STAFF REPORT
October 09, 2025
HP-0711-2025

HP PERMIT NUMBER: HP-0711-2025

PROPERTY ADDRESS: 808 North Cheyenne Avenue

DISTRICT: BRADY HEIGHTS / THE HEIGHTS

APPLICANT: Tom Neal

REPRESENTATIVE: N/A

A. CASE ITEMS FOR CONSIDERATION

1. Construction of residence

B. BACKGROUND

DATE OF CONSTRUCTION: N/A
ZONED HISTORIC PRESERVATION: 1999
NATIONAL REGISTER LISTING: BRADY HEIGHTS HISTORIC DISTRICT, 1980
CONTRIBUTING STRUCTURE: N/A
STYLE/CONSTRUCTION: NR Description:
PREVIOUS ACTIONS: None

B. ISSUES AND CONSIDERATIONS

1. The applicant proposes the construction of a two-story residence with a hipped roof. The front façade would have a dormer at the center of the roof, a covered front porch with four posts, a door with side lights and ten hung windows. The proposed siding is LP Smart side with a smooth finish and a 6" reveal. Proposed windows are double hung, 4 over 1 with simulated divided lite or true divided lite. They would be wood or aluminum clad wood with the dark bronze exterior finish.

2. Reference: Tulsa *Zoning Code*
   SECTION 70.070-F Standards and Review Criteria
   In its review of HP permit applications, the preservation commission must use the adopted design guidelines to evaluate the proposed work and must, to the greatest extent possible, strive to affect a fair balance between the purposes and intent of HP district regulations and the desires and need of the property owner. In addition, the preservation commission must consider the following specific factors:
   1. The degree to which the proposed work is consistent with the applicable design guidelines;
   2. The degree to which the proposed work would destroy or alter all or part of the historic resource;
   3. The degree to which the proposed work would serve to isolate the historic resource from its surroundings, or introduce visual elements that are out of character with the historic resource and its setting, or that would adversely affect the physical integrity of the resource;
   4. The degree to which the proposed work is compatible with the significant characteristics of the historic resource; and
   5. The purposes and intent of the HP district regulations and this zoning code.

3. Reference: *Unified Design Guidelines – Residential Structures*
   SECTION A – GUIDELINES FOR REHABILITATION OF EXISTING STRUCTURES

A.1 General Requirements

A.1.1 Retain and preserve the existing historic architectural elements of your home.

A.1.2 If replacement of historic architectural elements is necessary, match the size, shape, pattern, texture, and directional orientation of the original historic elements.

A.1.3 Ensure that work is consistent with the architectural style and period details of your home.

A.1.4 Return the structure to its original historic appearance using physical or pictorial evidence, rather than conjectural designs.

C.1 General Requirements

C.1.1 Designs for new construction shall not duplicate existing structures within the district. Ensure that each new structure is unique within the district.

C.1.2 When designing new structures, provide consistency and continuity by drawing upon common characteristics of historic structures in the district, placing particular emphasis on the historic structures on the same street. These include but are not limited to porches, entries, roof pitch and form, and window and door styles.

C.1.3 Avoid mixing incongruous architectural styles: for example, Prairie-style windows on a Colonial Revival-inspired house.

C.1.4 Respect the scale, proportions, historic patterns, and relationships of both principal and accessory structures along the same street and within the district.

C.1.5 Maintain the established height of those structures along the same side of the street.

C.1.6 Establish the height of the floor (finished floor elevation) between the minimum and maximum finished floor elevation of those structures along the same side of the street.

C.2 Building Site

C.2.1 Match the front setback of the historic buildings along the same side of the street. When the front setback pattern of the historic structures on the same side of the street varies, locate the new structure between the minimum and maximum of the prevailing front setbacks.

C.2.2 Maintain the pattern and rhythm of the side yard setbacks of the other historic structures on the same side of the street.

C.2.3 Maintain the same orientation to the street as established by the historic structures on the same street.

C.2.4 Limit paving within the street yard to primary driveways and sidewalks. Curb cuts and new driveways through the street yard are strongly discouraged for properties with alley access.

