KNOXVILLE-KNOX COUNTY
MPC
METROPOLITAN
PLANNING
COMMISSION
TENNESSEE

Suite 403 • City County Building
400 Main Street
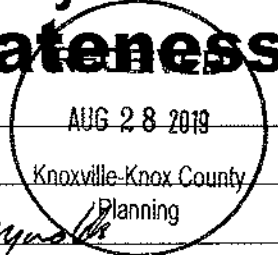Knoxville, Tennessee 37902
865 • 215 • 2500
FAX • 215 • 2068
www • knoxmpc • org

Downtown Knoxville Design Overlay District
Certificate of Appropriateness
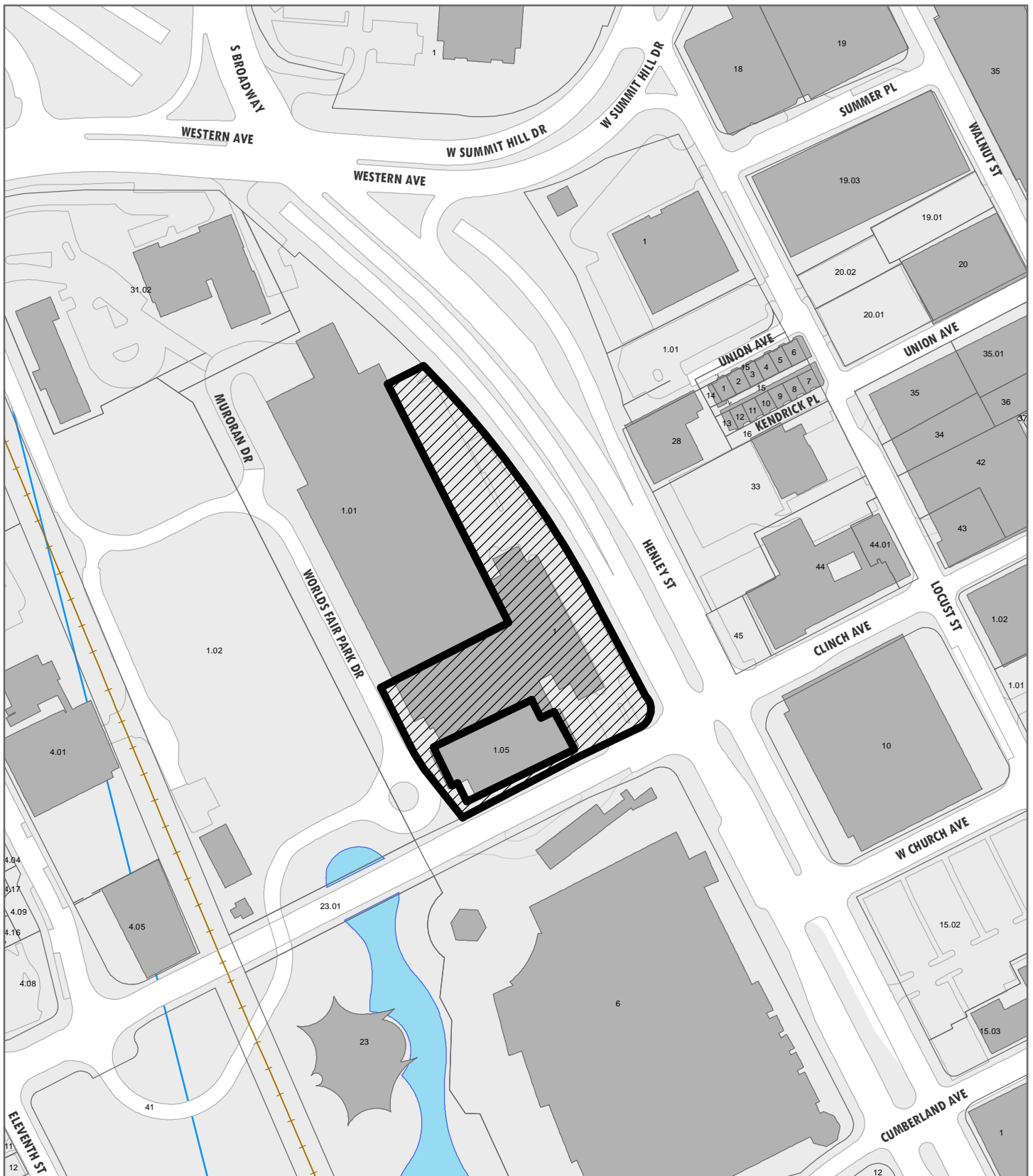
Name of Applicant: Kathryn Greer / Brad Raines

