

**RECEIVED** Resonate Design/Build  
SEP 04 2015

September 4th, 2015

The City of Burlington Vermont  
Planning/Zoning/Design Review

**DEPARTMENT OF  
PLANNING & ZONING**

Regarding the Residence Owned by  
Reginald Achilles  
10 Crombie Street  
Burlington, Vermont 05401

*Roof Replacement, Upper Floor and Porch Remodel and Renovation, Porch Addition*

Participants in Design Review,

Inspired by a need for roof and porch repairs along with an upgrade in thermal efficiency, we propose changes to the residence at 10 Crombie Street.

The roof is in need of structural repair and is poorly insulated due to its flawed design. It currently has second floor knee walls at a portion of the perimeter, a portion of vaulted ceiling to the rafters and a portion of horizontal ceiling with minimal attic space for insulation above. We propose the removal of the existing roof and upper floor framing down to the floor framing. The second floor framing will then be reinforced and leveled to exist at the same approximate elevation. Upon the new second floor framing and deck, full-height walls will be built and a new raised heel truss roof will be placed upon the proposed exterior walls.

The proposed second story walls are 2x6 framed and insulated. A layer of rigid foam will sheath the exterior of the proposed second story exterior walls with the foam board sheathing plane extending down over the existing first floor exterior walls to add additional insulation and continue a well sealed pressure boundary over the entire above grade portion of the house. Upon the foam board sheathing, a house wrap and rain-screen siding system is proposed with vinyl siding and minimal trim consistent and improved over the house's current state.

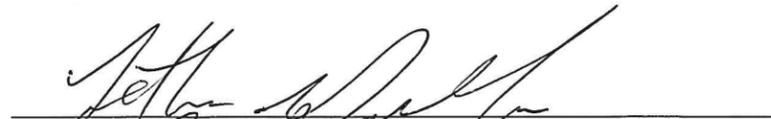
The existing front porch is proposed to be replaced and have an additional second level stacked upon it to serve an upper floor bedroom. Above the second level porch deck, the main roof planes will be extended over to serve as the porch roof. To the rear of the house, a second level porch is proposed over the existing shed and patio with the main roof planes extended over similarly to that of the front of the house. Stairs are proposed to serve the second level porch at the rear of the house.

The remodeled upper floor plan will have the addition of a Master Bath and half bath and include additional floor area over the existing lower floor addition (kitchen).

During the construction process, any lead painted items and debris will be properly disposed of leaving the home safer for future residents. The proposed upper floor will also have proper second means of egress which it is currently lacking.

Please direct any questions to myself at [lathan@resonatedesignbuild.com](mailto:lathan@resonatedesignbuild.com) or by phone at 802-234-1424.

Sincerely,

  
\_\_\_\_\_  
Lathan Gravelle, Resonate Design/Build  
  
\_\_\_\_\_  
REGINALD ACHILLES, 10 CROMBIE ST.

Unit Dimension	1' 0"	1' 9-1/2"	2' 1-1/2"	2' 5-1/2"	2' 9-1/2"	2' 11"	3' 1-1/2"	3' 5-1/2"	3' 1-1/2"	4' 1-1/2"	5' 1-1/2"
Rough Opening	1' 0-1/2"	1' 10"	2' 2"	2' 6"	2' 10"	2' 11-1/2"	3' 2"	3' 6"	3' 2"	4' 2"	5' 2"
1' 0"		DTR 1810	DTR 2010	DTR 2410	DTR 2810	DTR 2910	DTR 3010	DTR 3410	DTR 3010	DTR 4010	DTR 5010
1' 6"		DTR 1816	DTR 2016	DTR 2416	DTR 2816	DTR 2916	DTR 3016	DTR 3416	DTR 3016	DTR 4016	DTR 5016
3' 1"		18210	20210	24210	28210	29210	30210	34210			
3' 5"		1832	2032	2432	2832	2932	3032	3432			
4' 1"	10310 P	18310	20310	24310	28310	29310	30310	34310	30310 PW	40310 PW	50310 PW
4' 5"	1042 P	1842	2042	2442	2842	2942	3042	3442	3042 PW	4042 PW	5042 PW
4' 9"	1046 P	1846	2046	2446	2846	2946	3046	3446	3046 PW	4046 PW	5046 PW
5' 1"	10410 P	18410	20410	24410	28410	29410	30410	34410	30410 PW	40410 PW	50410 PW
5' 5"	1052 P	1852	2052	2452	2852	2952	3052	3452	3052 PW	4052 PW	5052 PW
5' 9"	1056 P	1856	2056	2456	2856	2956	3056	3456	3056 PW	4056 PW	5056 PW
6' 5"	1062 P	1862	2062	2462	2862	2962	3062	3462	3062 PW	4062 PW	5062 PW