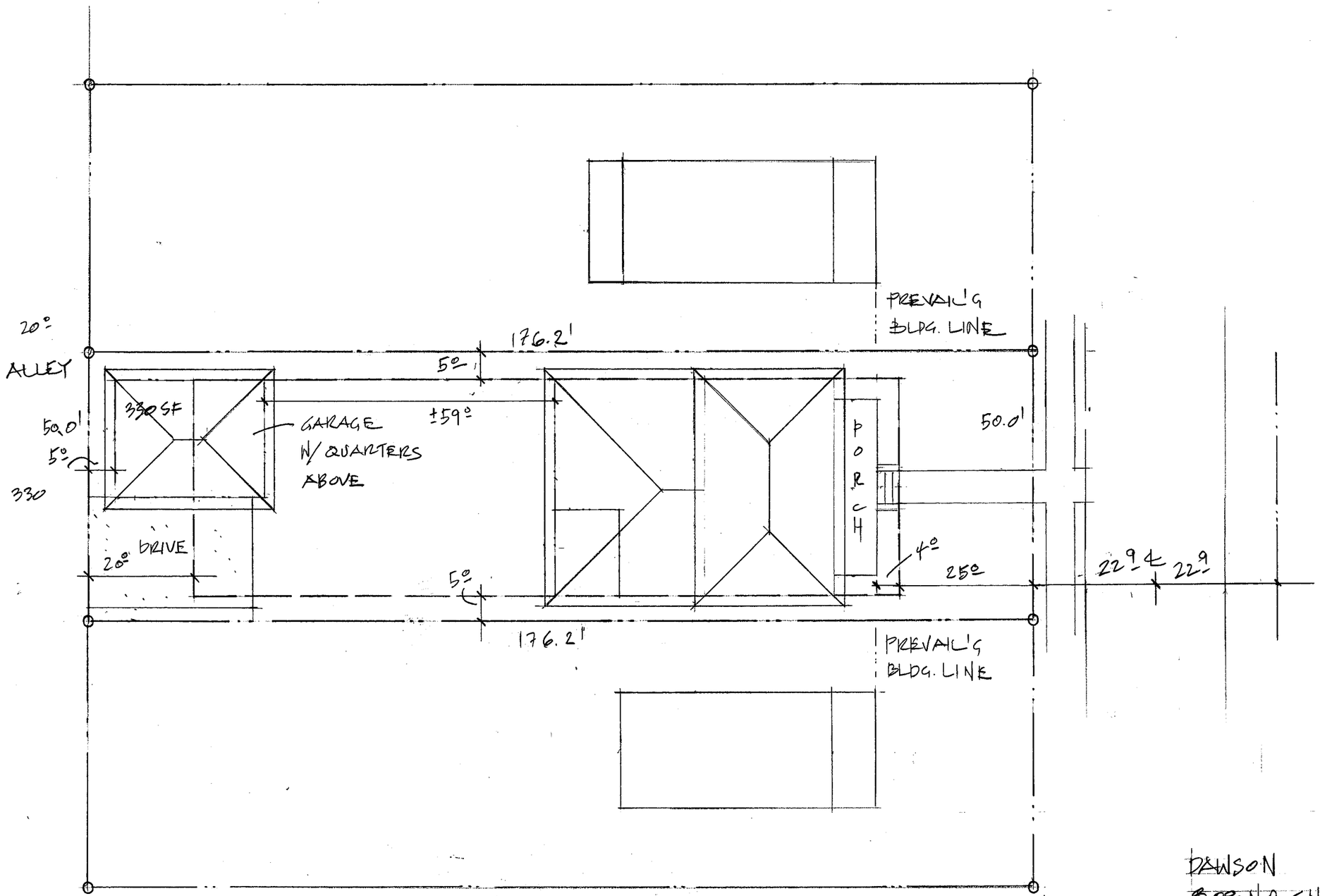
C.2.5 On interior lots, limit the surface area of driveways and sidewalks to no more than 50% of the street yard lot area.

C.2.6 On corner lots, limit the surface area of driveways and sidewalks to no more than 30% of the street yard lot area.

C.3 Building Materials

C.3.1 Maintain the visual characteristics, scale, proportions, directional orientation, and rhythms that are created by the materials on existing

historic structures in the district, in order to maintain the overall appearance and character of the district. Deviation from the materials on existing historic structures in the district will be considered on a case-by-case basis. The use of unfinished or clear-finished metals will be considered on a case-by-case basis.



SITE DRAINAGE PLAN 1" = 20' ↑ NORTH

DAWSON 9.2025
~~808 N. CHEYENNE~~
~~TULSA, OKLA 8.2025~~

TOM NEAL
DESIGN
Associate member, American Institute of Architects
918.231.7372

52'-8"

12'-6" | 15'-0" | 10'-6" | 14'-0"

6'-3" | 6'-3" | 4'-6" | 6'-0" | 4'-6" | 5'-3" | 5'-3" | 6'-9" | 7'-3"

8'-0"

3'-0" x 3'-0" | 2'-6" x 3'-0" | 2'-6" x 3'-0"

9'-0" | 15'-0" | 7'-6" | 40'-0" | 16'-0"

STOOP 3'-0"

LAUNDRY - 11'-0" x 8'-0"
PANTRY
MUDRM.

CUBBIES | W | D

3'-0"

27" PAN. | DB 24.3 | DB 24.3 | 30" | DB36.3 | C36

↓ VAULT 48"

STOVE

DB 18.4

HOOD ABOVE

SB 36

48"

B36 | DB36 | B36 | DB36

48" | ±42"

36" FRIG

36" PAN.

5'-0" x 7'-0" ISLAND

PINING - GAMING
12'-0" x 14'-0"

3 - 3'-0" x 5'-0"

10'-0" CLG.

2 - 3'-0" x 5'-0"

TAPERED COL. ON SQ. BASE

SHELVES

5'-0" DIA.

SIDE ENTRY PORCH

3'-0"

STO.

UP

CLOS. 2'-6"

CLOS. | UP 3'-0" | 2'-0"

18 RISERS @ 7.33"

120" F2F

3 - 2'-6" x 2'-0"

PR 3'-0" x 5'-0"

OFFICE
13'-6" x 13'-0"

CLOS. | PR 1'-6" | PR | 2'-0"

CLOS. | PR 1'-6" | CLOS.

1'-6"

3'-0"

HALL
24'-0" x 7'-0"
10'-0" CLG.

ENTRY

PORCH
8'-0" x 33'-0"

BULKHEAD

14" | 10'-10" | 14" | 7'-0" | 34'-0"

15" TREADS

SIDEWALK

4 RISERS @ 6"

BRICK PIER W/ TAPERED COL.

1'-4" | 3'-9" | 10'-10" | 1'-4"

36" H RAIL 4" O.C. PICKETS

3'-0"

STOOP 3'-0"

PR 2'-0" FR. LAM. CLG.

GREAT ROOM 15'-0" x 39'-0"
11'-0"

SCREENED PORCH
12'-0" x 16'-0"

REAR VENT GAS FIRE

BOOK CASE 3.2'-6" x 2'-0"

↑ VAULT

LIN. | 2'-6" | 2'-6"

36"

2X | 2X SHELVES | 2'-0" ROCK.

