

John H Daniel Building Renovation (6-B-14-DT)

Summary of Agenda Amendments

Work Description (including attachments)

1. Clarifications:
 - a. The existing, low profile penthouse above the 3-story building has a stucco cladding.
 - b. The material of the new industrial style windows will metal and the double-hung windows will have a metal clad exterior and wood interior.
2. Sheet A203:
 - a. Removed a reference a painted sign to remain. This was a labeling error.
 - b. The residential HVAC units will be located on the roof.
3. Sheet A205:
 - a. The new elevator penthouse will be setback 27-29 feet from the front façade (see Sheets A201 and A202).
 - b. The new elevator penthouse should not be visible from the Jackson Avenue sidewalk, directly across the street. It was not determined if it is visible from other locations.
4. Sheet A320:
 - a. References to storefront details have been corrected.
 - b. The four storefronts at 114 Jackson Avenue are recessed 9 feet 6 inches from the front façade. See details #1, 2, and 3.
 - c. In detail #4, the steel beam shown between the lower storefront and the transom will be exposed and painted.
5. Sheet A322:
 - a. It was clarified that the existing storefront is not historic and will be removed and replaced with a new storefront to match the other four recessed storefronts in the 3-story building. The agenda previously stated that the existing storefront would be modified, but retained.

Staff Comments

1. Added comments under some of the applicable guidelines to provide additional explanation of how the guideline relates to this project.

Staff Recommendation

No changes.

Downtown Knoxville Design Overlay District Certificate of Appropriateness

Name of Applicant: John Thurman

Owner Contractor Architect Engineer Other

Date Filed: 5/30/14 Application accepted by: Mike Reynolds

Fee Amount: 100.⁰⁰ Review Date: 6/10/14 File Number: 6-B-14-DT

PRE-APPLICATION CONFERENCE Date Completed: _____

PROPERTY INFORMATION

Building or Project Name: John H. Daniel Building

Street Address: 118 W Jackson Ave

Parcel Identification Number(s): 094EG010, 094EG011, 094EG012

PROJECT ARCHITECT/ENGINEER

PLEASE PRINT Name: Jeff Johnson

Company: McCarty Holzaple McCarty

Address: 550 W. Main Street / Suite 300

City: Knoxville State: TN Zip: 37902

Telephone: 865.544.2000

Fax: jthurman@mhminc.com

E-mail: jjohnson@mhminc.com

PROPERTY OWNER

PLEASE PRINT Name: Jon Clark

Company: VHD, LLC

Address: 1713 Kennington Dr.

City: Knoxville State: TN Zip: 37922

Telephone: 865.661.9038

Fax: _____

E-mail: jonbjorn.clark@icloud.com

PROJECT CONTRACTOR

PLEASE PRINT Name: TBD

Company: _____

Address: _____

City: _____ State: _____ Zip: _____

Telephone: _____

Fax: _____

E-mail: _____

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 CONTACT

All application-related correspondence should be directed to:

PLEASE PRINT Name: John Thurman

Company: McCarty Holzaple McCarty

Address: 550 W Main St. / Suite 300

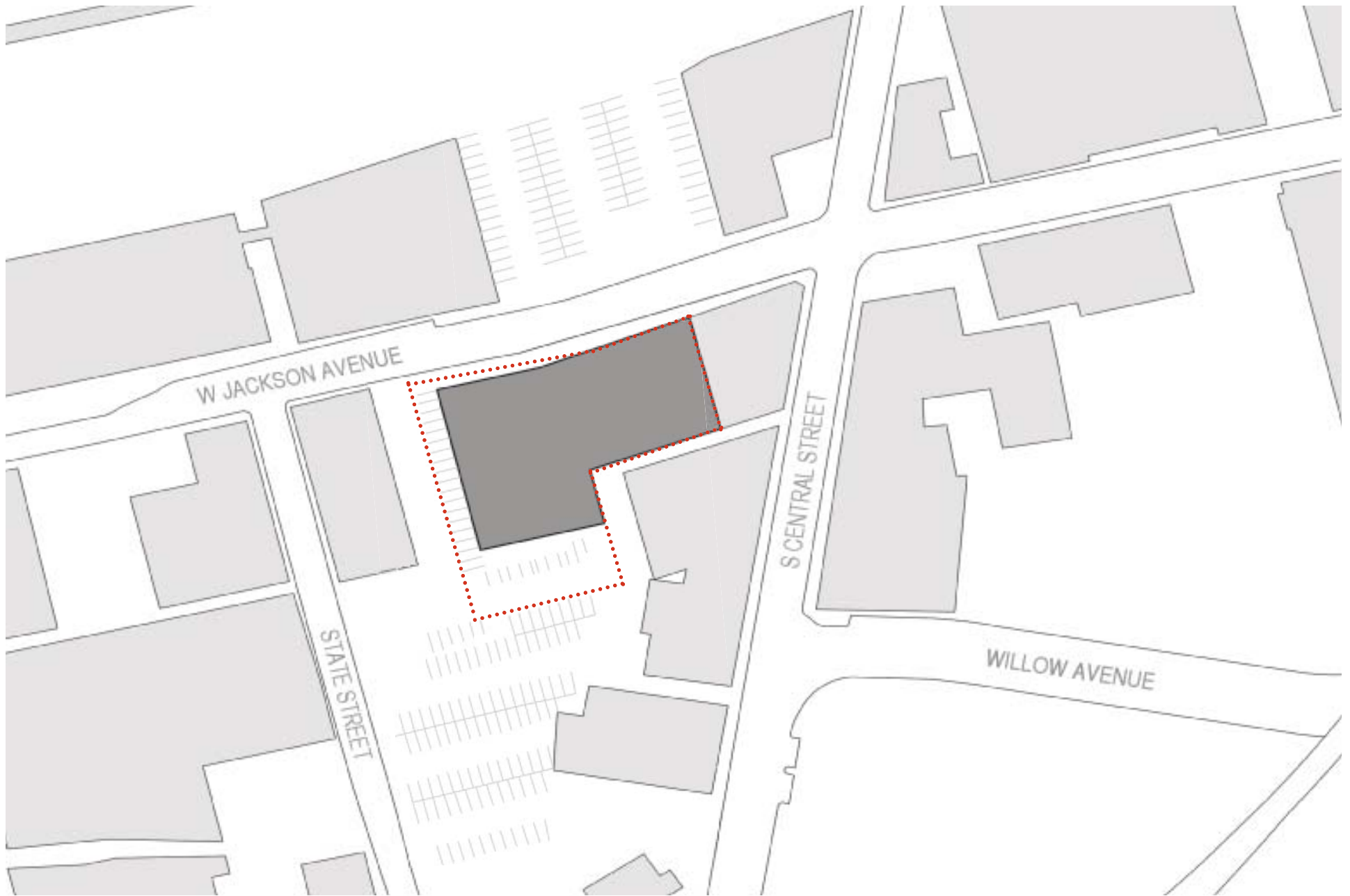
City: Knoxville State: TN Zip: 37902

Telephone: 865.544.2000

Fax: _____

E-mail: jthurman@mhminc.com

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



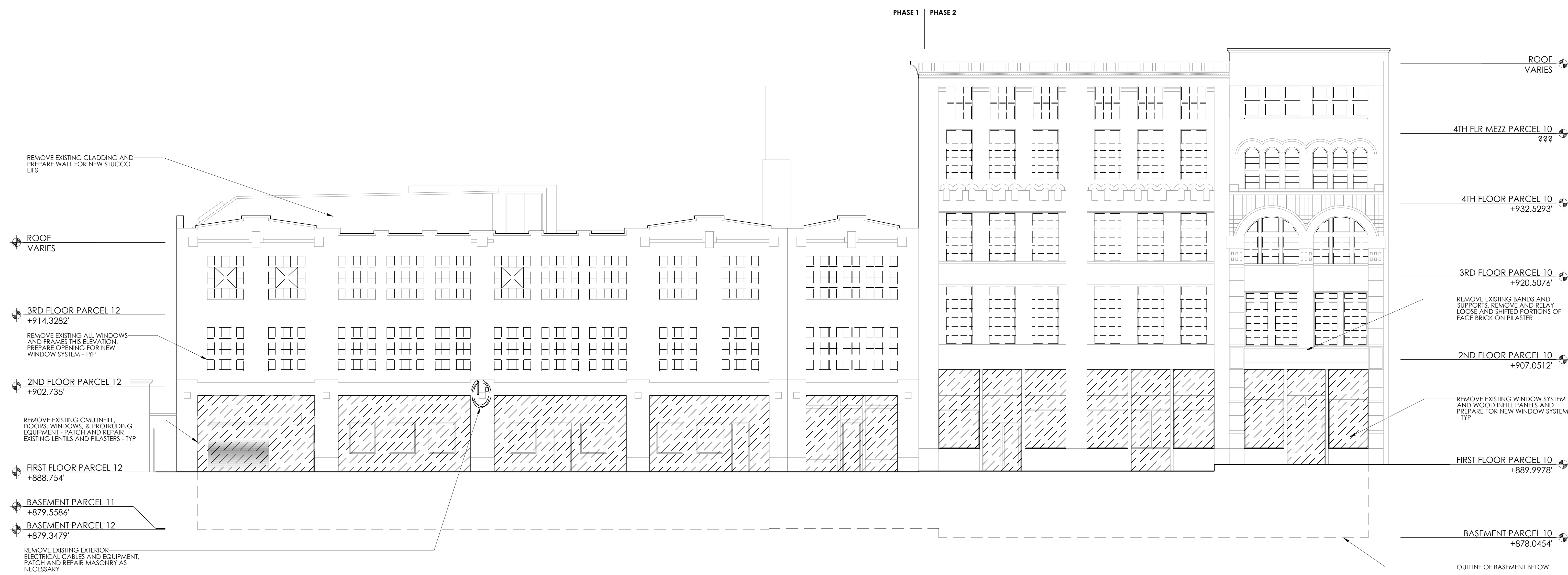
..... PROPERTY LINE



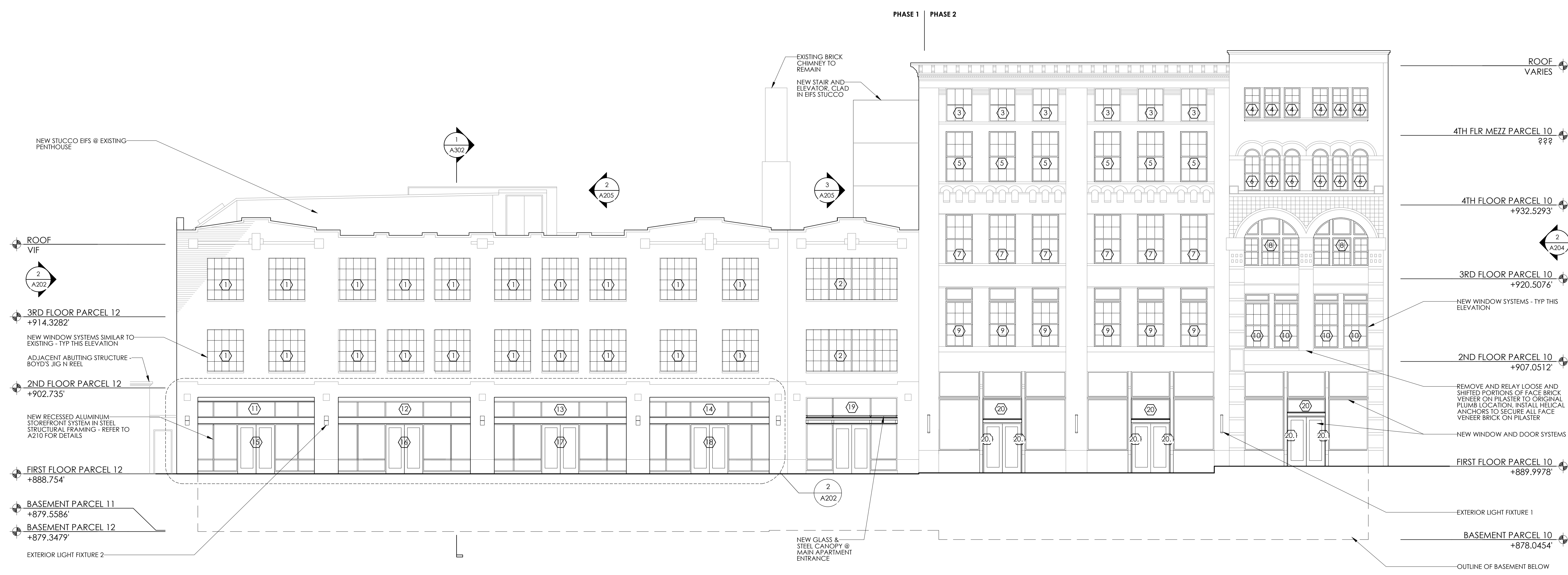
JOHN H. DANIEL BUILDING RENOVATION - JACKSON AVENUE

SITE PLAN - NTS

McCARTY HOLSAPLE McCARTY ARCHITECTS & INTERIOR DESIGNERS



1 EXISTING NORTH ELEVATION DEMOLITION
A201 1/8"=1'-0"



2 PROPOSED NORTH ELEVATION
A201 1/8"=1'-0"

SEAL:

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KEY PLAN:

UNLESS OTHERWISE NOTED

REVISION INFORMATION

No.	Date	Description
A	04/04/14	ISSUE FOR PERMIT

DRAWING INFORMATION

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PROJECT DATE: 04/04/14

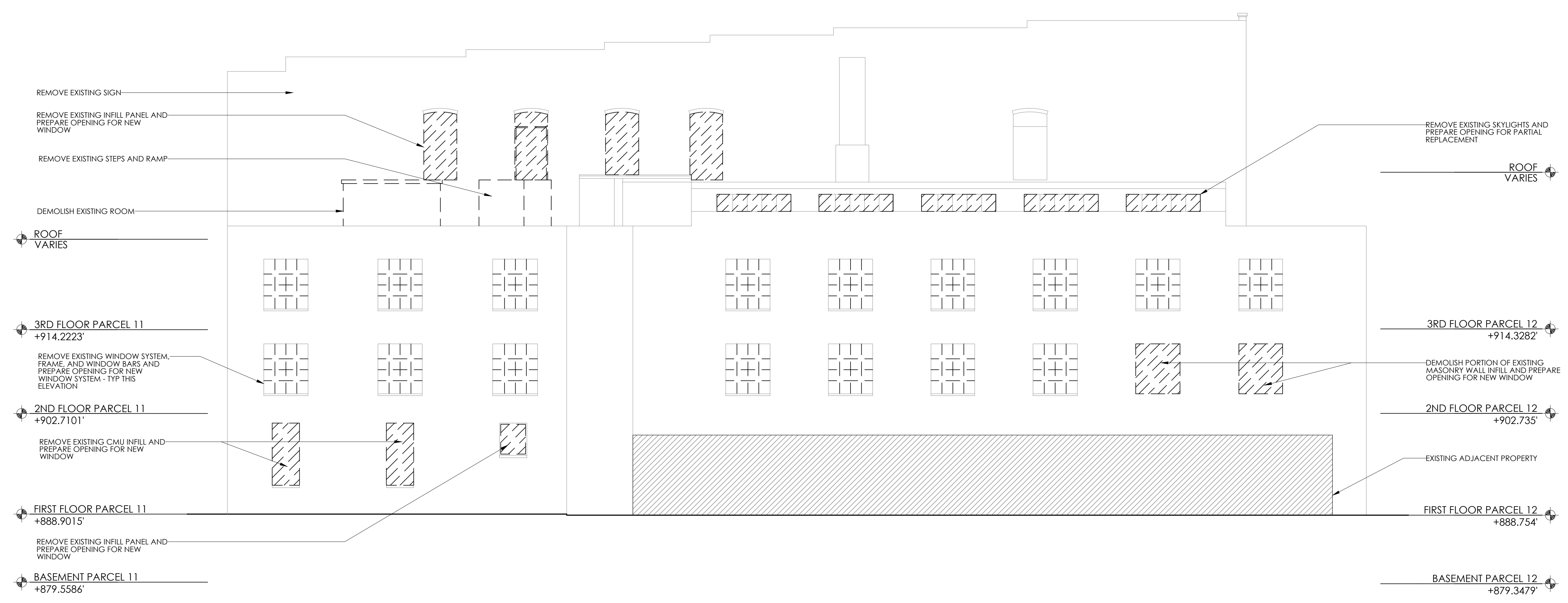
PROJECT MGR: JOHN THURMAN

PA / PC: MM

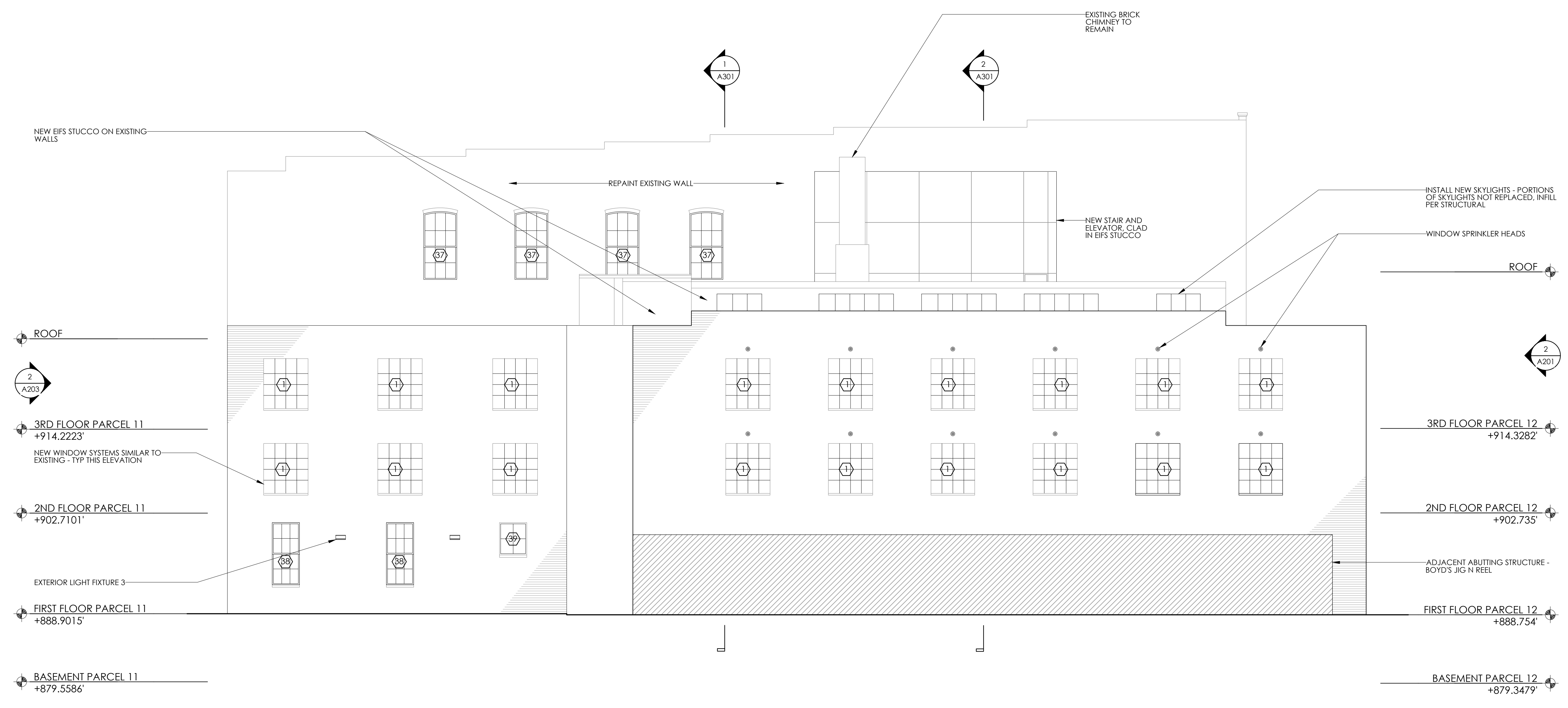
DRAWN BY: SS

CHECKED BY: -

DRAWING TITLE:



1 EXISTING & DEMOLITION - EAST ELEVATION
A202 1/8"=1'-0"



2 PROPOSED EAST ELEVATION
A202 1/8"=1'-0"

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KEY PLAN:

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REVISION INFORMATION

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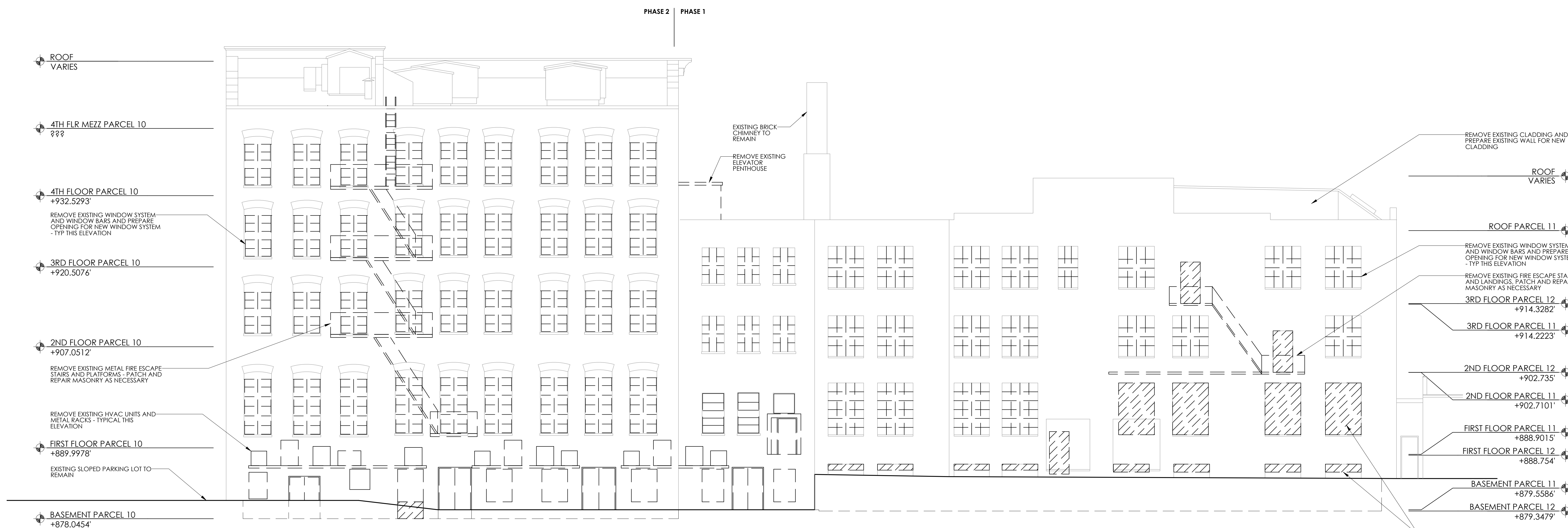
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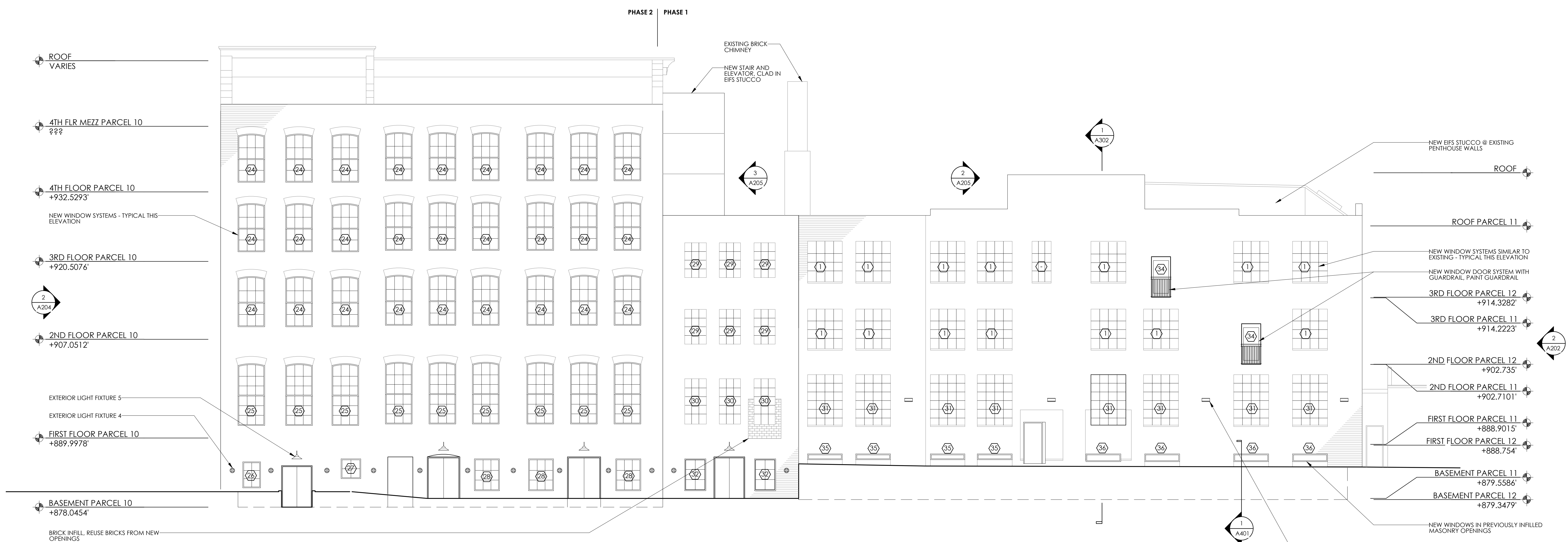
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EAST ELEVATIONS