◆ Items available in oriel style (unequal sash heights). See options page 85.

□ These sizes with tempered glass have shorter lead times (Slimline DH and SH only). See page 60 for tempered glass pricing.

Clear Opening Specs  
Pages 62-64

2952E

- Choose your glazing package: Clear Insulated, Low-E or ENERGY STAR®
- DP50 upgrade available - includes sill rise adaptor, aluminum sash reinforcement and DSB glass.
- Multi-chambered extrusion enhances structural and thermal performance
- Sound-reducing options available
- Beveled master frame for trouble-free installation
- Fusion welded frame and sash
- Factory calibrated block & tackle sash balances never need adjustment or lubrication
- Double locks are standard on opening widths of  $\geq 30\text{-}1/4"$
- Fiberglass wire locking half screen is standard
- 3-1/4" jamb depth
- Limit latches are standard; always active limit latches are available
- Integral L or J fin available



Vinyl New Construction Windows

## INTERIOR COLOR OPTIONS

### Extruded Vinyl



### BetterGrain™ (Interior only)



## HARDWARE



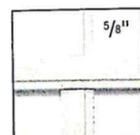
Hardware is color matched to window (White, Almond, Bronze) unless another finish is selected.



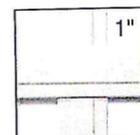
Cam Lock

## GRIDS

### Contoured GBG (Grids Between Glass)

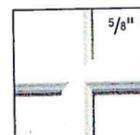


Color-Matched

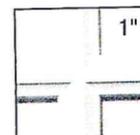


Color-Matched

### Exterior Applied Grids



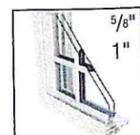
Color-Matched



Color-Matched

### SDL

(Simulated Divided Lites)



Includes interior applied, GBG, and exterior applied.

### Grid Configuration

- Colonial
- Prairie
- Custom

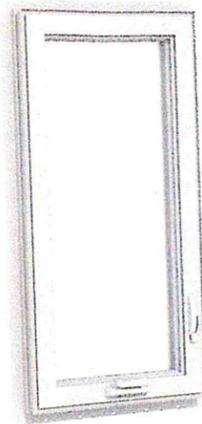


## SCREENS

- Fiberglass locking half screen standard
- Full screen also available
- VIEWS screen available
- Aluminum wire available

Product options & pricing  
Pages 36-37, 60-61

## CASEMENT & CASEMENT PICTURE WINDOWS



- Choose your glazing package: Clear Insulated, Low-E, ENERGY STAR or High Performance
- Heavy-walled, fully welded sash & frame add strength and durability
- Multi-lite units are factory built as one unit with common jambs
- 3-1/4" Frame – extension jambs available for 4-9/16" and 6-9/16" wall depths
- Compact folding handle with single latch, multi-point locking system standard
- Fiberglass wire screen standard; VIEWS and aluminum screens available
- Simulated double-hung meeting rail available
- More product detail on pages 49-51

### Interior Color Options

#### Extruded Vinyl



#### BetterGrain™ (Interior only)



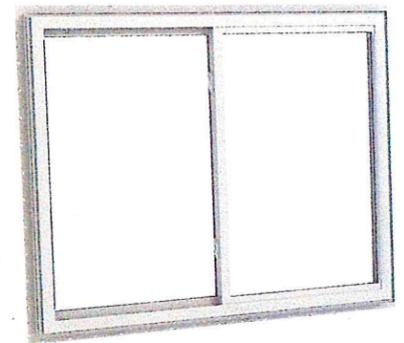
### Hardware

White is standard.



