the window frame and can be stained or painted to match your decor. Available on casement and awning windows only.



Real Maple

Real Pine

Real Oak



Keeps out most bugs

Conventional

Fiberglass Insect Screen

Fiberglass is the most common type of insect screen. It is strong and keeps the majority of bugs out while allowing plenty of air flow.



Aluminum Insect Screen

Our aluminum insect screen has a charcoal powder coating to reduce glare and increase visibility. It is also strong and has good ventilation and corrosion resistance.





CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)
1/2/2025

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER Cross Insurance, Inc. 401 Edgewater Place, Suite 100 Wakefield MA 01880		CONTACT NAME PHONE (A/C, No. Ext): (781) 224-5700 FAX (A/C, No.): (781) 224-9458 E-MAIL: ADDRESS:	
INSURED J&M Windows, Inc. dba Renewal by Andersen of Greater Philadelphia 781 5th Ave #3 King of Prussia PA 19406		INSURER A: Cincinnati Co NAC #: 76236 INSURER B: INSURER C: INSURER D: INSURER E: INSURER F:	

COVERAGES CERTIFICATE NUMBER: 206622898 REVISION NUMBER:

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSTR LTR	TYPE OF INSURANCE	ADDL SUBM INSD. WVD.	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	<input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: <input type="checkbox"/> POLICY <input checked="" type="checkbox"/> PER OCCUR <input type="checkbox"/> LOC OTHER:		EPP0733565	1/1/2025	1/1/2026	EACH OCCURRENCE \$ 1,000,000 DAMAGE TO RENTED PREMISES (Per occurrence) \$ 500,000 MED EXP (Any one person) \$ 10,000 PERSONAL & ADV INJURY \$ 1,000,000 GENERAL AGGREGATE \$ 2,000,000 PRODUCTS - COM/PROP AGG \$ 2,000,000 \$
A	<input checked="" type="checkbox"/> AUTOMOBILE LIABILITY <input checked="" type="checkbox"/> ANY AUTO <input type="checkbox"/> OWNED AUTOS ONLY <input type="checkbox"/> SCHEDULED AUTOS <input type="checkbox"/> HIRED AUTOS ONLY <input type="checkbox"/> NON-OWNED AUTOS ONLY		EPP0733565	1/1/2025	1/1/2026	COMBINED SINGLE LIMIT (Per accident) \$ 1,000,000 BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$ \$
A	<input checked="" type="checkbox"/> UMBRELLA LIAB <input checked="" type="checkbox"/> OCCUR <input type="checkbox"/> EXCESS LIAB <input type="checkbox"/> CLAIMS-MADE DED. RETENTION \$		EPP0733565	1/1/2025	1/1/2026	EACH OCCURRENCE \$ 5,000,000 AGGREGATE \$ 5,000,000 \$
A	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	N/A	EWCO733565	1/1/2025	1/1/2026	<input checked="" type="checkbox"/> PER STATUTE <input type="checkbox"/> OTHER E.L. EACH ACCIDENT \$ 1,000,000 E.L. DISEASE - EA EMPLOYEE \$ 1,000,000 E.L. DISEASE - POLICY LIMIT \$ 1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

CERTIFICATE HOLDER Evidence of Insurance	CANCELLATION SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS. AUTHORIZED REPRESENTATIVE
---	---



LICENSE * REGISTRATION * CERTIFICATION * PERMIT
STATE OF MARYLAND
MARYLAND DEPARTMENT OF LABOR

Wes Moore
 Governor
 Aruna Miller
 Lt. Governor
 Portia Wu
 Secretary

MARYLAND HOME IMPROVEMENT COMMISSION

CERTIFIES THAT:
 PAWEL LUKASZ OKENCZYC
 RENEWAL BY ANDERSEN
 J&M WINDOWS INC
 05-153053
 761 5TH AVENUE SUITE 3
 KING OF PRUSSIA PA 19406

IS AN AUTHORIZED: **01 - CONTRACTOR/SALESMAN**

LIC/REG/CERT	EXPIRATION	EFFECTIVE	CONTROL NO
148677	04-12-2027	N/A	6429819

Signature of Bearer

Secretary

WHERE REQUIRED BY LAW THIS MUST BE CONSPICUOUSLY DISPLAYED IN OFFICE TO WHICH IT APPLIES

08 01 148677

6,429,819

08 01 148677
 MARYLAND HOME IMPROVEMENT COMMISSION
 100 S. CHARLES STREET
 BALTIMORE, MD 21201

PAWEL LUKASZ OKENCZYC
 J&M WINDOWS INC
 05-153053
 761 5TH AVENUE SUITE 3
 KING OF PRUSSIA PA 19406

04/11/2025

6,429,847

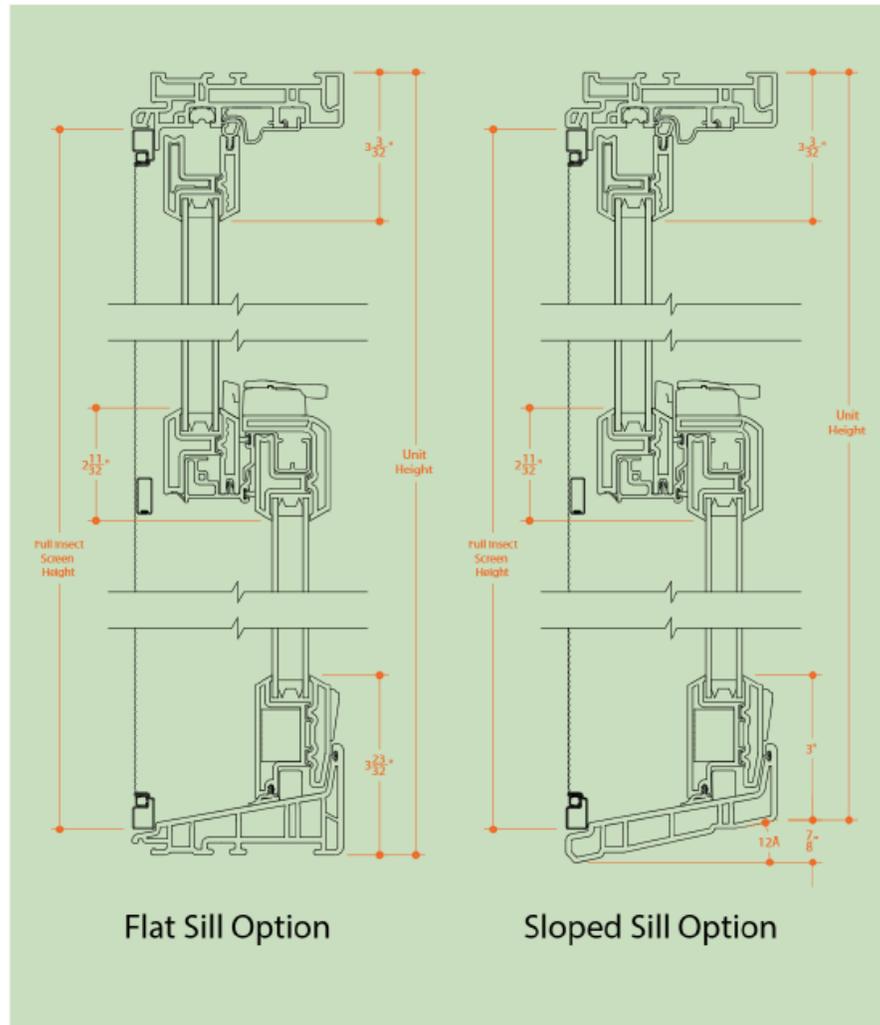
MARYLAND HOME IMPROVEMENT COMMISSION

08 05 153053 RENEWAL BY ANDERSEN
MESSAGE(S):