AUG 2 8 2019
Knoxville-Knox County
Planning

☐ Owner ☐ Contractor ■ Architect ☐ Engineer ☐ Other

Date Filed: 8/28/2019 Application accepted by: Mike Reynolds

Fee Amount: 50.⁰⁰ Review Date: 9/18/2019 File Number: 9-B-19-DT

PRE-APPLICATION CONFERENCE	Date Completed:

PROPERTY INFORMATION

Building or Project Name: Marriott Conversion Model Room

Street Address: 525 Henley Street

Parcel Identification Number(s): 094LJ001

PROPERTY OWNER

PLEASE PRINT
Name: Roy Ziegler

Company: Rockbridge Hotel Development

Address: 4100 Regent Street, Suite G

City: Columbus   State: OH   Zip: 43219

Telephone: 949-636-3492

Fax:

E-mail: raziegler@brhd.com

ACCOMPANYING MATERIALS

Please see the reverse side of this form for a list of information required as part of this application.

FOR OFFICE USE ONLY

PROJECT INFORMATION

LEVEL 1: $50
☑ Minor Alteration of an Existing Building/Structure
☐ Sign

LEVEL 2: $100
☐ Major Alteration of an Existing Building/Structure
☐ Addition to an Existing Building/Structure

LEVEL 3: $250
☐ Construction of New Building/Structure

PROJECT ARCHITECT/ENGINEER

PLEASE PRINT
Name: Kathryn Greer

Company: McCarty Holsaple McCarty

Address: 550 W Main Street, Suite 300

City: Knoxville   State: TN   Zip: 37917

Telephone: 865-544-2000

Fax:

E-mail: kgreer@mhminc.com

PROJECT CONTRACTOR

PLEASE PRINT
Name: Mike George

Company: Blaine Construction Corp

Address: 6510 Deane Hill Drive

City: Knoxville   State: TN   Zip: 37919

Telephone: 865-693-9300

Fax:

E-mail: mgeorge@blaineconstruction.com

PROJECT CONTACT

All application-related correspondence should be directed to:

PLEASE PRINT
Name: Kathryn Greer / Brad Raines

Company: McCarty Holsaple McCarty

Address: 550 W Main Street, Suite 300

City: Knoxville   State: TN   Zip: 37919

Telephone: 865-544-2000

Fax:

E-mail: kgreer@mhminc.com / braines@mhminc.com

NOTE: Payment is due at time of application. Please make check payable to **Knoxville Knox County Metropolitan Planning Commission.**

S BROADWAY

WESTERN AVE

WESTERN AVE

W SUMMIT HILL DR

W SUMMIT HILL DR

SUMMER PL

WALNUT ST

1

18

19

35

31.02

19.03

19.01

1

20.02

20

20.01

1.01

UNION AVE

UNION AVE

35.01

MURORAN DR

15
14 1   2   3   4   5   6
15   9   8   7
13 12 11 10
16 KENDRICK PL

28

35

36

37

34

42

33

43

1.01

WORLDS FAIR PARK DR

1.02

44.01

44

43

HENLEY ST

LOCUST ST

1.02

45

CLINCH AVE

10

1.01

4.01

1.05

W CHURCH AVE

4.04

4.17

4.09

4.16

23.01

4.05

15.02

4.08

6

15.03

41

23

ELEVENTH ST

11

12

CUMBERLAND AVE

1

12

9-B-19-DT
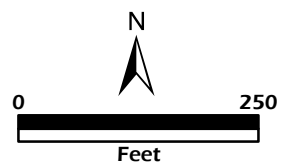
APPLICATION FOR CERTIFICATE OF APPROPRIATENESS

