

ANN ARBOR HISTORIC DISTRICT COMMISSION

Staff Report

ADDRESS: 233 Crest Avenue, Application Number HDC17-045

DISTRICT: Old West Side Historic District

REPORT DATE: April 20, 2017

REPORT PREPARED BY: Jill Thacher, Historic Preservation Coordinator

REVIEW COMMITTEE DATE: Monday, April 17, 2017

	OWNER	APPLICANT
Name:	Jennifer Charnizon & Eric Gutenberg	Amanda Fort Dane Street Studio
Address:	233 Crest Ann Arbor, MI 48103	2708 Inverness Rd Shaker Heights, OH 44122
Phone:		(734)769-0070

BACKGROUND: This one-and-a-half-story craftsman bungalow first appears in the 1925 Polk City Directory as the home of Oscar Prieskorn, an electrician, and his wife Myrtle. Architect Ray Eastman and his wife Josephine lived there from 1926 to 1928, and again in 1936. The Eastmans probably rented the house out in between their stays.

The house features many classic craftsman details, including a full width front porch with vertical board skirting, a wide shed dormer facing the street, alternating narrow and wide bands of shingles on the second floor and clapboard siding on the first floor, divided top sashes in most windows, and bracketed eaves.

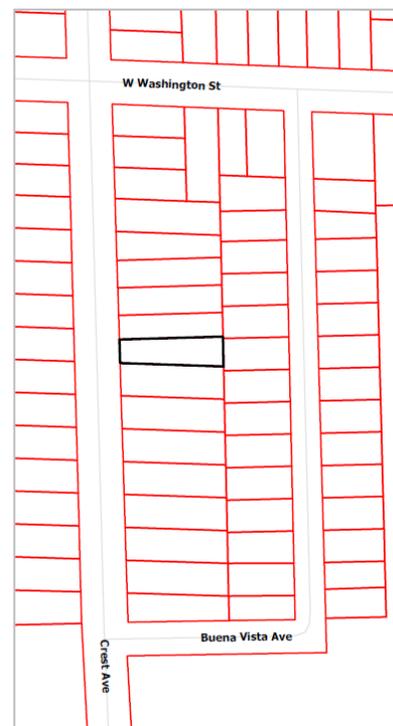
LOCATION: The property is located on the east side of Crest Avenue, south of West Washington and north of Buena Vista.

APPLICATION: The applicant seeks HDC approval to remove a rear addition from 1989 and construct a 556 square foot two-story addition, and to install a basement egress window on the south elevation near the back corner of the house.

APPLICABLE REGULATIONS:

From the Secretary of the Interior's Standards for Rehabilitation:

- (2) The historic character of a property will be retained and preserved. The removal of distinctive materials or alteration of features, spaces, and spatial relationships that characterize a property will be avoided.



- (9) New additions, exterior alterations, or related new construction shall not destroy historic materials that characterize the property. The new work shall be differentiated from the old and shall be compatible with the massing, size, scale, and architectural features to protect the historic integrity of the property and its environment.
- (10) New additions and adjacent or related new construction shall be undertaken in such a manner that if removed in the future, the essential form and integrity of the historic property and its environment would be unimpaired.

From the Secretary of the Interior's Guidelines for Rehabilitating Historic Buildings (other SOI Guidelines may also apply):

New Additions

Recommended: Constructing a new addition so that there is the least possible loss of historic materials and so that character-defining features are not obscured, damaged, or destroyed.

Designing new additions in a manner that makes clear what is historic and what is new.

Locating the attached exterior addition at the rear or on an in-conspicuous side of a historic building; and limiting its size and scale in relationship to the historic building.

Considering the attached exterior addition both in terms of the new use and the appearance of other buildings in the historic district or neighborhood. Design for the new work may be contemporary or may reference design motifs from the historic building. In either case, it should always be clearly differentiated from the historic building and be compatible in terms of mass, materials, relationship of solids to voids, and color.

Not Recommended: Attaching a new addition so that the character-defining features of the historic building are obscured, damaged, or destroyed.

Designing a new addition so that its size and scale in relation to the historic building are out of proportion, thus diminishing the historic character.

District or Neighborhood Setting

Not Recommended: Introducing new construction into historic districts that is visually incompatible or that destroys historic relationships within the setting.

Windows

Not Recommended: Introducing a new design that is incompatible with the historic character of the building.

From the City of Ann Arbor Design Guidelines:

Guidelines for All Additions

Appropriate: Limiting the size and scale of the addition in relationship to the historic building so that it does not diminish or visually overpower the building or the district. The addition should exceed neither half of the original building's footprint nor half of the original building's total floor area.

STAFF FINDINGS:

1. The existing rear addition is oddly angular and is not sympathetic to the historic structure's rooflines and rear dormer (from which windows appear to have been removed). The proposed two-story rear addition resolves many of the current problems by extending the roof on the north side of the rear elevation over a single-story room at a pitch that matches the front porch. It also situates the new addition perpendicular to the rear of the structure and ties it in to the rear shed dormer with a simple gable of the correct proportions. The historic southeast (rear) corner of the house and eave overhang, which had been removed for the current addition, are reestablished and the one-story part of the addition preserves the northeast corner of the house. The addition is built on a crawl space.
2. Materials proposed for the addition include: smooth cementitious lap siding with a 7" exposure; fiber cement trim; vinyl-clad wood Andersen 400 series windows in double-hung and casement styles; a vinyl-clad full-lite exterior door; painted wood deck, steps, and guardrail; and asphalt shingle roof to match the existing. These are compatible and complimentary to the original without detracting from the historic craftsman features of the house.
3. The original footprint of the house is assumed to be 572 square feet (22' x 26'). The 1931/1970s Sanborn map shows this footprint without a rear porch or room attached to the back. The addition's footprint is 300 square feet, or 52% of the original.

The original size of the house is assumed to be 1,144 square feet. The 556 square foot addition is 49% of the original floor area.

Per the Ann Arbor design guideline that says "The addition should exceed neither half of the original building's footprint nor half of the original building's total floor area", staff believes this addition meets the spirit of that guideline and is a model for what the largest allowable addition to a modestly sized house should look like.

4. The basement egress window on the south elevation is in an appropriate location and uses a simple 3'x4' wood timbered window well around an Andersen casement window. An air conditioning condenser would be shifted a couple of feet to allow this work.
5. Staff's opinion is that the addition does not destroy historic materials features, spaces, or spatial relationships that characterize the property; that the new addition is adequately differentiated from the old and compatible in size, scale, and design; and that if removed in the future, the proposed work would leave behind more historic integrity than the current addition to the house will offer.

MOTION

(Note that the motion is only a suggestion. The Review Committee, consisting of staff and at least two Commissioners, will meet with the applicant on site and then make a recommendation at the meeting.)

I move that the Commission issue a certificate of appropriateness for the application at 233 Crest, a contributing property in the Old West Side Historic District, to remove a rear addition

from 1989 and construct a 556-square-foot two-story addition, and to install a basement egress window on the south elevation near the back corner of the house, as proposed. The work is compatible in exterior design, arrangement, materials, and relationship to the house and the surrounding area and meets the *City of Ann Arbor Historic District Design Guidelines* for All Additions and Windows, and *The Secretary of the Interior's Standards for Rehabilitation and Guidelines for Rehabilitating Historic Buildings*, in particular standards 2, 9 and 10 and the guidelines for New Additions, District or Neighborhood Setting, and Windows.

MOTION WORKSHEET

I move that the Commission issue a Certificate of Appropriateness for the work at 233 Crest in the Old West Side Historic District

_____ Provided the following condition(S) is (ARE) met: 1) STATE CONDITION(s)

The work is generally compatible with the size, scale, massing, and materials and meets the Secretary of the Interior's Standards for Rehabilitation, standard(S) number(S) (*circle all that apply*): 1, 2, 3, 4, 5, 6, 7, 8, 9, 10

ATTACHMENTS: application, photos, drawings, materials details

233 Crest, May 2008 survey photo





City of Ann Arbor
PLANNING & DEVELOPMENT SERVICES — PLANNING
SERVICES

HDC17-045
3/31/17

301 E. Huron Street | P.O. Box 8647 | Ann Arbor, Michigan 48107-8647
p. 734.794.6265 | f. 734.994.8312 | planning@a2gov.org

ANN ARBOR HISTORIC DISTRICT COMMISSION APPLICATION

Section 1: Property Being Reviewed and Ownership Information

Address of Property: 233 Crest St. Ann Arbor, MI 48103

Historic District: Old West Side

Name of Property Owner (If different than the applicant):
Jennifer Charnizon and Eric Gutenberg

Address of Property Owner: 233 Crest St., Ann Arbor, MI 48103

Daytime Phone and E-mail of Property Owner: 734-649-1244, gutenzon@gmail.com

Signature of Property Owner: [Signature] Date: 3/31/17

Section 2: Applicant Information

Name of Applicant: Amanda Fort

Address of Applicant: 2708 Inverness Rd, Shaker Heights, OH 44122

Daytime Phone: (718) 872-8116 Fax: ()

E-mail: amanda@danestreetstudio.com

Applicant's Relationship to Property: owner architect contactor X other

Signature of applicant: [Signature] Date: 3-30-17

Section 3: Building Use (check all that apply)

Residential Single Family Multiple Family Rental

Commercial Institutional

Section 4: Stille-DeRossett-Hale Single State Construction Code Act
(This item **MUST BE INITIALED** for your application to be **PROCESSED**)

Public Act 169, Michigan's Local Historic Districts Act, was amended April 2004 to include the following language: "...the applicant has certified in the application that the property where the work will be undertaken has, or will have before the proposed completion date, a fire alarm or smoke alarm complying with the requirements of the Stille-DeRossett-Hale Single State Construction Code Act, 1972 PA 230, MCL 125.1501 to 125.1531."