6284 04-10-2025

PRODUCT DETAILS

DG Double-Hung Base Frame



Salisbury Historic District Commission

STAFF FINDINGS

Meeting of January 28, 2026

Case Number:	#26-02
Commission Considering:	Replacement- Window Units
Owner Name:	Edwin and Edear Maignan
Owners Address:	202 Elizabeth St. Salisbury, MD 21801
Applicant Name:	Renewal by Andersen
Applicant's Address:	761 5 th Ave, King of Prussia, PA 19406
Agent/Contractor:	N/A
Subject Property Address:	202 Elizabeth St.
Historic District:	Newtown Historic District
Use Category:	Residential
Zoning Classification:	R8 – Residential
Structure / Site Description:	
Built Date:	1910
Enclosed Area:	2,148 sq. ft. (SDAT Real Property Database)
Lot Size:	11,120 sq. ft. (SDAT Real Property Database)
Number of Stories:	2
Contributing Structure:	Non-Contributing
Wicomico County Historic Survey on file:	No
Nearby Properties on County Survey:	Yes
Properties included below but not limited to:	
•	WI-247, Morris-Holloway House
•	WI-252, Thomas H. Tilghman House

- WI-8, Poplar Hill Mansion

Explanation of Request: The applicant is seeking to replace 8 window units; 7 Double-Hung and 1 Springline. The windows will consist of Fiber EX Material. The Springline Unit and 2 Double-Hung Units on the front of the building will have replacement grills matching the originals, while the other 5 units will have the grills removed.

Areas of Historic Guidelines to be considered:

UNIVERSAL GUIDELINES

Guideline 1: Preserve Significant Historic Features

- a. Avoid the removal of historic architectural features and materials. Historic architectural features include large scale characteristics, such as roof form and fenestration patterns; as well as small scale features like moldings, brackets, columns, and other examples of skilled craftsmanship. A reasonable effort should be made to retain existing historic building materials, including brick and stone masonry, wood shingles and siding, stucco, etc.
- b. Materials and additions which were installed at a later date than the original building construction which may have since gained significance should be retained.

Guideline 4: Make Sensitive Replacements

- a. If replacement is required, replace as little historic material as possible with matching, compatible replacement materials.
- b. Replacement parts should match the original as closely as possible in size, shape, detailing, and material.

Guideline 17: Retain Historic Windows

- a. Maintain or restore the historic shape, size, alignment, pattern, and details of existing historic windows, particularly those in upper stories of commercial properties.
- b. Do not infill window openings or cover existing historic windows.
- c. Consider reopening windows that are presently blocked, if your budget allows.

GUIDELINES FOR RESIDENTIAL PROPERTIES

Guideline 51: Replacement Windows for Residential Properties

- a. Where window replacement is necessary, the new window should match the historic window in size, type, glazing pattern, and profile.
- b. The number of window panes and the approximate muntin and mullion profile should match the historic window.
- c. Removable, snap-in, or “between the glass” muntins are not historically appropriate.
- d. Maintain the historic window opening size and surrounding trim.
- e. Do not alter the size of the historic window opening to accommodate larger or smaller windows.
- f. Do not remove or cover surrounding trim, including wood and masonry details.
- g. Maintain the window type. For example, do not replace double-hung windows with new casement windows, or replace casement windows with fixed windows.

Windows

The replacement of original windows with new windows is a common issue in historic districts throughout the country. While the best option is always to properly maintain and preserve your existing historic wood windows, when replacement is necessary there are several options available.

Wood

Replacement of an existing historic wood window with a new wood window matching the dimensions and configuration of the original is considered a replacement in-kind.

Aluminum Clad

Aluminum clad windows are wood windows with an aluminum facing on the trim, sashes, and muntins. Aluminum clad windows have been approved by the Commission for replacement of historic windows in cases where the historic windows are deteriorated beyond repair and where the replacements match the original in size, proportion, and configuration. Aluminum clad windows typically have an anodized or baked enamel finished and are not paintable, which is can be a drawback.

Vinyl Clad

Vinyl clad windows are similar to aluminum clad windows, in that they are wood windows with a vinyl facing. Vinyl clad windows may be appropriate for use in properties constructed in the mid-20th century, on nonvisible elevations, and on non-contributing properties in Salisbury's historic districts. Like aluminum clad windows, vinyl clad windows are not paintable.

Vinyl

Vinyl windows are made of PVC (polyvinyl chloride) and are a commonly proposed replacement window. Vinyl windows are problematic for use in historic districts, however, as they are not available in proportions or finishes that are compatible with historic buildings. Because of the way the product is made, vinyl windows have narrow stiles and rails on the sashes which do not match the thicker proportions typically found in historic windows. Vinyl windows are not paintable, and are the least durable of the window types listed here. They tend to fade and warp with UV exposure and have a typical lifespan of only ten to fifteen years. Like vinyl clad windows, vinyl windows may be appropriate for use in properties constructed in the mid-20th century, on non-visible elevations, and on non-contributing properties in Salisbury's historic districts.

Composite/Fiberglass

Composite windows are made of a mix of materials, typically fiberglass and wood fibers. Fiberglass windows have a matte finish as compared to vinyl windows, and are available

in proportions that mimic historic windows. Many composite windows are paintable, and are a good lower-cost option for residences in historic districts.

STAFF COMMENT:

Staff recommends approval on the condition that all window grills are replaced. Given that grill replacement is possible and the application proposes maintaining the grills on the front windows, the existing grills should be replaced in every window, pursuant to Guidelines 1, 4, and 17. The proposed Fibrex material is an approved substitution according to the Substitute Replacement Materials Guidelines.

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 and make determinations on all applications to construct, alter, reconstruct, move or demolish a site or structure within a Historic District whenever “*exterior changes are involved which would affect the historic archeological, or architectural significance of a site or structure, any portion of which is visible or intended to be visible from a public way.*” In reviewing an application and plans, the Commission should consider review criteria, and may decide as to which of said Criteria are applicable.