Petitioner: Kathryn Greer / McCarty Holsaple McCarty

DOWNTOWN DESIGN REVIEW BOARD

525 Henley St.

Level 1: Minor alteration of an existing building/structure

Original Print Date: 9/11/2019   Revised:
Knoxville/Knox County Planning · Downtown Design Review Board

N

0   250

Feet

MHM

27 August 2019

Mike Reynolds
Knoxville-Knox County Planning
400 Main Street, Suite 403
Knoxville, Tennessee 37902

Downtown Design COA Application – Knoxville Marriott Conversion Model Room

Dear Mr. Reynolds,

We are submitting an application for a Downtown Design Overlay District Certificate of Appropriateness for the Knoxville Marriot Conversion Model Room project, located at 525 Henley Street. The model room is the first phase of a comprehensive renovation of the existing Holiday Inn. We are only applying for a COA for the limited model room scope of work at this time. The full renovation will be submitted for review separately, but we have have included conceptual design renderings for the full project for context. The exterior work consists of the following:

1.   Removing the existing windows, EIFS, and louvers of two room on the southeast corner of the second floor.

2.   Adding new storefront windows.

3.   Painting a portion of the south and east second floor exterior wall.

We look forward to working with you on this project.

Sincerely,

MCCARTY HOLSAPLE MCCARTY, INC.