Please initial here: [Initials]

Section 5: Description of Proposed Changes (attach additional sheets as necessary)

1. Provide a brief summary of proposed changes. Removal of an existing 118 sq ft addition added in 1989, to be replaced by a proposed 556 sq ft, two-story addition at the rear of the home. Addition will include expanded kitchen area, powder room, mud room, and family room on the first floor, and a new master bedroom, bathroom, and closet on the second floor. A new wood deck will be built to allow access to driveway from new back door. Addition will be clad in fiber cement siding, with new vinyl clad windows.
2. Provide a description of existing conditions. _____
Existing home is clad in orig. cedar lap siding (4.75" exp.) below, with orig. cedar shake siding above. A small addition built in 1989 expanded the existing dining room and master bedroom by 59 sq ft each. The house contains all original wood double-hung and casement windows on the N, S, and W elevations. The home is 3bd, 1 bath.
3. What are the reasons for the proposed changes? The owners would like a first floor bathroom, additional living space (only one currently exists), and an additional bedroom to accommodate family from out of town. Four persons currently share the one bathroom, so an additional full bath is desired. The existing kitchen is also tight for more than one cook.
4. Attach any additional information that will further explain or clarify the proposal, and indicate these attachments here.
We are proposing an addition of 556 total sq. ft. This is 47% of the assumed orig. total area. Our proposed footprint of 301 sq ft is 51% of the assumed orig. footprint. We do not have records of the home prior to the 1989 addition and therefore, cannot be certain of the original sq ft.
5. Attach photographs of the existing property, including at least one general photo and detailed photos of proposed work area.

However, we feel we have been respectful of the committees guidelines for size as much as was possible.

STAFF USE ONLY

Date Submitted: _____ Application to _____ Staff or _____ HDC

Project No.: HDC Fee Paid: _____

Pre-filing Staff Reviewer & Date: _____ Date of Public Hearing: _____

Application Filing Date: _____ Action: _____ HDC COA _____ HDC Denial

Staff signature: _____ _____ HDC NTP _____ Staff COA

Comments:



Existing Photographs

March 30, 2017

Front Elevation (West)

CHARNIZON GUTENBERG RESIDENCE
233 CREST STREET, ANN ARBOR, MI 48103

DANE & STREET & STUDIO



Existing Photographs

March 30, 2017

Side Elevation (North)

CHARNIZON GUTENBERG RESIDENCE
233 CREST STREET, ANN ARBOR, MI 48103

DANE & STREET & STUDIO



Existing Photographs

March 30, 2017

Rear Elevation (East)

CHARNIZON GUTENBERG RESIDENCE
233 CREST STREET, ANN ARBOR, MI 48103

DANE & STREET & STUDIO



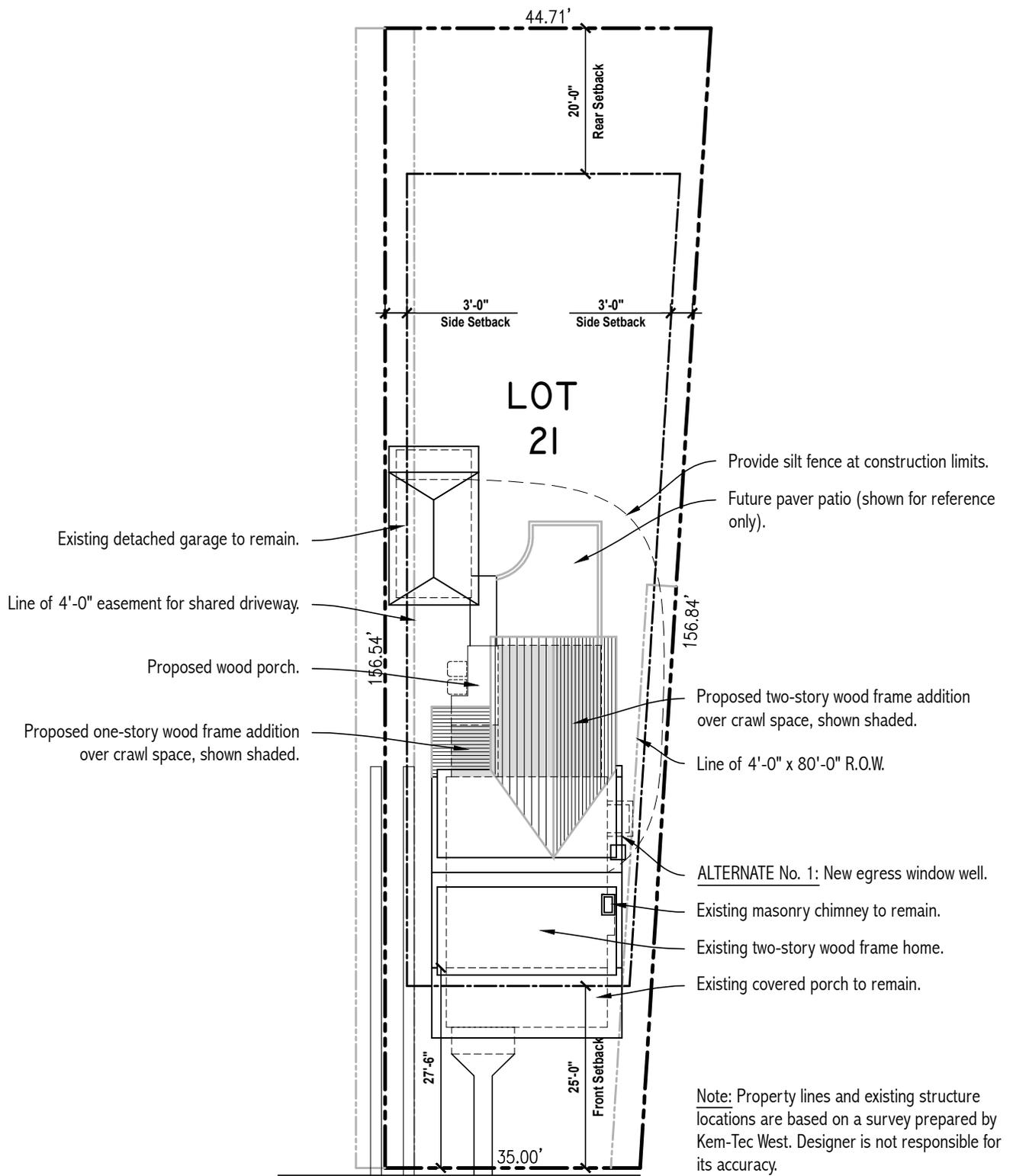
Existing Photographs

March 30, 2017

Side Elevation (South)

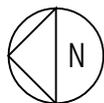
CHARNIZON GUTENBERG RESIDENCE
233 CREST STREET, ANN ARBOR, MI 48103

DANE & STREET & STUDIO



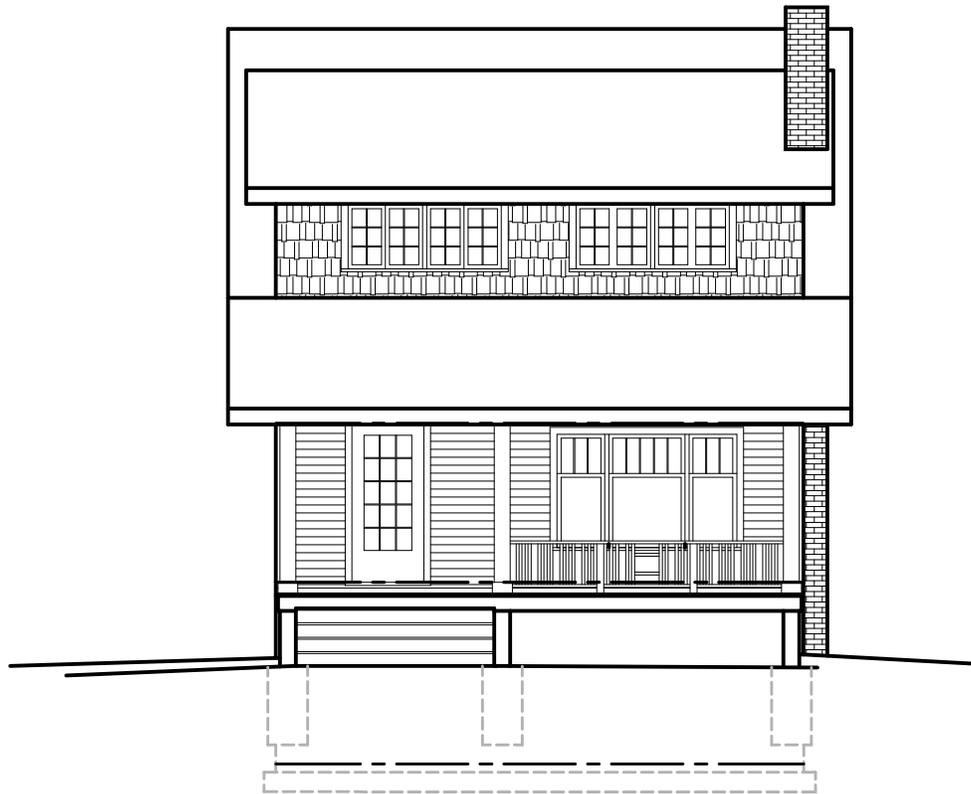
Note: No significant changes to the grade are proposed at this time.