2X | 2X

BATH
36" VENT

SHOWER WET ROOM
2 - 2'-6" x 2'-0"

1/2 WALL

BEDROOM
13'-6" x 13'-0"

PR 3'-0" x 5'-0"

PR 1'-6" | PR 1'-6" | PR 1'-6" | PR 1'-6"

3'-0" x 5'-0"

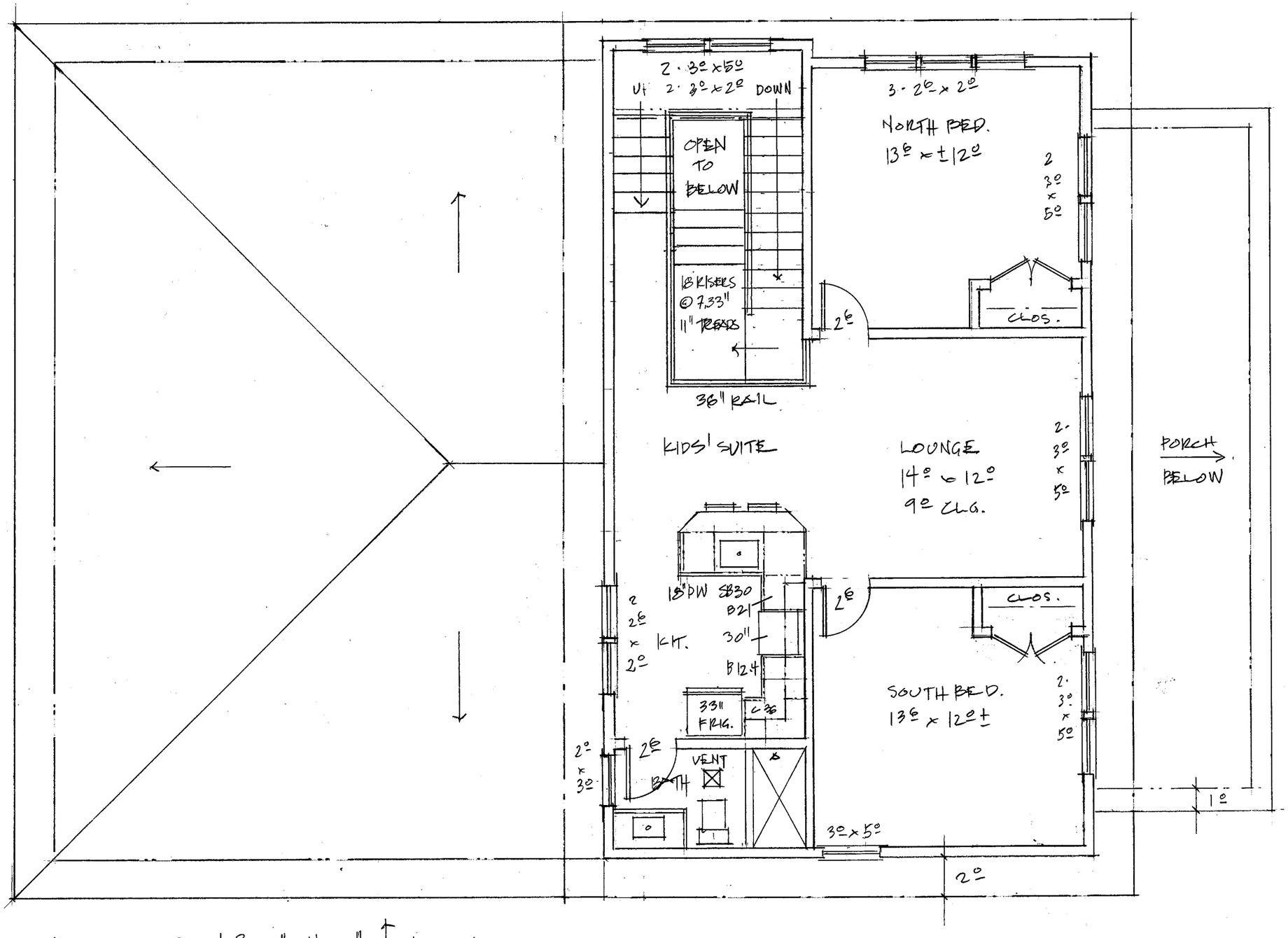
3'-0"

12'-0" | 8'-0" | 8'-0" | 5'-0" | 5'-0" | 2'-0" | 12'-0"

1ST FLOOR PLAN 3/16" = 1'-0" ↑ NORTH 1888 S.F. HVAC

DEWSON 9.2025
808 NO. CHEYENNE
TULSA · OKLA 8.2025

TOM NEAL
DESIGN
Associate member, American Institute of Architects
918.231.7372



2ND FLOOR PLAN 3/16" = 1'-0" NORTH

DAWSON
808 NO. CHEYENNE
TULSA-OKLA 8-2025

TOM NEAL
DESIGN
Associate member, American Institute of Architects
918.231.7372

~~EAST~~ 3/16" = 1'-0"

DAWSON 9·2025
808 N.O. CHEYENNE
TULSA-OKLA ~~8·2025~~

TOM NEAL
DESIGN
Associate member, American Institute of Architects
918.231.7372

NORTH 3/16" = 1'-0"

