Main Street Iowa
Proposed Facade Rehabilitation
Greene County Abstract Company
Jefferson, Iowa
Project #03014
April 21, 2014

Proposed

NOTES:
- Remove paneling, repair structure as needed. If brick still exists under the paneling, clean, re-point and repair as needed. If not, rebuild brick storefront. See invoice for comments on brick color.
- Rebuild original storefront, shown is standard factory aluminum color. The proportions should be still intact, the transom windows definitely are. If the kick plate is at a different height and still intact, use original dimension instead of proportion shown.
- As the two storefronts are now a combined space, a single door is only needed so where traditionally there would have been a door mirroring the one shown, I’ve put in a window as a substitute.
- Repair the roof flashing up to the façade.
- Interior rehabilitation recommendation – I would suggest that you remove the suspend ceiling, and repair and clean the existing tin ceiling. For the walls that do not go all the way up to the original ceiling, they could be capped where their currently end (would create a more cubicle-like office) or could build them up to meet the ceiling. Another option would be to remove the suspended ceiling on the left side and hallway only, cap the walls where they currently end but leave the ceiling in the right side offices. The carpet is also dated; I would remove and update the flooring. Could reinstall carpet, install wood, or leave cement floor uncovered and seal with a concrete finisher.
- I’ve shown two inset photos for awning options. The awning chosen is Sunbrella Beaufort Beige/White 6 Bar, #5760.
- Another option for the entire storefront would be to leave the entrance as it currently exists but recreate the tradition storefront on the face of the building. This would still require to remove the paneling, rebuilding part of the brick storefront and install the front facing storefront and six transom windows. This would be a less intensive construction option and a good step in the right direction for a full rehabilitation at some future point.