City of Gainesville
Department of Doing
Planning Division

PO Box 490, Station 11
Gainesville, FL 32627-0490
306 NE 6th Avenue
P: (352) 334-5022
F: (352) 334-2648

HISTORIC PRESERVATION BOARD STAFF REPORT

PUBLIC HEARING DATE: August 3, 2021
ITEM NO: #6 under New Business
PROJECT NAME AND NUMBER: HP-21-00069, 121 NE 8th Street
APPLICATION TYPE: Quasi-Judicial: Reroof from shingle to metal
RECOMMENDATION: Staff recommends approval of the reroof from shingle to a standing seam metal roof with the condition that the finish be Galvalume or a light to medium gray paint finish.

CITY PROJECT CONTACT: Jason Simmons

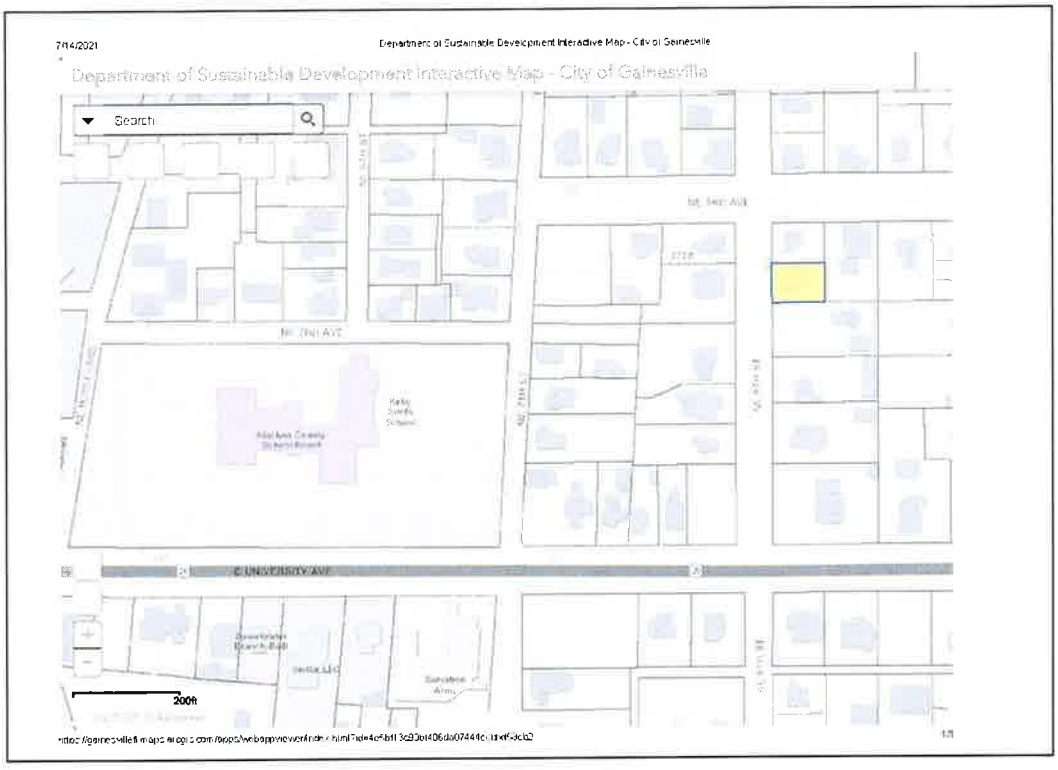


Figure 1: Location Map

APPLICATION INFORMATION:

Agent/Applicant:	Sobel & Sobel
Property Owner(s):	Sobel & Sobel

SITE INFORMATION:

Address:	121 NE 8th Street
Parcel Number(s):	11939-000-000
Existing Use(s):	Single-Family Residential
Zoning Designation(s):	Urban 2
Historic District	Northeast Residential Historic District
Historic District Status:	Contributing
Date of construction:	1900 per ACPA; c1913 per AL00671

PURPOSE AND DESCRIPTION:

Robert Tracey, Bobby's Roofing of the Florida Keys, Inc., agent for Jennifer L. Sobel, owner. Certificate of Appropriateness to reroof an existing duplex and a single-family dwelling with a metal roof. Located at 121 NE 8th Street. The duplex is a contributing structure and the single-family dwelling is a noncontributing structure to the Northeast Residential Historic District.

STAFF REVIEW AND RECOMMENDATION:

EXISTING

The existing multiple-family dwelling is a two-story, Colonial Revival (low) house with drop siding that was built in 1900 according to the Alachua County property appraiser's office, and c. 1913 per the Florida Master Site File AL00671. It appears on the Sanborn map of 1913 and represents a typical Gainesville dwelling of the 1910's. The house is a wood frame structure with drop siding and weatherboarding for exterior materials, a brick foundation, an entry porch, a brick foundation, and a gable roof with composition shingles. The building is approximately 1,824 square feet of heated space and 1,916 square feet of total area and it is a contributing structure to the Northeast Residential Historic District. A second structure on the property is also part of the reroofing project. This is a noncontributing structure of 472 square feet of heated area and 516 square feet of total area, with one bedroom and one bathroom, built in 1952.

PROPOSED

The proposal under consideration with this application would remove the existing shingles from the house and the auxiliary building and install a 24 gauge standing seam panel metal roof, with 16 inch panels and a one inch snap lock seam. The proposed roofing is Galvalume in color and is manufactured by Drexel Metals, Inc. (See Exhibit 3).

REVIEW

Roofs are a highly visible component of historic buildings and are an integral part of a building's overall design and architectural style. The Historic Preservation Board discussed and adopted a policy on April 2, 2013 concerning styles of metal roofing which would be allowed within the historic districts. The Historic Preservation Board approves metal roofing on a case-by-case basis depending on the style and use of the building. Recommended metal roofing for most buildings in the historic district is a 5-V crimp or standing seam metal, as spacing of these roofs is more sympathetic with historic metal roofs, and exposed fasteners are not as numerous or visible.

Basis for Approval – *Secretary of the Interior's Standards for Rehabilitation*

Consideration of a Certificate of Appropriateness application is pursuant to Section 30-3.5 of the Land Development Code and the Secretary of Interior's Standards for Rehabilitation which serves as the basis for the City of Gainesville's Historic Preservation Rehabilitation and Design Guidelines. The Historic Preservation Board shall adhere to the preservation principles of maintaining historic fabric and compatibility with surrounding properties.

The ***Historic Preservation Rehabilitation and Design Guidelines***, based on the Secretary of Interior Standards for Rehabilitation, which has become the authoritative guidelines for rehabilitation, list the following:

Roof and Roof Structures

Applicable Secretary Standards

2. *The historic character of a property shall be retained and preserved. The removal of historic materials or alteration of features and spaces that characterize a property shall be avoided.*

4. *Most properties change over time; those changes that have acquired historic significance in their own right shall be retained and preserved.*

5. *Distinctive features, finishes and construction techniques or examples of craftsmanship that characterize a historic property shall be preserved.*

6. *Deteriorated historic features shall be repaired rather than replaced. Where the severity of deterioration requires replacement of a distinctive feature, the new feature shall match the old in design, color, texture and other visual qualities and, where possible, materials. Replacement of missing features shall be substantiated by documentary, physical or pictorial evidence.*

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.

In planning roof repairs, it is important to identify significant features and materials and treat them with sensitivity under Standards 2 and 5. Under Standard 6, significant features and materials should be repaired rather than replaced. If replacement of a deteriorated feature is necessary, the new materials should closely match the original.

Roofs perform an essential function in keeping a building weather tight. As a result, they are particularly subject to change. In the local district the most common original roofing materials were embossed or crimped sheet metal and sawn wood shingles. Virtually all-original wood shingle coverings have been removed and often replaced with ornamental sheet metal. Such historic changes to roofs have gained significance in their own right and should be respected under Standard 4.

Where existing roofing material is non-original and not significant, there is greater flexibility. The existing roof may be retained, or replaced in a manner known to be accurate based on documentation or physical evidence, or treated in a contemporary style in compliance with Standards 6 and 9. In reviewing replacement of non-historic roof surfacing, it is important to keep in mind, Standard 9. Even if the existing surfacing is inappropriate, the replacement material must be compatible with the overall design of the building.

Rooftop additions are another common change to historic buildings. They are generally not suitable for smaller buildings of three stories or less or for buildings with very distinctive rooflines. They can, however, meet Standard 9 if certain conditions are met. The addition should be designed to be distinguished from the historic portion of the building; be set back from the wall plane; and be placed so it is inconspicuous when viewed from the street.

Recommended

1. Alterations to the configuration or shape of a historic roof should be confined to portions of the building not visible from the right-of-way.
2. Repointing of chimney mortar joints shall match the existing composition, joint size, and profile.
3. Retain and preserve the roof's shape, historic roofing materials and features.
4. Preserve the original roof form in the course of rehabilitation.
5. Provide adequate roof drainage and insure that the roofing material provides a weather tight covering for the structure.
6. Replace deteriorated roof surfacing with matching materials or new materials, such as composition shingles or tabbed asphalt shingles, in dark shades that match the original in composition, size, shape, color, and texture.
7. Retain or replace where necessary dormer windows, cupolas, cornices, brackets, chimneys, cresting, weather vanes, and other distinctive architectural or stylistic features that give a roof its essential character.
8. Design rooftop additions, when required for a new use that are set back from a wall plane and are as inconspicuous as possible when viewed from the street.

Not Recommended

1. Removal of existing chimneys is discouraged. Removal of historic or architectural roofing features should be avoided, if possible. If removal is unavoidable, replacement material should match the existing fabric in composition, design, color, texture and other visual qualities.
2. Mortar with high Portland cement content shall not be used.
3. Masonry surfaces shall not be sandblasted.
4. Avoid applying paint or other coatings to roofing materials, which historically have not been painted.

RECOMMENDATION

Staff recommends approval of the reroof from shingle to a standing seam metal roof with the condition that the finish be Galvalume or a light to medium gray paint finish.

LIST OF EXHIBITS:

Exhibit 1 **City Of Gainesville *Historic Preservation Rehabilitation and Design Guidelines:* Roof and Roof Structures**

Exhibit 2 **COA Application**

Exhibit 3 **Florida Master Site File AL00671, Pictures**

Exhibit 4 **Product Information**

Exhibit 1 Historic Preservation Rehabilitation and Design Guidelines

THE ***HISTORIC PRESERVATION REHABILITATION AND DESIGN GUIDELINES***, BASED ON THE SECRETARY OF INTERIOR STANDARDS FOR REHABILITATION, WHICH HAS BECOME THE AUTHORITATIVE GUIDELINES FOR REHABILITATION STATE:

Roof and Roof Structures

Applicable Secretary Standards

2. *The historic character of a property shall be retained and preserved. The removal of historic materials or alteration of features and spaces that characterize a property shall be avoided.*

4. *Most properties change over time; those changes that have acquired historic significance in their own right shall be retained and preserved.*

5. *Distinctive features, finishes and construction techniques or examples of craftsmanship that characterize a historic property shall be preserved.*

6. *Deteriorated historic features shall be repaired rather than replaced. Where the severity of deterioration requires replacement of a distinctive feature, the new feature shall match the old in design, color, texture and other visual qualities and, where possible, materials. Replacement of missing features shall be substantiated by documentary, physical or pictorial evidence.*

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.*

The roof shape of the building, structure or object shall be visually compatible with the buildings to which it is visually related. It is important to identify, retain and preserve roofs and their functional and decorative features that are important in defining the overall historic character of the building. This includes the roof's shape as hipped, gambrel or mansard; decorative features such as cupolas, cresting and chimneys; and roofing materials such as slate, clay and tile.