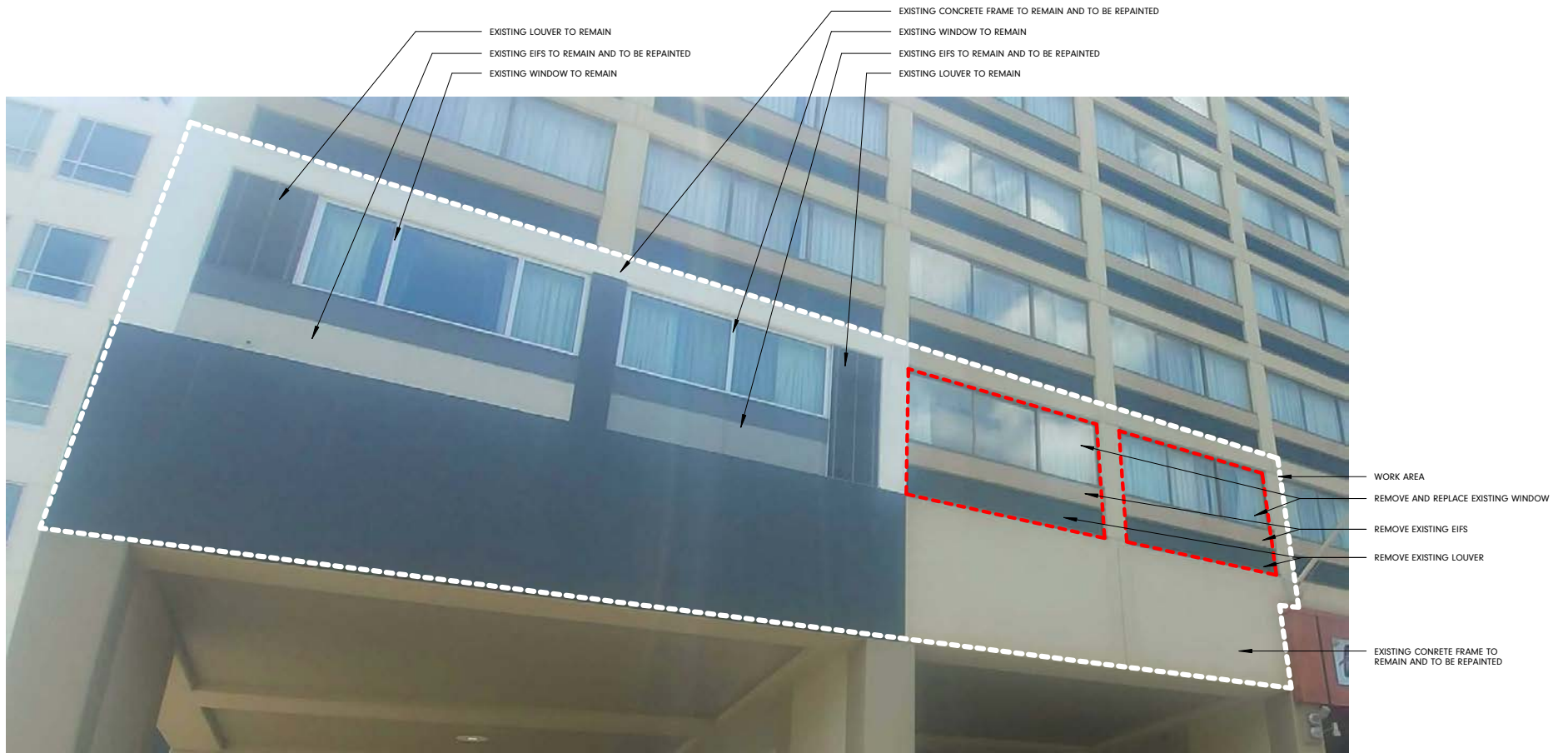Brad Raines, AIA, LEED AP BD+C

Attachments: COA Application, Existing Photos, Proposed Exterior Windows, Window System Details, Full Renovation Conceptual Package.