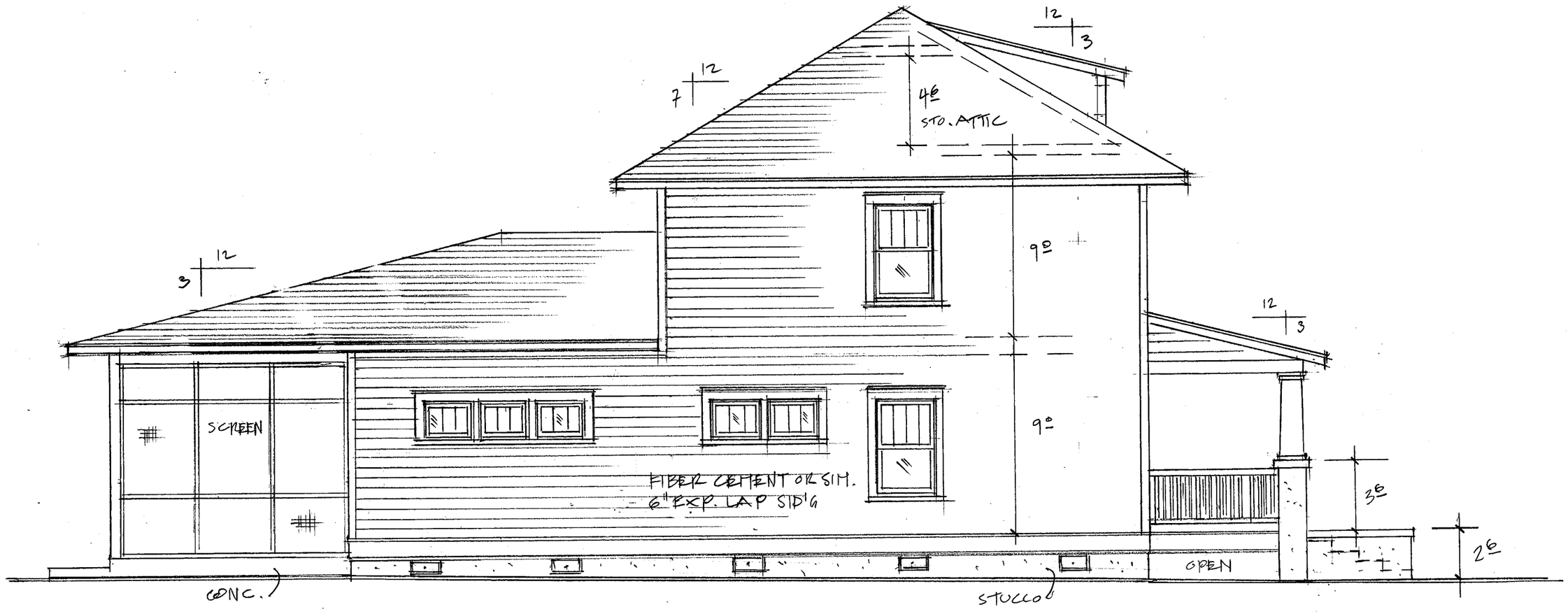
DAWSON 9.2025
808 NO. CHEYENNE
TULSA-OKLA ~~8 2025~~

TOM NEAL
DESIGN
Associate member, American Institute of Architects
918.231.7372

WEST 3/16" = 1'-0"

DAWSON
308 NO. CHEYENNE
TULSA - OKLA 8.2015

TOM NEAL
DESIGN
Associate member, American Institute of Architects
918.231.7372



SOUTH 3/16" = 1'-0"

DAWSON 9·2025
808 NO. CHEYENNE
TULSA · OKLA ~~8·2025~~

TOM NEAL
DESIGN
Associate member, American Institute of Architects
918.231.7372

Heights Historic Preservation District – Exterior Spec Package

Siding

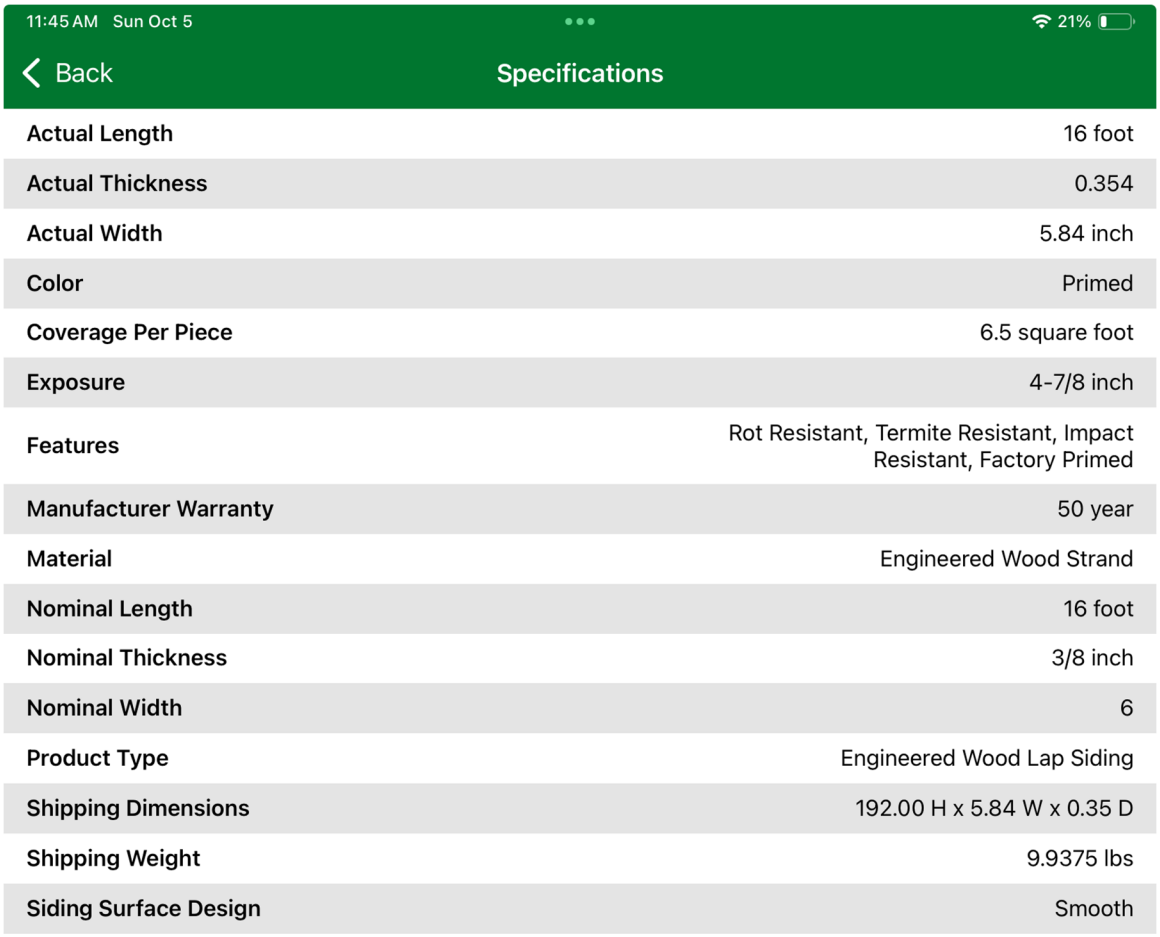
- Manufacturer: LP SmartSide
- Profile: Lap siding, smooth finish
- Exposure: 6" reveal
- Material: Engineered wood, factory-primed for paint
- Trim: LP SmartSide smooth trim, 4–6" nominal widths
- Finish: Field-painted

LP® SmartSide® 3/8 x 6 x 16' Brushed Smooth Engineered Wood Lap Siding

(Actual size: 0.354" x 5.84" x 16')

TOP SELLER!