Compact Folding Handle

## ROLLING WINDOWS



Cam Lock

- Choose your glazing package: Clear Insulated, Low-E, ENERGY STAR, or High Performance
- Heavy-walled, fully welded sash & frame add strength and durability
- Multi-lite units are factory built as one unit with common jambs
- 3-1/4" Frame – extension jambs available for 4-9/16" and 6-9/16" wall depths
- Compact folding handle standard
- Fiberglass wire screen standard; VIEWS and aluminum screens available
- Sill support available
- More product detail on page 52

### Interior Color Options

#### Extruded Vinyl



#### BetterGrain™ (Interior only)

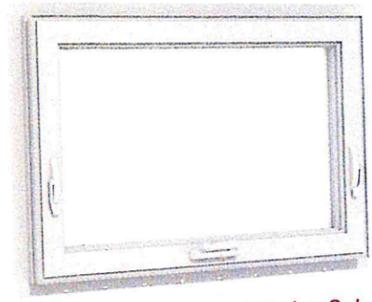


### Hardware

White is standard.



## AWNING WINDOWS



- Choose your glazing package: Clear Insulated, Low-E, ENERGY STAR, or High Performance
- Heavy-walled, fully welded sash & frame add strength and durability
- Available in 2- and 3-lite configurations
- 3-1/4" Frame – extension jambs available for 4-9/16" and 6-9/16" wall depths
- Cam lock hardware and integral full-height handles on operable sash standard
- Fiberglass half screen standard; VIEWS and aluminum screens available
- More product detail on page 51

### Interior Color Options

#### Extruded Vinyl



#### BetterGrain™ (Interior only)



### Hardware

White is standard.



Compact Folding Handle

Vinyl New Construction Windows

2020

# Harvey Standing Seam Metal Roofing

## Inventory

We stock a full inventory of metal roofing colors and accessories, along with tools you need to complete your project, available for rent and/or purchase.

## Service

Our truck will roll out, cut, and drop panels at your jobsite so there's no crating or long lead times.

## Training

We will provide you with hands-on training at your jobsite. We also hold regular product installation demonstrations; check your local branch for details.

## Estimating

A Harvey sales rep can visit your jobsite and address any questions before your job begins.

## Profiles



Panels are available in steel, aluminum, copper and lead coated copper.



## Stock Colors



## Additional Low Gloss Colors



We recommend Harvey Roofing Solutions Synthetic Underlayment and Ice Dam Protection for installation under our metal roofing. Ask your local branch for details.

# MAINSTREET™

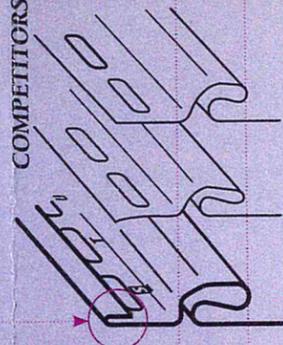
MainStreet siding offers consistent quality, good looks and is the ideal choice for homeowners looking for value with the benefits of a premium panel.

- ◆ Many classic styles.
- ◆ Natural woodgrain or brushed appearance.
- ◆ RigidForm™ 160 technology and DuraLock® post-formed lock design.
- ◆ STUDfinder™ Installation System for optimum siding performance.

## RigidForm™ Technology

RigidForm 160 (rolled-over nail hem) technology stiffens siding for a straighter-on-the-wall appearance and has been tested\* to withstand wind load pressures up to 160 mph.

\* Wind load rating per VSI wind speed calculation guidelines.



**DuraLock®** features an oversized, rigid tear-drop shape which is substantially larger than many competitors' locks, helping to provide secure installation.

The angular locking leg creates a positive, snap-fit installation, allowing for necessary expansion and contraction.

- ◆ A wide variety of low-gloss colors.
- ◆ .042" thickness.
- ◆ Virtually maintenance free, never needs painting.
- ◆ Class 1(A) fire rating.
- ◆ Lifetime limited warranty.