Roofs are highly visibly components of historic buildings in Gainesville's Historic Districts. They are an integral part of a building's overall design and often help define its architectural style. Examples include mansard and belvederes which are primary features of the Second Empire and the Airplane Bungalow styles, respectively. Materials such as clay tile and ornamental metals which cover roofs in Gainesville are also significant and should be preserved in the course of rehabilitating a building.

Roof forms comprise an important part of streetscapes in the historic district and create a unified rhythm with neighboring buildings. The most numerous residential roof types are gable, hip, or a combination. Other common examples are pyramidal, gambrel, and clipped

gable (jerkinhead). Flat roofs with parapets predominate in commercial buildings in the Pleasant Street District.

In planning roof repairs, it is important to identify significant features and materials and treat them with sensitivity under Standards 2 and 5. Under Standard 6, significant features and materials should be repaired rather than replaced. If replacement of a deteriorated feature is necessary, the new materials should closely match the original.

Roofs perform an essential function in keeping a building weathertight. As a result, they are particularly subject to change. In the local district the most common original roofing materials were embossed or crimped sheet metal and sawn wood shingles. Virtually all original wood shingle coverings have been removed and often replaced with ornamental sheet metal. Such historic changes to roofs have gained significance in their own right and should be respected under Standard 4.

Where existing roofing material is non-original and non-significant, there is greater flexibility. The existing roof may be retained, or replaced in a manner known to be accurate based on documentation or physical evidence, or treated in a contemporary style in compliance with Standards 6 and 9. In reviewing replacement of non-historic roof surfacing, it is important to keep in mind, Standard 9. Even if the existing surfacing is inappropriate, the replacement material must be compatible with the overall design of the building.

Recommended

1. Alterations to the configuration or shape of a historic roof should be con- fined to portions of the building not visible from the right-of-way.
2. Repointing of chimney mortar joints shall match the existing composition, joint size, and profile.
3. Retain and preserve the roof's shape, historic roofing materials and features.
4. Preserve the original roof form in the course of rehabilitation.
5. Provide adequate roof drainage and in- sure that the roofing material provides a weathertight covering for the structure.
6. Replace deteriorated roof surfacing with matching materials or new materials, such as composition shingles or tabbed asphalt shingles, in dark shades that match the original in composition, size, shape, color, and texture.
7. Retain or replace where necessary dormer windows, cupolas, cornices, brackets, chimneys, cresting, weather vanes, and other distinctive architectural or stylistic features that give a roof its essential character.
8. Design rooftop additions, when required for a new use that are set back from a wall plane and are as inconspicuous as possible when viewed from the street.

Not Recommended

1. Removal of existing chimneys is discouraged. Removal of historic or architectural roofing features should be avoided, if possible. If removal is unavoidable, replacement material should match the existing fabric in composition, design, color, texture and other visual qualities.
2. Mortar with high portland cement content shall not be used.
3. Masonry surfaces shall not be sand- blasted.
4. Avoid applying paint or other coatings to roofing materials which historically have not been painted.

Staff Approval Guidelines
Additions and alterations to the roof that meet all of the following conditions can be approved by staff:

Vents and pipes for water heaters, dryers, stoves, etc., are appropriate;

Skylights which are located on portions of the roof not visible from the right-of-way and have flat surfaces and do not destroy or damage historic roofing features, shapes or materials;

Solar collectors, antennae and satellite dishes which are placed on portions of the roof not visible from the right-of way and do not destroy or damage historic roofing features, shapes or materials;

Replacing non-historic roofing material with a material of similar composition and design provided that the entire structure will be covered;

Replacing historic roofing material with a material of similar composition and design provided that the entire structure will be covered;

Chimneys that are designed in a manner appropriate to the period of the house, placed on the side elevation, located on the exterior of the building and do not destroy or damage historic roofing features, shapes or materials; and

Alterations to non-historic portions of contributing buildings provided they are compatible in scale, design and materials but distinguishable from the historic portions.

Board Approval Guidelines
Rooftop additions are not discouraged if they do not destroy significant historic or architectural fabric and if their design is compatible in size, scale, color, materials and character of the property and the neighborhood.

Rooftop additions should be inconspicuous when viewed from the street and be clearly distinguished from what is historic.

Dormers should be added to portions of the building not visible from the right-of-way. When a dormer must be constructed, the new dormer should generally match the appearance of existing dormers or, if none are present, draw inspiration from the architectural details on the building such as roof pitch, molding or window style. Contemporary dormers would generally detract from the overall historic character of the building.

Roof decks and balconies should only be added to portions of the building not visible from the right-of-way and constructed in a subordinate manner to the historic building.

Roof decks and balconies should be composed of materials that are sympathetic with the historic building.

Roof windows and skylights should be placed on portions of the building not visible from the right-of-way. Flat skylights which project minimally from the roof, are the recommended treatment.

The design of roofing features, shapes or materials which seek to replicate or duplicate a missing historic feature must be documented through historical, physical or photographic sources.

HP 21-00069

EXHIBIT 2

City of Gain

DEPARTMENT OF SUSTAINABLE

Thomas Center - Building B
306 NE 6th Ave Gainesville, FL 32601
352.393.5022
www.cityofgainesville.org

HISTORIC PRESERVATION BOARD (HPB)

Certificate of Appropriateness (COA) Application

USE THIS FORM TO

Apply for approval for projects located within historic districts. Projects may require either a Board-level review or a Staff-level review.

FEES

Once application is submitted it will be reviewed for completeness. Once verified complete, an invoice will be emailed to the applicant.

Type of Review	Fee	EZ Fee
Certificate of Appropriateness (COA): Staff Review	FREE	FREE
Certificate of Appropriateness (COA): Board Review – Single Family Structure or its Accessory Structure	$127.50	$63.75
Certificate of Appropriateness (COA): Board Review – All Other Structures	$638.25	$319.13
After-the-Fact Certificate of Appropriateness (COA): If work begun prior to issuance of a COA	$473.25 + above applicable fee	$473.25 + above applicable fee

BASIS FOR REVIEW

All applications, whether Staff or Board review, are reviewed for consistency with the City of Gainesville Comprehensive Plan, Land Development Code, and applicable guidelines such as the Guidelines for the Historic Districts are based on the U.S. Secretary of the Interior's Standards for Rehabilitation.

PROJECT TYPE:

☐ New Construction ☐ Addition ☐ Alteration ☐ Demolition ☐ Fence

☐ Relocation ☐ Repair ☒ Re-roof ☐ Sign ☐ Request to lift demolition delay

☐ Other: ☐ Amendment to COA (HP ___ - ____)

APPROVAL TYPE:

See *Certificate of Appropriateness Matrix*

☐ Staff Approval

☒ Board Approval: ☐ Conceptual or ☐ Final

PROPERTY INFORMATION: *Property information can be found at the Alachua County Property Appraiser's Website*

Historic District: ☒ Northeast (Duckpond) ☐ Southeast ☐ Pleasant Street ☐ University Heights (North) ☐ University Heights (South) ☐ Not in an HD

Site Address 121, 123, 125 NE 8th St

Parcel ID #(s) 11939 000-000

OWNER OF RECORD	*As recorded with the Alachua County Property Appraiser*	APPLICANT OR AGENT	*If other than owner. If an agent will be representing the owner, an Owner's Authorization For Agent Representation form must be included*
Owner(s) Name	Jennifer L. Sobel	Applicant Name	Robert Tracey
Company (if applicable)		Company (if applicable)	Bobbys Roofing
Street Address	PO Box 290752	Street Address	5012 NW 37 pl
City State Zip	Davie FL 33329	City State Zip	Gainesville FL 32606
Telephone Number	786 253 2222	Telephone Number	352 258 0163
E-Mail Address		E-Mail Address	Bobby Roofing @ gmail

Historic Preservation Board Meetings are held the 1st Tuesday of the month at 5:30PM in the City Commission Chambers (200 E. University Ave.)

Application Deadline (12:30PM)	Dec 07 2020	Jan 04 2021	Feb 01 2021	Mar 01 2021	Apr 05 2021	May 03 2021	Jun 07 2021	Jul 02 2021	Aug 02 2021	Sep 03 2021	Oct 04 2021	Nov 01 2021
Meeting Date	Jan 05 2021	Feb 02 2021	Mar 02 2021	Apr 06 2021	May 04 2021	Jun 01 2021	Jul 06 2021	Aug 03 2021	Sep 07 2021	Oct 05 2021	Nov 02 2021	Dec 07 2021

IMPORTANT NOTES

PRE-APPLICATION MEETING

To guide you through the process and to ensure that your application is properly processed, you'll need to meet with the Preservation Planner prior to submitting your application. This should be done prior to your anticipated submittal date to allow time for review.

Staff approval applications are accepted on a rolling basis and are generally completed within 5 business days. Please note that projects can only begin after receiving a Certificate of Appropriateness (COA) and a building permit (if required).

CONCEPTUAL APPROVALS

Conceptual approvals are provided by the HPB as a courtesy to the applicant in an effort to allow comment from the Historic Preservation Board during the conceptual design process. The HPB will provide the applicant with feedback and guidance relating to the proposal. In all cases, the applicant must return to the HPB to seek final approval of their projects. There is no additional fee for this review above the Certificate of Appropriateness fee.

APPLICATION REQUIREMENTS

- ☐ A complete/ signed application. (If all requirements are not submitted it could delay your approval);
- ☐ Proof of Ownership (copy of deed or tax statement);
- ☐ A current survey of the property, for new construction and any change to existing footprint. (no older than two years);
- ☐ 1 digital set of elevations & plans (to scale);
- ☐ Photographs;
- ☐ Any additional backup materials, as necessary;
- ☐ If applying as an agent, *Owner's Authorization for Agent Representation* form must be signed/ notarized and submitted as part of the application;
- ☐ For window replacement, a *Window Survey* must be completed.

PROJECT DESCRIPTION

DESCRIBE THE PROPOSED PROJECT AND MATERIALS.

Describe the proposed project in terms of size, affected architectural elements, materials, and relationship to the existing structure(s).

Re Roof shingles To Metal
24 gauge galvalume metal
Roof System

31 sqs

List proposed materials:

Project Scope	Manufacturer	Product Description	Color (Name/Number)
Exterior Fabric			
Doors			
Windows			
Roofing	TRI County	24 gauge galvalume	FL product #
Fascia/Trim			
Foundation			
Shutters			
Porch/Deck			
Fencing			
Driveways/Sidewalks			
Signage			
Other			

PLEASE SUBMIT ALL PRODUCT BROCHURES, PAINT COLOR SAMPLES, AND MATERIAL SAMPLES WITH YOUR APPLICATION.

DID YOU REMEMBER...

- ☐ Review the Historic District Application Checklist to ensure you are including all required materials. If all requirements are not submitted, it may delay your approval;
- ☐ Review the applicable *Guidelines*;
- ☐ Review the *Secretary of the Interior's Standards*;
- ☐ A pre-application meeting is required before a final application for Board Review can be processed. Please call 352 393-8686 to schedule an appointment.

Please see the City of Gainesville Code of Ordinances for detailed information:

- ☐ *Historic preservation/ conservation overlay* – see Sec. 30-4.28.
- ☐ *Historic Preservation Board* – see Sec. 30-3.5.
- ☐ *Variances* – see Sec. 30-3.55.

The Code of Ordinances is available for review at *www.municode.com*

APPEALS

Board Decisions - Persons with standing, as defined in Section 30-3.58(B) of the Land Development Code, may appeal a decision of the HPB, as outlined in Article III, Division 12 – *Appeals* of the land Development Code.