CALCULATE YOUR NEEDS



Actual Length	16 foot
Actual Thickness	0.354
Actual Width	5.84 inch
Color	Primed
Coverage Per Piece	6.5 square foot
Exposure	4-7/8 inch
Features	Rot Resistant, Termite Resistant, Impact Resistant, Factory Primed
Manufacturer Warranty	50 year
Material	Engineered Wood Strand
Nominal Length	16 foot
Nominal Thickness	3/8 inch
Nominal Width	6
Product Type	Engineered Wood Lap Siding
Shipping Dimensions	192.00 H x 5.84 W x 0.35 D
Shipping Weight	9.9375 lbs
Siding Surface Design	Smooth

Windows

- Type: Thermal, double-hung
- Configuration: 4-over-1 simulated divided lite (SDL) or true divided lite
- Material: Wood or aluminum-clad wood
- Finish (Exterior): Dark bronze
- Glazing: Clear insulated glass, low-E allowed (no tint)
- Trim: Smooth wood or fiber cement, 4" minimum width

- See attached brochure

Series 700 double hung windows are a winning combination of classic design, superior materials and energy-saving technology – from a proven industry leader.

We truly believe our Series 700 double hung is America's finest window. Compare features for yourself, and we think you'll agree.

High efficiency meets high style.

At the heart of every Series 700 double hung window is our polymer **Thermal Barrier** (above). This special barrier separates the interior and exterior of the window throughout the entire frame and sash – dramatically reducing heat loss in the winter and heat gain in the summer.

"They have not only greatly improved the look of my home and condo, but they lowered the utility bills considerably."

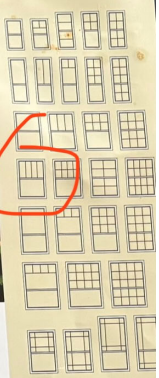
Fritz K. – Bartlesville, OK

Series 700 standard features:

- Sealed ⅞" insulated glass for optimum thermal efficiency
- Each sash easily and conveniently tilts inward for cleaning
- Center cam lock plus a hidden metal security lock on each sash
- Carbon steel spiral sash balances
- Deep continuous interlocks
- Full length extruded aluminum screens
- Double high-density pile weatherstripping with mylar fins to seal out wind and water

Hidden lock

Series 700 Double Hung windows feature pleasing sightlines with tilt-to-clean convenience.



Series 700 divided lites are available in the patterns shown above. Don't see what you want? Just ask your Thermal Windows representative.

Divided lite muntins are availa in four different styles.