Crest Avenue



PROPOSED SITE PLAN
Scale: 1" = 20'

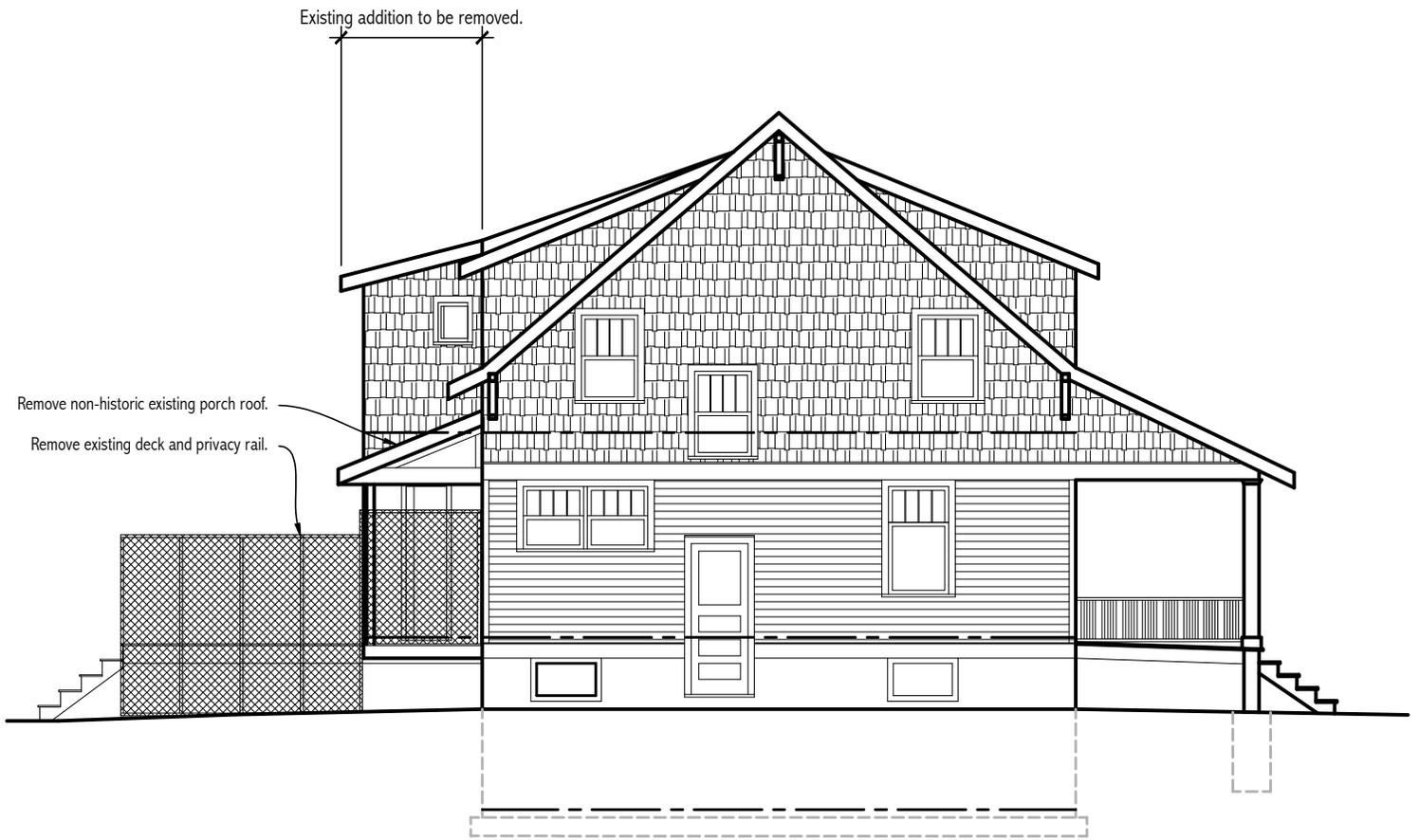
CHARNIZON-GUTENBERG RESIDENCE



EXISTING FRONT ELEVATION

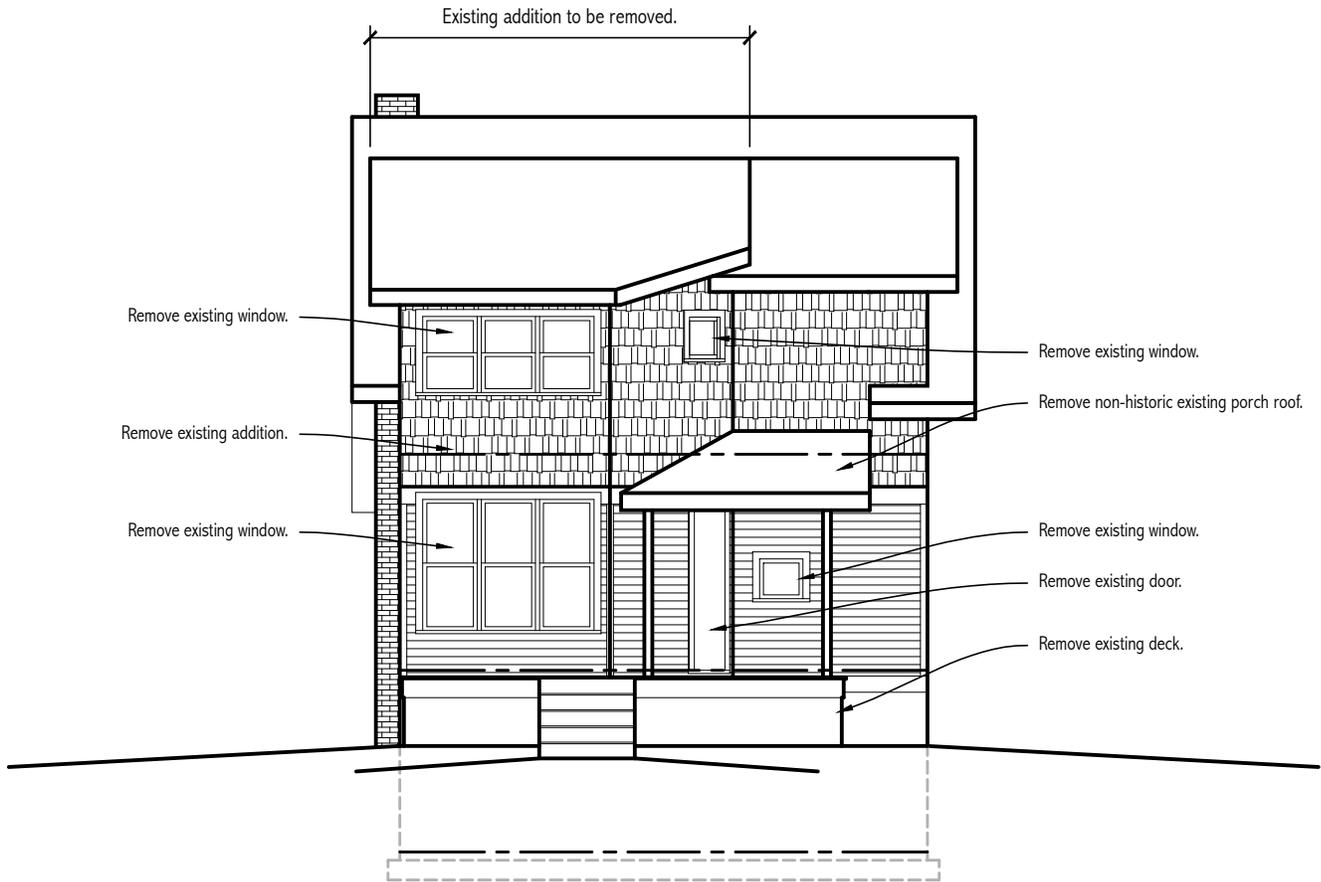
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CHARNIZON-GUTENBERG RESIDENCE



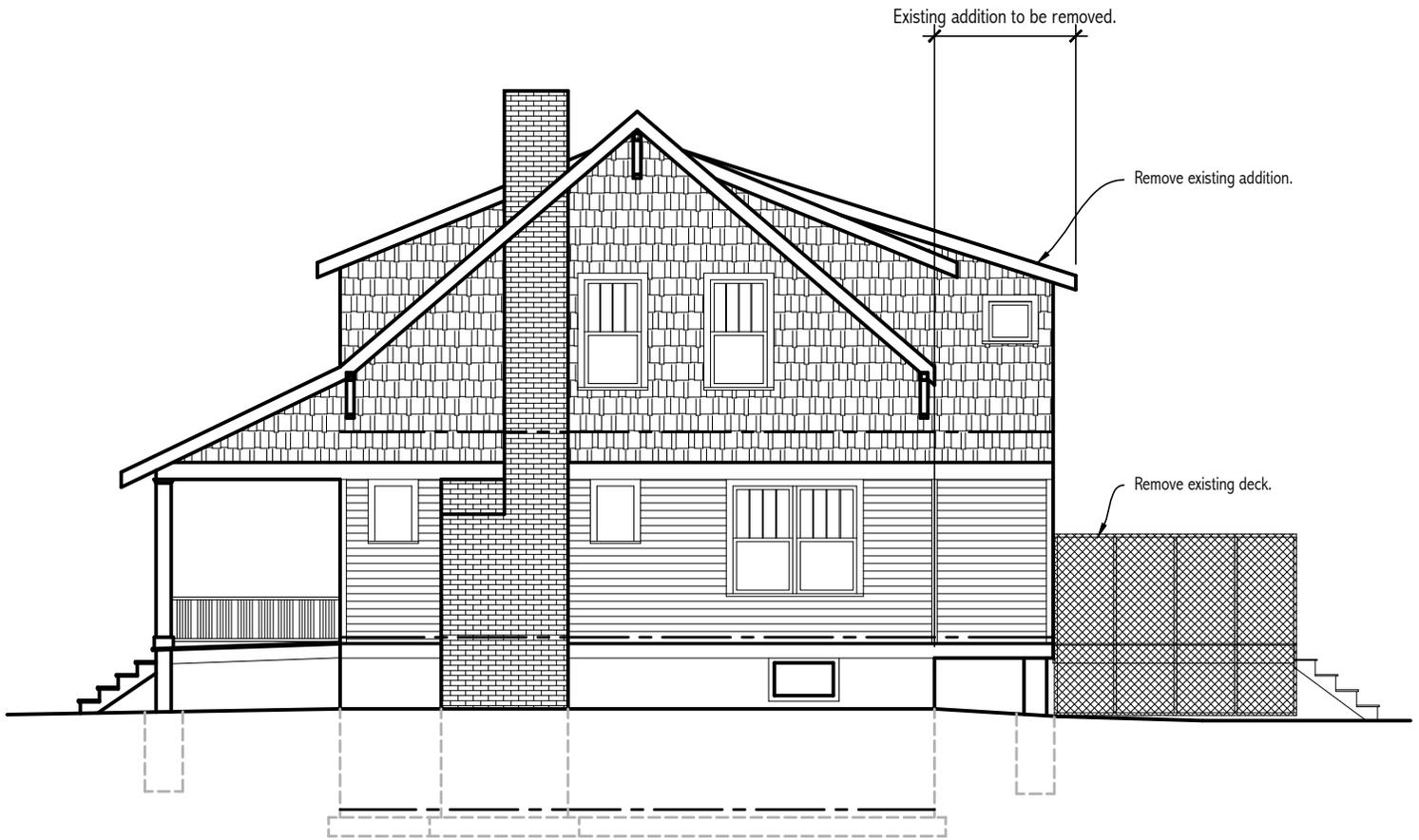
N
 EXISTING SIDE ELEVATION
 Scale: $\frac{1}{8}'' = 1'-0''$