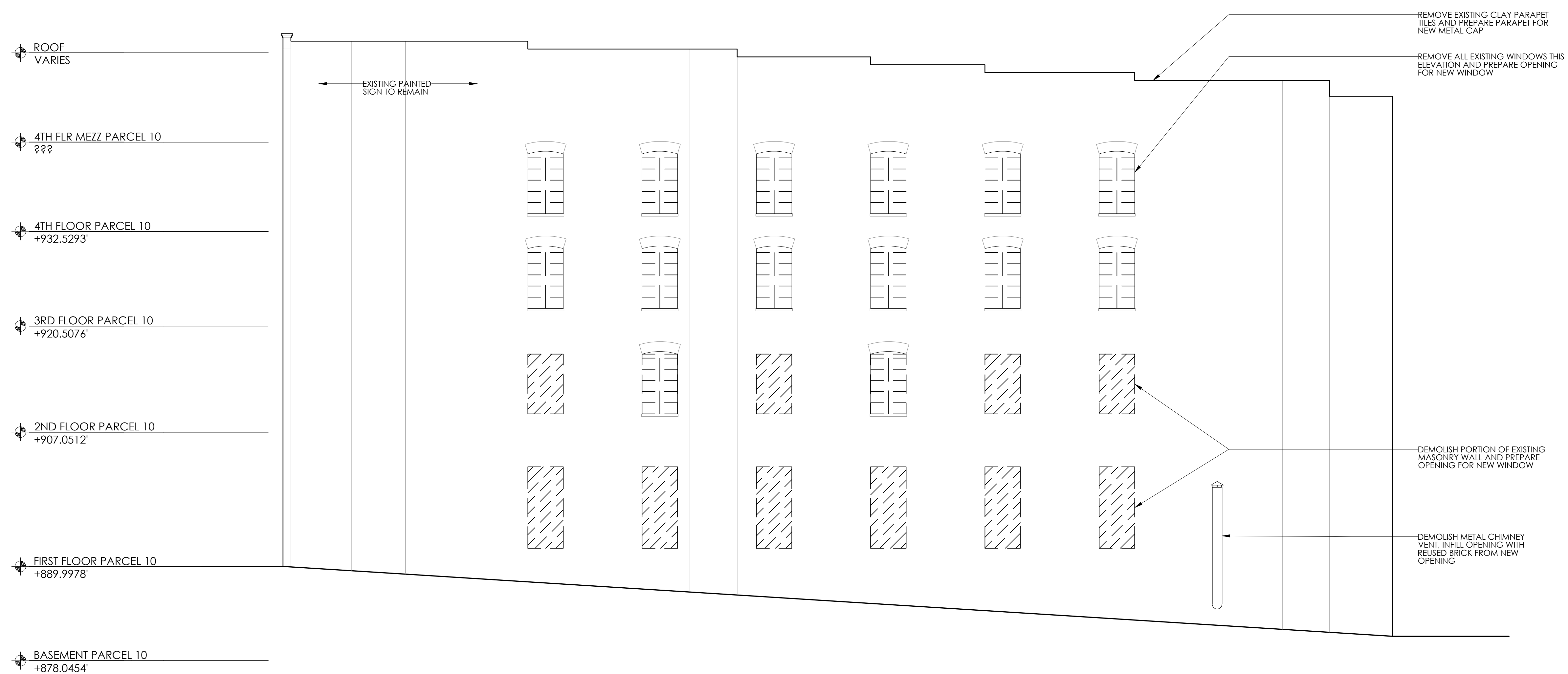
BUILDING: DRAWING NO:
A202



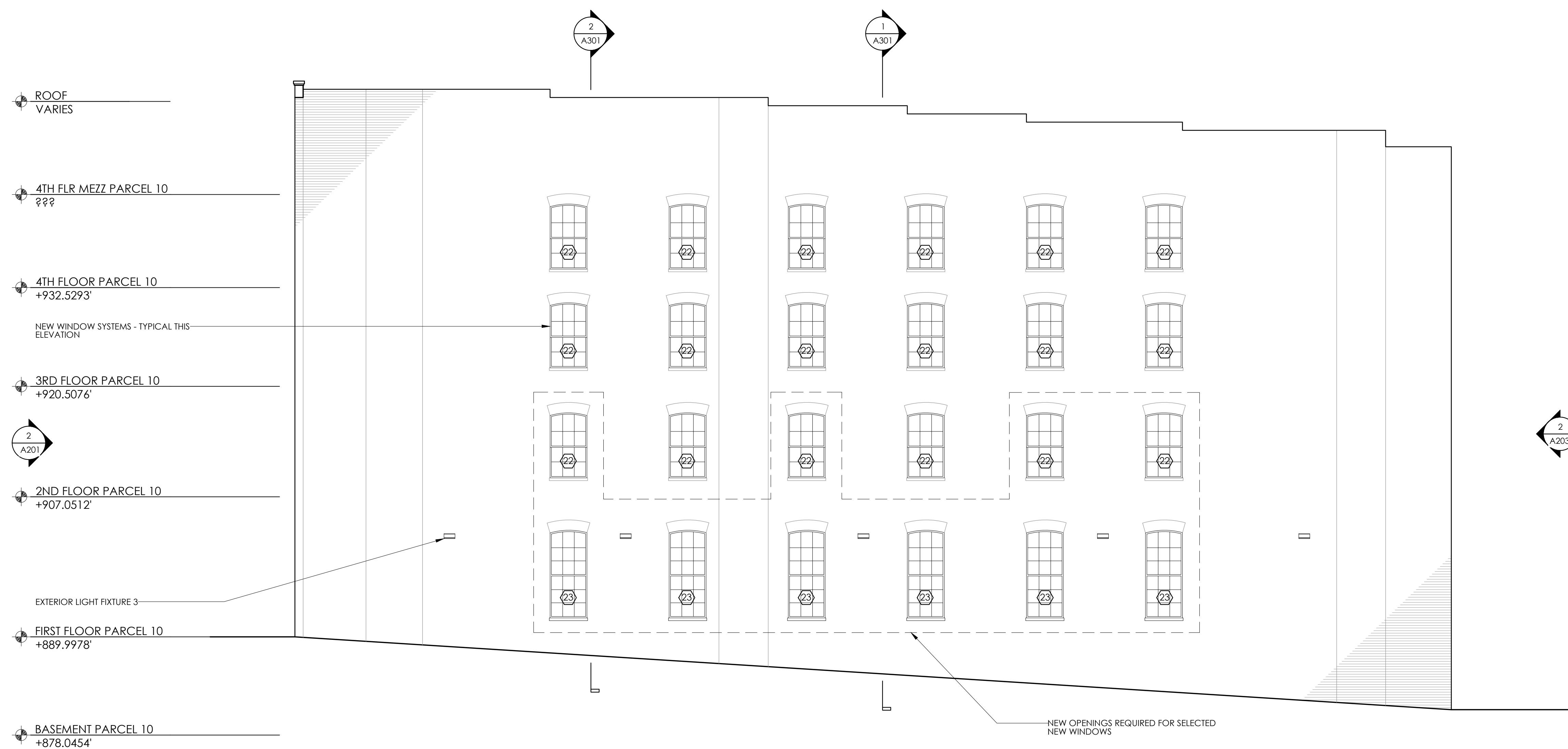
1 EXISTING SOUTH ELEVATION
A203 1/8"=1'-0"



2 PROPOSED SOUTH ELEVATION
A203 1/8"=1'-0"



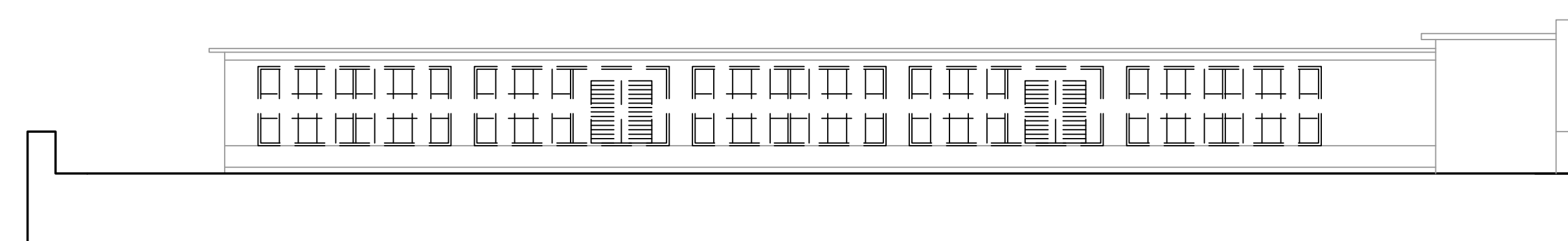
1 EXISTING WEST ELEVATION
A204 1/8"=1'-0"



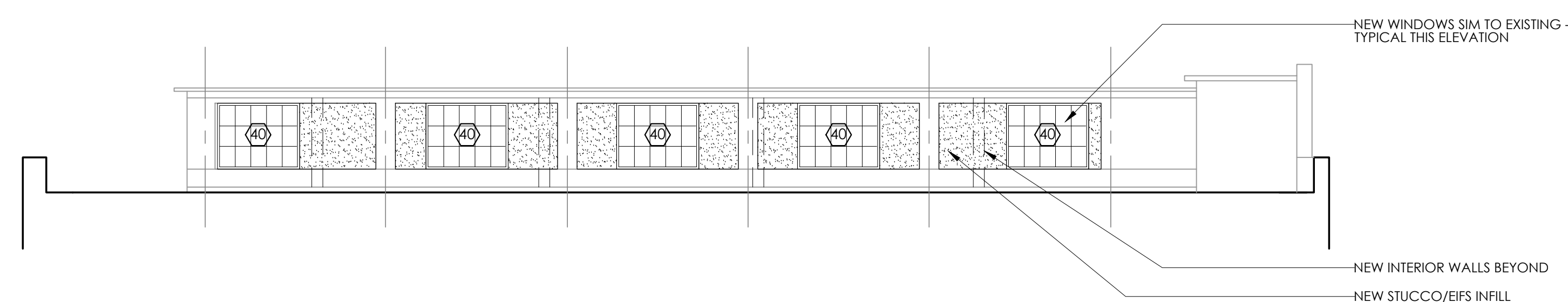
2 PROPOSED WEST ELEVATION
A204 1/8"=1'-0"

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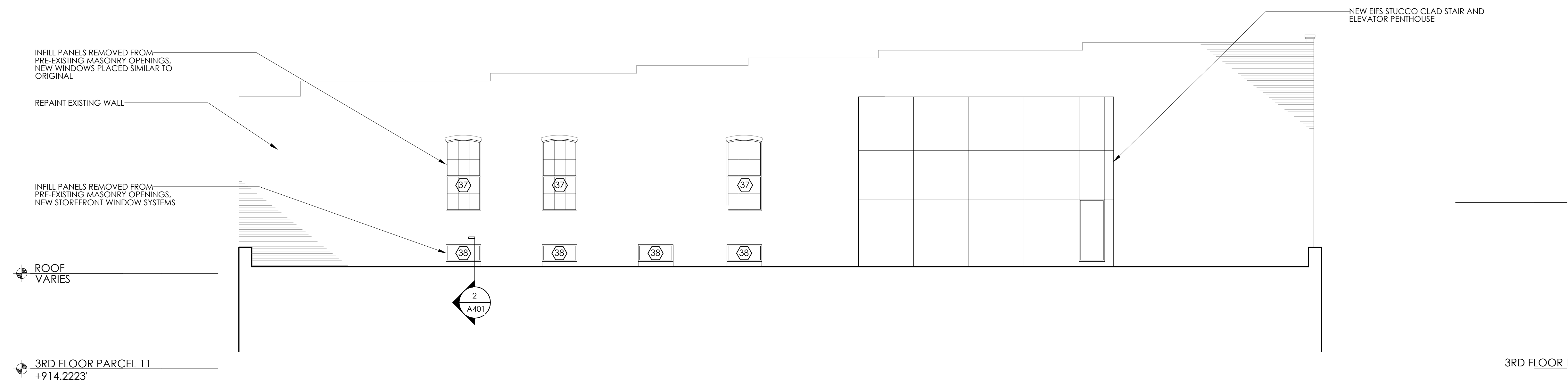
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PRINT DATE:	06/04/14
PROJECT MGR:	JOHN THURMAN
PA / PC:	MM
DRAWN BY:	SS
CHECKED BY:	-
DRAWING TITLE:	WEST ELEVATIONS