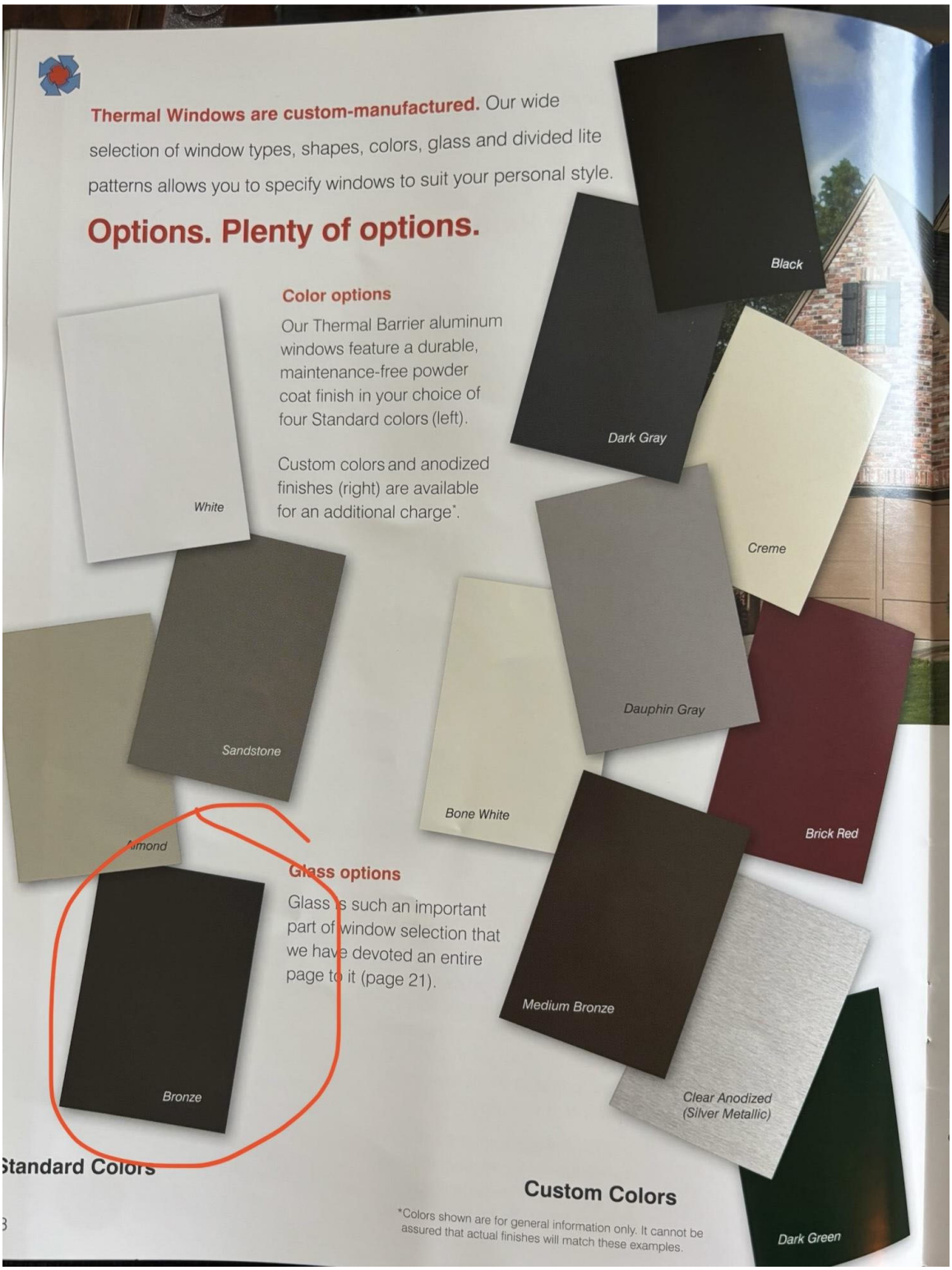
See pg. 19 for muntin option

Colors: Standard colors are w almond, sandstone and bronze offer designer colors and anod finishes for an additional cost.

See pg. 18 for color options

Glass: Many types of glass are

See pg. 21 for glass option



Doors

- Front Door: Solid wood or fiberglass/wood composite
- Style: Craftsman or traditional panel with glass lite option

- Finish: Painted black

THERMA-TRU

Shaker Entry Door 68-in x 80-in x 4-9/16-in Fiberglass Craftsman Left-hand inswing Black Painted Prehung Front Door with Sidelights with Brickmould Insulating core

Description

Item #: 4896819 | Model #: TTB640438SOS

- Engineered to last longer, Therma-Tru fiberglass doors resist dents, rust and rot
- Smooth-Star fiberglass doors feature crisp, clean contours, making them more attractive and durable to steel
- Flush-glazed glass eliminates the need for a lite frame, providing a clean, seamless appearance
- Featuring our black paint, backed by a 10-year limited finish warranty
- Composite door frame helps protect your door from moisture and rot
- Ball-bearing hinges help your door stay aligned and operating smoothly
- Durable low-maintenance fiberglass is built for long-term performance; backed by a lifetime limited warranty for peace of mind
- Pre-hung and ready to install for your convenience with options for right- and left-handed entries

Door Hardware

- Finish: Matte black
- Form: Simple lever
- Accessories: Hinges and locks to match finish

Kwikset SmartCode 270 Keyless Entry Electronic Touchpad Deadbolt Door Lock with Auto-Lock, Custom User Codes, Advanced Security in Matte Black Contemporary

500+ bought in past month

-

Front Door Locksets with Deadbolt, Black Door Handles, Combination Door Lock, Exterior Door Lever (Matte Black)…

Amazon's Choice

500+ bought in past month

-

Exterior Lighting

Patriot Lighting® Barn Black Motion Sensor Outdoor Security Wall Light

-

House Numbers

- Material: Metal (bronze or dark bronze finish)

Hillman™ 6" Old World Bronze House Number 5

TOP SELLER!

EVERYDAY LOW PRICE	$6.99
11% REBATE*	$0.77
Good through 10/5/25	
PRICE AFTER REBATE	$6.22 each

You Save $0.77 after Mail-In Rebate*

Number

-

Roofing / Shingles

- Type: Architectural asphalt composition shingles
- Profile: Dimensional/laminated
- Colors: Dark neutral tones (black, gray, weathered wood)
- Examples:
- -

Owens Corning TruDefinition Duration
Williamsburg Gray Algae Resistant
Architectural Roof Shingles (32.8-sq ft per Bun...

★★★★★ 34,192

-

Owens Corning® TruDefinition® Duration® Peppercorn Architectural Roofing Shingles (32.8 sq. ft.)

Limited Lifetime Warranty

TOP SELLER!

CALCULATE YOUR NEEDS

STAFF REPORT
October 09, 2025
HP-0712-2025

HP PERMIT NUMBER: HP-0712-2025

PROPERTY ADDRESS: 1131 East 19th Street

DISTRICT: NORTH MAPLE RIDGE

APPLICANT: Tyler and Monica Winn

REPRESENTATIVE: N/A

A. CASE ITEMS FOR CONSIDERATION
Replacement of windows

B. BACKGROUND
DATE OF CONSTRUCTION: 1919
ZONED HISTORIC PRESERVATION: 1993; ORDINANCE AMENDMENT 2005
NATIONAL REGISTER LISTING: MAPLE RIDGE HISTORIC RESIDENTIAL DISTRICT, 1983
CONTRIBUTING STRUCTURE: Yes
STYLE/CONSTRUCTION: NR Description:
PREVIOUS ACTIONS:
COA-1994-04-14 – April 14, 1994 – TPC APPROVAL
Replace existing vinyl siding with new siding per existing conditions. Cover existing dormers with steel siding.
HP-0551-2025 – February 23rd, 2024 – TPC Approval
Installation of fence in the front yard

B. ISSUES AND CONSIDERATIONS

1. The applicant proposes the replacement of 19 builder-grade aluminum windows with viny grills between glass in between. The proposed replacement windows are wood composite by Renewal by Anderson.