CHARNIZON-GUTENBERG RESIDENCE



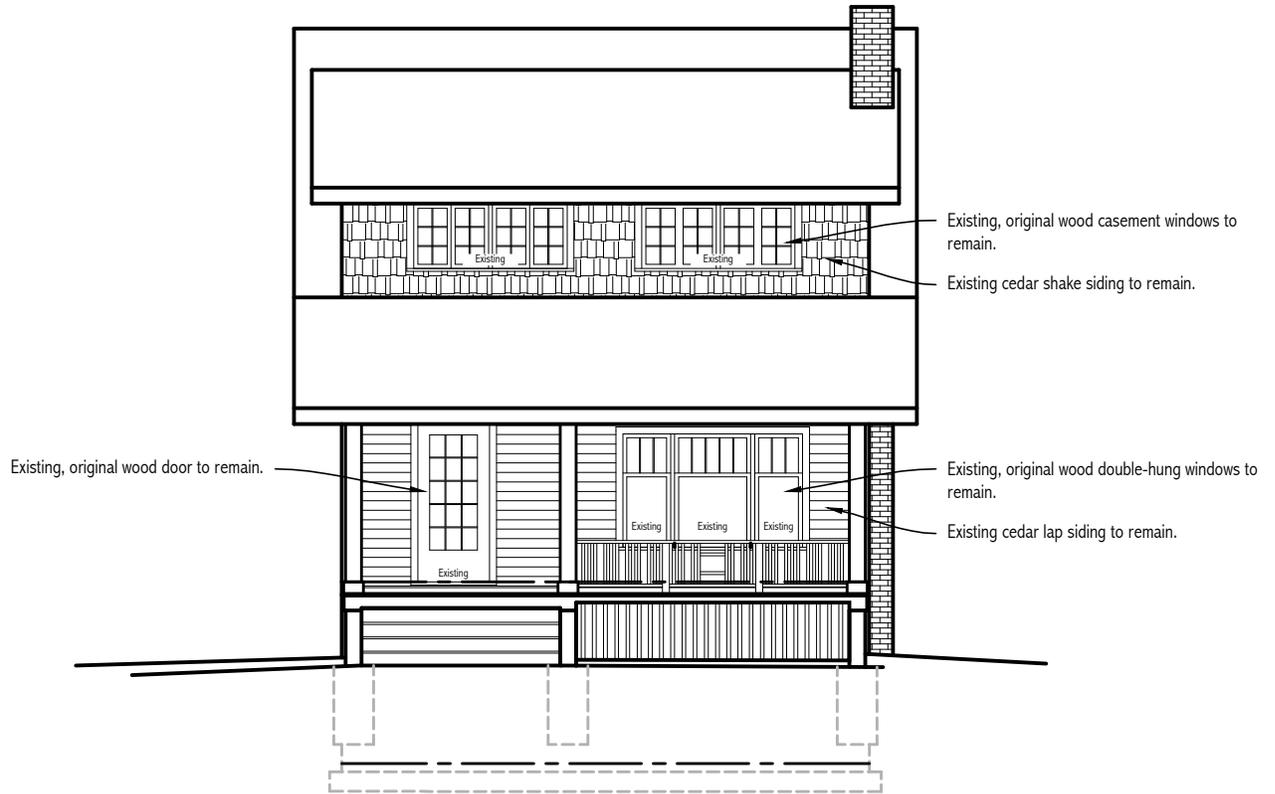
E
 EXISTING REAR ELEVATION
 Scale: $\frac{1}{8}'' = 1'-0''$

CHARNIZON-GUTENBERG RESIDENCE



S EXISTING SIDE ELEVATION
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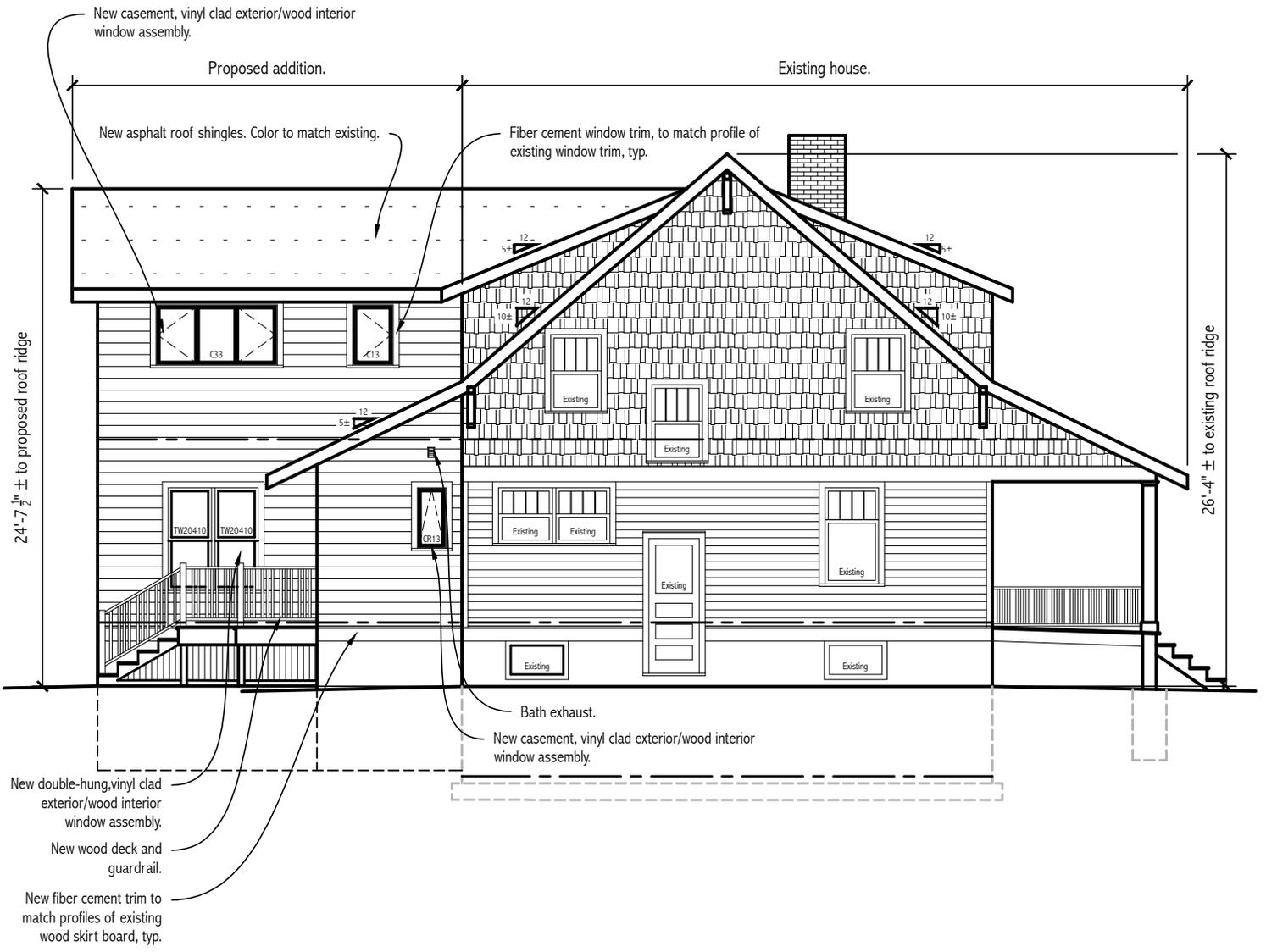
CHARNIZON-GUTENBERG RESIDENCE