Administrative Decisions - Persons with standing, as defined in Section 30-3.57(B) of the Land Development Code, may appeal a decision of the HPB, as outlined in Article III, Division 12 – *Appeals* of the land Development Code.

DEMOLITIONS (If Applicable)

Please identify any unique qualities of historic and/or architectural significance, the prevalence of these features within the region, county, or neighborhood, and feasibility of reproducing such a building, structure, or object.

No demolition only shingles Taken off and hauled away

Discuss measures taken to save the building/structure/object from collapse. Also, address whether it is capable of earning a reasonable economic return on its value.

RELOCATIONS (If Applicable)

For relocations, address the context of the proposed future site and proposed measures to protect the physical integrity of the building.)

Additional criteria for relocations and demolitions: Please describe the future planned use of the subject property once vacated and its effect on the historic context.

MODIFICATION OF EXISTING ZONING REQUIREMENTS (If Applicable)

Any change shall be based on competent demonstration by the petitioner of Section 30-4.28(D) of the Land Development Code.

Modification of dimensional requirements. To facilitate new construction, redevelopment, rehabilitation, or relocation of buildings or structures in historic districts or individually listed on the local register, the city manager or designee or the appropriate board within the development review process may determine dimensional requirements such as front, side, and rear setbacks, building height, separation between buildings, floor area ratios, and maximum lot coverage for buildings and structures based on historic development patterns. Any change shall be based on competent demonstration by the petitioner of the following:

a. *The proposed development will not affect the public safety, health, or welfare of abutting property owners or the district;*
b. *The proposed change is consistent with historic development, design patterns or themes in the historic district. Such patterns may include reduced front, rear, and side yard setbacks, maximum lot coverage and large floor area ratios;*
c. *The proposal reflects a particular theme or design pattern that will advance the development pattern of the historic district; and*
d. *The proposed complies with utility, stormwater, access requirements, and other requirements related to site design in the Land Development Code.*

Where the proposed modification would encroach into a side or rear yard setback that adjoins an existing lot, notice shall be provided to the adjacent property owner. Staff or the appropriate reviewing board will document the basis for its decision. If staff makes the decision, it will provide a written determination on the complete modification request within 21 calendar days of receiving the request. If the adjacent property owner objects to the encroachment in writing within 16 calendar days of the date from which the notice was mailed, the request shall be referred to the development review board, which shall review the request using the same standards in this section used by staff. If the decision is to be made by a board, the board shall hear the objection of the adjacent property owner as part of its public hearing. The remainder of the requirements, regulations and procedures set forth in this chapter shall remain applicable.

Modification of building code requirements. Structures and buildings listed individually on the local register or deemed contributing to the character of a district listed on the local register shall be deemed historic and entitled to modified enforcement of the standard codes where appropriate.

Please describe the requested zoning modification, addressing a through d above:

The requested modification will change the following zoning or building requirement in this manner:

(select only those that apply)	*Required*	*Existing*	*Proposed*
☐ Front, Side, Or Rear Building Setback Line			
☐ Building Height			
☐ Building Separation			
☐ Floor Area Ration			
☐ Maximum Lot Coverage			

CERTIFICATION

By signing below, I certify that the information contained in this application is true and correct to the best of my knowledge at the time of the application. I acknowledge that I understand and have complied with all of the submittal requirements and procedures and have read and understand the following:

1. *I/We hereby attest to the fact that the above supplied property address(es), parcel number(s) and legal description(s) is (are) the true and proper identification of the area of this petition.*
2. *I/We authorize staff from the Department of Sustainable Development to enter onto the property in question during regular city business hours in order to take photos which will be placed in the permanent file.*
3. *I/We understand that the COA review time period will not commence until the application is deemed complete by staff and may take up to 10 days to process. I further understand that an incomplete application submittal may cause my application to be deferred to the next posted deadline date.*
4. *I/We understand that, for Board review cases, an agenda and staff report will be available on the City's website approximately one week before the Historic Preservation Board meeting.*
5. *I/We understand that the Historic Preservation Board meetings are conducted in a quasi-judicial hearing and as such, ex-parte communications are prohibited (Communication about your project with a Historic Preservation Board member).*
6. *I/We understand that the approval of this application by the Historic Preservation Board or staff in no way constitutes approval of a Building Permit for construction from the City of Gainesville Building Department.*
7. *I/We understand that all changes to the approved scope of work stated in a COA have to be approved by the HPB before work commences on those changes. There will be no charge for a revision to a COA. Making changes that have not been approved can result in a Stop Work Order being placed on the entire project and/or additional fees/penalties.*
8. *I/We understand that any decision of the HPB may be appealed to the City Commission. Petitions to appeal shall be presented within thirty (30) days after the decision of the HPB; otherwise the decision of the HPB will be final.*
9. *I/We understand that Certificates of Appropriateness are only valid for **one (1) year** from issuance.*

Applicant (Signature) — Date: 7/1/21

Robert C. Tracey

Applicant (Print)

Please submit this application and all required supporting materials via email to

cogplanning@cityofgainesville.org.

Once the application is received and deemed complete we will contact you regarding payment. For questions regarding application submission, please call

352 393-5022

TO BE COMPLETED BY CITY STAFF	Date Received: 7/2/21	Received By: Jason Simmons
HP 21-00069		
Zoning: Urban 2		
Contributing?	☑ Yes ☐ No	
Pre-Conference?	☑ Yes ☐ No	
Application Complete	☒ Yes ☐ No	
Enterprise Zone?	☑ Yes ☐ No	
Request for Modification of Setbacks?	☐ Yes ☑ No	

- ☐ Staff Approval – No Fee
- ☐ Single Family Structure or its Accessory Structure
- ☑ Multi-Family requiring Board approval
- ☐ Ad Valorem Tax Exemption
- ☐ After-The-Fact Certificate of Appropriateness
- ☐ Account No. 001-660-6680-3405
- ☐ Account No. 001-660-6680-1124 (Enterprise Zone)
- ☐ Account No. 001-660-6680-1125 (Enterprise–Credit)

City of Gainesville

DEPARTMENT OF SUSTAINABLE DEVELOPMENT

Thomas Center - Building B
306 NE 6th Ave Gainesville, FL 32601
352.393.5022
www.cityofgainesville.org

HISTORIC PRESERVATION BOARD (HPB)

Owner's Authorization for Agent Representation

USE THIS FORM TO: Grant an agent authorization to represent you in applying for applications to the City of Gainesville Department of Sustainable Development.

I /WE Jennifer L. Sobel (print name of property owner(s))

hereby authorize: Robert C Tracey (print name of agent)

to represent me/us in processing an application for: Re Roof (print type of application)

on our behalf. In authorizing the agent to represent me/us, I/we, as owner/owners, attest that the application is made in good faith and that any information contained in the application is accurate and complete.

Jennifer Lynette Sobel
(Signature of owner)

_____
(Signature of owner)

Jennifer L Sobel
(Print name of owner)

_____
(Print name of owner)

STATE OF FLORIDA
COUNTY OF ALACHUA } ss

Sworn to (or affirmed) and subscribed before me by means of ☐ physical presence or ☐ online notarization,

this _____ day of _____, 20_____,

by _____.

_____ Notary Public

_____ Printed Name

_____ My Commission Expires

☐ Personally Known
OR

☐ Produced Identification ID Produced: _____

City of Gainesville
DEPARTMENT OF SUSTAINABLE DEVELOPMENT
Thomas Center - Building B
306 NE 6th Ave Gainesville, FL 32601
352.393.5022
www.cityofgainesville.org

HISTORIC PRESERVATION BOARD (HPB)

Owner's Authorization for Agent Representation

USE THIS FORM TO: Grant an agent authorization to represent you in applying for applications to the City of Gainesville Department of Sustainable Development.

I /WE JEnnifer Lanette Sobel (print name of property owner(s))

hereby authorize: Robert Tracy Bobbys Roofing of Florida Keys Inc (print name of agent)

to represent me/us in processing an application for: Metal ReRoof (print type of application)

on our behalf. In authorizing the agent to represent me/us, I/we, as owner/owners, attest that the application is made in good faith and that any information contained in the application is accurate and complete.

X [signature] (Signature of owner) ______ (Signature of owner)

X Jennifer Lanette Sobel (Print name of owner) ______ (Print name of owner)

STATE OF FLORIDA
COUNTY OF ALACHUA } ss

Sworn to (or affirmed) and subscribed before me by means of ☒ physical presence or ☐ online notarization,

this 12+ day of July, 2021,

by Jennifer Lanette Sobel

[signature] Notary Public | Gail Chiarelli Printed Name | 03-06-2024 My Commission Expires

☐ Personally Known
OR
☒ Produced Identification ID Produced: FL Driver Lic

GAIL CHIARELLI
Commission # [illegible]
Expires March [illegible]


HISTORIC

1

EXHIBIT tabbies 3

STATE OF FLORIDA
DEPARTMENT OF STATE
Division of Archives, History and Records Management
DS HSP 3AAA 1-77

11939

FLORIDA MASTER SITE FILE

Site Inventory Form

FDAHRM 802==

Site No. 8Al671 1009==

SEE CONTINUATION SHEET FOR ORIGINAL PHOTO(S) OR MAP(S)

Site Name 121 - 123 N.E. 8th St. 830==

Survey Date 7804 820==

Instruction for locating (or address) 121-123 N.E. 8th St.
Gainesville, FL 32601 813==

Location: ____ / ____ / ____ 868==
subdivision name / block no. / lot no.

County: Alachua 808==

Owner of Site: Name: Jetter, B. J.

Address: 717 N.E. 8th St.
Gainesville, FL 32601 902==

Occupant, Tenant, or Manager:
Name: Thompson, James 904==

Type of Ownership private 848== Recording Date ____ 832==

Recorder:
Name & Title: Monroe, Elizabeth B. (Historic Sites Specialist)

Address: FDAHRM
818==

Condition of Site: (Check one)
- [X] Excellent 863==
- [ ] Good 863==
- [ ] Fair 863==
- [ ] Deteriorated 863==

Integrity of Site: (Check one or more)
- [ ] Altered 858==
- [X] Unaltered 858==
- [ ] Original Site 858==
- [ ] Restored ( ) Date: ( ) 858==
- [ ] Moved ( ) Date: ( ) 858==

Original Use private residence 838==

Present Use apartments 850==

Dates: Beginning +1913c 844==

Culture/Phase American 840==

Developmental Stage 20th century 842==

NR Classification Category: building 916==

Threats to Site: (Check one or more)
- [ ] Zoning ( ) ( ) 878==
- [ ] Development ( ) ( ) 878==
- [ ] Deterioration ( ) ( ) 878==
- [ ] Borrowing ( ) ( ) 878==
- [ ] Other (See Remarks below) 878==
- [ ] Transportation ( ) ( ) 878==
- [ ] Fill ( ) ( ) 878==
- [ ] Dredge ( ) ( ) 878==

Areas of Significance: architecture 910==

Significance:

This drop siding covered frame vernacular house represents a typical Gainesville dwelling of the 1910's. It appears on the Sanborn Map of 1913.