Staff Findings Prepared By: Henry Pearson
Infrastructure and Development
125 N Division Street, Suite 304
Salisbury, MD 21801
(410) 548-3170
Date: October 02, 2025

[View Map](#) [No Ground Rent Redemption on File](#) [No Ground Rent Registration on File](#)

Special Tax Recapture: None

Account Number: District - 05 Account Identifier - 025664

Owner Information

Owner Name: MAIGNAN EDVAR **Use:** RESIDENTIAL
Mailing Address: 202 ELIZABETH ST **Principal Residence:** YES
 SALISBURY MD 21801- **Deed Reference:** /04893/ 00197

Location & Structure Information

Premises Address: 202 ELIZABETH ST **Legal Description:** 11,120 SQ FT
 SALISBURY 21801-0000 202 ELIZABETH ST
 CITY OF SALIS

Map:	Grid:	Parcel:	Neighborhood:	Subdivision:	Section:	Block:	Lot:	Assessment Year:	Plat No:
0104	0021	0624	5030164.23	0000				2025	Plat Ref:

Town: SALISBURY

Primary Structure Built	Above Grade Living Area	Finished Basement Area	Property Land Area	County Use
1910	2,148 SF		11,120 SF	

Stories	Basement	Type	Exterior	Quality	Full/Half Bath	Garage	Last Notice of Major Improvements
2	NO	STANDARD UNITASBESTOS SHINGLE/4		2 full/ 1 half			

Value Information

	Base Value	Value	Phase-in Assessments	
			As of	As of
Land:	20,700	20,700	01/01/2025	07/01/2025
Improvements	144,800	214,300		07/01/2026
Total:	165,500	235,000	188,667	211,833
Preferential Land:	0	0		

Transfer Information

Seller: DMW HOMEBUYERS LLC	Date: 07/02/2021	Price: \$129,900
Type: ARMS LENGTH IMPROVED	Deed1: /04893/ 00197	Deed2:
Seller: GILDERSLEEVE REBEKAH L	Date: 05/23/2018	Price: \$68,000
Type: NON-ARMS LENGTH OTHER	Deed1: /04329/ 00001	Deed2:
Seller: WATSON, PAULA A & GERNEN E JR	Date: 05/04/2007	Price: \$242,050
Type: ARMS LENGTH IMPROVED	Deed1: /02784/ 00190	Deed2:

Exemption Information

Partial Exempt Assessments:	Class	07/01/2025	07/01/2026
County:	000	0.00	
State:	000	0.00	
Municipal:	000	0.00 0.00	0.00 0.00

Special Tax Recapture: None

Homestead Application Information

Homestead Application Status: No Application

Homeowners' Tax Credit Application Information

Homeowners' Tax Credit Application Status: No Application **Date:**

Salisbury Historic District Commission

Hearing Notification

Hearing Date: February 25, 2026

Time: 7:00 pm

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

Case Number: #26-04

Commission Considering: Alteration- Window Replacement

Owner's Name: Parisa Gholamvand

Applicant Name: Same as Owner

Agent/Contractor: N/A

Subject Property Address: 220 N. Division St.
Salisbury, MD 21801

Historic District: Newtown Historic District

Use Category: Residential

Acting Chairman: Brenden Frederick

HDC Staff contact: Henry Pearson
Associate Planner
(410) 548-3170

Salisbury Historic District Commission

Date Submitted: _____

Case #: _____

Date Accepted as Complete: _____

Action Required By (45 days): _____

Subject Location: 220 North Division Street, Salisbury, MD 21801 Parisa Gholamvand

Owner Name: Hossain Saied Mahmoodian

Application by: _____

Owner Address: 26543 Riverbank Rd Salisbury MD 21801

Applicant Address: 26543 Riverbank Road Salisbury MD 21801

Owner Phone: (516) 503 7181

Applicant Phone: (516) 503 - 7181

Owner Email: _____

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.

To use material to safely cover exterior lead-based paint

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 City Planner, Department of Infrastructure and Development 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 Infrastructure and Development for the City of Salisbury as well as on the city's website: www.ci.salisbury.md.us.

I, or my authorized representative, will appear at the meeting of the Salisbury Historic District Commission on _____ (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 P. Gholamvand Date 01/06/2026

Application Processor (Date)

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



Re: City of Salisbury Historic District Commission Application

From Parisa Gholamvand <parisaid@hotmail.com>

Date Thu 1/29/2026 3:37 PM

To Henry Pearson <hpearson@salisbury.md>

 1 attachment (4 MB)

Image.jpeg;

WARNING: This message was sent from an external source. Please verify the source before clicking any links or opening any attachments. NEVER provide account credentials or sensitive data unless the source has been 100% verified as legitimate.

For years, we've dealt with frustrating maintenance issues on the exterior window trim around the house. The original wood casings constantly absorbed moisture from rain, humidity, and temperature changes typical in our area, leading to peeling paint, cracking, chalking, and eventual rot in spots. Every single year the paint failed—blistering, flaking off in sheets, especially on the south-facing sides exposed to intense sun and around the windows where water collects. This required scraping, sanding, priming, and repainting annually just to keep the house looking decent and prevent further damage and representable for led paint certification . It was time-consuming, expensive, and never-ending.

Switching to **AZEK** (cellular PVC) trim resolves these problems permanently. AZEK doesn't absorb water at all, so it resists rot, cracking, and the moisture cycling that destroys paint adhesion on wood. This upgrade saves us countless hours and costs while providing a durable, low-maintenance solution that looks sharp for decades.

Get [Outlook for iOS](#)

From: Parisa Gholamvand <parisaid@hotmail.com>

Sent: Wednesday, January 7, 2026 12:51:02 PM

To: Henry Pearson <hpearson@salisbury.md>

Subject: Re: City of Salisbury Historic District Commission Application

Thank you, I will do that.

Get [Outlook for iOS](#)

From: Henry Pearson <hpearson@salisbury.md>

Sent: Tuesday, January 6, 2026 11:47:03 AM







220

FIRE DEPT
CONNECTION

220



Q



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Salisbury Historic District Commission

STAFF FINDINGS

Meeting of February 25, 2026

Case Number:	#26-04
Commission Considering:	Alterations – Window Trim Replacement
Owner Name:	Parisa Gholamvand
Owners Address:	26593 Riverbank Rd. Salisbury, MD 21801
Applicant Name:	Parisa Gholamvand
Applicant's Address:	Same as owner
Agent/Contractor:	N/A
Subject Property Address:	220 N. Division St.
Historic District:	Newtown Historic District
Use Category:	Apartments
Zoning Classification:	OSR – Office and Service Residential
Structure / Site Description:	
Built Date:	1920
Enclosed Area:	4,306 sq. ft. (SDAT Real Property Database)
Lot Size:	10,251 sq. ft. (SDAT Real Property Database)
Number of Stories:	2
Contributing Structure:	Contributing
Wicomico County Historic Survey on file:	No
Nearby Properties on County Survey:	Yes
Properties included below but not limited to:	
•	WI-62, Faith Community Church

- WI-420, Jackson Memorial Building
- WI-14, Dr. Humphrey's House

Explanation of Request: The applicant is seeking to replace the wooden window casings on all window units with AZEK casings.

Areas of Historic Guidelines to be considered:

UNIVERSAL GUIDELINES

Guideline 1: Preserve Significant Historic Features

- Avoid the removal of historic architectural features and materials. Historic architectural features include large scale characteristics, such as roof form and fenestration patterns; as well as small scale features like moldings, brackets, columns, and other examples of skilled craftsmanship. A reasonable effort should be made to retain existing historic building materials, including brick and stone masonry, wood shingles and siding, stucco, etc.
- Materials and additions which were installed at a later date than the original building construction which may have since gained significance should be retained.