W

PROPOSED FRONT ELEVATION
 Scale: $\frac{1}{8}" = 1'-0"$

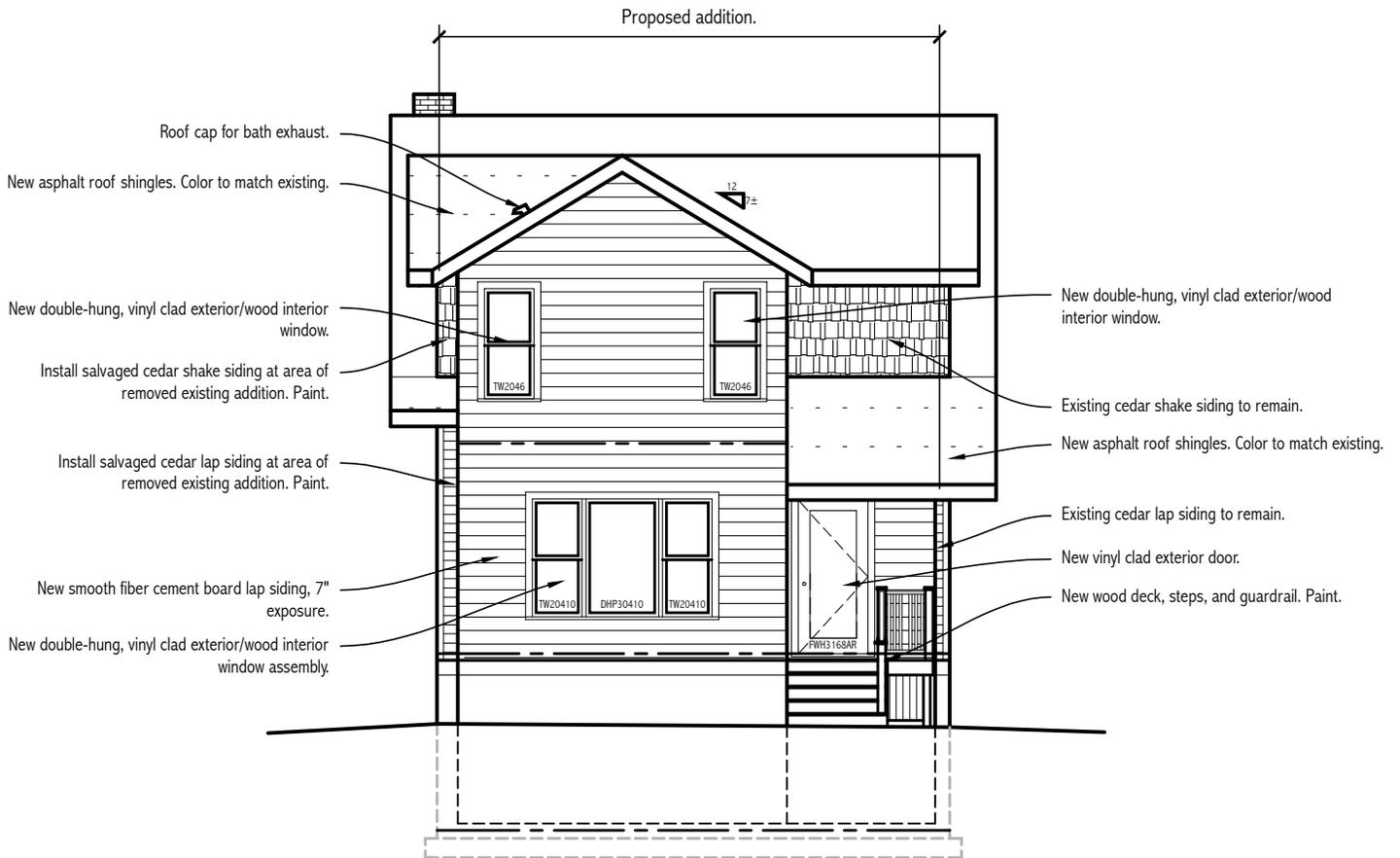
CHARNIZON-GUTENBERG RESIDENCE



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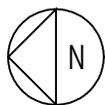
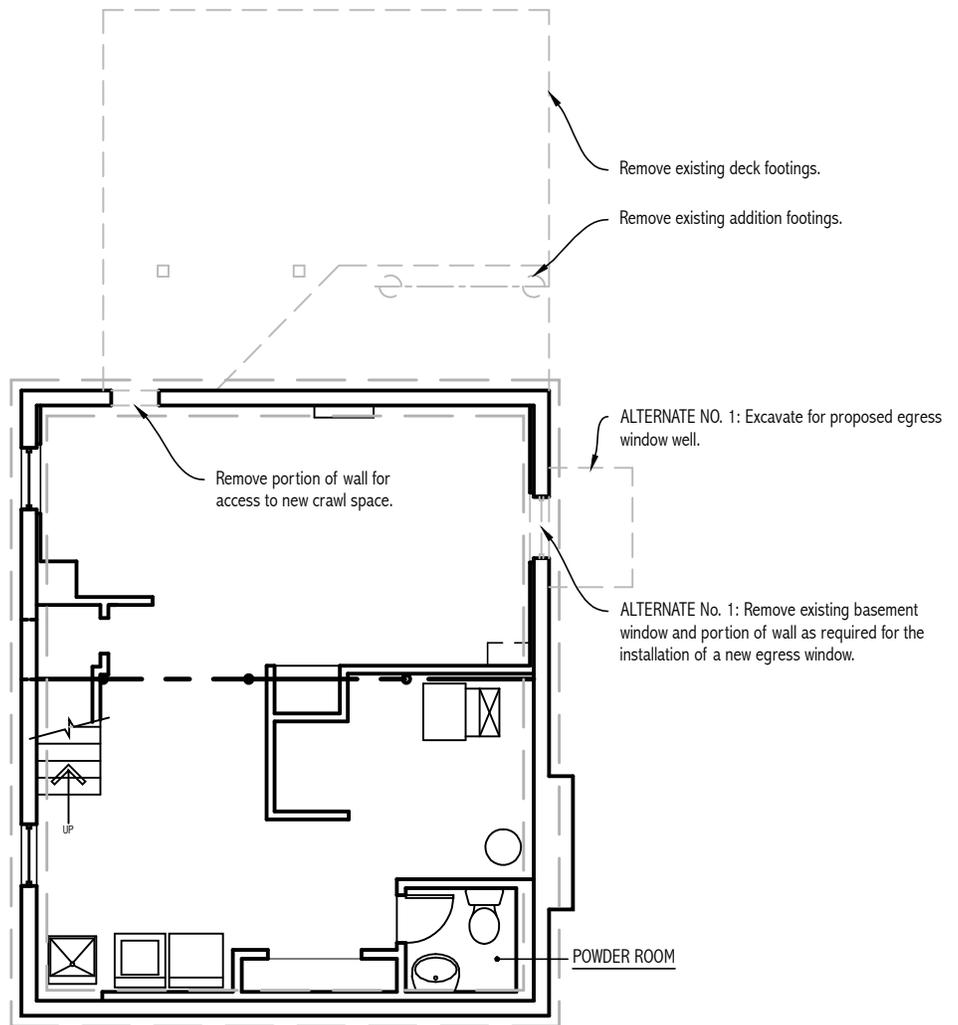
PROPOSED SIDE ELEVATION
 Scale: $\frac{1}{8}'' = 1'-0''$

CHARNIZON-GUTENBERG RESIDENCE



E PROPOSED REAR ELEVATION
 Scale: 1/8" = 1'-0"

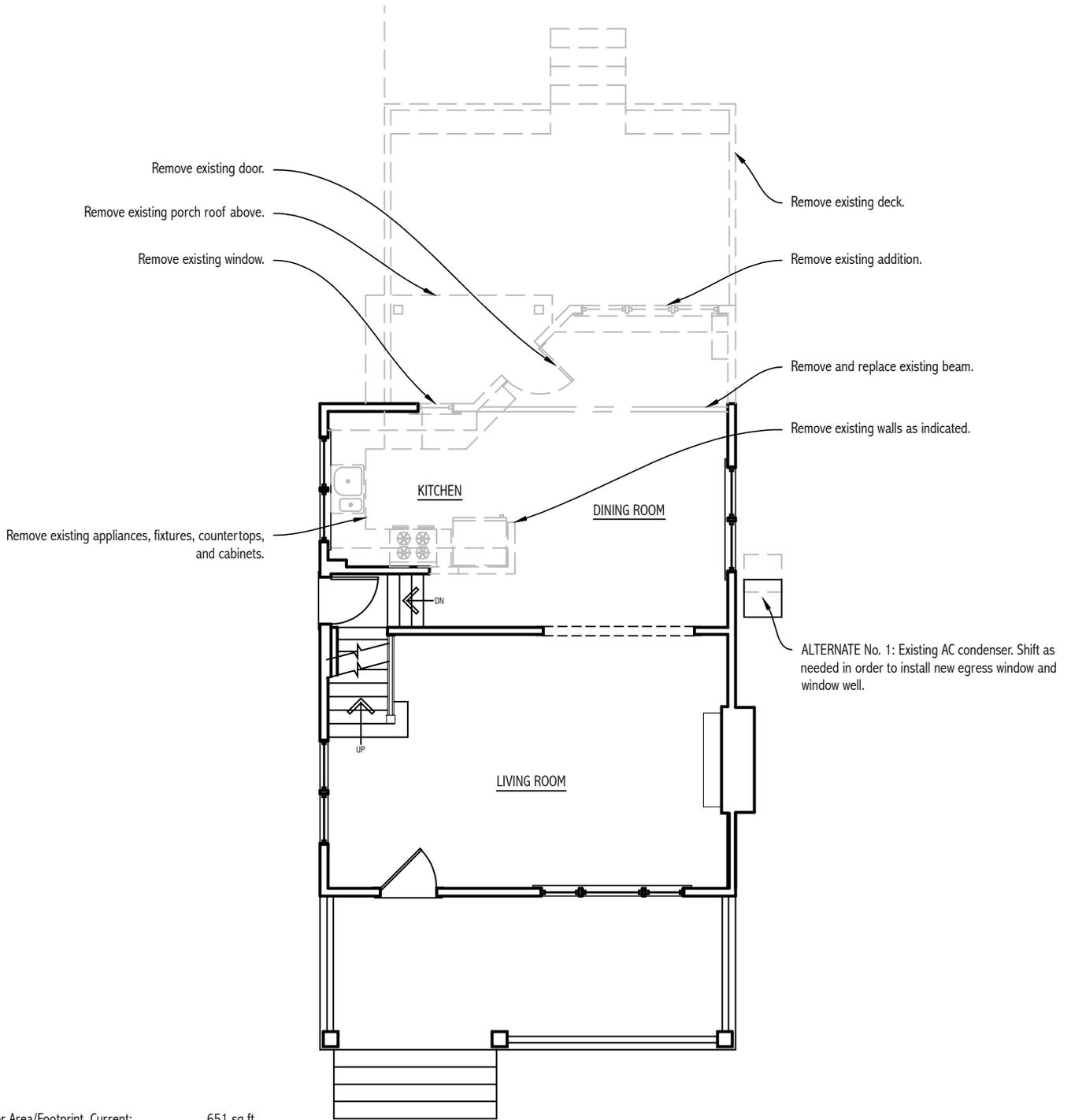
CHARNIZON-GUTENBERG RESIDENCE



EXISTING BASEMENT PLAN

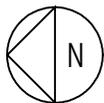
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CHARNIZON-GUTENBERG RESIDENCE