cc: Kathryn Greer, MHM
         Nathan Honeycutt, MHM

EXISTING WINDOW AND LOUVER TO REMAIN

EXISTING EIFS TO REMAIN AND TO BE REPAINTED

EXISTING CONCRETE FRAME TO REMAIN AND TO BE REPAINTED

EXISTING LIGHTING TO REMAIN

WORK AREA

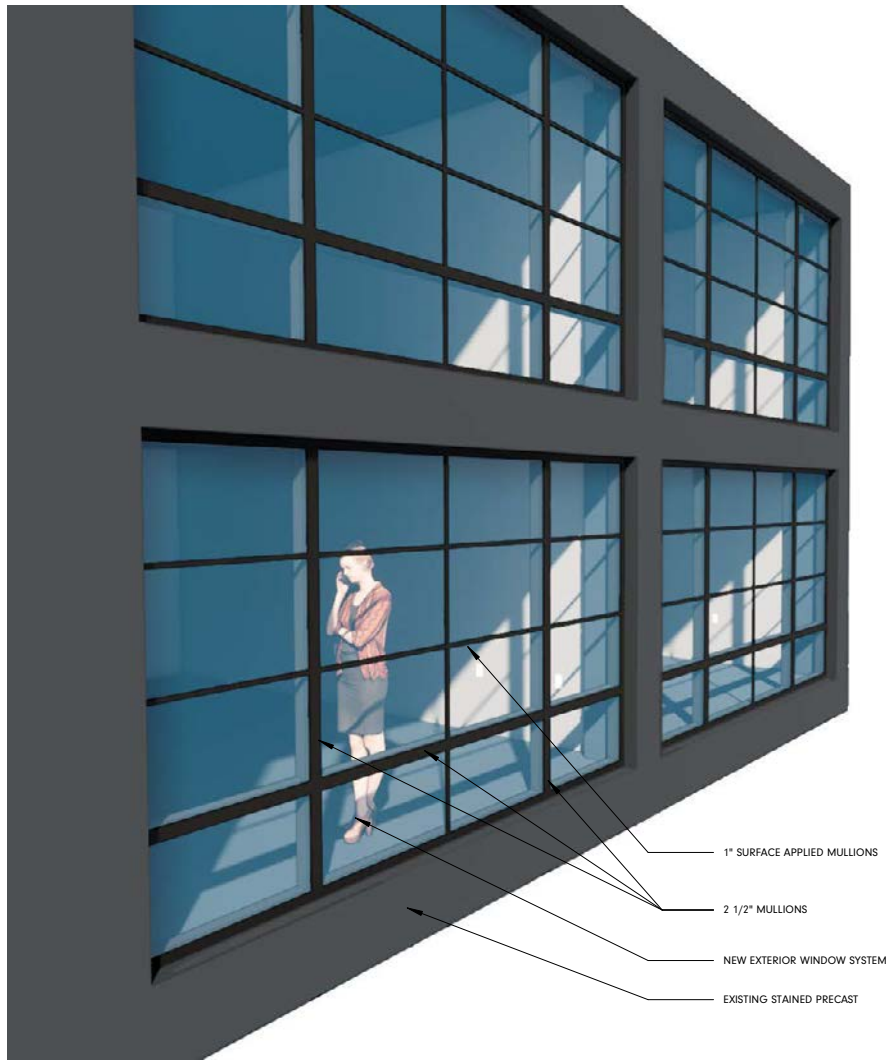EXISTING VIEW FROM SW CORNER OF CLINCH AVENUE AND HENLEY STREET

EXISTING LOUVER TO REMAIN

EXISTING EIFS TO REMAIN AND TO BE REPAINTED

EXISTING WINDOW TO REMAIN

EXISTING CONCRETE FRAME TO REMAIN AND TO BE REPAINTED

EXISTING WINDOW TO REMAIN

EXISTING EIFS TO REMAIN AND TO BE REPAINTED

EXISTING LOUVER TO REMAIN

WORK AREA

REMOVE AND REPLACE EXISTING WINDOW

REMOVE EXISTING EIFS

REMOVE EXISTING LOUVER

EXISTING CONRETE FRAME TO
REMAIN AND TO BE REPAINTED

DETAIL VIEW OF WORK AREA

KNOXVILLE MARRIOTT CONVERSION

McCARTY HOLSAPLE McCARTY   STONEHILL TAYLOR

Existing Photos

08.23.2019

BEFORE

AFTER

Before & After
09.06.2019

PROPOSED EXTERIOR WINDOW IMAGERY

1" SURFACE APPLIED MULLIONS

2 1/2" MULLIONS

NEW EXTERIOR WINDOW SYSTEM

EXISTING STAINED PRECAST

WINDOW PRECEDENT STUDY

12'-2"

EQ   EQ   EQ   EQ

7'-4"

EQ   EQ   EQ   EQ

5th Floor
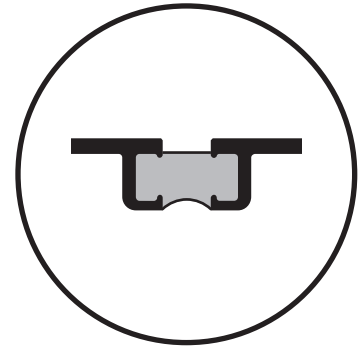943.75'
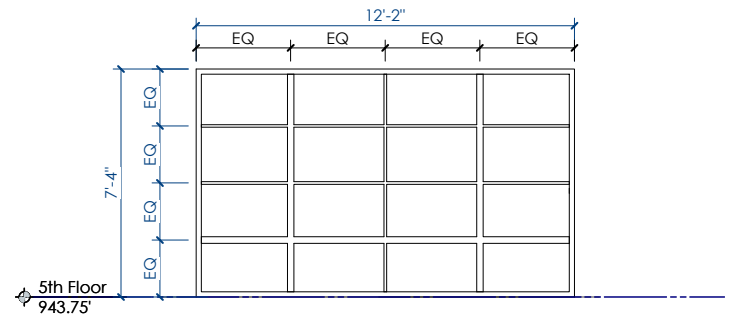
EXTERIOR WINDOW DIMENSIONS