Guideline 4: Make Sensitive Replacements

- If replacement is required, replace as little historic material as possible with matching, compatible replacement materials.
- Replacement parts should match the original as closely as possible in size, shape, detailing, and material.

Guideline 17: Retain Historic Windows

- Maintain or restore the historic shape, size, alignment, pattern, and details of existing historic windows, particularly those in upper stories of commercial properties.
- Do not infill window openings or cover existing historic windows.
- Consider reopening windows that are presently blocked, if your budget allows.

GUIDELINES FOR RESIDENTIAL PROPERTIES

Guideline 51: Replacement Windows for Residential Properties

- 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.
- Removable, snap-in, or "between the glass" muntins are not historically appropriate.
- 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.
- Maintain the window type. For example, do not replace double-hung windows with new casement windows, or replace casement windows with fixed windows.

Windows

The replacement of original windows with new windows is a common issue in historic districts throughout the country. While the best option is always to properly maintain and preserve your existing historic wood windows, when replacement is necessary there are several options available.

Wood

Replacement of an existing historic wood window with a new wood window matching the dimensions and configuration of the original is considered a replacement in-kind.

Aluminum Clad

Aluminum clad windows are wood windows with an aluminum facing on the trim, sashes, and muntins. Aluminum clad windows have been approved by the Commission for replacement of historic windows in cases where the historic windows are deteriorated beyond repair and where the replacements match the original in size, proportion, and configuration. Aluminum clad windows typically have an anodized or baked enamel finished and are not paintable, which is can be a drawback.

Vinyl Clad

Vinyl clad windows are similar to aluminum clad windows, in that they are wood windows with a vinyl facing. Vinyl clad windows may be appropriate for use in properties constructed in the mid-20th century, on nonvisible elevations, and on non-contributing properties in Salisbury's historic districts. Like aluminum clad windows, vinyl clad windows are not paintable.

Vinyl

Vinyl windows are made of PVC (polyvinyl chloride) and are a commonly proposed replacement window. Vinyl windows are problematic for use in historic districts, however, as they are not available in proportions or finishes that are compatible with historic buildings. Because of the way the product is made, vinyl windows have narrow stiles and rails on the sashes which do not match the thicker proportions typically found in historic windows. Vinyl windows are not paintable, and are the least durable of the window types listed here. They tend to fade and warp with UV exposure and have a typical lifespan of only ten to fifteen years. Like vinyl clad windows, vinyl windows may be appropriate for use in properties constructed in the mid-20th century, on non-visible elevations, and on non-contributing properties in Salisbury's historic districts.

Composite/Fiberglass

Composite windows are made of a mix of materials, typically fiberglass and wood fibers. Fiberglass windows have a matte finish as compared to vinyl windows, and are available in proportions that mimic historic windows. Many composite windows are paintable, and are a good lower-cost option for residences in historic districts.

STAFF COMMENT:

Staff recommends **approval** of the application on the condition that the AZEK casings that are chosen closely mimic the existing casings. The current casings are relatively simple and should be able to be replicated by AZEK casings. Historic district guidelines allow for the replacement of window trim, and PVC materials are one of the allowed materials in the guidelines for properties constructed in the Mid-20th Century.

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 and make determinations on all applications to construct, alter, reconstruct, move or demolish a site or structure within a Historic District whenever “*exterior changes are involved which would affect the historic archeological, or architectural significance of a site or structure, any portion of which is visible or intended to be visible from a public way.*” In reviewing an application and plans, the Commission should consider review criteria, and may decide as to which of said Criteria are applicable.

Staff Findings Prepared By: Henry Pearson
Infrastructure and Development
125 N Division Street, Suite 304
Salisbury, MD 21801
(410) 548-3170
Date: October 02, 2025

Salisbury Historic District Commission

Hearing Notification

Hearing Date: February 25, 2026

Time: 7:00 pm

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

Case Number: #26-05

Commission Considering: Alteration- Fire Escape Replacement

Owner's Name: Mohammad S. Malik

Applicant Name: Same as Owner

Agent/Contractor: N/A

Subject Property Address: 309 Park Avenue
Salisbury, MD 21801

Historic District: Newtown Historic District

Use Category: Residential

Acting Chairman: Brenden Frederick

HDC Staff contact: Henry Pearson
Associate Planner
(410) 548-3170

Salisbury Historic District Commission

125 N. Division Street
Room 304
Salisbury, MD 21801
(410) 548-3170/ fax (410) 548-3107

Permit Application
\$150 Fee Received (date)

Date Submitted: 1/13/2026

Case #: _____

Date Accepted as Complete: _____

Action Required By (45 days): _____

Subject Location: 309 PARK AVENUE, SALISBURY

Owner Name: MOHAMMAD S. MALIK

Application by: MOHAMMAD S. MALIK

Owner Address: 1301 ALPS DR, McLEAN, VA

Applicant Address: 1301 ALPS DRIVE, McLEAN, VA

Owner Phone: 202-329-1649 22102

Applicant Phone: (202)-329-1649 22102

Owner Email: MSMALIK@GMAIL.COM

REPLACEMENT OF EXISTING FIRE ESCAPE DECK

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.

NATURAL COLOR, EXTERIOR REAL WOOD TO REPLACE EXISTING FIRE ESCAPE DECK FOR FIRST AND SECOND FLOORS

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 Historic Trust along with this application.

See Reverse Side for DOCUMENTS REQUIRED TO BE FILED WITH APPLICATION

All required documents must be submitted to the City Planner, Department of Infrastructure and Development 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 Infrastructure and Development for the City of Salisbury as well as on the city's website: www.ci.salisbury.md.us.

I, or my authorized representative, will appear at the meeting of the Salisbury Historic District Commission on FEBRUARY 25, 2026 (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 1/13/2026

Application Processor (Date)