First Floor Area/Footprint, Current: 651 sq ft

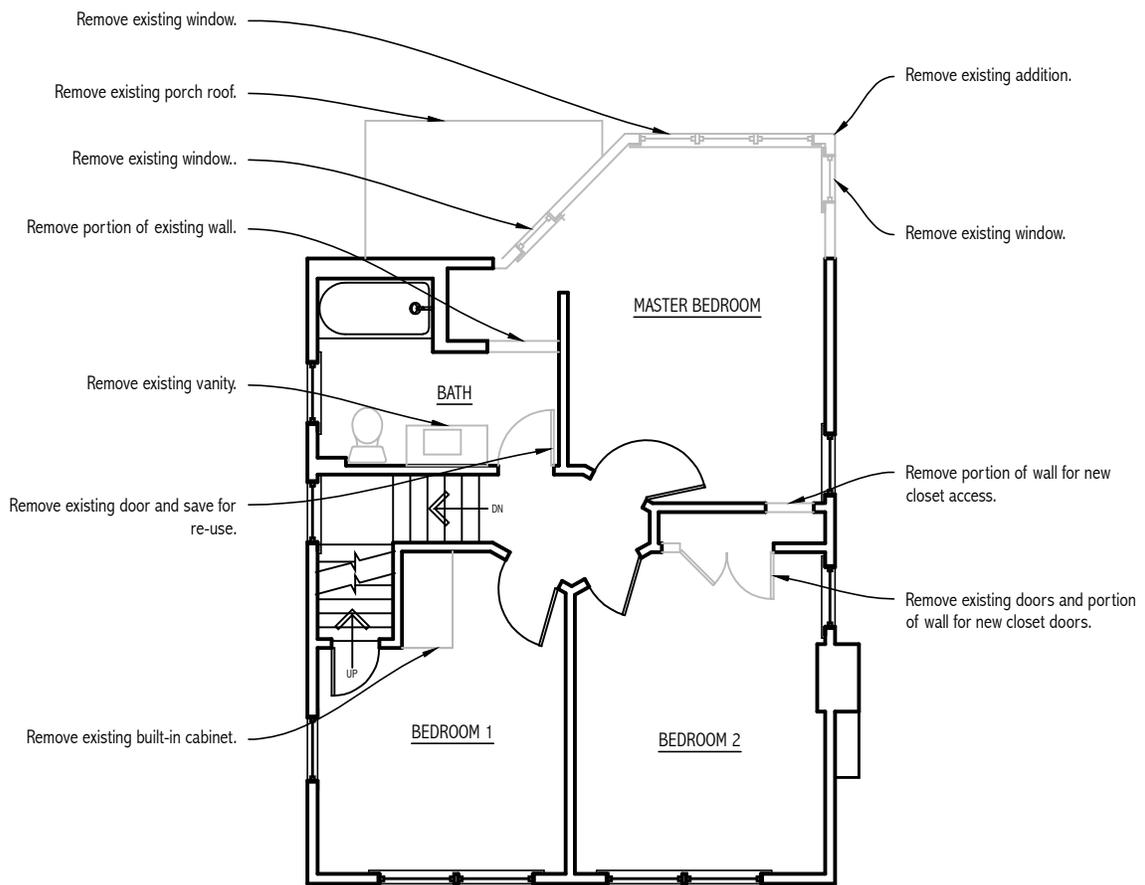
First Floor Area/Footprint, Original (assumed): 592 sq ft



EXISTING FIRST FLOOR PLAN

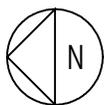
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CHARNIZON-GUTENBERG RESIDENCE



Second Floor Area/Footprint, Current: 649 sq ft

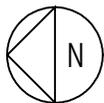
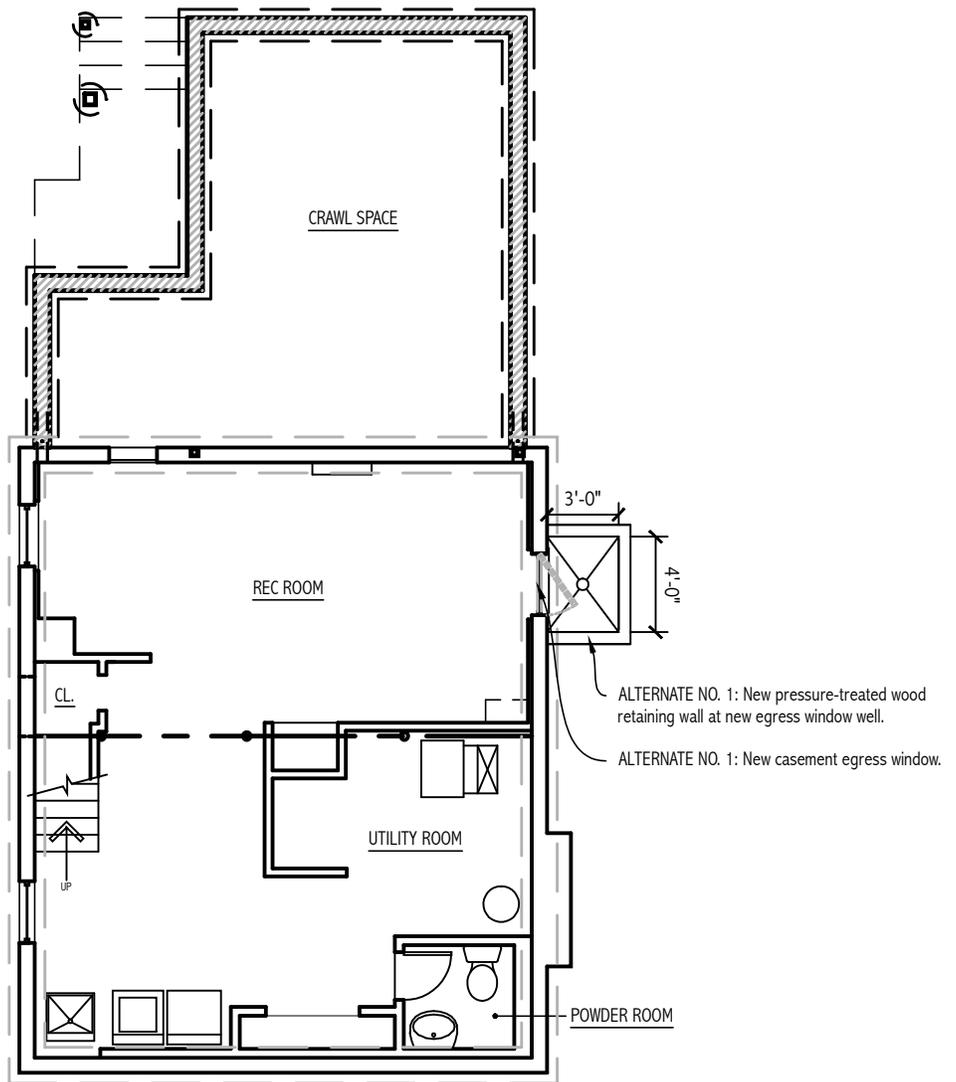
Second Floor Area/Footprint, Original (assumed):590 sq ft