911==

Photographic Record Numbers HGI 12-7 860==

1

ARCHITECT 872==

BUILDER 874==

STYLE AND/OR MODE ~~Frame Vernacular~~ Colonial Revival (low) 964==

PLAN TYPE L shape 966==

EXTERIOR FABRIC(S) drop siding, weatherboarding 854==

STRUCTURAL SYSTEM(S) wood frame 856==

FOUNDATION: brick 942==

ROOF TYPE: gable 942==

SECONDARY ROOF STRUCTURE(S): cross gable 942==

CHIMNEY LOCATION: 942==

WINDOW TYPE: DHS 2/2 942==

CHIMNEY: 882==

ROOF SURFACING: composition 882==

INTERIOR WALLS: 882==

ORNAMENT INTERIOR: 882==

ORNAMENT EXTERIOR: entry porch 882==

NO. OF CHIMNEYS 952== NO. OF STORIES 2 950==

OTHER (SPECIFY) 954==

Map Reference (incl. scale & date) USGS GAINESVILLE EAST 7.5 1966 809==

Latitude and Longitude:
° ' " ° ' " 800==

LOCATION SKETCH OR MAP N

Township	Range	Section

812==

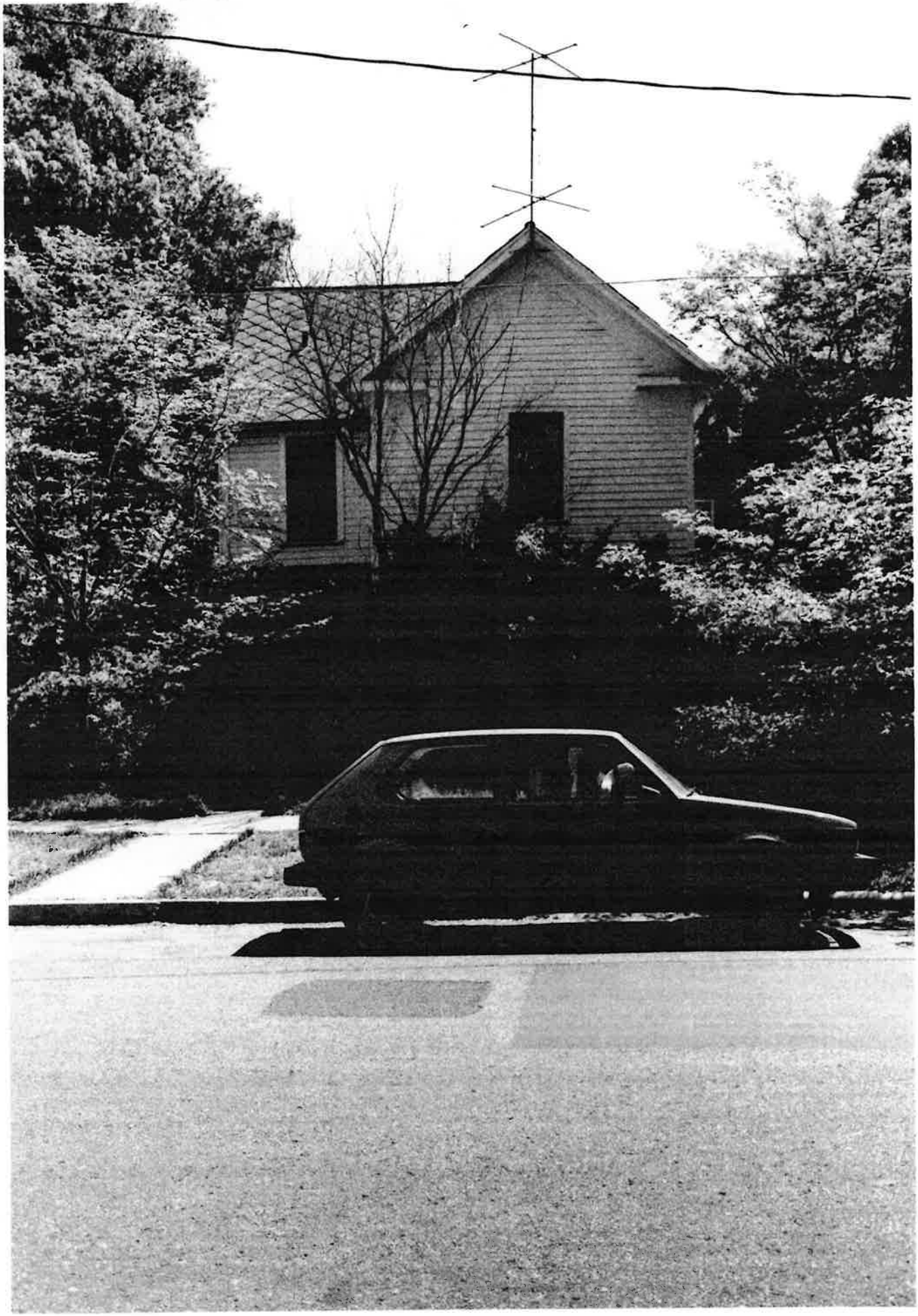
UTM Coordinates; 890==

Zone Easting Northing

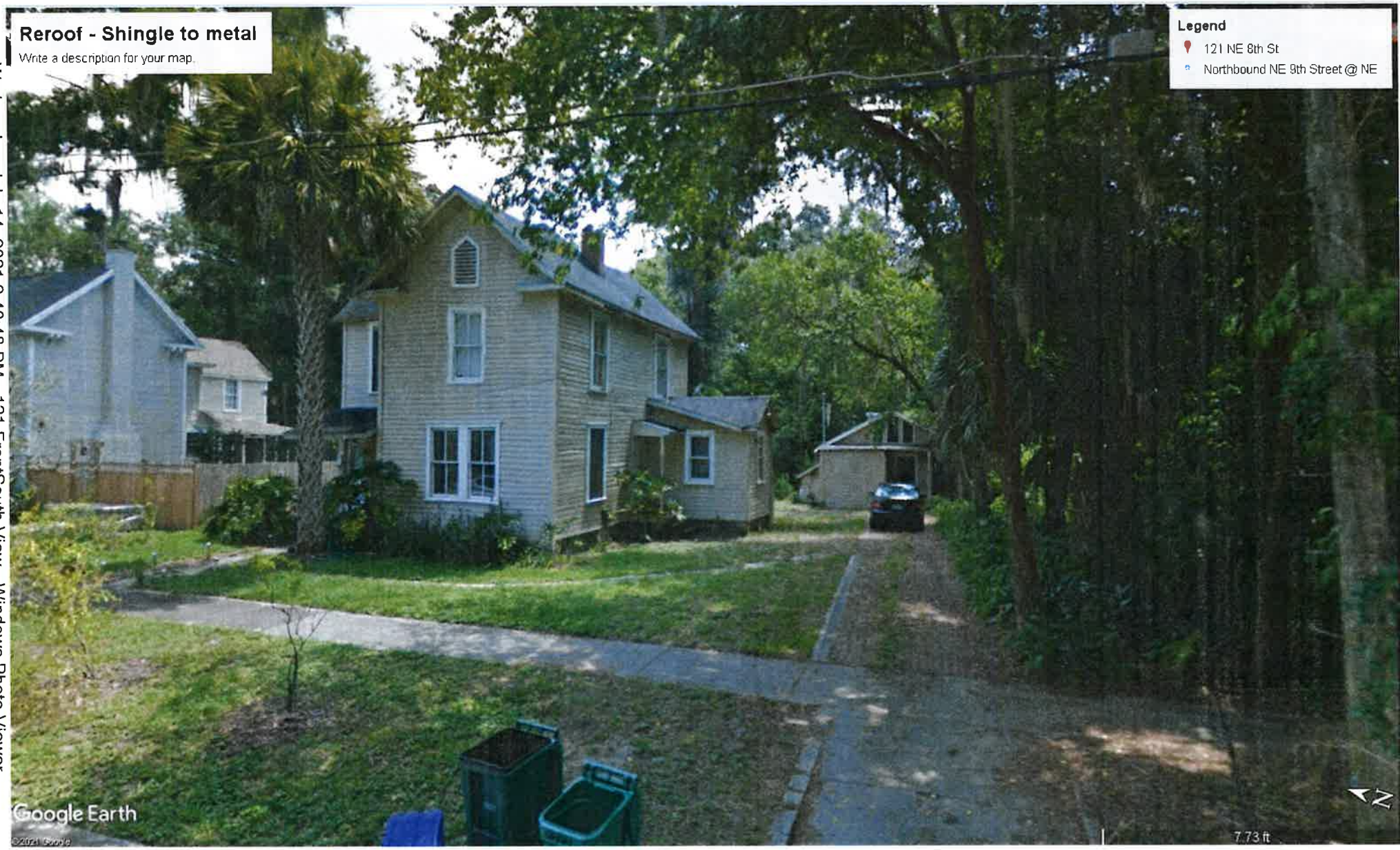
Contact Print

1

2



Wednesday, July 14, 2021 2:42:21 PM - 121 FrontNorth View - Windows Photo Viewer



Wednesday, July 14, 2021 2:40:48 PM - 121 FrontSouth View - Windows Photo Viewer

CREEK
TECHNICAL SERVICES, LLC

Certificate of Authorizatio
17520
Tampa, FL 33647
(813) 480-3421

EVALUATION REPORT

FLORIDA BUILDING CODE, 6TH EDITION (2017)

Issued February 14, 2018

Manufacturer: DREXEL METALS, INC.
1234 Gardiner Lane
Louisville, KY 40213
(502) 716-7143
www.drexmet.com

Manufacturing: Drexel Metals Association of Regional Manufacturers (DM-ARM)

Quality Assurance: Architectural Testing, Inc. (QUA1844)

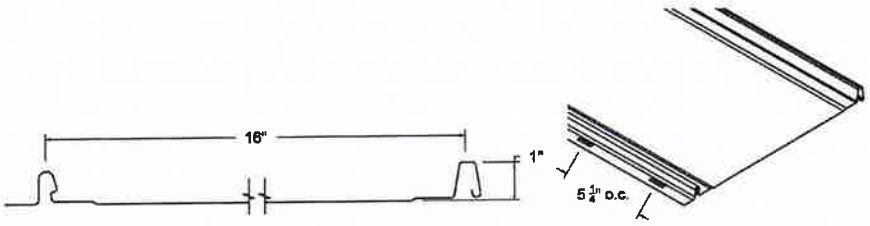
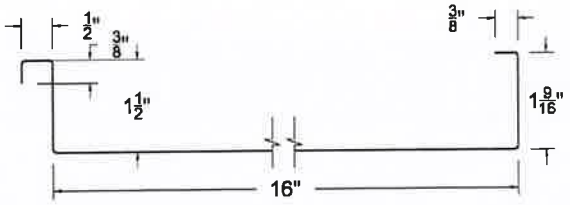
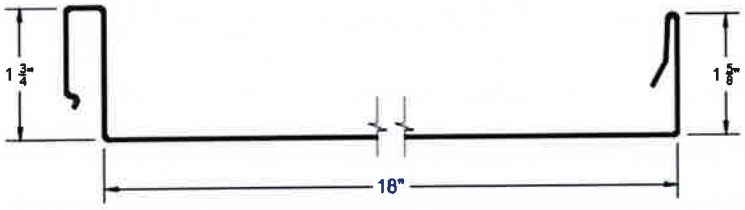
SCOPE

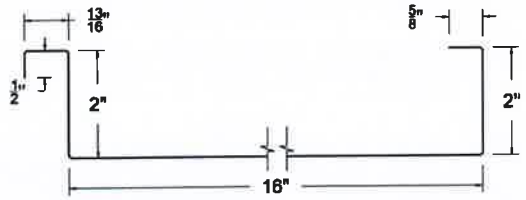
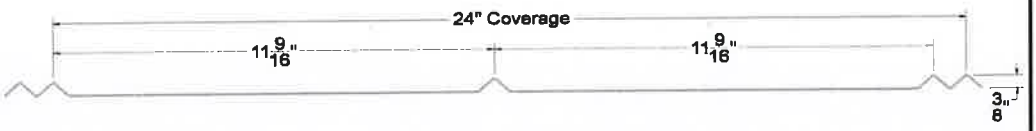
Category: Roofing
Subcategory: Metal Roofing
Code Sections: 1518.9.1, 1523.1.1, 1523.6.5, 1523.6.5.2.4, 1523.6.5.2.4.1
Properties: Wind Resistance