2. Reference: Tulsa *Zoning Code*
SECTION 70.070-F Standards and Review Criteria
In its review of HP permit applications, the preservation commission must use the adopted design guidelines to evaluate the proposed work and must, to the greatest extent possible, strive to affect a fair balance between the purposes and intent of HP district regulations and the desires and need of the property owner. In addition, the preservation commission must consider the following specific factors:
   1. The degree to which the proposed work is consistent with the applicable design guidelines;
   2. The degree to which the proposed work would destroy or alter all or part of the historic resource;
   3. The degree to which the proposed work would serve to isolate the historic resource from its surroundings, or introduce visual elements that are out of character with the historic resource and its setting, or that would adversely affect the physical integrity of the resource;
   4. The degree to which the proposed work is compatible with the significant characteristics of the historic resource; and
   5. The purposes and intent of the HP district regulations and this zoning code.

3. Reference: *Unified Design Guidelines – Residential Structures*

SECTION A – GUIDELINES FOR REHABILITATION OF EXISTING STRUCTURES

A.1 General Requirements

A.1.1 Retain and preserve the existing historic architectural elements of your home.

A.1.2 If replacement of historic architectural elements is necessary, match the size, shape, pattern, texture, and directional orientation of the original historic elements.

A.1.3 Ensure that work is consistent with the architectural style and period details of your home.

A.1.4 Return the structure to its original historic appearance using physical or pictorial evidence, rather than conjectural designs.

A.4 Windows and Window Trim

A.4.1 Retain and preserve original historic windows, including glazing, trim, muntins, and character-defining details.

A.4.2 Do not remove, cover, or move existing window openings.

A.4.3 To return the home to its original historic appearance, remove non-historic windows and trim. When selecting replacements, use physical or pictorial evidence. If no evidence exists, select windows which are consistent with the architectural style of your home.

A.4.4 To gain thermal efficiency, storm windows which maintain the appearance and allow maximum visibility of the original historic windows may be installed. Unfinished and clear-finished metals are not allowed. (Storm windows can be staff approved.)

A.4.5 If replacement of deteriorated windows is necessary, match the original historic windows in sash design, size, shape, muntin pattern, location, glazing area, and tint. Insulated glass (double-pane) windows may be used. Exterior muntins are required on simulated-divided-light windows.

.1 Brady Heights – Match the original historic window material.

.2 Elmwood – Match the original historic window material

A.4.6 If replacement of deteriorated trim is necessary, match the appearance, size, shape, pattern, texture, and detailing of the original historic trim.

A.4.7 When adding new window openings, maintain the proportions of the façade. Match the size, design, and pattern of the existing windows. Align the headers of new windows with the existing windows.

A.4.8 Exterior security bars and grilles are discouraged.

1920

2000

2025

Current Exterior Condition of Windows

Damage includes cracking plastic vinyl and broken glass and panels

Current condition of Interior Windows

Damage includes cracking plastic vinyl and broken glass and panels

Made from the material that outperforms all others.

All of our Acclaim™ 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.[2] It is also two times stronger than vinyl and resists warping and bowing. So, you'll never need to scrape or paint your Acclaim replacement windows.

ENGINEERED WITH FIBREX® MATERIAL

ANDERSEN EXCLUSIVE FEATURE

Smart Materials

Fibrex material is twice as strong as vinyl, so weathertight seals stay weathertight.

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.[2]

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

[2]Visit renewalbyandersen.com for warranty details.

Proposed Window Information

-Material- Wood Composite (Fiberx by Anderson)
-Muntin Configuration- Matching Original
-Dormers- 4x2 - Upper sash Only
-All other windows 4x3 - Upper sash Only

-Installer- Renewal by Anderson

Images of proposed windows from Inside view

Site Plan - Before

Site Plan Front House
Proposed Windows

Custom Wood Composite Windows by
Renewal by Anderson to match original

Site Plan- After Side House

Historic Preservation Permit

APPLICATION FORM

ATTACHMENT A: SUBMITTAL MATERIALS

PROJECT DESCRIPTION

Give a detailed description and justification for each repair, alteration, new construction, or demolition planned. Include description and condition of affected existing materials. Attach additional pages as needed.

We currently have builder grade aluminum Windows With Vinyl grills between glass that are about 25-30 yrs old. We are requesting to replace them with Custom Wood Composite Windows by Renewal by Anderson to Match the homes original style of Window.

PROJECT CHECKLIST

- ✓ Digital color photographs of each elevation of the site, building(s), and project area(s) provided by email or memory device only. **No external storage account invitations.**
- ✓ Product brochures, color photographs, and/or material samples when new or replacement materials are proposed.
- ✓ Site plan, no larger than 11x17, to scale with dimensions and north arrow showing location of structures and project area or landscape features in respect to building line, property line, and adjacent structures on all sides.
- ✓ Elevation sketches or renderings to scale with dimensions showing location of work required for changes on exterior walls, additions, and new construction
- ✓ Window Survey Form for proposed window repair or replacement (see **Attachment B**)

FOR ADDITIONS AND NEW CONSTRUCTION, THE FOLLOWING ARE REQUIRED IN ADDITION TO THE ABOVE:

- _____ Site Plan, Floor Plans, and Elevations should be at a scale of 1 inch = 20 feet, or greater
- _____ Architectural rendering (optional)
- _____ Legal description of the property as recorded on the deed
- _____ Location of all existing and proposed structure(s), with front and side setback distances indicated
- _____ Percentage of slope on lot
- _____ Location of existing and proposed retaining walls, sidewalks, and driveways with front and side setbacks indicated
- _____ An additional site plan showing approximate height, width and front setback of proposed project and all adjacent structures to show relationship to neighborhood
- _____ Floor plan to scale with dimensions required for additions and new construction

ATTACHMENT B: WINDOW SURVEY FORM (if applicable-see Window Repair and Replacement Guide)