Triple 3"  
Brushed  
Clapboard in  
desert tan

Double 4"  
Woodgrain  
Clapboard  
in cypress

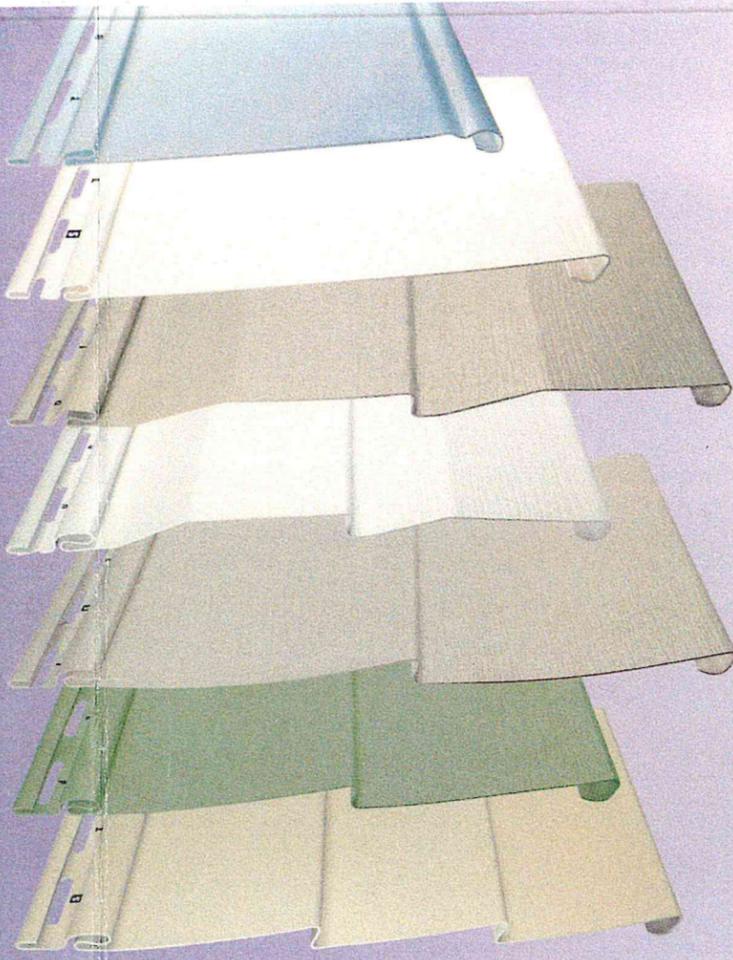
Double 5"  
Woodgrain  
Clapboard  
in silver ash

Double 4"  
Woodgrain  
Dutchlap in  
snow

Double 5"  
Woodgrain  
Dutchlap in  
natural clay

Single 8"  
Woodgrain  
Clapboard  
in colonial  
white

Single 6-1/2"  
Brushed  
Beveled in  
oxford blue



On Cover  
Siding: MainStreet Double 5" Clapboard  
in flagstone.  
Trim: Vinyl Carpentry® & Restoration Millwork®.