REFERENCES

Entity	Report No.	Standard	Year
Architectural Testing (TST1558)	56840.02-122-18	TAS 100	1995
Architectural Testing (TST1558)	56842.02-122-18	TAS 100	1995
Architectural Testing (TST1558)	58461.01-122-44	TAS 125	2003
Architectural Testing (TST1558)	58641.02-122-44	TAS 100	1995
Hurricane Test Laboratory (TST1527)	0287-0209-07	TAS 125	2003
Hurricane Test Laboratory (TST1527)	0287-0308-07	TAS 125	2003
Hurricane Test Laboratory (TST1527)	0287-0311-07	TAS 125	2003
Hurricane Test Laboratory (TST1527)	0287-0312-07	TAS 125	2003
Hurricane Test Laboratory (TST1527)	0287-0313-07	TAS 125	2003
Hurricane Test Laboratory (TST1527)	0287-0512-07	TAS 125	2003
Hurricane Test Laboratory (TST1527)	0287-0706-07	TAS 125	2003
Intertek-B&C (TST1527)	H3245.01-450-18	TAS 125	2003
Intertek-B&C (TST1527)	H3245.02-450-18	TAS 100	1995
PRI Construction Materials Technologies (TST5878)	VLS-005-02-01	ASTM B 117	2016
		TAS 110	2000
PRI Construction Materials Technologies (TST5878)	VLS-004-02-01	ASTM G 155	2005a
		TAS 110	2000
PRI Construction Materials Technologies (TST5878)	DMC-002-02-01	TAS 100	1995
PRI Construction Materials Technologies (TST5878)	DMC-004-02-01	TAS 125	2003
PRI Construction Materials Technologies (TST5878)	DMC-005-02-01	TAS 125	2003
PRI Construction Materials Technologies (TST5878)	DMC-006-02-01	TAS 125	2003
PRI Construction Materials Technologies (TST5878)	DMC-007-02-01	TAS 100	1995
PRI Construction Materials Technologies (TST5878)	DMC-008-02-01	TAS 100	1995
PRI Construction Materials Technologies (TST5878)	DMC-009-02-01	TAS 100	1995
PRI Construction Materials Technologies (TST5878)	DMC-014-02-01	TAS 125	2003
PRI Construction Materials Technologies (TST5878)	DMC-016-02-01	TAS 100	1995
PRI Construction Materials Technologies (TST5878)	DMC-030-02-01	TAS 100	1995
PRI Construction Materials Technologies (TST5878)	HTL-013-02-01	TAS 100	1995
PRI Construction Materials Technologies (TST5878)	HTL-014-02-01	TAS 100	1995

PRODUCT DESCRIPTION

DMC 100NS	**Profile:**	1 in. snap lock seam; Max.16 in. coverage
	Description:	Non-structural, snap lock standing seam roof panel with integral perorated nail strip
	Material:	Min. 24 ga. Fluropon® coated ASTM A792 AZ50, or ASTM A653 G90; F_y = min. 50 ksi; Shall conform with FBC Section 1507.4.3
		
DMC 150SS	**Profile:**	1.5 in. mechanical seam; Max. 16 in. coverage
	Description:	Non-structural, mechanical lock standing seam roof panel
	Material:	Min. 0.032 in. Fluropon® coated ASTM B209 aluminum; F_y = min. 16 ksi; Shall conform with FBC Section 1507.4.3
		Min. 24 ga. Fluropon® coated ASTM A792 AZ50, or ASTM A653 G90; F_y = min. 50 ksi; Shall conform with FBC Section 1507.4.3
		
DMC 175S	**Profile:**	1.75 in. snap lock seam; Max. 18 in. coverage
	Description:	Non-structural, snap lock standing seam roof panel
	Material:	0.032-inch (F_y = min. 24 ksi) or 0.040-inch (F_y = min. 20 ksi) Fluropon® coated ASTM B209 aluminum; Shall conform with FBC Section 1507.4.3
		Min. 24 ga. Fluropon® coated ASTM A792 AZ50, or ASTM A653 G90ASTM A792 or ASTM A653; F_y = min. 50 ksi; Shall conform with FBC Section 1507.4.3
		

DMC 200S	**Profile:**	2 in. mechanical seam; Max. 16 in. coverage
	Description:	Non-structural, mechanical lock standing seam roof panel
	Material:	Min. 0.040 in. Fluropon® coated ASTM B209 aluminum; F_y = min. 20 ksi; Shall conform with FBC Section 1507.4.3
		Min. 24 ga. Fluropon® coated ASTM A792 AZ50, or ASTM A653 G90; F_y = min. 50 ksi; Shall conform with FBC Section 1507.4.3
		
DMC 5V	**Profile:**	3/8 in. ribs; 24 in. coverage
	Description:	Non-structural, through fastened roof panel
	Material:	Min. 26 ga. Fluropon® coated ASTM A792 or ASTM A653 G90 ; F_y = min. 50 ksi; Shall conform with FBC Section 1507.4.3
		

LIMITATIONS

1. Fire classification is not within the scope of this evaluation.
2. The roof deck and the roof deck attachment shall be designed by others to meet the minimum design loads established for components and cladding and in accordance with FBC requirements.
3. Roof slope shall be 2:12 or greater.
4. Reroofing shall be in accordance with Section 1521.
5. Installation of the evaluated products shall comply with this report, RAS 133, and the manufacturer's published application instructions. Where discrepancies exist between these sources, the more restrictive and FBC compliant installation detail shall prevail.
6. All products listed in this report shall be manufactured under a quality assurance program in compliance with Rule 61G20-3.

COMPLIANCE STATEMENT

The products evaluated herein by Zachary R. Priest, P.E. have demonstrated compliance with the Florida Building Code, 6th Edition (2017) as evidenced in the referenced documents submitted by the named manufacturer.

2018.02.14
12:39:07
-05'00'

Zachary R. Priest, P.E.
Florida Registration No. 74021
Organization No. ANE9641

CERTIFICATION OF INDEPENDENCE

CREEK Technical Services, LLC does not have, nor will it acquire, a financial interest in any company manufacturing or distributing products under this evaluation.

CREEK Technical Services, LLC is not owned, operated, or controlled by any company manufacturing or distributing products under this evaluation.

Zachary R. Priest, P.E. does not have, nor will acquire, a financial interest in any company manufacturing or distributing products under this evaluation.

Zachary R. Priest, P.E. does not have, nor will acquire, a financial interest in any other entity involved in the approval process of the product.

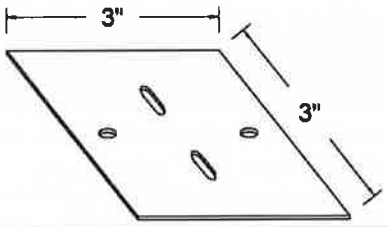
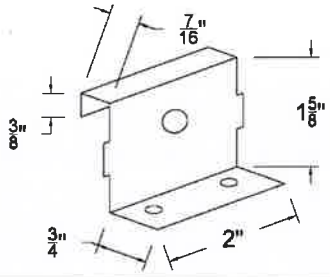
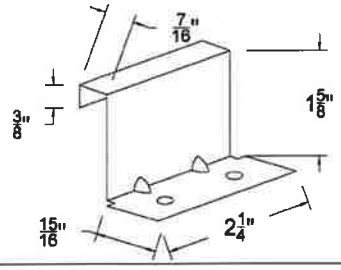
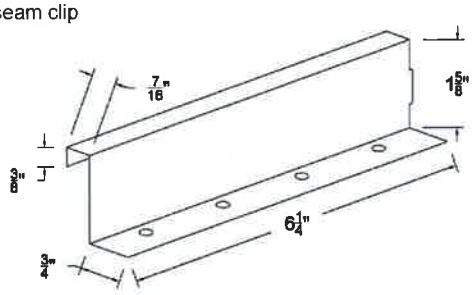
APPENDICES

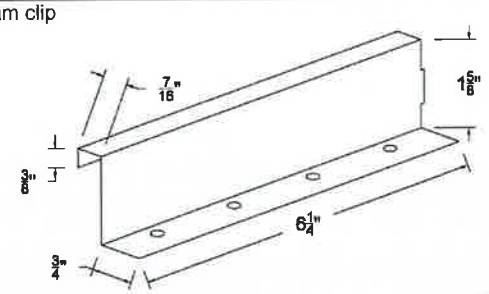
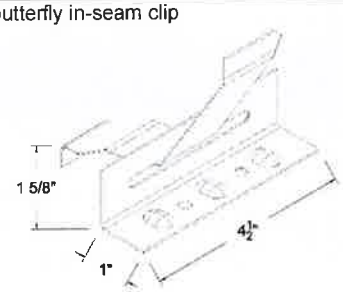
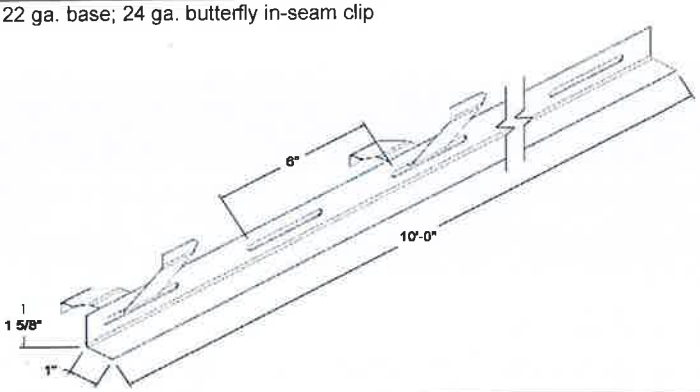
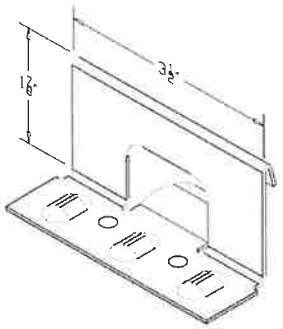
1) APPENDIX A – Installation (8 pages)
2) APPENDIX B – Approved Roof Systems (5 pages)
3) APPENDIX C – Design Wind Loads(3 pages)

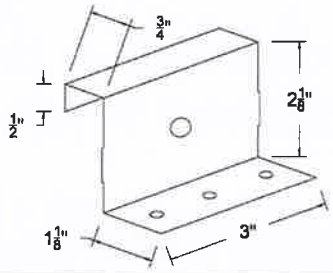
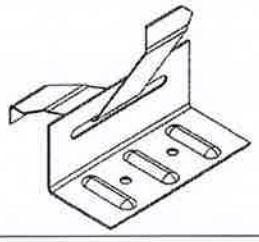
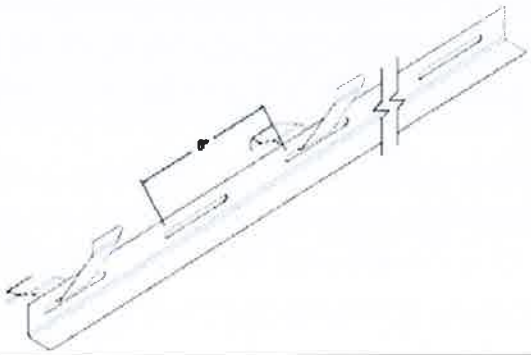
INSTALLATION

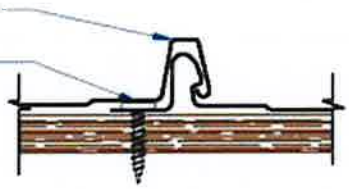
Note - Refer to the APPROVED ROOF SYSTEMS section of this report for specific installation details of a selected system.