1 EXISTING & DEMOLITION @ 3RD FLR CLERESTORY WINDOWS
A205 1/8"=1'-0"



2 PROPOSED ELEVATION @ 3RD FLR CLERESTORY WINDOWS
A205 1/8"=1'-0"



3 PROPOSED ELEVATION @ 3RD FLR CLERESTORY WINDOWS
A205 1/8"=1'-0"

SEAL:

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KEY PLAN:

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REVISION INFORMATION

No.	Date	Description
A	06/04/14	ISSUE FOR PERMIT

DRAWING INFORMATION

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PRINT DATE: 06/04/14

PROJECT MGR: JOHN THURMAN

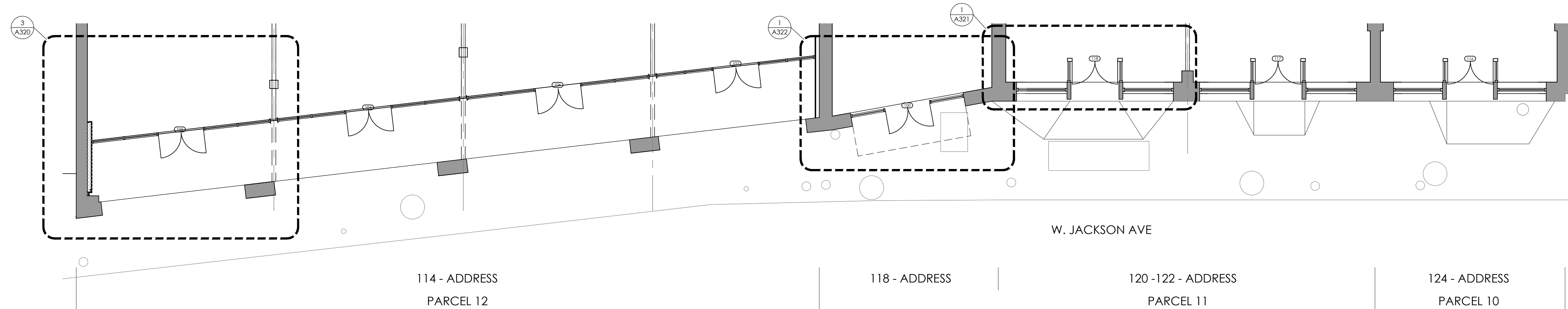
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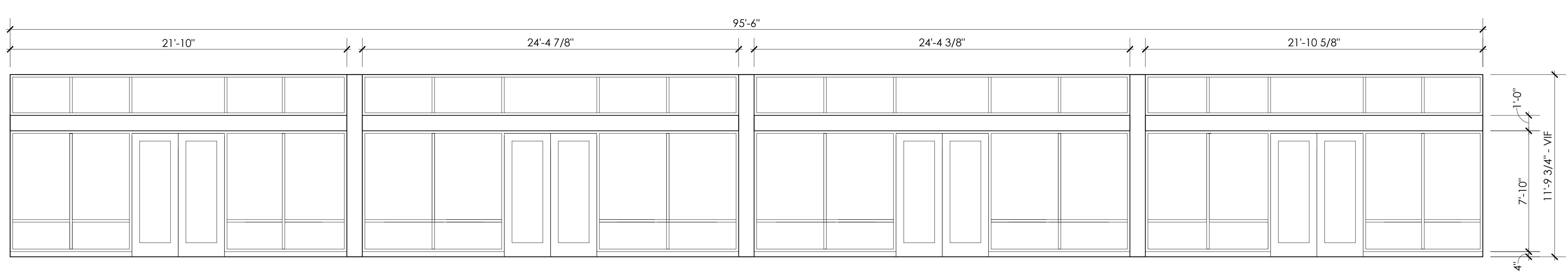
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**THIRD FLOOR
CLERESTORY
ELEVATIONS**