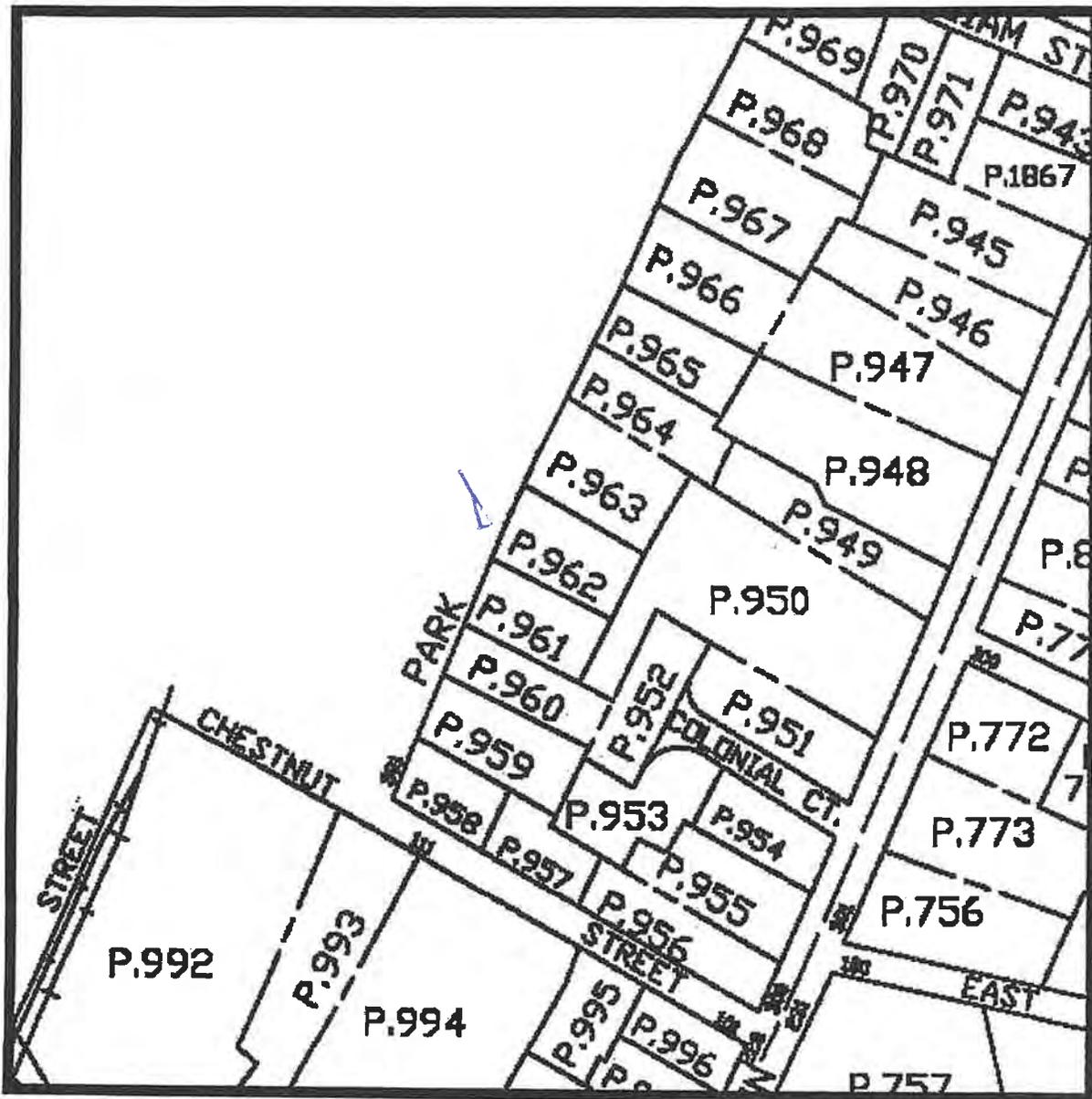
Secretary, S.H.D.C. (Date)



Maryland Department of Assessments and Taxation
WICOMICO COUNTY
Real Property Data Search

[Go Back](#)
[View Map](#)
[New Search](#)

District - 09 Account Number - 048391



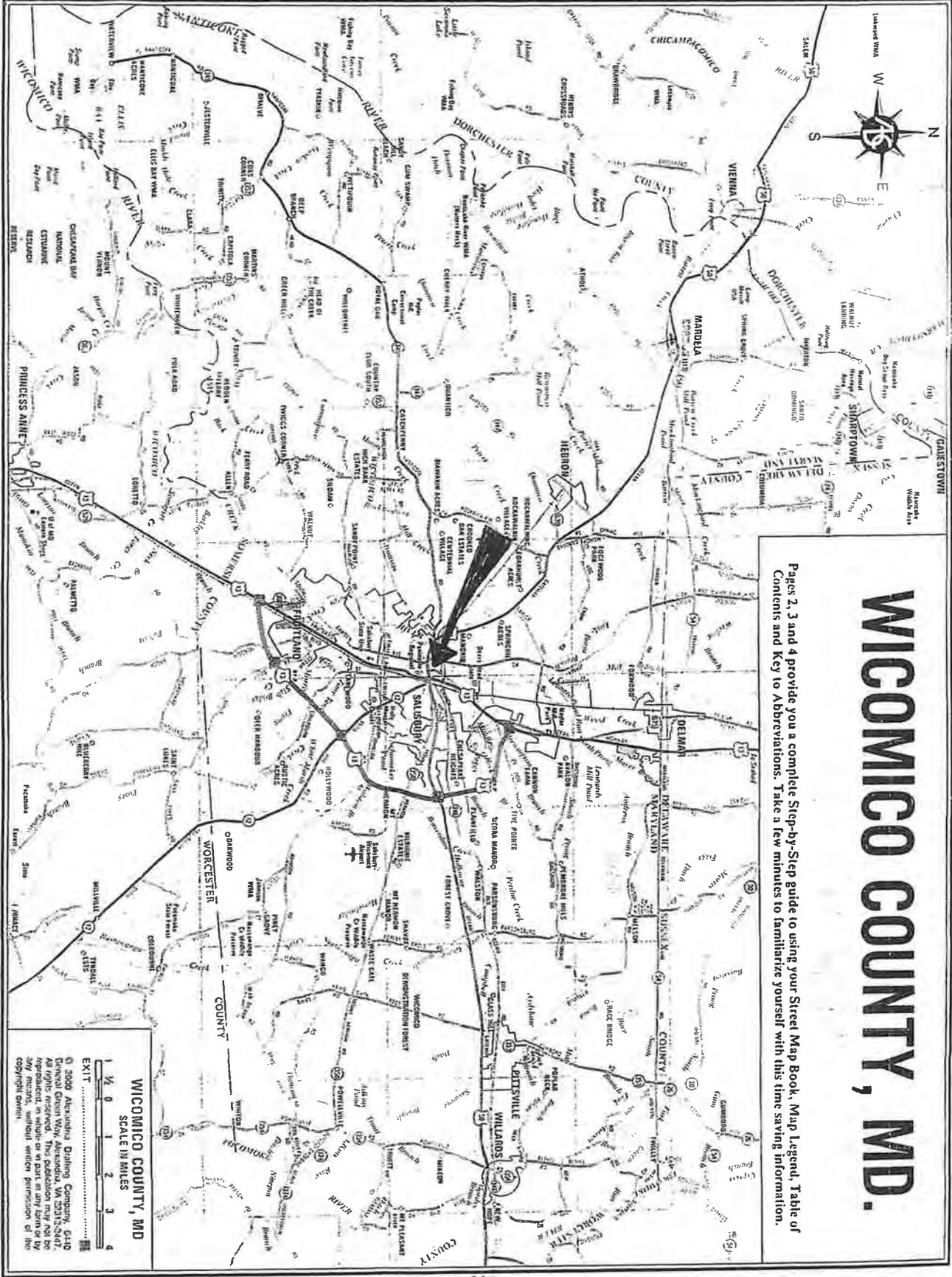
Property maps provided courtesy of the Maryland Department of Planning ©2004.
For more information on electronic mapping applications, visit the Maryland Department of Planning
web site at www.mdp.state.md.us/webcom/index.html





WICOMICO COUNTY, MD.