Conceptual Exterior Windows

08.23.2019

Additional information and CAD details are available at www.kawneer.com
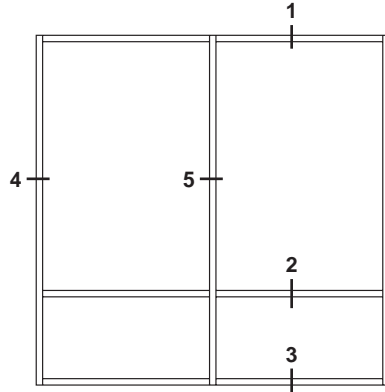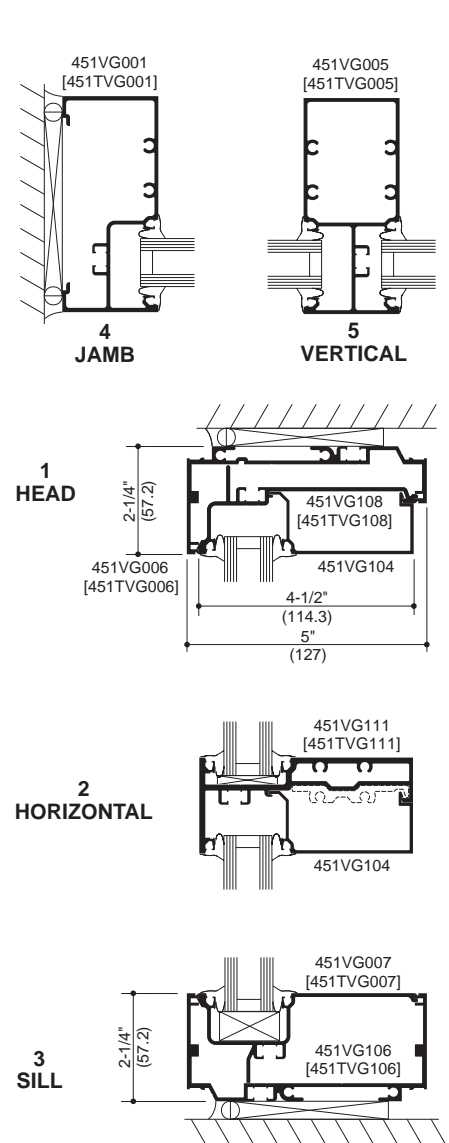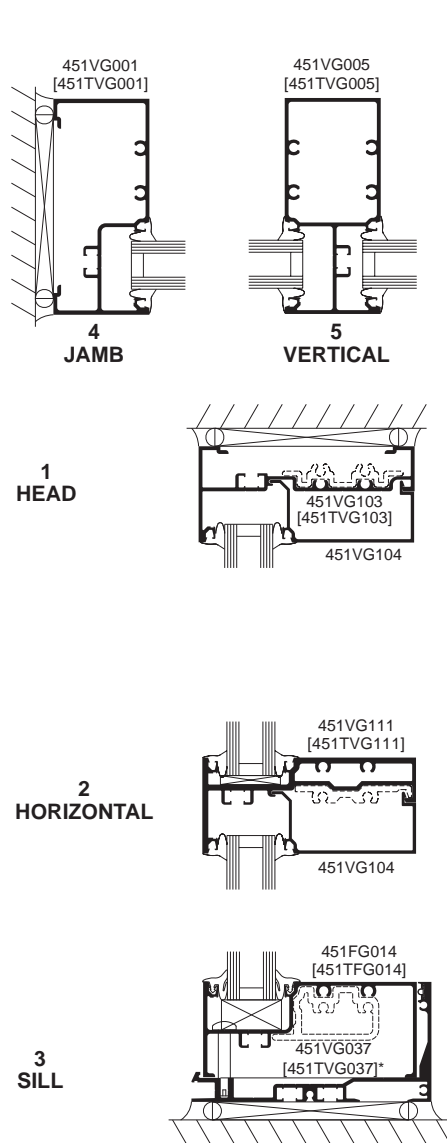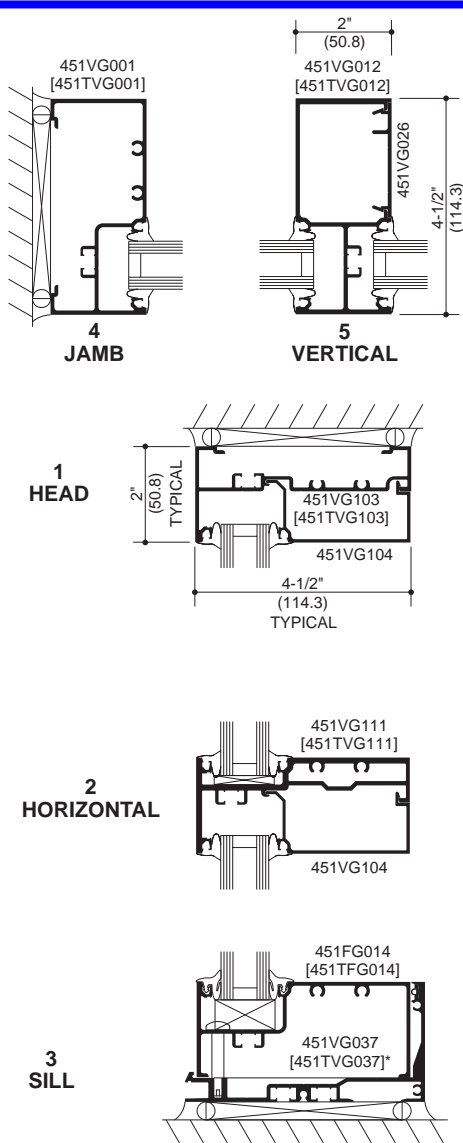
ELEVATION IS NUMBER KEYED TO DETAILS