## CertainTeed

SAINT-GOBAIN



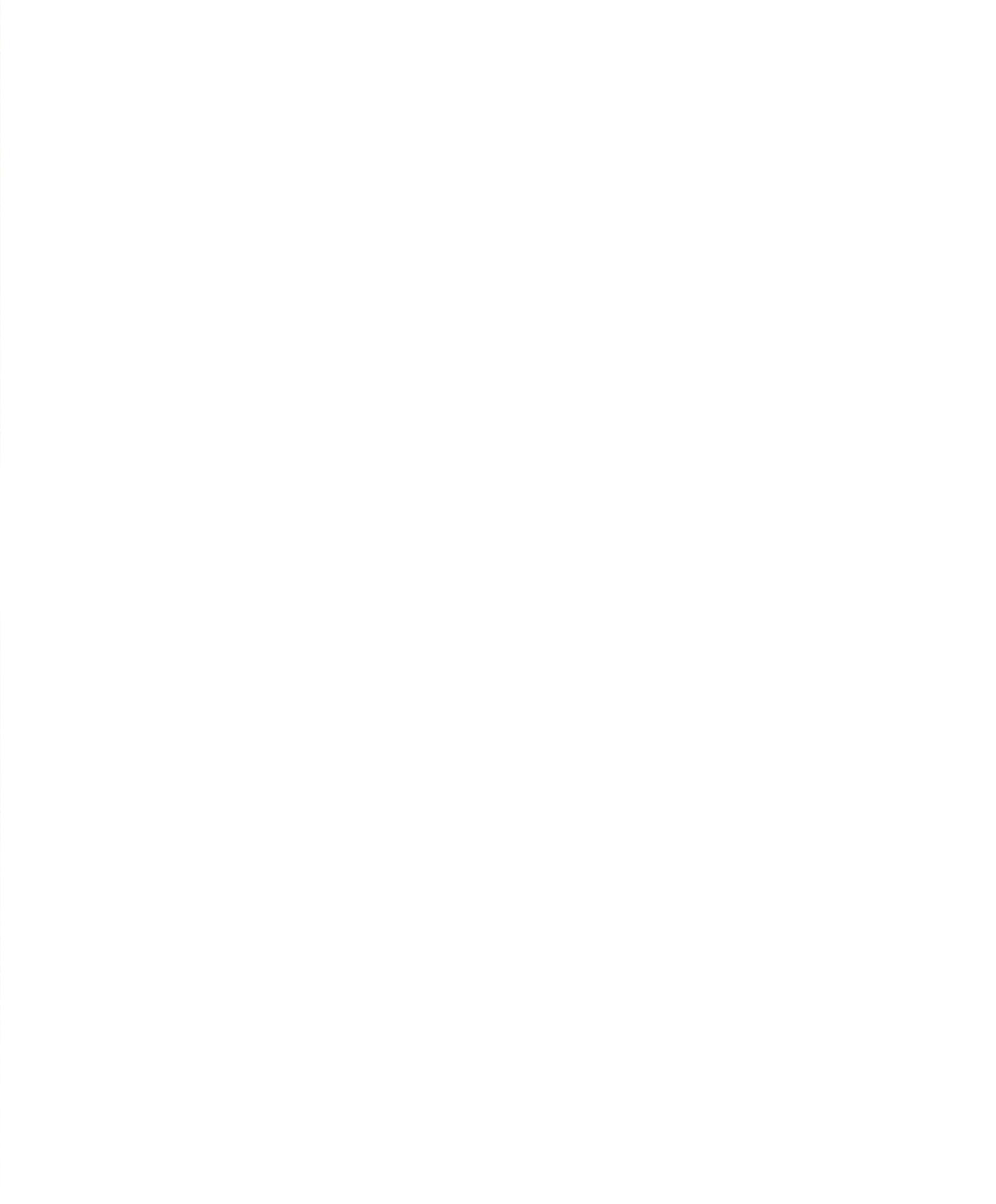
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Site Coverage:

Zoning, Medium-Density Residential (RM)

Parcel Size 4,142 ft.<sup>2</sup> (0.095 Acres)

Allowable Coverage at 40% 1,657 ft.<sup>2</sup>

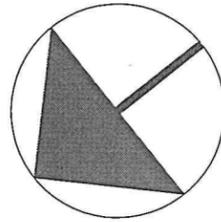
Existing Onsite Coverage:

Existing Residence  
Front Porch and Stairs  
Rear Shed  
Rear Brick Entry Landing  
Concrete and Compacted Earth Driveway & Parking  
Garage/Shed