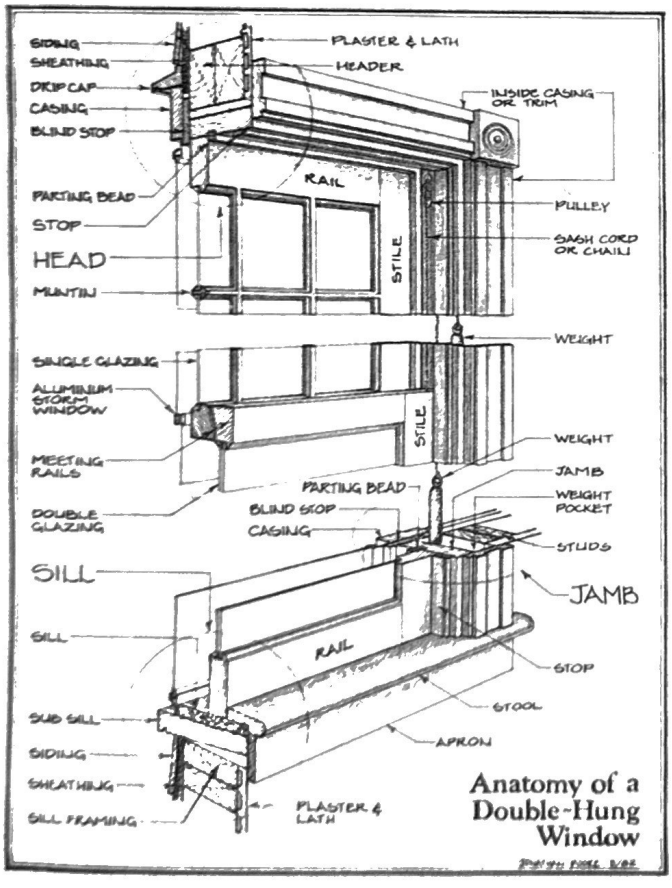
TULSA PRESERVATION COMMISSION

WINDOW SURVEY FORM

COMPLETED BY: Monica Winn DATE: 10-1-25

PROPERTY ADDRESS: 1131 E 19th St., Tulsa, OK 74120

	BASIC REQUIREMENTS
	1. Photographs or drawings of each elevation of the structure
	2. Site plan of the structure with each window opening numbered
	3. Exterior photographs of each window opening numbered corresponding to the site plan
	4. Interior photographs of each window opening numbered corresponding to the site plan
	5. Detail photographs of problem areas of each window as necessary (numbered corresponding to site plan)
	6. Condition Evaluation of each window
	7. Original window design (double-hung, casement, etc...), pattern (3/1, 6/6, etc...), materials (wood, clad, etc...). Specify if different for certain openings.
	8. Proposed window design (double-hung, casement, etc...), pattern (3/1, 6/6, etc...), materials (wood, clad, etc...). Specify if different for certain openings.
	9. Product brochure and a picture or drawing of proposed window(s)
	10. Other



The Window Survey Form should be completed when requesting a Certification of Appropriateness (COA) for window replacement. The basic requirements are needed for each window replacement; however, Planning Department Staff may require further information for an application on a case-by-case basis. This form should be completed and submitted with COA Application.

Only windows proposed for replacement should be assigned a number and described under the same number for the rest of this form. TPC does not review windows on the rear of the property if not visible from an abutting street. Windows in pairs or groupings should be assigned separate numbers. Do not include sidelights or transoms associated with a door.

Describe the issues and condition of each window proposed for replacement in detail, referring to specific parts of the windows (see diagram). Photographs of the interior and exterior are required. Additional close-up photographs, showing evidence of the window condition, must be provided to better document problem areas. Note: painted shut, broken glass, and broken sash cords are not necessary grounds for approving replacement.

WINDOW #	EXISTING TYPE	MUNTIN CONFIG.	EXISTING CONDITIONS						PROPOSED WINDOW TYPE All * Double * Hung	MUNTIN CONFIG. * Matching orginal
			REPAIR CLASS			SASH				
			SASH	FRAME	SILL	ORG.	REPLACE	UNKNOWN		
1. Dormer 1	Aluminum	3 x 2 per sash	✓	✓			✓		Wood Composite	4x2 - upper sash only
2. Dormer 2	Aluminum	3x2 per sash	✓	✓			✓		Wood Composite	4x2 - upper sash only
3. Dormer 3	Aluminum	3x2 per sash	✓	✓			✓		Wood Composite	4x2 - upper sash only
4. Dining	Aluminum	3x2 per sash	✓	✓			✓		Wood Composite	4x3 - upper sash only
5. Dining	Aluminum	3x2 per sash	✓	✓			✓		Wood Composite	4x3 - upper sash only
6. Dining	Aluminum	3x2 per sash	✓	✓			✓		Wood Composite	4x3 - upper sash only
7. Dining	Aluminum	3x2 per sash	✓	✓			✓		Wood Composite	4x3 - upper sash only
8. Living	Aluminum	3x2 per sash	✓	✓			✓		Wood Composite	4x3 - upper sash only
9. Living	Aluminum	3x2 per sash	✓	✓			✓		Wood Composite	4x3 - upper sash only
10. upper Middle	Aluminum	3x2 per sash	✓	✓			✓		Wood Composite	4x3 - upper sash only
11. upper Middle	Aluminum	3x2 per sash	✓	✓			✓		Wood Composite	4x3 - upper sash only
12. Primary	Aluminum	3x2 per sash	✓	✓			✓		Wood Composite	4x3 - upper sash only
13. Primary	Aluminum	3x2 per sash	✓	✓			✓		Wood Composite	4x3 - upper sash only
14. Boys room	Aluminum	3x2 per sash	✓	✓			✓		Wood Composite	4x3 - upper sash only
15. Boys Room	Aluminum	3x2 per sash	✓	✓			✓		Wood Composite	4x3 - upper sash only
16. Boys Room	Aluminum	3x2 per sash	✓	✓			✓		Wood Composite	4x3 - upper sash only
17. Bathroom	Aluminum	2x2 per sash	✓	✓			✓		Wood Composite	4x3 - upper sash only
18. Guest	Aluminum	3x2 per sash	✓	✓			✓		Wood Composite	4x3 - upper sash only
19. Guest	Aluminum	3x2 per sash	✓	✓			✓		Wood Composite	4x3 - upper sash only