NUMBERS IN BRACKETS ARE THERMALLY BROKEN MEMBERS

SCREW SPLINE

451VG001 [451TVG001]

2" (50.8)
451VG012 [451TVG012]
451VG026
4-1/2" (114.3)

4 JAMB   **5 VERTICAL**

451VG103 [451VG103]
451VG104
2" (50.8) TYPICAL
4-1/2" (114.3) TYPICAL

1 HEAD

451VG111 [451TVG111]
451VG104

2 HORIZONTAL

451FG014 [451TFG014]
451VG037 [451TVG037]*

3 SILL

* HP Sill Flashing shown with optional gasket.

SHEAR BLOCK

451VG001 [451TVG001]   451VG005 [451TVG005]

4 JAMB   **5 VERTICAL**

451VG103 [451TVG103]
451VG104

1 HEAD

451VG111 [451TVG111]
451VG104

2 HORIZONTAL

451FG014 [451TFG014]
451VG037 [451TVG037]*

3 SILL

* HP Sill Flashing shown with optional gasket.

STICK

451VG001 [451TVG001]   451VG005 [451TVG005]

4 JAMB   **5 VERTICAL**

451VG108 [451TVG108]
451VG006 [451TVG006]
451VG104
2-1/4" (57.2)
4-1/2" (114.3)
5" (127)

1 HEAD

451VG111 [451TVG111]
451VG104

2 HORIZONTAL

451VG007 [451TVG007]
451VG106 [451TVG106]
2-1/4" (57.2)

3 SILL

KAWNEER
AN ARCONIC COMPANY
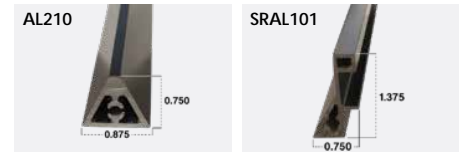
Aluminum Profiles