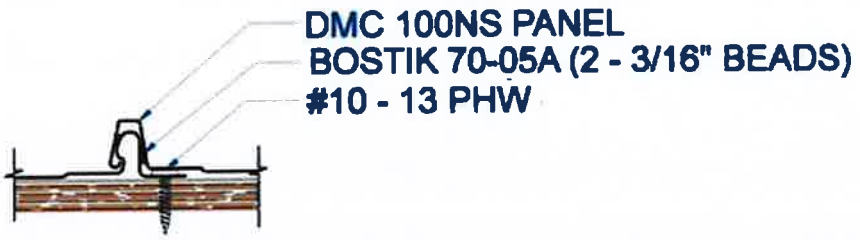
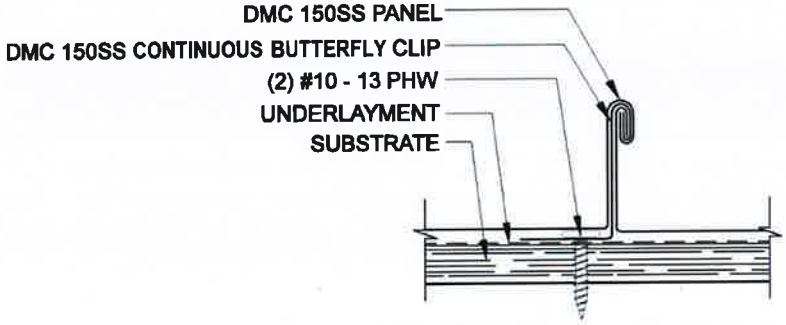
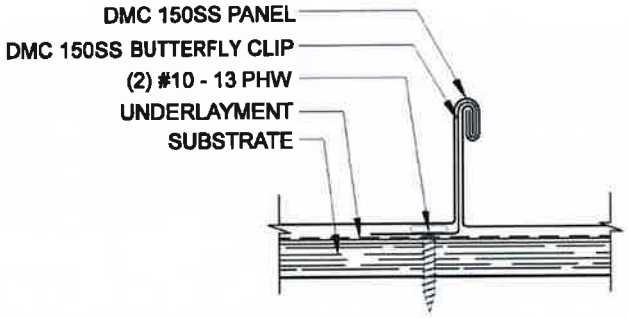
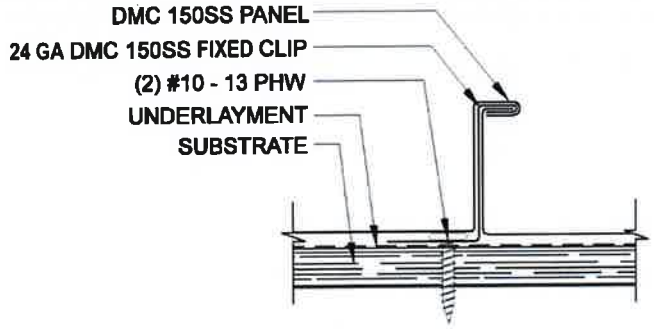
Unless otherwise specified in this report the following installation details shall be met for the named products:

Component	Product	Installation Detail
Fasteners	#9-15 HWH wood screw with sealing washer	Shall penetrate through the sheathing a minimum 3/8 in. Must be corrosion resistant in accordance with FBC section 1507.4.4.
	#10-13 PH wood screw	
	#10-16 DP3 PH self-drilling screw	Shall penetrate through the top rib of the steel deck a minimum 3/4 in. Must be corrosion resistant in accordance with FBC section 1507.4.4.
	#14-13 DP1 PH self-drilling screw	
Bearing Plates	18 ga. Bearing Plate	
Clips	24 ga. DMC 150SS Clip	24 ga. SS in-seam clip 
	24 ga. DMC 150SS Fixed Clip	24 ga. in-seam clip 
Clips	22 ga. DMC 150SS Clip	22 ga. SS in-seam clip 

Component	Product	Installation Detail
	22 ga. DMC 150SS Fixed Clip	22 ga. in-seam clip 
	DMC 150SS Butterfly Clip	22 ga. base; 24 ga. butterfly in-seam clip 
	DMC 150SS Continuous Butterfly Clip	22 ga. base; 24 ga. butterfly in-seam clip 
Clips	DMC 175S UL Clip	18 ga. in-seam clip 

Component	Product	Installation Detail
Clips (Cont'd)	DMC 200S Clip	22 ga. SS in-seam clip 
	DMC 200S Butterfly Clip	18 ga. base; 22 ga. butterfly in-seam clip; 4.5 in. length 
	DMC 200S Continuous Butterfly Clip	18 ga. base; 22 ga. butterfly in-seam clip; 120 in. length; top slider 12 in. o.c. 
Sealants	Bostik 70-05A Bostik Chem-Calk 915	Shall be applied in continuous beads along the seam

Fastening Details	
Nomenclature	Attachment
DMC 100NS Standard	**DMC 100NS PANEL #10 - 13 PHW** 

Fastening Details	
Nomenclature	Attachment
DMC 100NS Enhanced	
DMC 150SS Continuous Butterfly	
DMC 150SS Butterfly	
DMC 150SS Fixed - 90	

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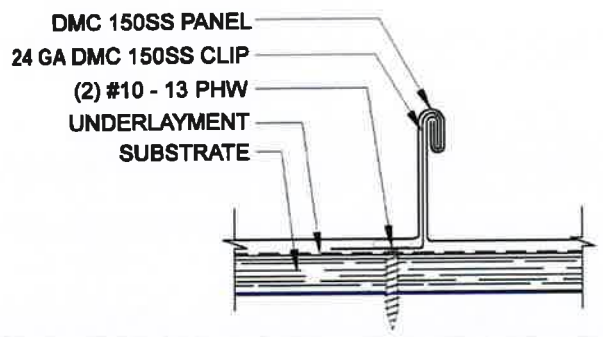
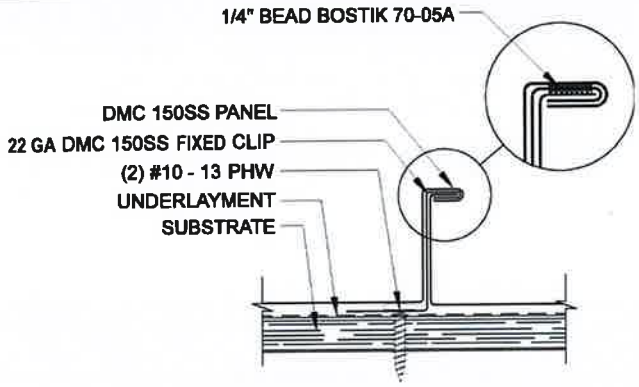
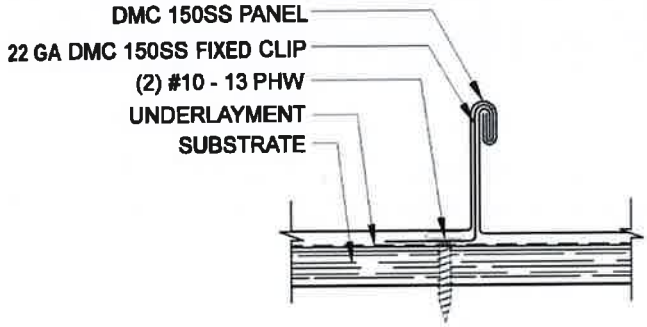
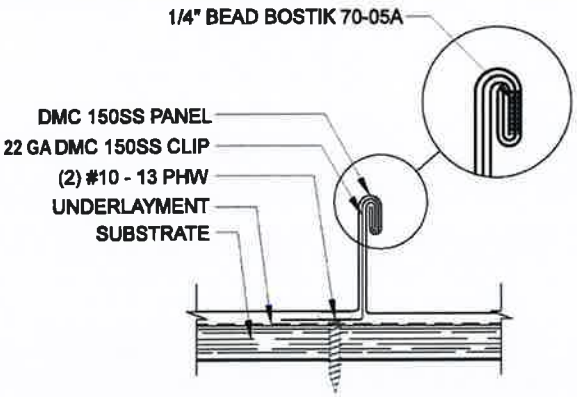
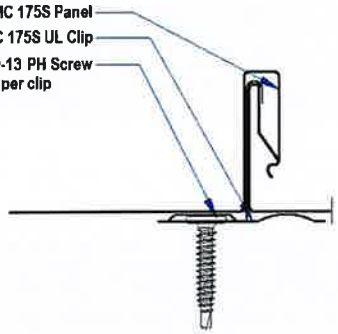
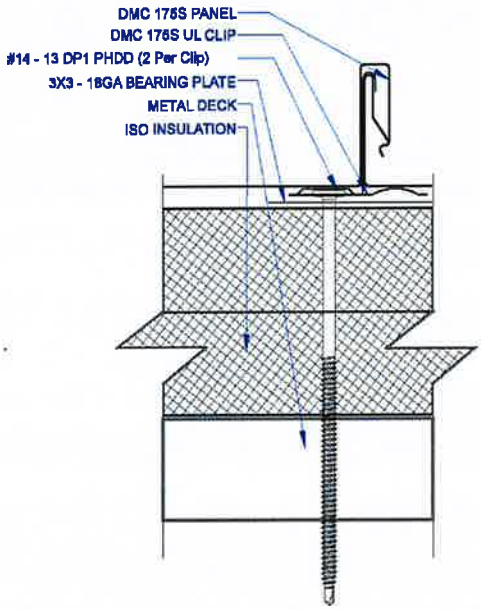
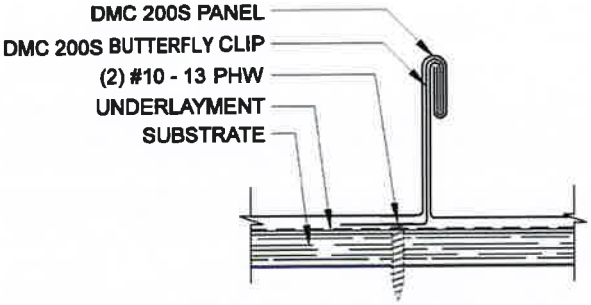
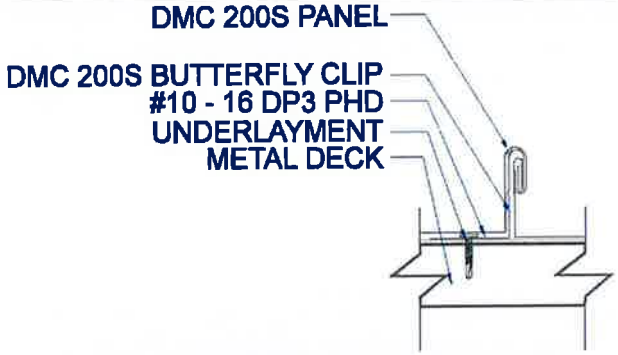
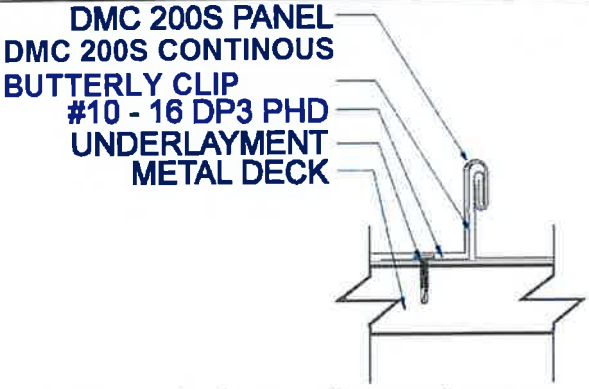
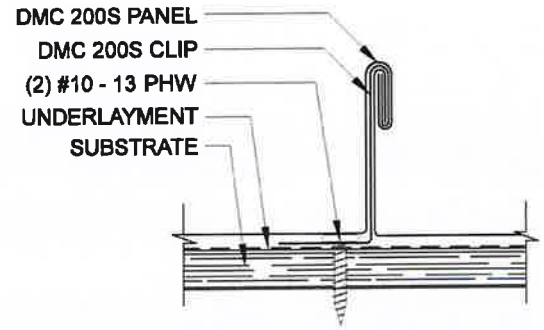
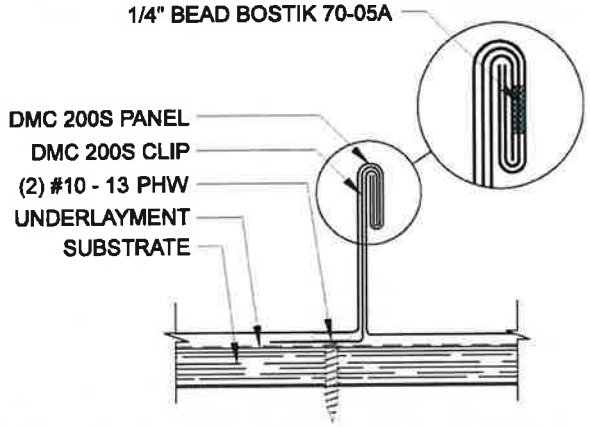
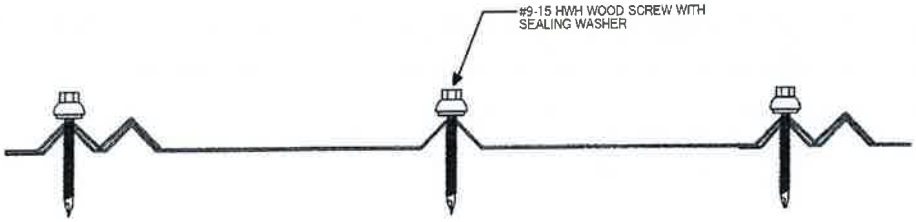
DMC 150SS Standard (Al)	
DMC 150SS Fixed Enhanced - 90	
DMC 150SS Fixed Enhanced - 180	