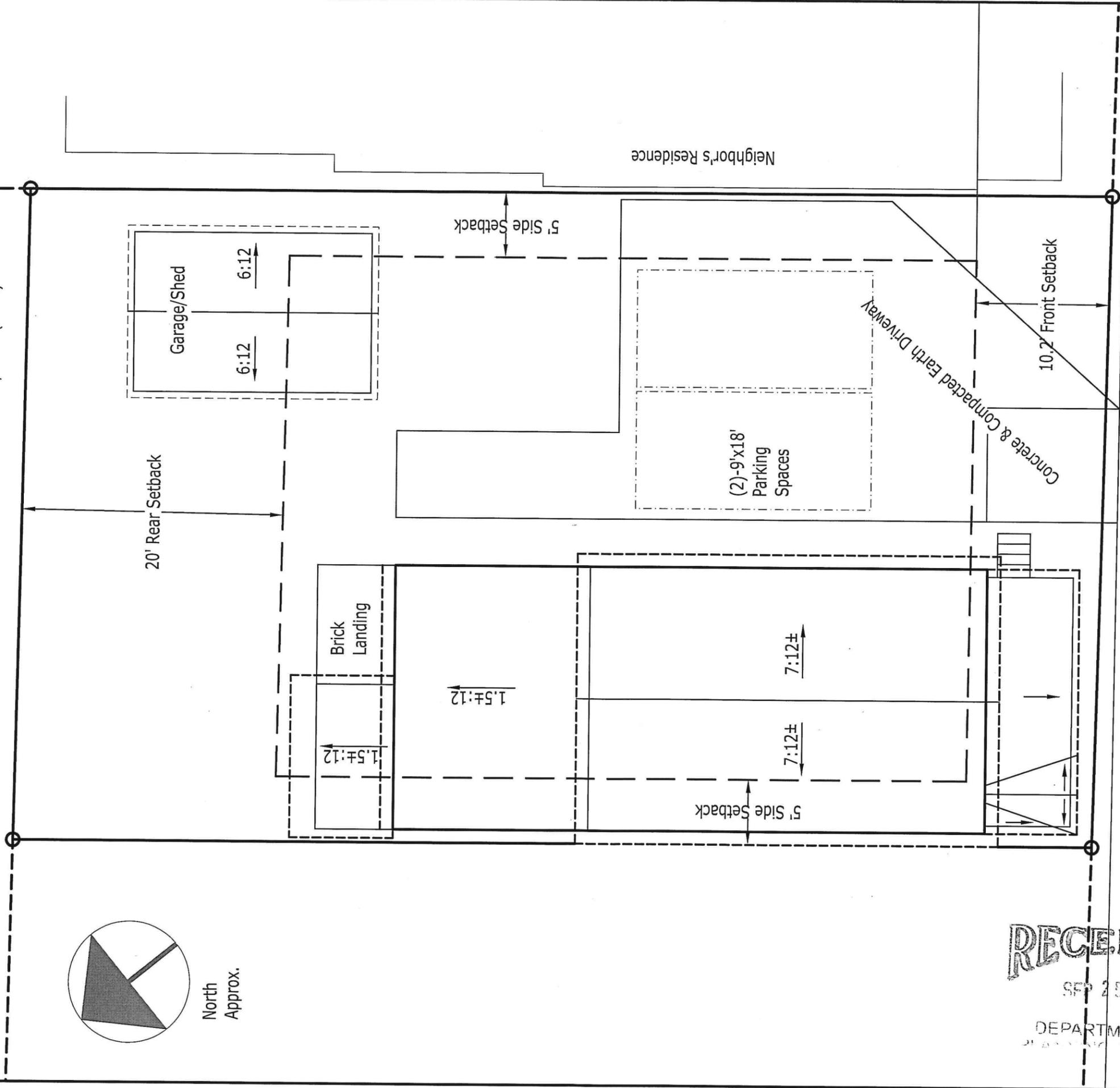
920 ft.<sup>2</sup>  
133 ft.<sup>2</sup>  
67 ft.<sup>2</sup>  
55 ft.<sup>2</sup>  
904 ft.<sup>2</sup>  
224 ft.<sup>2</sup>

This Approximate Boundary and Building Alignment is Derived from Assessor's Parcel Map, Field Measurements and Perimeter Fence Locations

Total = 2,303 ft.<sup>2</sup> (55.6%)



North Approx.



Sidewalk

Grass Median

Crombie Street

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SEP 25 2015

DEPARTMENT OF

EXISTING SITE CONDITIONS FOR  
REGINALD ACHILLES

10 CROMBIE STREET  
BURLINGTON, VERMONT  
PARCEl ID 044-3-170-000

DATE: 09/04/15

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

DRAWN: LRG

JOB: ACHILLES  
15004

SHEET:

1

OF 10 SHEETS



RESONATE

DESIGN-BUILD