We have an extensive offering of aluminum profiles to meet your needs. If you need to precisely match an existing profile, we can have dies created and extruded to specification. We can also work with your material, saving you additional costs.
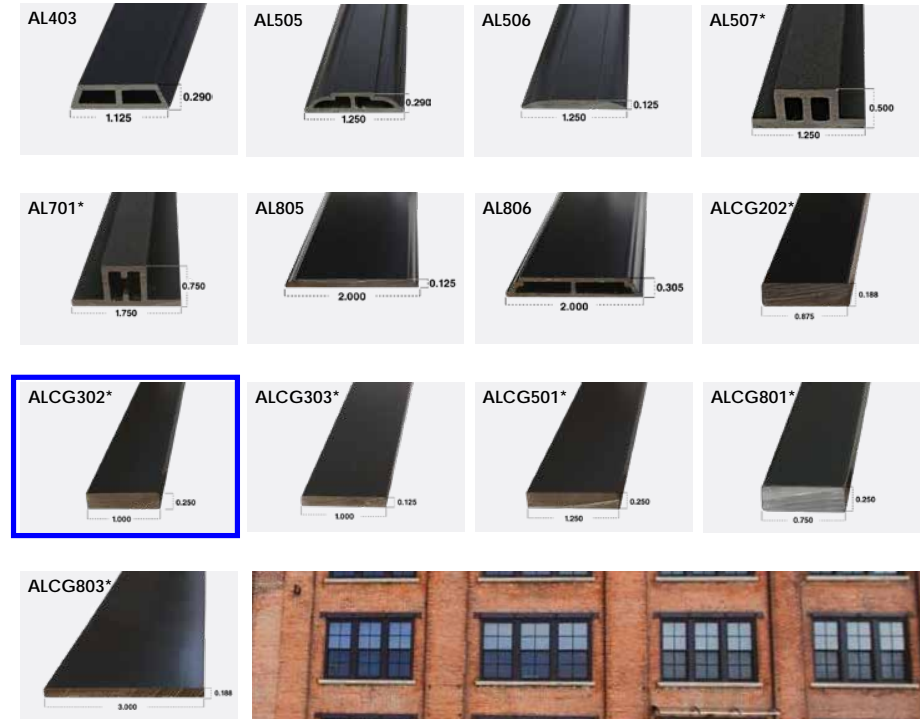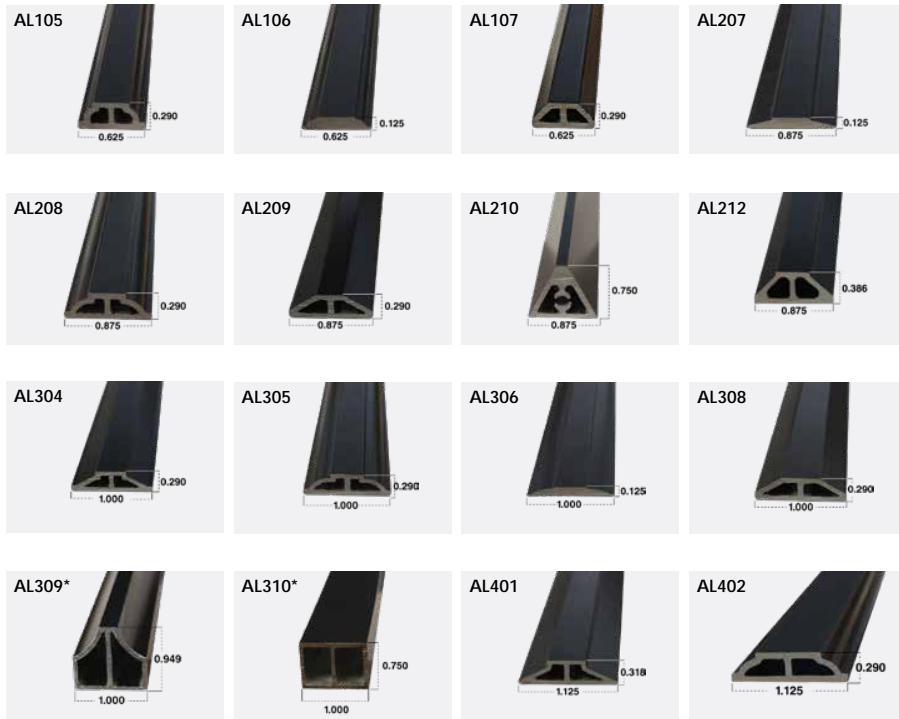
Our standard dies are engineered for structural durability without causing excessive weight.

Surround Profiles

New profiles are added periodically. For the most up-to-date offerings, please visit www.FrontLineBldg.com.

AL210	SRAL101
0.750 / 0.875	1.375 / 0.750

SDL Profiles

AL105	AL106	AL107	AL207
0.290 / 0.625	0.125 / 0.625	0.290 / 0.625	0.125 / 0.875

AL208	AL209	AL210	AL212
0.290 / 0.875	0.290 / 0.875	0.750 / 0.875	0.386 / 0.875

AL304	AL305	AL306	AL308
0.290 / 1.000	0.290 / 1.000	0.125 / 1.000	0.290 / 1.000

AL309*	AL310*	AL401	AL402
0.949 / 1.000	0.750 / 1.000	0.318 / 1.125	0.290 / 1.125

AL403	AL505	AL506	AL507*
0.290 / 1.125	0.290 / 1.250	0.125 / 1.250	0.500 / 1.250

AL701*	AL805	AL806	ALCG202*
0.750 / 1.750	0.125 / 2.000	0.305 / 2.000	0.188 / 0.875

ALCG302*	ALCG303*	ALCG501*	ALCG801*
0.250 / 1.000	0.125 / 1.000	0.250 / 1.250	0.250 / 0.750

ALCG803*
0.188 / 3.000

*Profiles are non-standard and may be subject to set-up / minimum charges and longer lead times.

Custom profiles can be created; please inquire.