Fastening Details	
Nomenclature	Attachment
DMC 150SS Enhanced (Al)	
DMC 175S #10 Standard	
DMC 175S #14 Standard	

Fastening Details	
Nomenclature	Attachment
DMC 200S Butterfly	
DMC 200S Butterfly (Steel)	 Use 18 ga. bearing plate over polyisocyanurate insulation
DMC 200S Continuous Butterfly (Steel)	 Use 18 ga. bearing plate over polyisocyanurate insulation

Fastening Details	
Nomenclature	Attachment
DMC 200S Fixed	
DMC 200S Fixed Enhanced	
DMC 5V Standard	

APPROVED ROOF SYSTEMS

The following notes shall be observed when using the assembly tables below.

1. Maximum Design Pressure (*MDP*) was calculated using a 2:1 margin of safety per FBC Section 1523.4.
2. Refer to **LIMITATIONS** and sections of this evaluation when using the table(s) below.
3. Refer to **INSTALLATION** section of this report for installation detail when the information is not explicitly stated for the selected assembly.
4. The on-center (o.c.) spacing given is the maximum allowable attachment spacing for the rated system.
5. Underlayment shall be installed in accordance with FBC requirements. The minimum underlayment shall be ASTM D 226, Type II installed as described in FBC Section 1518.2.1 with nails and tin caps per 1517.5.
6. Steel Deck shall be designed by others in accordance with FBC requirements and shall be minimum 22 ga (F_y = min.33 ksi) Wide Rib Deck (Type WR) conforming to ANSI/SDI-RD1.0 & FBC. In no case shall the panels be installed on less than two continuous spans, which are spaced a maximum 5-ft o.c. At minimum, the deck shall be attached with one (1) #12 x 1.5-inch HWH self-drilling screws at the bottom of each flute (maximum. 6-inch o.c. along the support). At minimum, the deck side laps shall be fastened a maximum 6-inch o.c. with #12 x 1.5-inch HWH self-drilling screws.
7. Wood Deck shall be designed by others in accordance with FBC requirements and shall be minimum 19/32-inch thick APA Span-Rated plywood sheathing or wood plank at maximum 24-inch span for new construction. Existing construction shall be the minimum plywood sheathing or wood plank thickness at maximum 24-inch span as stated in the approval tables on following pages. In no case shall the attachment be less than 8d ring shank nails spaced 6-inch o.c.

Roof System Numbers and Definitions	
100NS-W#	DMC 100NS over Wood Deck (New or Existing)
150SS-W#	DMC 150SS over Wood Deck (New or Existing)
175S-S#	DMC 175S over Steel Deck (New or Existing)
175S-W#	DMC 175S over Wood Deck (new or Existing)
200S-S#	DMC 200S over Steel Deck (New or Existing)
200S-W#	DMC 200S over Wood Deck (New or Existing)
5V-W#	DMC 5V over Wood Deck (New or Existing)

Approved Systems for DMC 100NS over Wood Deck (New or Existing)

System No.	Deck	Fire Barrier	Underlayment	Roof Panel	Panel Attachment	*MDP* (psf)
100NS-W1	Min. 15/32 CDX plywood	OPTIONAL Versashield Solo	As required per FBC	24 ga. DMC 100NS Max. 16-inch wide	*DMC 100NS Standard* attachment with fasteners spaced 10.5 in. o.c.	**-97.5**
100NS-W2	Min. 15/32 CDX plywood	OPTIONAL Versashield Solo	As required per FBC	24 ga. DMC 100NS Max. 16-inch wide	*DMC 100NS Standard* attachment with fasteners spaced 5.25 in. o.c.	**-120**
100NS-W3	Min. 15/32 CDX plywood	OPTIONAL Versashield Solo	As required per FBC	24 ga. DMC 100NS Max. 16-inch wide	*DMC 100NS Enhanced* attachment with fasteners spaced 5.25 in. o.c.	**-135**

Approved Systems for DMC 150SS over Wood Deck (New or Existing)						
System No.	Deck	Fire Barrier	Underlayment	Roof Panel	Panel Attachment	*MDP* (psf)
150SS-W1	Min. 15/32 CDX plywood	OPTIONAL Versashield Solo	As required per FBC	0.032" Al DMC 150SS Max. 16-inch wide 180° seam	*DMC 150SS Standard (Al)* attachment with clips spaced 16 in. o.c.	**-90**
150SS-W2	Min. 15/32 CDX plywood	OPTIONAL Versashield Solo	As required per FBC	24 ga. DMC 150SS Max. 16-inch wide 90° seam	*DMC 150SS Fixed - 90* attachment with clips spaced 16 in. o.c.	**-90**
150SS-W3	Min. 15/32 CDX plywood	OPTIONAL Versashield Solo	As required per FBC	24 ga. DMC 150SS Max. 16-inch wide 180° seam	*DMC 150SS Butterfly* attachment with clips spaced 16 in. o.c.	**-99.25**
150SS-W4	Min. 15/32 CDX plywood	OPTIONAL Versashield Solo	As required per FBC	24 ga. DMC 150SS Max. 16-inch wide 180° seam	*DMC 150SS Continuous Butterfly* attachment with fasteners spaced 12 in. o.c.	**-114.25**
150SS-W5	Min. 15/32 CDX plywood	OPTIONAL Versashield Solo	As required per FBC	24 ga. DMC 150SS Max. 16-inch wide Min. 90° seam	*DMC 150SS Fixed Enhanced - 90* attachment with clips spaced 12 in. o.c.	**-150**
150SS-W6	Min. 15/32 CDX plywood	OPTIONAL Versashield Solo	As required per FBC	24 ga. DMC 150SS Max. 16-inch wide Min. 180° seam	*DMC 150SS Fixed Enhanced - 180* attachment with clips spaced 8 in. o.c.	**-165**
150SS-W7	Min. 15/32 CDX plywood	OPTIONAL Versashield Solo	As required per FBC	0.032" Al DMC 150SS Max. 16-inch wide 180° seam	*DMC 150SS Enhanced (Al)* attachment with clips spaced 8 in. o.c.	**-180**

Approved Systems for DMC 175S over Steel Deck (New or Existing)							
System No.	Deck	Fire Barrier	Insulation	Underlayment	Roof Panel	Panel Attachment	*MDP* (psf)
175S-S1	Min. 22 ga. Type B Steel	As required	Min. 1 in. *Approved* polyisocyanurate insulation board	As required per FBC	0.040" Al DMC 175S Max. 17.5-inch wide	*DMC 175S #14 Standard* attachment with clips spaced 18 in. o.c.	**-88**

Approved Systems for DMC 175S over Steel Deck (New or Existing)							
System No.	Deck	Fire Barrier	Insulation	Underlayment	Roof Panel	Panel Attachment	*MDP* (psf)
175S-S2	Min. 22 ga. Type B Steel	As required	Min. 1 in. *Approved* polyisocyanurate insulation board	As required per FBC	0.040" Al DMC 175S Max. 17.5-inch wide	*DMC 175S #14 Standard* attachment with clips spaced 12 in. o.c.	**-129.25**

Approved Systems for DMC 175S over Wood Deck (New or Existing)						
System No.	Deck	Fire Barrier	Underlayment	Roof Panel	Panel Attachment	*MDP* (psf)
175S-W1	Min. 15/32 CDX plywood	-	ASTM D 226, Type II roofing felt attached per 1518.2.1 with nails and tin caps per 1517.5 followed by Metshield High-Temp Underlayment self-adhered to felt	0.032" Al DMC 175S Max. 18-inch wide	*DMC 175S #10 Standard* attachment with clips spaced 24 in. o.c.	**-74.75**
175S-W2	Min. 15/32 CDX plywood	OPTIONAL Versashield Solo	As required per FBC	24 ga. DMC 175S Max. 18-inch wide	*DMC 175S #10 Standard* attachment with clips spaced 16 in. o.c.	**-84.25**
175S-W3	Min. 15/32 CDX plywood	OPTIONAL Versashield Solo	As required per FBC	0.040" Al DMC 175S Max. 17.5-inch wide	*DMC 175S #10 Standard* attachment with clips spaced 18 in. o.c.	**-106.75**
175S-W4	Min. 15/32 CDX plywood	OPTIONAL Versashield Solo	As required per FBC	24 ga. DMC 175S Max. 18-inch wide	*DMC 175S #10 Standard* attachment with clips spaced 8 in. o.c.	**-121.75**
175S-W5	Min. 15/32 CDX plywood	-	ASTM D 226, Type II roofing felt attached per 1518.2.1 with nails and tin caps per 1517.5 followed by Metshield High-Temp Underlayment self-adhered to felt	0.032" Al DMC 175S Max. 18-inch wide	*DMC 175S #10 Standard* attachment with clips spaced 6 in. o.c.	**-131**

Approved Systems for DMC 200S over Steel Deck (New or Existing)							
System No.	Deck	Fire Barrier	Insulation	Underlayment	Roof Panel	Panel Attachment	*MDP* (psf)
200S-S1	Min. 22 ga. Type B Steel	As required	Min. 1 in. *Approved* polyisocyanurate insulation board	As required per FBC	24 ga. DMC 200S Max. 16-inch wide 180° seam	*DMC 200S Butterfly (Steel)* attachment with clips spaced 24 in. o.c.	**-88**