Pages 2, 3 and 4 provide you a complete Step-by-Step guide to using your Street Map Book, Map Legend, Table of Contents and Key to Abbreviations. Take a few minutes to familiarize yourself with this time saving information.



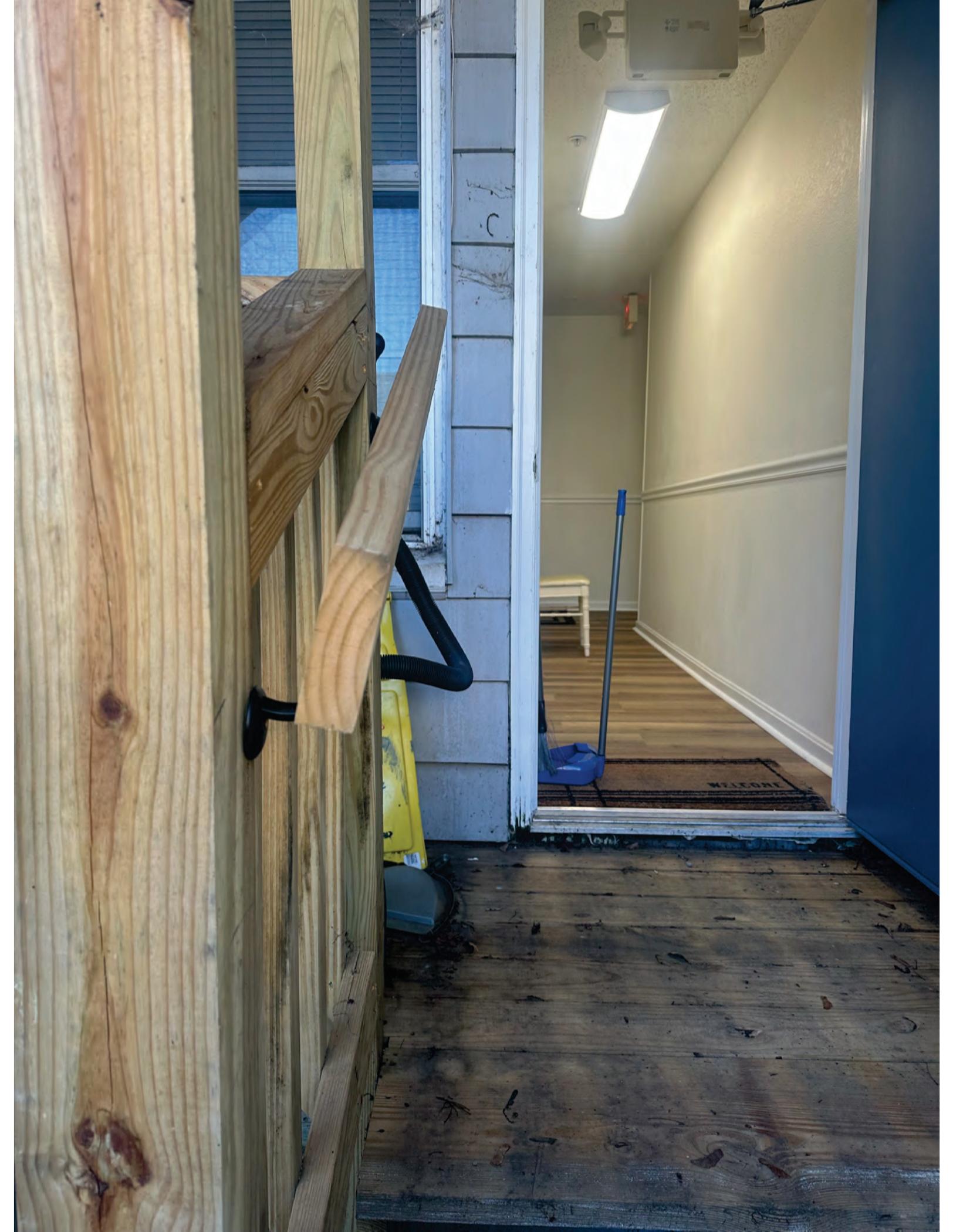
WICOMICO COUNTY, MD
SCALE IN MILES



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Salisbury Historic District Commission

STAFF FINDINGS

Meeting of February 25, 2026

Case Number:	#26-05
Commission Considering:	Alterations – Fire Escape Replacement
Owner Name:	Mohammad S. Malik
Owners Address:	1301 Alps Dr. McLean, VA 22102
Applicant Name:	Same as Owner
Applicant's Address:	Same as Owner
Agent/Contractor:	N/A
Subject Property Address:	309 Park Ave.
Historic District:	Newtown Historic District
Use Category:	Residential
Zoning Classification:	R-8 – Residential
Structure / Site Description:	
Built Date:	1900
Enclosed Area:	6,106 sq. ft. (SDAT Real Property Database)
Lot Size:	7,007 sq. ft. (SDAT Real Property Database)
Number of Stories:	2
Contributing Structure:	Non-Contributing
Wicomico County Historic Survey on file:	No
Nearby Properties on County Survey:	Yes
Properties included below but not limited to:	
•	WI-524, Daniel J. Wheaton House
•	WI-363, Theodore Parsons House

- WI-644, John D. Williams House

Explanation of Request: The applicant is seeking retroactive approval for the replacement of a fire escape on the side of the building. The structure is made of unpainted wood and consists of stairs and platforms. It is located on the side of the building behind a projection and is not visible from the street.

Areas of Historic Guidelines to be considered:

UNIVERSAL GUIDELINES

Guideline 5: Safety Codes and Accessibility

All buildings must comply with Salisbury's safety codes, and handicap access must be provided to residents or visitors as needed. This can be achieved without compromising the integrity or significance of historic buildings.

- a. Compliance with health and safety codes and handicap access requirements must be achieved with minimum impact to the historic character of buildings within Salisbury's Historic Districts.
- b. When permitted by law, fire escapes or fire towers should be placed at the rear or on a non-visible side of buildings
- c. Access ramps should be designed to be as unobtrusive as possible, and whenever possible should be installed in a manner that is reversible and does not permanently impact the historic building features. For example, an access ramp installed on top of an existing historic porch so that if it is removed in the future, the porch will be restored to its historic appearance.

Guideline 15: General Painting Guidance

- a. Generally, wood surfaces should be painted.
- b. Unpainted masonry surfaces should remain unpainted.

Guideline 35: Additions

Although it is not impossible to add a story or more to historic buildings, it is normally more difficult to avoid adverse impact to the building's original design, character, and detailing.

- a. Consider the issue of structural strength and ability to carry another floor. This issue should be addressed by a qualified structural engineer.
- b. Whenever possible, an addition should be placed at the rear of the main building.
- c. Additions should be constructed in materials compatible with those used in the original building. This does not mean that the same materials have to be used.
- d. Frame additions can be added to brick and stucco buildings successfully.
- e. Additions should not duplicate the architecture and design of the main building but should pick up overall design "cues" from the main building, such as window proportions, overall massing and form, and type of ornamentation.
- f. Avoid changes that obscure, damage or destroy significant characteristic features of an existing building or historic district.