EXISTING SECOND FLOOR PLAN

Scale: $\frac{1}{8}'' = 1'-0''$

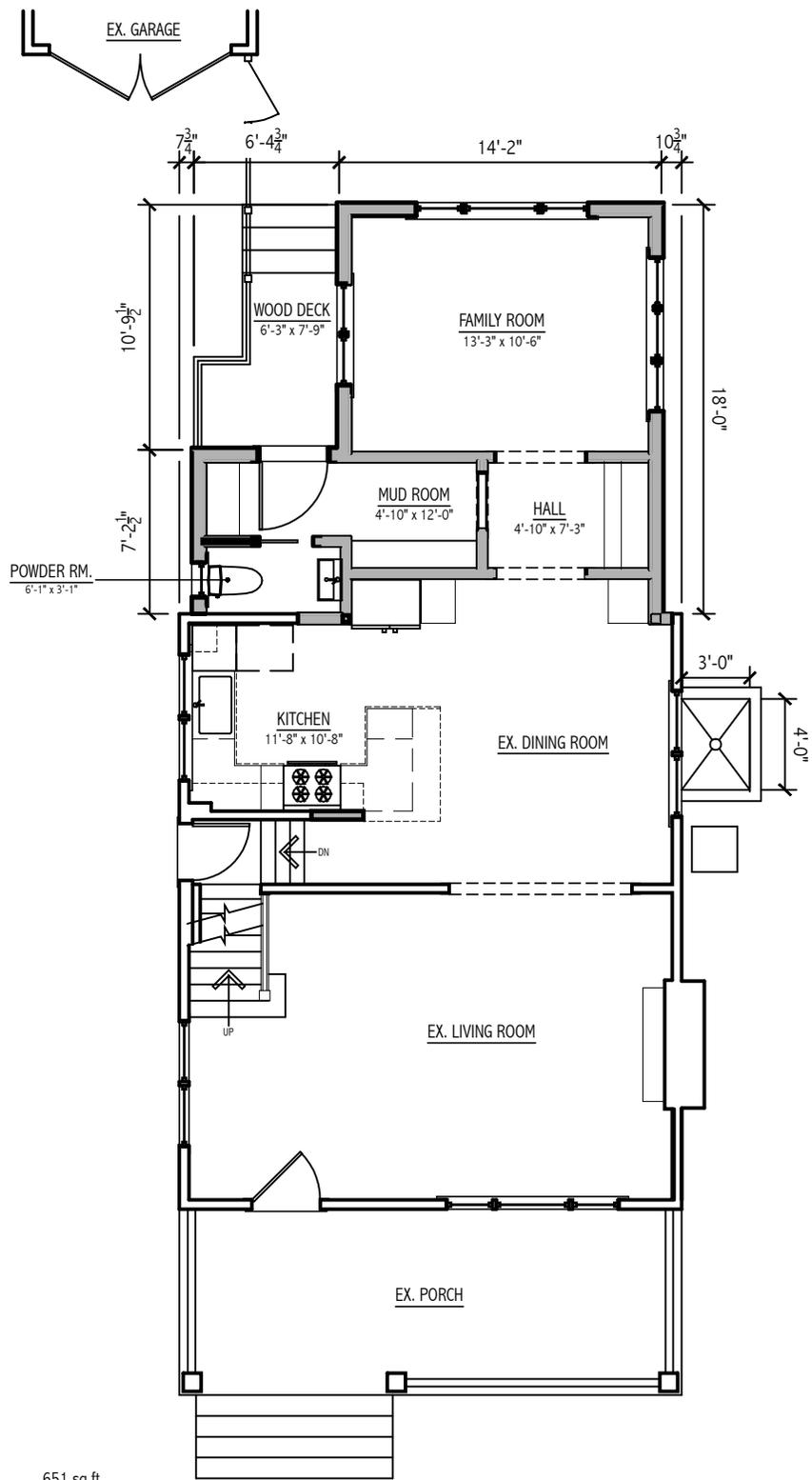
CHARNIZON-GUTENBERG RESIDENCE



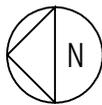
PROPOSED BASEMENT PLAN

Scale: $\frac{1}{8}'' = 1'-0''$

CHARNIZON-GUTENBERG RESIDENCE



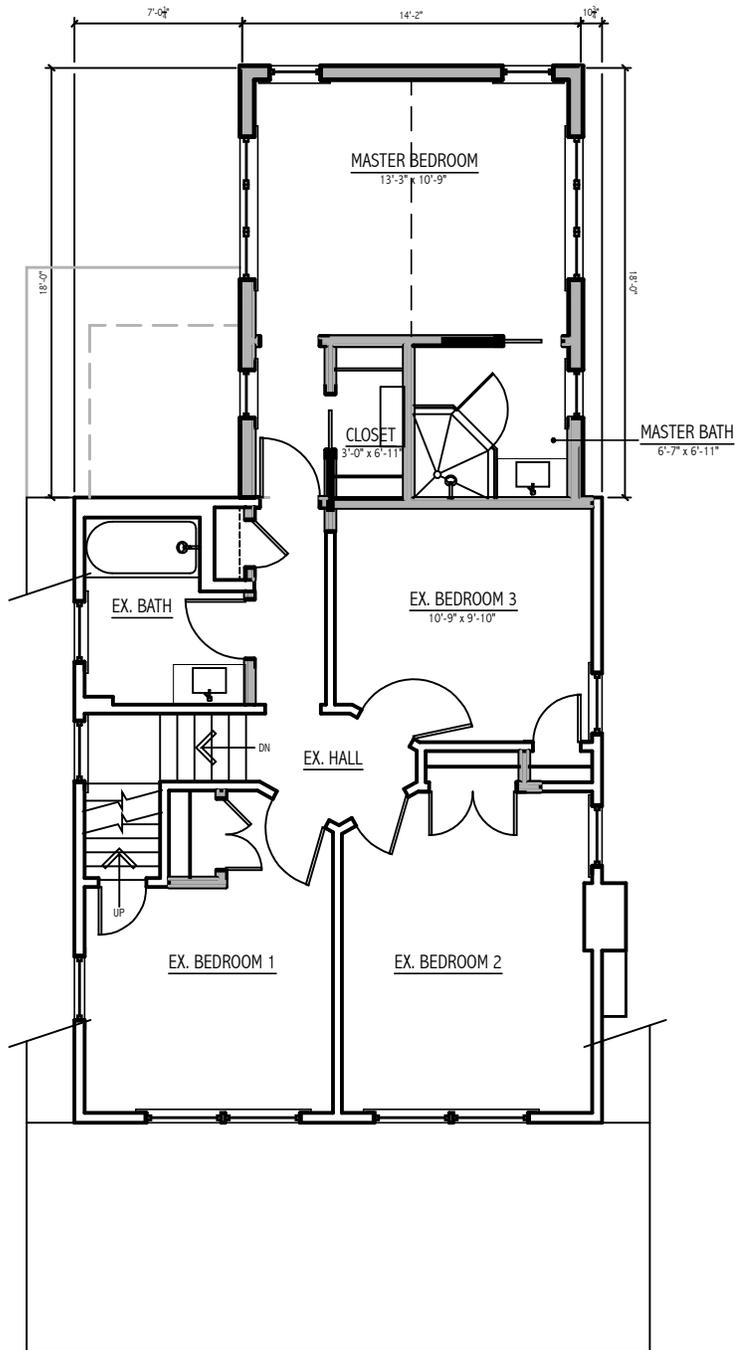
First Floor Area/Footprint, Current:	651 sq ft
First Floor Area/Footprint, Proposed:	893 sq ft
Area Added:	301 sq ft
First Floor Area/Footprint, Original (assumed):	592 sq ft
Total Floor Area, Current:	1300 sq ft
Total Floor Area, Proposed:	1738 sq ft
Area Added:	556 sq ft
Total Floor Area, Original (assumed):	1182 sq ft



PROPOSED FIRST FLOOR PLAN

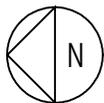
Scale: $\frac{1}{8}'' = 1'-0''$

CHARNIZON-GUTENBERG RESIDENCE



Second Floor Area/Footprint, Current: 649 sq ft
 Second Floor Area/Footprint, Proposed: 845 sq ft
 Area Added: 255 sq ft
 Second Floor Area/Footprint, Original (assumed): 590 sq ft

 Total Floor Area, Current: 1300 sq ft
 Total Floor Area, Proposed: 1738 sq ft
 Area Added: 556 sq ft
 Total Floor Area, Original (assumed): 1182 sq ft



PROPOSED SECOND FLOOR PLAN

Scale: $\frac{1}{8}'' = 1'-0''$

CHARNIZON-GUTENBERG RESIDENCE



TILT-WASH DOUBLE-HUNG WINDOWS

Andersen® 400 Series tilt-wash double-hung windows are engineered to provide outstanding performance and style. Combined with the tilt-to-clean sash, it's easy to see why it's our best selling double-hung. Exteriors use three different levels of protection from the elements. On the inside you have the choice of natural pine or low-maintenance white, dark bronze or black* finish. For added style there is a wide range of grille patterns and hardware options.

DURABLE

- Virtually maintenance-free
- Perma-Shield® exteriors never need painting and won't peel, blister, flake or corrode**
- Frame exterior is protected by a tough vinyl cover that resists dents and repels water and provides long-lasting protection
- Available with Stormwatch® protection for coastal areas

ENERGY EFFICIENT

- Weather-resistant construction for greater comfort and energy efficiency
- Weatherstripping is designed to seal out drafts, wind and water
- Variety of Low-E4® glass options are available to help control heating and cooling costs in any climate
- Many 400 Series tilt-wash double-hung windows have options that make them ENERGY STAR® v. 6.0 certified throughout the U.S.



BEAUTIFUL

- Seven exterior color options
- Natural pine, white, dark bronze or black* interiors
- Add style with grilles, exterior trim or patterned glass

EXTERIOR COLORS



*Dark Bronze and Black interiors are only available with Dark Bronze and Black exteriors respectively. See your Andersen dealer for availability. **Visit andersenwindows.com/warranty for details. "ENERGY STAR" is a registered trademark of the U.S. Environmental Protection Agency.

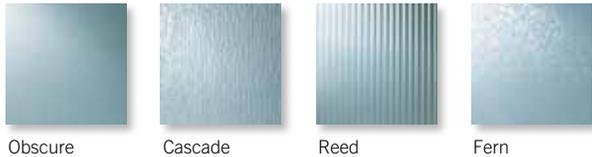
400 SERIES TILT-WASH DOUBLE-HUNG WINDOWS

GLASS OPTIONS

- Low-E4® glass
 - Low-E4 glass with HeatLock® technology
 - Low-E4 Sun glass
 - Low-E4 SmartSun™ glass
 - Low-E4 SmartSun glass with HeatLock technology
- Additional glass options are available. Contact your Andersen dealer.

PATTERNED GLASS

Ideal for letting light into the home while obscuring vision. Available in four attractive patterns.



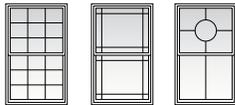
EXTERIOR TRIM



Available in 11 colors to complement your exterior.

GRILLES

Choose from dozens of popular designs or work with Andersen to create custom patterns.



INTERIOR OPTIONS



Naturally occurring variations in grain, color and texture of wood make each window one-of-a-kind. All wood interiors are unfinished unless prefinished White, Dark Bronze or Black is specified.

HARDWARE FINISHES



Distressed bronze and oil rubbed bronze are "living" finishes that will change with time and use.

HARDWARE

Standard



Black | Gold Dust
Stone | White

Stone finish is standard with wood interior units. White finish comes with prefinished interiors.

Estate™ (Optional)



Antique Brass | Bright Brass
Brushed Chrome | Distressed Bronze
Distressed Nickel | Oil Rubbed Bronze
Polished Chrome | **Satin Nickel**

*Dark Bronze and Black interiors are only available with Dark Bronze and Black exteriors respectively. See your Andersen dealer for availability. Printing limitations prevent exact color and finish duplication. See your Andersen dealer for actual finish samples.

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For more information, visit andersenwindows.com/400series

For help finding an Andersen product or dealer near you, please call us at 877.577.7655 or visit andersenwindows.com.



CASEMENT WINDOWS

Andersen® 400 Series casement windows are built to perform beautifully. Their solid wood frames and sash provide strength, while the vinyl covering and weather-tight construction keep the window and your home protected from the elements. On the inside you have the choice of natural pine or a low-maintenance white, dark bronze or black* finish. For added style there is a wide range of grille, hardware and art glass options. It's no wonder that they are our best-selling windows of all time.

DURABLE

- Virtually maintenance-free
- Perma-Shield® exteriors never need painting and won't peel, blister, flake or corrode**
- Frame exterior is protected by a tough vinyl cover that resists dents and repels water and provides long-lasting protection
- Available with Stormwatch® protection for coastal areas

ENERGY EFFICIENT

- Weather-resistant construction for greater comfort and energy efficiency
- Weatherstripping is designed to seal out drafts, wind and water
- Variety of Low-E4® glass options are available to help control heating and cooling costs in any climate
- Many 400 Series casement windows have options that make them ENERGY STAR® v. 6.0 certified throughout the U.S.



BEAUTIFUL

- Seven exterior color options
- Natural pine, white, dark bronze or black* interiors
- Extensive hardware selection
- Add style with grilles, exterior trim, art glass or patterned glass

EXTERIOR COLORS



White Canvas Sandtone Terratone Forest Green Dark Bronze Black



*Dark Bronze and Black interiors are only available with Dark Bronze and Black exteriors respectively. See your Andersen dealer for availability. **Visit andersenwindows.com/warranty for details. "ENERGY STAR" is a registered trademark of the U.S. Environmental Protection Agency.



CUSTOM SIZES

400 SERIES CASEMENT WINDOWS

GLASS OPTIONS

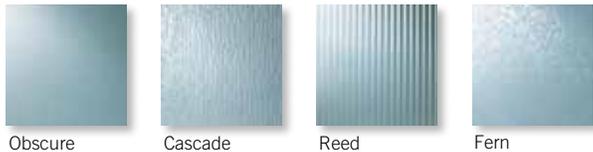
- Low-E4® glass
 - Low-E4 glass with HeatLock® technology
 - Low-E4 Sun glass
 - Low-E4 SmartSun™ glass
 - Low-E4 SmartSun glass with HeatLock technology
- Additional glass options are available. Contact your Andersen dealer.