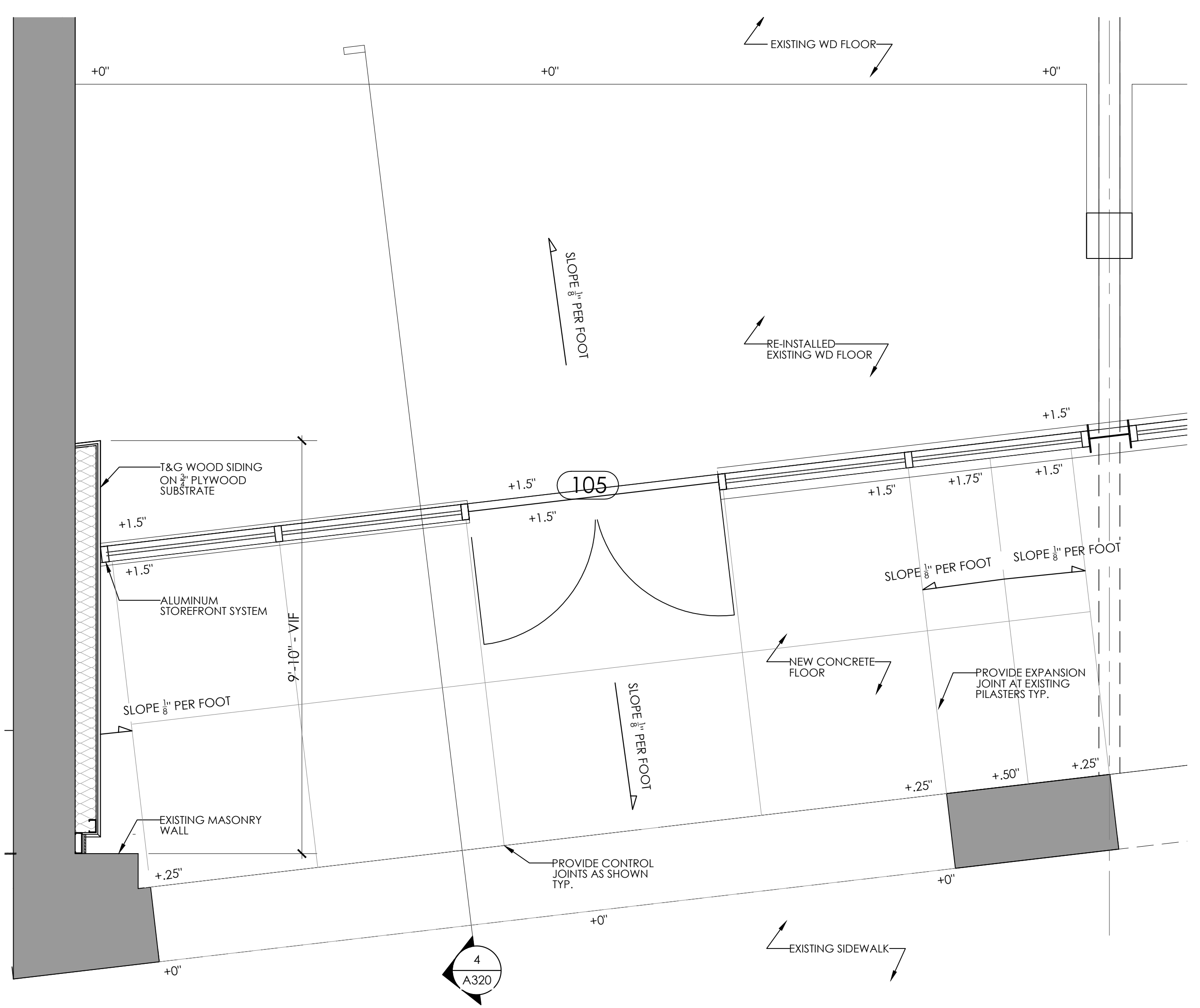
BUILDING: DRAWING NO:
A205



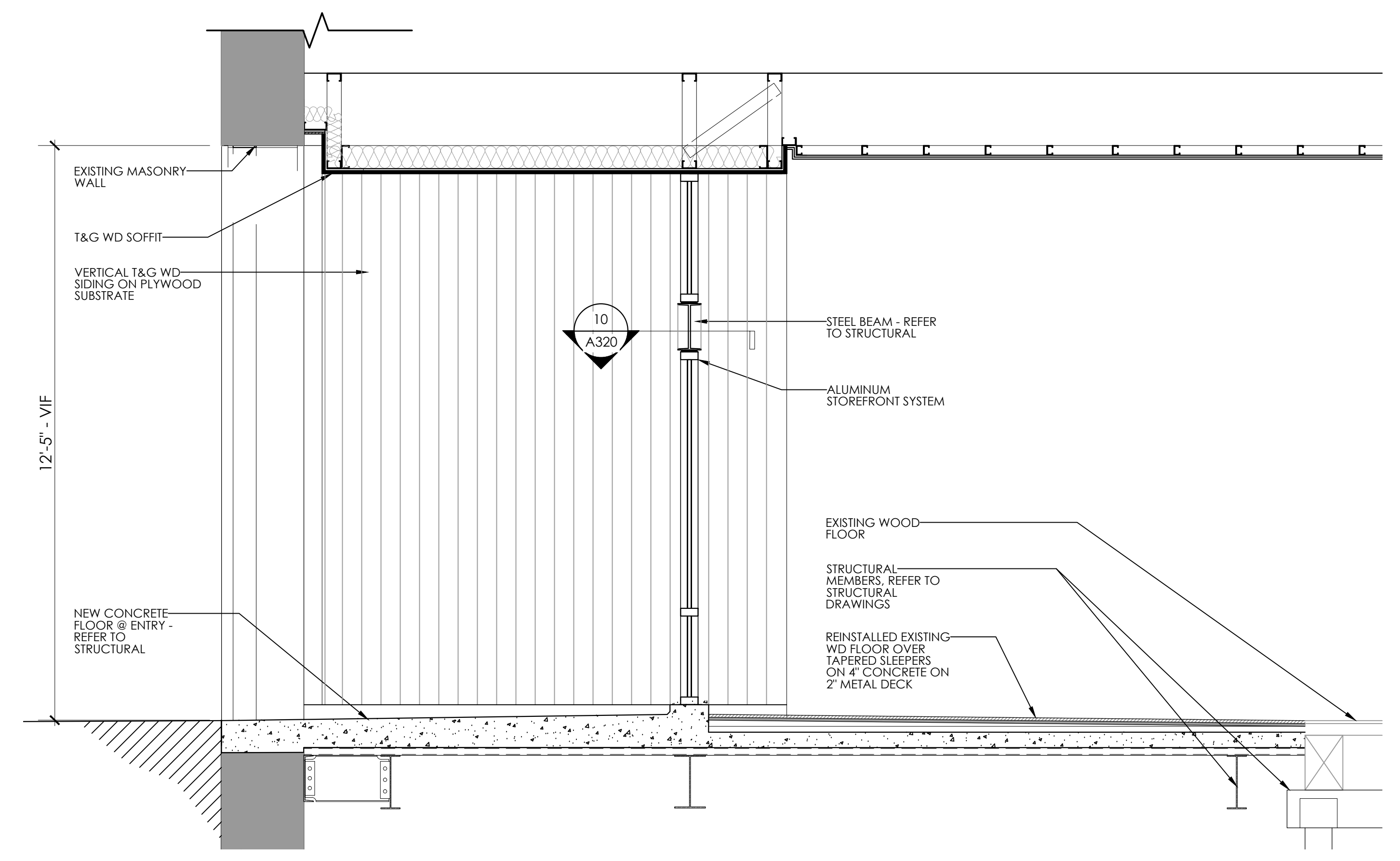
1 ENLARGED PLAN - NEW STOREFRONT ENTRY
A320 1/4"=1'-0"



2 ENLARGED PLAN - NEW STOREFRONT ENTRY
A320 1/4"=1'-0"



3 ENLARGED PLAN - NEW STOREFRONT ENTRY
A320 1/2"=1'-0"



4 WALL SECTION @ NEW STOREFRONT ENTRY
A320 1/2"=1'-0"

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KEY PLAN:

REVISION INFORMATION

No.	Date	Description
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DRAWING INFORMATION

SCALE: 1/4" = 1'-0" (1/2")

PRINT DATE: 06/04/14

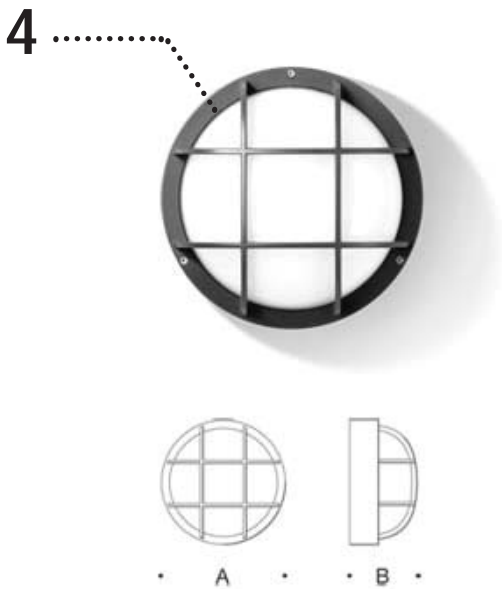
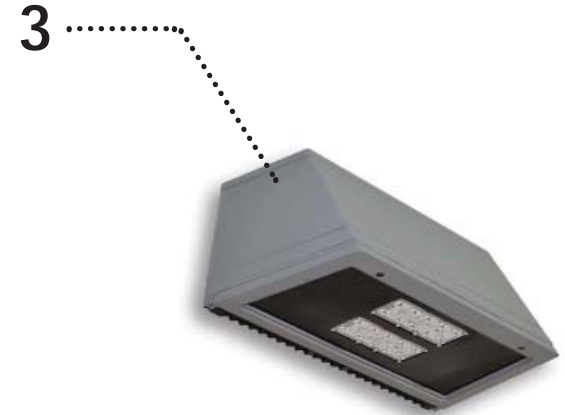
PROJECT MGR: JOHN THURMAN

PA / P/C: MM

DRAWN BY: SS

CHECKED BY: -

DRAWING TITLE:



EXISTING POWER LINES AND TRANSFORMERS TO BE BURIED IN EXISTING UNDERGROUND VAULT, OWNER IN TALKS WITH CITY OF KNOXVILLE/KUB

101 S. CENTRAL ST.

INFILL PANELS REMOVED AND REPLACED WITH RECESSED STOREFRONT



JOHN H. DANIEL BUILDING RENOVATION - JACKSON AVENUE

NORTH ELEVATION - EAST END

McCARTY HOLSAPLE McCARTY ARCHITECTS & INTERIOR DESIGNERS

ALL EXISTING WINDOWS
REMOVED AND REPLACED
WITH NEW WINDOWS
SIMILAR TO ORIGINAL
CONSTRUCTION

EXISTING POWER LINES
AND TRANSFORMERS TO
BE BURIED IN EXISTING
UNDERGROUND VAULT,
OWNER IN TALKS WITH CITY
OF KNOXVILLE/KUB