- g. New additions should be compatible with existing historic buildings in terms of scale, but should be visually different from the original to avoid creating a false historic appearance. Additions to historic structures should be identifiable as a new addition to an original building.
- h. New additions should be subordinate to the main building. This can be achieved by making the addition smaller in scale than the main building, or by keeping the roofline or parapet below that of the main building.

STAFF COMMENT:

Staff recommends **approval** on the condition that the structure is painted an appropriate color where possible. The structure is on the side of the house, but is behind a projection and is not visible from the street, which conforms with Guideline 5b. Guideline 15a states that wood surfaces should be painted. Painting the structure will likely improve longevity and protect from rot which is important for both aesthetic and safety reasons.

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 and make determinations on all applications to construct, alter, reconstruct, move or demolish a site or structure within a Historic District whenever “*exterior changes are involved which would affect the historic archeological, or architectural significance of a site or structure, any portion of which is visible or intended to be visible from a public way.*” In reviewing an application and plans, the Commission should consider review criteria, and may decide as to which of said Criteria are applicable.

Staff Findings Prepared By: Henry Pearson
Infrastructure and Development
125 N Division Street, Suite 304
Salisbury, MD 21801
(410) 548-3170
Date: October 02, 2025

Salisbury Historic District Commission

Hearing Notification

Hearing Date: February 25, 2026

Time: 7:00 pm

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

Case Number: #26-02

Commission Considering: Alteration- Garage Addition

Owner's Name: Noah Karengo

Applicant Name: Same as Owner

Agent/Contractor: N/A

Subject Property Address: 311 Park Avenue
Salisbury, MD 21801

Historic District: Newtown Historic District

Use Category: Residential

Acting Chairman: Brenden Frederick

HDC Staff contact: Henry Pearson
Associate Planner
(410) 548-3170

Salisbury Historic District Commission

125 N. Division Street
Room 304
Salisbury, MD 21801
(410) 548-3170/ fax (410) 548-3107

Permit Application

\$150 Fee Received _____ (date)

Date Submitted: _____

Date Accepted as Complete: _____

Case #: _____

Action Required By (45 days): _____

Subject Location: 311 Park Ave, Salisbury, MD, 21801 _____

Application by: Noah Karengo _____

Applicant Address: 311 Park Ave, Salisbury, MD, 21801 _____

Applicant Phone: (443) 435-7195 _____

Owner Name: Noah Karengo _____

Owner Address: 311 Park Ave, Salisbury, MD _____

Owner Phone: (443) 435-7195 _____

Owner Email: noah.karengo@gmail.com _____

Work Involves: _____ Alterations _____ New Construction, **X Addition**, Other 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. **PLEASE NOTE MAJORITY OF THE CONSTRUCTION HAS ALREADY HAPPENED AND WE ARE TRYING TO BRING THE BUILDING INTO COMPLIANCE. I APOLOGIZE PROFUSELY FOR NOT GETTING PERMITS PRIOR. The proposed construction includes two additions to the existing garage structure, consisting of one lateral and one vertical extension. All framing and load-bearing components are constructed from new, commercially sourced pressure-treated lumber. The roof assembly will be finished with materials matching the existing roof to maintain architectural continuity. Upon completion, the exterior surfaces of the additions will be painted to match the existing house and garage, resulting in a uniform and consistent appearance across the entire structure. The purpose of the added space is to serve exclusively as a shade structure. No electrical service, plumbing, HVAC systems, or interior modifications are proposed as part of this project.**

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 contacted Maryland Historical Trust staff? : **NO**

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

See Reverse Side for DOCUMENTS REQUIRED TO BE FILED WITH APPLICATION

All required documents must be submitted to the City Planner, Department of Infrastructure and Development 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 Infrastructure and Development for the City of Salisbury as well as on the city's website: www.ci.salisbury.md.us.

I, or my authorized representative, will appear at the meeting of the Salisbury Historic District Commission on **whatever day is scheduled** (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: Noah Karengo

Date: 01/15/2025

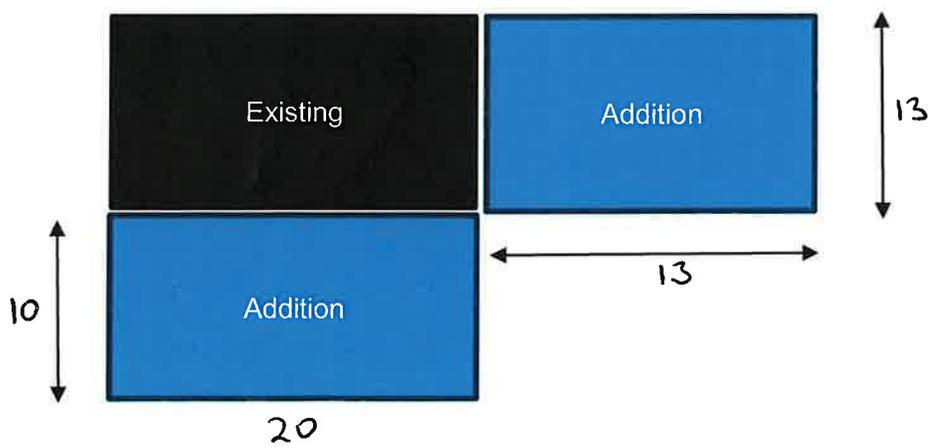
Application Processor (Date)

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

- A. The completed application form.
- B. The application fee of \$150. Checks can be made out to the City of Salisbury.
- C. Site plan, if applicable.
- D. Scaled and measured detailed drawings, including, but not limited to, plans and elevations of the proposed alterations or improvement, or in the alternative, a scale mock up.
- E. For an existing structure, color photographs of the structure showing all elevations, the area to be altered, close-ups of architectural detail and the area in the immediate vicinity (the property to the immediate left and right of subject property)
- F. For a proposed new structure, photographs of the subject site and all buildings in the immediate vicinity.
- G. All photographs shall be printed on 8½ x11 paper, however, you may put several photos on one page, and each shall be labeled with a description of the contents of the photograph.
- H. Samples of materials or copies of manufacturers product literature.
- I. The applicant shall deliver one (1) complete application and attachments to the City of Salisbury, Department of Infrastructure and Development, 125 N Division Street, Room 304, Salisbury, MD.



This is how the additions look (up), and this is the diagram representation of the building (below) with the measurements





The roof will be an extension of the existing roof, and the material will match the existing material (up). The building material will be the standard material from Lowe's (below).





The wood will be standard 2X4s with the base/ bottom wood treated for protection. The exterior walls will be standard boards. The exterior siding will match the existing look and will be painted to match the color of the house.





This is how the building looks from the front. And how uniform the exterior walls will look with the existing wall. They will be painted to match the house.





This is the view of the main house and the color of the paint to be used.