ART GLASS

A wide range of art glass patterns, including Frank Lloyd Wright® designs are available to add beauty to your home.

PATTERNED GLASS

Available in four attractive patterns ideal for letting light into the home while obscuring vision.



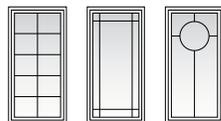
EXTERIOR TRIM



Available in 11 colors to complement your exterior.

GRILLES

Choose from dozens of popular designs or work with Andersen to create custom patterns



INTERIOR OPTIONS



Naturally occurring variations in grain, color and texture of wood make each window one-of-a-kind. All wood interiors are unfinished unless prefinished White, Dark Bronze or Black is specified.

HARDWARE FINISHES



Distressed bronze and oil rubbed bronze are "living" finishes that will change with time and use.

HARDWARE

CLASSIC SERIES™



Stone | White

ESTATE™



Antique Brass | Bright Brass
Brushed Chrome | Distressed Bronze
Distressed Nickel | Oil Rubbed Bronze
Polished Chrome | Satin Nickel

TRADITIONAL FOLDING



Antique Brass | Black | Bright Brass
Distressed Bronze | Distressed Nickel |
Gold Dust | Oil Rubbed Bronze | Satin Nickel
Stone | White

CONTEMPORARY FOLDING



Black | Bright Brass
Gold Dust | Oil Rubbed Bronze
Satin Nickel | Stone | White

*Dark Bronze and Black interiors are only available with Dark Bronze and Black exteriors respectively. See your Andersen dealer for availability. Printing limitations prevent exact color and finish duplication. See your Andersen dealer for actual finish samples.

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WINDOWS • DOORS
Andersen® 

For more information, visit andersenwindows.com/400series

For help finding an Andersen product or dealer near you, please call us at 877.577.7655 or visit andersenwindows.com.



FRENCHWOOD® HINGED INSWING PATIO DOORS

Andersen® 400 Series Frenchwood® hinged patio doors not only open your home to the world outside, they bring the beauty of nature inside. With traditional design and modern performance, these doors give you the choice of four interiors, including unfinished pine, oak and maple, or a low-maintenance white finish. For added style, a wide range of grille, hardware and art glass options are available.

DURABLE

- Virtually maintenance-free
- Perma-Shield® exteriors never need painting and won't peel, blister, flake or corrode*
- Frame exterior is protected by a tough vinyl cover that resists dents, repels water and provides long-lasting protection
- Wood panel members exterior are coated with a urethane finish
- The sill features three-piece construction of solid oak and aluminum fortified by Fibrex® material

ENERGY EFFICIENT

- Weather-resistant construction for greater comfort and energy efficiency
- Weatherstripping is designed to seal out drafts, wind and water
- A variety of Low-E4® glass options are available to control heating and cooling costs in any climate
- Many 400 Series Frenchwood® hinged patio doors have options that achieve ENERGY STAR® version 6.0 certifications in all 50 states**



BEAUTIFUL

- Four exterior color options
- Unfinished pine, oak, maple or factory-finished white interiors
- Extensive hardware selection
- Add style with grilles, exterior trim, art glass or patterned glass

EXTERIOR COLORS



White Sandtone Terratone Forest Green



*Visit andersenwindows.com/warranty for details.

**Visit andersenwindows.com to verify that the product and glass type are ENERGY STAR certified in your area. "ENERGY STAR" is a registered trademark of the U.S. Environmental Protection Agency.

400 SERIES FRENCHWOOD® HINGED INSWING PATIO DOORS

GLASS OPTIONS

LOW-E4® GLASS

- Low-E4® tempered glass
- Low-E4® SmartSun™ tempered glass
- Low-E4® Sun tempered glass
- Additional glass options are available. Contact your Andersen dealer.

ART GLASS

A wide range of art glass patterns, including Frank Lloyd Wright® series designs are available to add beauty to your home.

PATTERNED GLASS

Available in four attractive patterns ideal for letting light into the home while obscuring vision.

ADDITIONAL FEATURES

- Available in one-, two- and three-panel configurations
- Multipoint locking system that seals the doors tight at the top, center and bottom
- A thermal barrier in the sill reduces conductive heat loss and limits condensation on the inside
- Quality construction with mortise-and-tenon dowel joints
- Extensive array of options and accessories, including sidelights and transom windows
- Adjustable hinges with ball-bearing pivots for smooth, frictionless movement

INTERIOR OPTIONS



*Prefinished White interiors are only available on units with White exteriors. Naturally occurring variations in grain, color and texture of wood make each door one-of-a-kind. All wood interiors are unfinished unless prefinished White is specified.

HARDWARE FINISHES



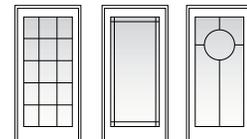
*Distressed Bronze and Oil Rubbed Bronze are "living" finishes that will change with time and use.

EXTERIOR TRIM

Available in 11 colors to complement your exterior.

GRILLES

Choose from dozens of popular designs or work with Andersen to create custom patterns.



Printing limitations prevent exact color and finish duplication. See your Andersen dealer for actual finish samples.
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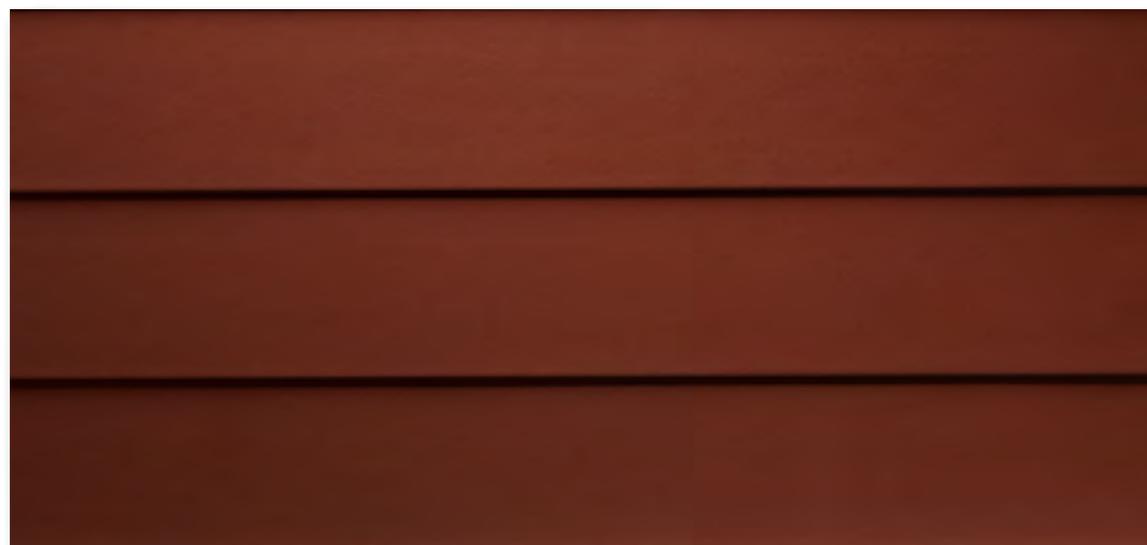
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● HardiePlank® Lap Siding

HardiePanel® Vertical Siding

HardieShingle® Siding



SMOOTH

Countrylane Red

Thickness	5/16 in.					
Length	12 ft. planks					
Width	5.25 in.	6.25 in.	7.25 in.	8.25 in.	9.25 in.*	12 in.**
Exposure	4 in.	5 in.	6 in.	7 in.	8 in.	10.75 in.
ColorPlus Pcs./Pallet	324	280	252	210		
Prime Pcs./Pallet	360	308	252	230	190	152
Pcs./Sq.	25.0	20.0	16.7	14.3	12.5	9.3

Available Colors

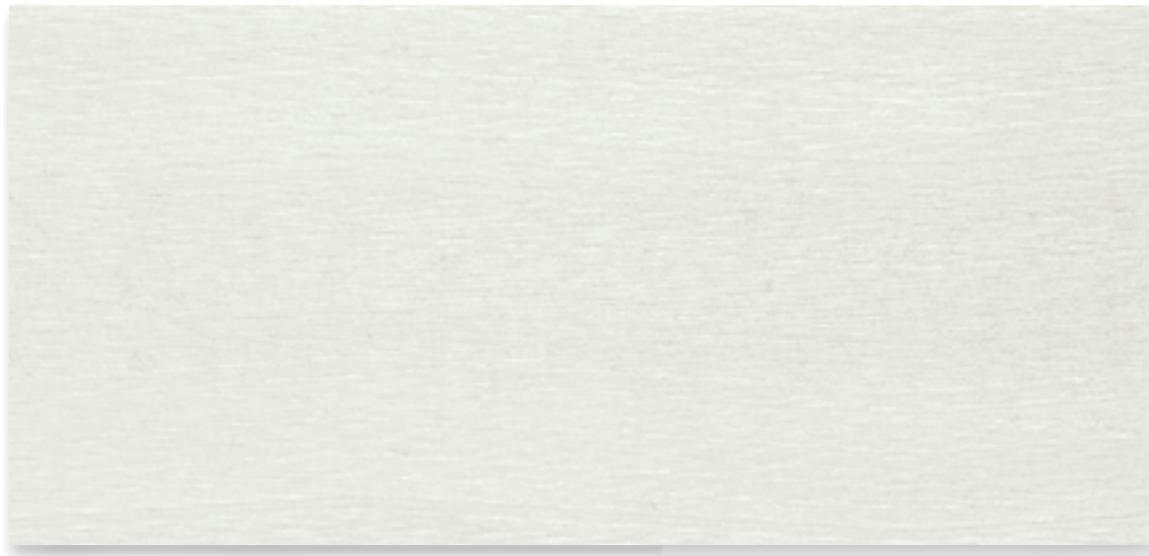


[View all HardiePlank Lap Siding Products](#)

*9.25 in. only available primed.
 **12 in. only available primed and in select areas.

● HardieTrim® Boards

HardieTrim® Batten Boards



4/4 NT3® SMOOTH

Arctic White

Thickness	.75 in.				
Length	12 ft. boards				
Width	3.5 in.	5.5 in.	7.25 in.	9.25 in.	11.25 in.
Pcs./Pallet	312	208	156	104	104

Available Colors



[View all HardieTrim Boards](#)