EXISTING GROUND
FLOOR WINDOWS,
DOORS, AND INFILL
WALLS TO BE REMOVED
AND REPLACED WITH
NEW WINDOWS

JOHN H. DANIEL BUILDING RENOVATION - JACKSON AVENUE

NORTH ELEVATION - WEST END

McCARTY HOLSAPLE McCARTY ARCHITECTS & INTERIOR DESIGNERS



••••• NEW OPENINGS CREATED FOR NEW WINDOWS SIMILAR TO ORIGINAL AESTHETIC AND PATTERN

••••• EXISTING METAL CHIMNEY TO BE REMOVED, HOLE PATCHED WITH REUSED BRICK FROM NEW OPENINGS

JOHN H. DANIEL BUILDING RENOVATION - JACKSON AVENUE

WEST ELEVATION

EXISTING METAL FIRE
ESCAPE PLATFORMS AND
STAIRS TO BE REMOVED



ALL WINDOWS TO
BE REMOVED AND
REPLACED WITH NEW
WINDOWS SIMILAR TO
ORIGINAL AESTHETIC

EXISTING HVAC UNITS
AND METAL SUPPORT
PLATFORMS TO BE
REMOVED

JOHN H. DANIEL BUILDING RENOVATION - JACKSON AVENUE

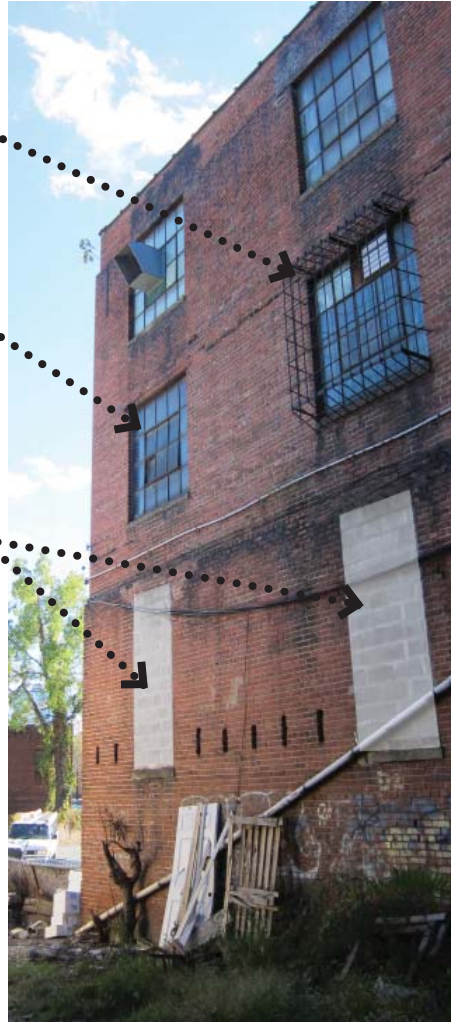
SOUTH ELEVATION - WEST END

McCARTY HOLSAPLE McCARTY ARCHITECTS & INTERIOR DESIGNERS

ALL WINDOW BARS TO BE REMOVED

EXISTING WINDOWS TO BE REMOVED AND REPLACED WITH NEW WINDOWS SIMILAR TO EXISTING

EXISTING CMU INFILL TO BE REMOVED AND REPLACED WITH NEW WINDOW SIMILAR TO ORIGINAL



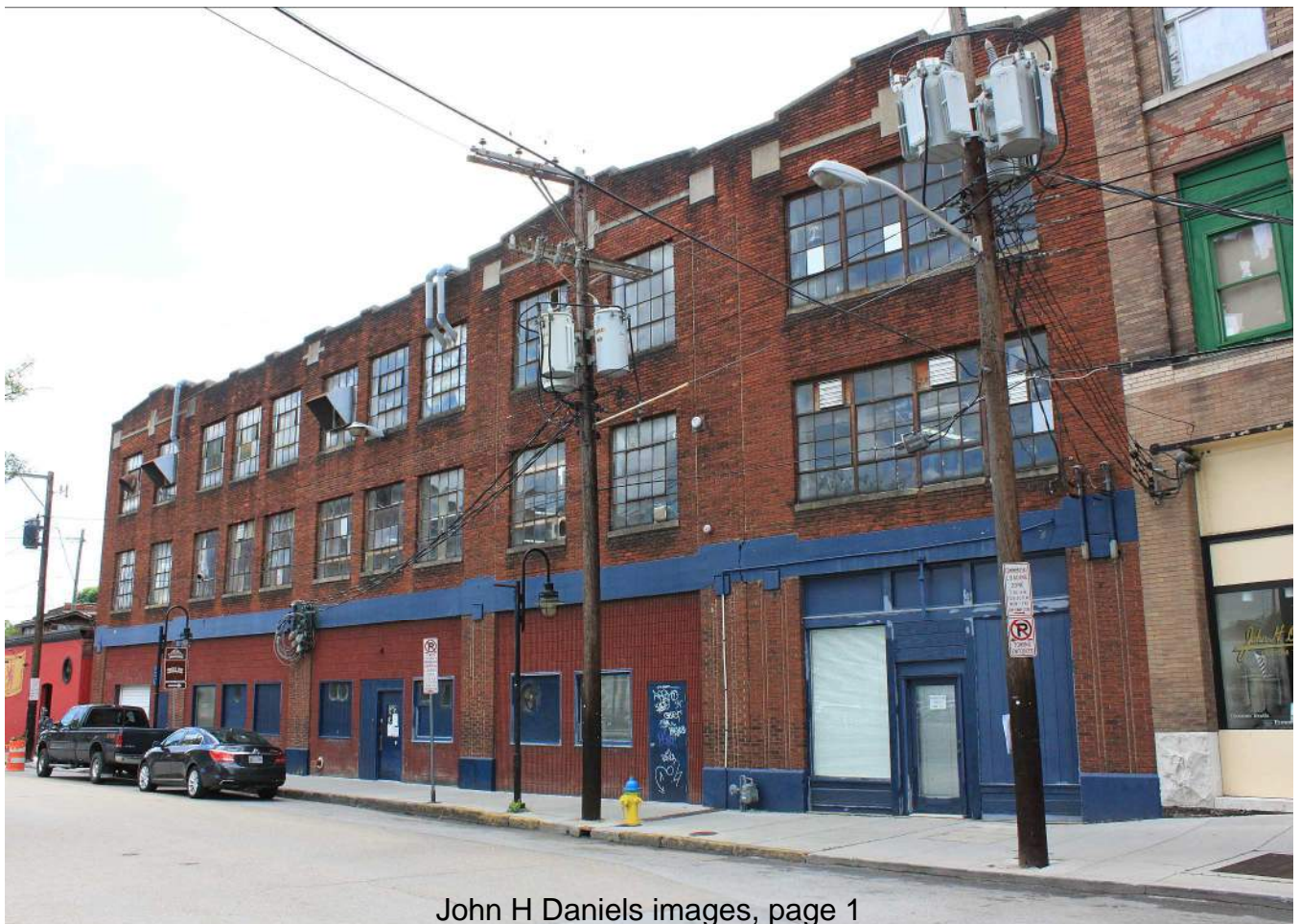
EXISTING EXTERIOR CABLES AND ELECTRICAL EQUIPMENT TO BE REMOVED

EXISTING METAL FIRE ESCAPE STAIRS AND PLATFORMS TO BE REMOVED

EXISTING CMU INFILL TO BE REMOVED AND REPLACED WITH NEW WINDOWS SIMILAR TO EXISTING

NEW OPENING CREATED FOR NEW FIRE STAIR DOOR, NEW DOOR RECESSED AS NOT TO PROTRUDE INTO ALLEY













John H Daniels images, page 5