Salisbury Historic District Commission

STAFF FINDINGS

Meeting of February 25, 2026

Case Number:	#26-06
Commission Considering:	Alterations – Rear Garage Addition
Owner Name:	Noah Karengo
Owners Address:	311 Park Ave Salisbury, MD 21801
Applicant Name:	Same as Owner
Applicant's Address:	Same as Owner
Agent/Contractor:	N/A
Subject Property Address:	Same as Owner
Historic District:	Newtown Historic District
Use Category:	Residential
Zoning Classification:	R-8 – Residential
Structure / Site Description:	
Built Date:	1860
Enclosed Area:	2,432 sq. ft. (SDAT Real Property Database)
Lot Size:	9,451 sq. ft. (SDAT Real Property Database)
Number of Stories:	2
Contributing Structure:	Non-Contributing
Wicomico County Historic Survey on file:	No
Nearby Properties on County Survey:	Yes
Properties included below but not limited to:	
• WI-589, Greenleaf J. Hearn House	
• WI-524, Daniel J. Wheaton House	

- WI-644, John D. Williams House

Explanation of Request: The applicant is seeking retroactive approval for the construction of an addition to a garage structure in the rear of the house. The addition consists of two extensions off of the existing structure. The applicant has stated that the roofing materials and exterior will match that of the existing structure and the house. All load bearing materials are to consist of pressure treated lumber. The intent of the addition is to provide shade and it will not contain electrical, plumbing, or HVAC services.

Areas of Historic Guidelines to be considered:

UNIVERSAL GUIDELINES

Guideline 13: Match Existing or Historic Siding

- a. Where full-scale siding replacement is necessary, match the historic or existing siding on the building. Keep the details (width of wood boards, shingle size, corner and seam details, etc.) consistent with the historic appearance.
- b. When replacing non-historic siding that was inappropriately applied, chose an appropriate replacement that is consistent with buildings of the type, period, and architectural style.
- c. Do not cover historically uncovered masonry surfaces with siding. Siding applied to masonry surfaces has the potential to hold moisture and cause damage to the underlying wall.

Guideline 24: Roofing Material Design Guidelines

In-kind replacement of roofing materials is always preferable to replacement with a new material, however, this is not always feasible. Standing seam metal in copper, tin, or terne coated steel are traditional materials which can be replaced with new versions provided that they are flat and of a uniform color and texture. Asphalt, asphalt shingles, and mineral fiber slate may be appropriate substitutes for many traditional materials.

- a. Retain and repair the historic roof material when feasible.
- b. Where replacement is necessary, match the historic materials as closely as possible in terms of material, size, color, and pattern.
- c. Requests for substitute roofing materials will be reviewed on a case-by-case basis.
- d. When asphalt shingles are used to replace wood or slate, heavy weight architectural shingles which provide depth and variation, and which match the shape of the historic materials, are preferred.
- e. Roofing materials on additions should match or mimic the material on the main body of the historic building.
- f. Roofing materials on new construction should be consistent with the prevalent roofing material on surrounding buildings.
- g. Repair of isolated sections of a roof must match the existing tiles in material composition, style, size and color.

Guideline 35: Additions Design Guidelines

Although it is not impossible to add a story or more to historic buildings, it is normally more difficult to avoid adverse impact to the building's original design, character, and detailing.

- a. Consider the issue of structural strength and ability to carry another floor. This issue should be addressed by a qualified structural engineer.
- b. Whenever possible, an addition should be placed at the rear of the main building.
- c. Additions should be constructed in materials compatible with those used in the original building. This does not mean that the same materials have to be used.
- d. Frame additions can be added to brick and stucco buildings successfully.
- e. Additions should not duplicate the architecture and design of the main building but should pick up overall design “cues” from the main building, such as window proportions, overall massing and form, and type of ornamentation.
- f. Avoid changes that obscure, damage or destroy significant characteristic features of an existing building or historic district.
- g. New additions should be compatible with existing historic buildings in terms of scale, but should be visually different from the original to avoid creating a false historic appearance. Additions to historic structures should be identifiable as a new addition to an original building.
- h. New additions should be subordinate to the main building. This can be achieved by making the addition smaller in scale than the main building, or by keeping the roofline or parapet below that of the main building.

GUIDELINES FOR RESIDENTIAL PROPERTIES

STAFF COMMENT:

Staff recommends **approval** of the addition. The structure is in the rear of the property and is not visible from the street, consistent with Guideline 35b. The siding and roofing match that of the original garage and the main house, consistent with Guidelines 13 and 24e.

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 and make determinations on all applications to construct, alter, reconstruct, move or demolish a site or structure within a Historic District whenever “*exterior changes are involved which would affect the historic archeological, or architectural significance of a site or structure, any portion of which is visible or intended to be visible from a public way.*” In reviewing an application and plans, the Commission should consider review criteria, and may decide as to which of said Criteria are applicable.

Staff Findings Prepared By: Henry Pearson
Infrastructure and Development
125 N Division Street, Suite 304
Salisbury, MD 21801
(410) 548-3170
Date: October 02, 2025

[View Map](#) [No Ground Rent Redemption on File](#) [No Ground Rent Registration on File](#)

Special Tax Recapture: None

Account Number: District - 09 **Account Identifier - 055150**

Owner Information

Owner Name: KARENGO NOAH **Use:** RESIDENTIAL
Mailing Address: 311 PARK AVE **Principal Residence:** YES
 SALISBURY MD 21801- **Deed Reference:** /04048/ 00335

Location & Structure Information

Premises Address: 311 PARK AVE **Legal Description:** BL 4 LOT 6-9,451 SQFT
 SALISBURY 21801-0000 311 PARK AVE
 CITY OF SALIS

Map:	Grid:	Parcel:	Neighborhood:	Subdivision:	Section:	Block:	Lot:	Assessment Year:	Plat No:
0107	0008	0963	9030380.23	0000		4	6	2025	Plat Ref:

Town: SALISBURY

Primary Structure Built	Above Grade Living Area	Finished Basement Area	Property Land Area	County Use
1860	2,432 SF		9,451 SF	

Stories	Basement	Type	Exterior	Quality	Full/Half Bath	Garage	Last Notice of Major Improvements
2	NO	STANDARD	UNITASBESTOS SHINGLE/3	2 full/	1 half		

Value Information

	Base Value	Value	Phase-in Assessments	
			As of	As of
Land:	19,900	19,900	07/01/2025	07/01/2026
Improvements	96,000	116,800		
Total:	115,900	136,700	122,833	129,767
Preferential Land:	0	0		

Transfer Information

Seller: JOHNSON PHILIP A & Type: ARMS LENGTH IMPROVED	Date: 08/31/2016 Deed1: /04048/ 00335	Price: \$125,000 Deed2:
Seller: MCLAUGHLIN, THOMAS P & ANNE K Type: ARMS LENGTH IMPROVED	Date: 09/23/2005 Deed1: /02475/ 00244	Price: \$145,700 Deed2:
Seller: ALOOT, PATRICIA O'GRADY Type: ARMS LENGTH IMPROVED	Date: 05/21/1990 Deed1: /01218/ 00301	Price: \$103,000 Deed2:

Exemption Information

Partial Exempt Assessments:	Class	07/01/2025	07/01/2026
County:	000	0.00	
State:	000	0.00	
Municipal:	000	0.00 0.00	0.00 0.00

Special Tax Recapture: None

Homestead Application Information

Homestead Application Status: Approved 12/12/2017

Homeowners' Tax Credit Application Information

Homeowners' Tax Credit Application Status: No Application **Date:**