Approved Systems for DMC 200S over Steel Deck (New or Existing)							
System No.	Deck	Fire Barrier	Insulation	Underlayment	Roof Panel	Panel Attachment	*MDP* (psf)
200S-S2	Min. 22 ga. Type B Steel	As required	None	As required per FBC	24 ga. DMC 200S Max. 16-inch wide 180° seam	*DMC 200S Butterfly (Steel)* attachment with clips spaced 24 in. o.c.	**-91.75**
200S-S3	Min. 22 ga. Type B Steel	As required	Min. 1 in. *Approved* polyisocyanurate insulation board	As required per FBC	24 ga. DMC 200S Max. 16-inch wide 180° seam	*DMC 200S Continuous Butterfly (Steel)* attachment with clips spaced 12 in. o.c.	**-121.75**
200S-S4	Min. 22 ga. Type B Steel	As required	None	As required per FBC	24 ga. DMC 200S Max. 16-inch wide 180° seam	*DMC 200S Continuous Butterfly (Steel)* attachment with clips spaced 12 in. o.c.	**-151.75**

Approved Systems for DMC 200S over Wood Deck (New or Existing)						
System No.	Deck	Fire Barrier	Underlayment	Roof Panel	Panel Attachment	*MDP* (psf)
200S-W1	Min. 19/32 CDX plywood	OPTIONAL Versashield Solo	As required per FBC	0.040" Al DMC 200S Max. 16-inch wide 180° seam	*DMC 200S Fixed* attachment with clips spaced 16 in. o.c.	**-105**
200S-W2	Min. 19/32 CDX plywood	OPTIONAL Versashield Solo	As required per FBC	0.040" Al DMC 200S Max. 16-inch wide 180° seam	*DMC 200S Fixed Enhanced* attachment with clips spaced 8 in. o.c.	**-180**

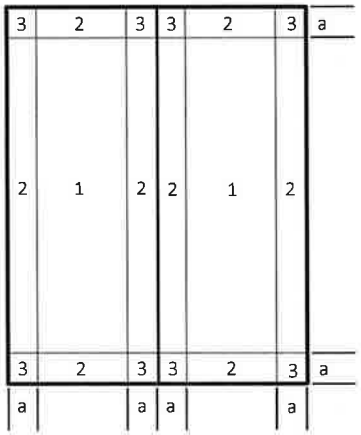
Approved Systems for DMC 5V over Wood Deck (New or Existing)						
System No.	Deck	Fire Barrier	Underlayment	Roof Panel	Panel Attachment	*MDP* (psf)
5V-W1	Min. 15/32 CDX plywood	OPTIONAL Versashield Solo	As required per FBC	26 ga, DMC 5V Max. 24-inch wide	*DMC 5V Standard* attachment with clips spaced 16 in. o.c.	**-60**
5V-W2	Min. 15/32 CDX plywood	OPTIONAL Versashield Solo	As required per FBC	26 ga, DMC 5V Max. 24-inch wide	*DMC 5V Standard* attachment with clips spaced 8 in. o.c.	**-121.75**

DESIGN WIND LOADS

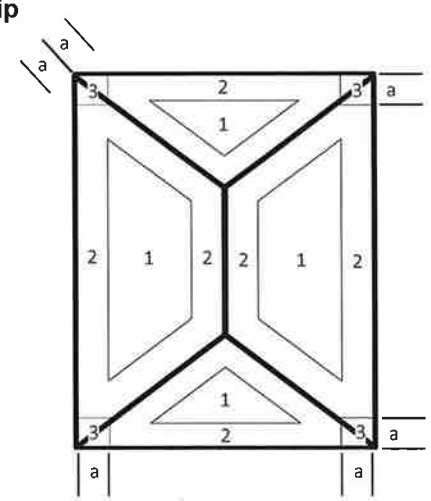
The following tables provide design wind loads for components and cladding in accordance with Section 1620 of the FBC and ASCE 7-10 under the following provisions:

1. For Hip roofs between 2:12 and 5.6:12, Zone 3 shall be treated as Zone 2.
2. Wind speeds for risk category I, II, III, and IV buildings shall be as defined in Section 1620 of the FBC.
3. Exposure C and D shall be as defined in section 1620 of the FBC.
4. Design wind load provided only for gable/hip roofs with roof slopes between 2:12 and 6.1:12
5. All calculations are based on an effective wind area of 10-ft^2 or less.
6. Topographic factors such as escarpments or hills have been excluded from the analysis
7. Overhangs have been excluded from the analysis.
8. Wind directionality factor, $K_d = 0.85$
9. Design wind loads are calculated using $P_{asd} = 0.6P_{ult}$.
10. Projects with mean roof heights greater than 60-ft shall be evaluated by a licensed design professional
11. Zones 1, 2, and 3 shall be defined as shown below. Dimension "a" shall be 10% of the least horizontal dimension or (0.4 x *Mean Roof Height)*, whichever is smaller, but not less than either 4% of the least horizontal dimension or 3ft

Gable



Hip



Gable/Hip Roofs in **Exposure C in Miami-Dade & Broward County** (Roof slopes between 2:12 and 6.1:12)								
Building Type	Zone	Mean Roof Height (ft)	Basic Wind Speed (mph)					
			Risk Cat I	Risk Cat I	Risk Cat II	Risk Cat II	Risk Cat III, IV	Risk Cat III,IV
			156	165	170	175	180	186
Enclosed	1	20	-30.9	-34.6	-36.7	-38.9	-41.1	-43.9
		25	-32.3	-36.1	-38.3	-40.6	-42.9	-45.9
		30	-33.6	-37.6	-39.9	-42.3	-44.8	-47.8
		40	-35.7	-39.9	-42.4	-44.9	-47.5	-50.7
		50	-37.4	-41.8	-44.4	-47.1	-49.8	-53.2
		60	-38.8	-43.4	-46.1	-48.8	-51.6	-55.1
	2	20	-53.8	-60.1	-63.8	-67.7	-71.6	-76.4
		25	-56.2	-62.8	-66.7	-70.7	-74.8	-79.8
		30	-58.5	-65.5	-69.5	-73.7	-77.9	-83.2
		40	-62.1	-69.5	-73.8	-78.2	-82.7	-88.3
		50	-65.1	-72.8	-77.3	-81.9	-86.7	-92.6
		60	-67.5	-75.5	-80.2	-84.9	-89.9	-96.0
	3	20	-79.5	-88.9	-94.4	-100.0	-105.8	-113.0
		25	-83.0	-92.9	-98.6	-104.5	-110.5	-118.0
		30	-86.6	-96.8	-102.8	-108.9	-115.3	-123.1
		40	-91.9	-102.8	-109.1	-115.6	-122.3	-130.6
		50	-96.3	-107.7	-114.3	-121.2	-128.2	-136.9
		60	-99.8	-111.7	-118.5	-125.6	-132.9	-141.9
Partially Enclosed	1	20	-41.5	-46.4	-49.2	-52.2	-55.2	-58.9
		25	-43.3	-48.5	-51.4	-54.5	-57.7	-61.6
		30	-45.2	-50.5	-53.6	-56.8	-60.1	-64.2
		40	-47.9	-53.6	-56.9	-60.3	-63.8	-68.1
		50	-50.2	-56.2	-59.6	-63.2	-66.9	-71.4
		60	-52.1	-58.2	-61.8	-65.5	-69.3	-74.0
	2	20	-64.3	-72.0	-76.4	-81.0	-85.7	-91.5
		25	-67.2	-75.2	-79.8	-84.6	-89.5	-95.5
		30	-70.1	-78.4	-83.2	-88.2	-93.3	-99.6
		40	-74.4	-83.2	-88.3	-93.6	-99.0	-105.7
		50	-77.9	-87.2	-92.5	-98.1	-103.8	-110.8
		60	-80.8	-90.4	-95.9	-101.7	-107.6	-114.8
	3	20	-90.1	-100.8	-107.0	-113.4	-119.9	-128.1
		25	-94.1	-105.3	-111.7	-118.4	-125.3	-133.8
		30	-98.1	-109.7	-116.5	-123.4	-130.6	-139.4
		40	-104.1	-116.5	-123.6	-131.0	-138.6	-148.0
		50	-109.1	-122.1	-129.6	-137.3	-145.2	-155.1
		60	-113.1	-126.5	-134.3	-142.3	-150.6	-160.8

Gable/Hip Roofs in **Exposure D in Miami-Dade & Broward County** (Roof slopes between 2:12 and 6.1:12)								
Building Type	Zone	Mean Roof Height (ft)	Basic Wind Speed (mph)					
			Risk Cat I	Risk Cat I	Risk Cat II	Risk Cat II	Risk Cat III, IV	Risk Cat III,IV
			156	165	170	175	180	186
Enclosed	1	20	-37.1	-41.5	-44.0	-46.6	-49.3	-52.7
		25	-38.4	-43.0	-45.6	-48.4	-51.2	-54.6
		30	-39.8	-44.5	-47.3	-50.1	-53.0	-56.6
		40	-41.9	-46.8	-49.7	-52.7	-55.7	-59.5
		50	-43.6	-48.8	-51.8	-54.8	-58.0	-62.0
		60	-45.0	-50.3	-53.4	-56.6	-59.9	-63.9
	2	20	-64.5	-72.2	-76.6	-81.2	-85.9	-91.7
		25	-66.9	-74.8	-79.5	-84.2	-89.1	-95.1
		30	-69.3	-77.5	-82.3	-87.2	-92.3	-98.5
		40	-72.9	-81.5	-86.5	-91.7	-97.0	-103.6
		50	-75.9	-84.9	-90.1	-95.5	-101.0	-107.8
		60	-78.3	-87.5	-92.9	-98.5	-104.2	-111.2
	3	20	-95.4	-106.7	-113.3	-120.1	-127.0	-135.6
		25	-98.9	-110.7	-117.5	-124.5	-131.7	-140.6
		30	-102.5	-114.6	-121.7	-128.9	-136.4	-145.7
		40	-107.8	-120.6	-128.0	-135.6	-143.5	-153.2
		50	-112.2	-125.5	-133.2	-141.2	-149.4	-159.5
		60	-115.7	-129.5	-137.4	-145.6	-154.1	-164.5
Partially Enclosed	1	20	-49.8	-55.7	-59.1	-62.6	-66.3	-70.7
		25	-51.6	-57.7	-61.3	-64.9	-68.7	-73.4
		30	-53.4	-59.8	-63.5	-67.3	-71.2	-76.0
		40	-56.2	-62.9	-66.8	-70.7	-74.8	-79.9
		50	-58.5	-65.5	-69.5	-73.6	-77.9	-83.2
		60	-60.4	-67.5	-71.7	-76.0	-80.4	-85.8
	2	20	-77.2	-86.4	-91.7	-97.2	-102.8	-109.8
		25	-80.1	-89.6	-95.1	-100.8	-106.6	-113.8
		30	-82.9	-92.8	-98.5	-104.4	-110.4	-117.9
		40	-87.2	-97.6	-103.6	-109.8	-116.1	-124.0
		50	-90.8	-101.6	-107.8	-114.3	-120.9	-129.1
		60	-93.7	-104.8	-111.2	-117.9	-124.7	-133.1
	3	20	-108.1	-120.9	-128.4	-136.0	-143.9	-153.7
		25	-112.1	-125.4	-133.1	-141.1	-149.2	-159.4
		30	-116.1	-129.9	-137.9	-146.1	-154.6	-165.1
		40	-122.1	-136.6	-145.0	-153.7	-162.6	-173.6
		50	-127.1	-142.2	-151.0	-160.0	-169.2	-180.7
		60	-131.1	-146.7	-155.7	-165.0	-174.6	-186.4