



# Architectural Review Board Agenda

January 15, 2025 – 3:00 P.M.

## Public Comment

Written comments regarding items on this agenda will be accepted via:

<https://www.buildmobile.org/architectural-review-board?meeting=716> OR

historicdevelopment@cityofmobile.org

**until 3:00 PM on Tuesday, Jan 14, 2025.**

Please include your name, home address, and the item number about which you are writing.

### SPEAKER TIME LIMITS

In accordance with the Architectural Review Board's rules and regulations, the following time limits will be observed.

- Applicants will have five (5) minutes exclusive of questions from the Board to make their presentations.
- A maximum of four (4) speakers in favor of and opposed to each application will have five (5) minutes apiece to make comments. If more than four proponents or opponents wish to speak, each group shall decide amongst themselves who will speak.
- Alternatively, the parties on the same side of the controversy may designate one of their number to speak for all parties, pooling up to ten (10) minutes.
- The applicant will have an additional three (3) minutes for rebuttal.

Requests for additional time may be made at the beginning of the presentation and may be granted by the Chair at her or his discretion.

## ADMINISTRATIVE

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### Roll Call

**Approval of Minutes of December 4, 2024**

**Approval of Mid-Month COAs granted by Staff**

## MID-MONTH APPROVALS

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|--------------------------|--------------------|
| <b>1. Applicant:</b>     | Keisha Kaltenbach  |
| <b>Property Address:</b> | 1008 Elmira Street |
| <b>Issue Date:</b>       | 11/28/2024         |

Auditorium, Mobile Government Plaza, 205 Government Street  
For more information, please visit: <http://www.mobilehd.org/>

- Project:** Repair or replace siding in-kind where needed. Repair windows and doors in-kind to secure building. Repair/patch roof with in-kind materials where needed.
- 2. Applicant:** Pigeons on the Roof LLC  
**Property Address:** 305 S Ann St  
**Issue Date:** 11/29/2024  
**Project:** Reroof in-kind with H architectural shingles. Color: Charcoal
- 3. Applicant:** Chad Comingore  
**Property Address:** 106 S Georgia Ave  
**Issue Date:** 11/29/2024  
**Project:** Install a 6' arched black aluminum open fence and gate which will extend across the side yard.  
a. The fence will project from the western end of the south elevation of the structure and extend across the southern side yard, abutting an existing wooden fence.  
b. The fence will consist of the following (from north to south):  
2' of open aluminum fencing; 13' arched gate.
- 4. Applicant:** Marie Dyson  
**Property Address:** 203 S Dearborn St  
**Issue Date:** 11/30/2024  
**Project:** Reroof in-kind with architectural shingles. Color: Charcoal
- 5. Applicant:** Jeffrey Nicely  
**Property Address:** 1012 Texas St  
**Issue Date:** 12/02/2024  
**Project:**  
1. Install a 36" wood spindle handrail on front porch. Paint white.  
2. Paint exterior. Color to be as follows:  
Body -BLP Detonti Square Off White  
Trim - Oakleigh Place Ivory  
Doors - Ashland Place Green
- 6. Applicant:** Integrity Roofing & Contracting LLC  
**Property Address:** 251 Marine Street  
**Issue Date:** 12/02/2024  
**Project:** Reroof with shingles. Color: Black
- 7. Applicant:** Reyner Construction LLC  
**Property Address:** 903 Palmetto Street  
**Issue Date:** 12/02/2024  
**Project:**  
1. Replace ten (8) ill-fitting vinyl windows with two-over-two aluminum clad wood windows to fit original openings. Install wood trim to match original.  
2. Replace one (1) vinyl casement window on east elevation with one (1) two-light aluminum clad wood window to fit opening. Install wood trim to match original.  
3. Install one (1) two-light aluminum clad wood window in east facing gable. Window would measure 1'-6 2/3" W x 1' - 7" H  
4. Remove inappropriate siding on façade and replace with wood lap siding to match existing. Paint to match existing.  
5. Repair rear exterior door in-kind.
- 8. Applicant:** T-Roys Roof Services LLC  
**Property Address:** 70 S Georgia Avenue

- Issue Date:** 12/05/2024  
**Project:** Reroof in-kind with shingles. Color: Weather Wood
- 9. Applicant:** Guy Brothers Roofing, Inc  
**Property Address:** 550 Congress St  
**Issue Date:** 12/06/2024  
**Project:** Reroof in kind with 60 MIL TPO roof system.
- 10. Applicant:** Tom Thomas  
**Property Address:** 1744 Hunter Ave  
**Issue Date:** 12/06/2024  
**Project:** Extend rear deck on west end of rear elevation per submitted plans. Deck size will increase from 13 ft. x 18 ft to 13 ft. x 26 ft. The existing 13 ft. x 18 ft. pergola will be extended to cover the new deck addition. Existing railings will be extended around the new deck addition. All materials will match existing.
- 11. Applicant:** Ashley Hallford  
**Property Address:** 757 Government St  
**Issue Date:** 12/06/2024  
**Project:** 1. Install a 3' x 4' aluminum wall mounted sign, centered on the north façade.  
a. Sign will read "Deerfish Distillery: Distilling Co. Est. 2024" with company logo.  
b. Colors will be black and white  
c. Sign will be mounted with screws into existing holes.  
2. Install a 2'-8" x 2'-8" aluminum freestanding sign at northwest corner of the lot.  
a. Sign will read " Deerfish Distilling Co. 757 Government Street" with company logo.  
b. Colors will be black and white  
c. Sign will be secured to 2 existing 2x4 posts with metal screws at each corner.
- 12. Applicant:** All Weather Roofing and Construction, LLC  
**Property Address:** 212 Grand Blvd  
**Issue Date:** 12/09/2024  
**Project:** Reroof with shingles. Color: Oyster Grey
- 13. Applicant:** Rachele Reis  
**Property Address:** 1419 Monroe Street  
**Issue Date:** 12/09/2024  
**Project:** Reroof with shingles. Color: Oyster Grey
- 14. Applicant:** Complete Roofing LLC (Escrow)  
**Property Address:** 60 N Reed Avenue  
**Issue Date:** 12/09/2024  
**Project:** Reroof with shingles. Color: Charcoal Black
- 15. Applicant:** Rellim Contracting LLC  
**Property Address:** 200 Government Street  
**Issue Date:** 12/09/2024  
**Project:** Reroof with TPO roofing system.
- 16. Applicant:** Pigeons on the Roof LLC  
**Property Address:** 18 N Reed Ave  
**Issue Date:** 12/10/2024

- Project:** Reroof with shingles. Color: Old English Pewter
- 17. Applicant:** Mobile Bay Roofing LLC
- Property Address:** 1117 Church Street
- Issue Date:** 12/11/2024
- Project:** Reroof with shingles. Color: Burnt Sienna
- 18. Applicant:** Raintight Roofing and Construction LLC
- Property Address:** 158 Congress St
- Issue Date:** 12/11/2024
- Project:** Reroof with shingles. Color: Gray
- 19. Applicant:** Pools on the Gulf LLC
- Property Address:** 1564 Old Shell Road
- Issue Date:** 12/11/2024
- Project:** Construct a rectangular inground gunite swimming pool
- a. The pool will measure 15'-0" wide by 30'-0" deep.
  - b. Paver decking will surround the pool on all four sides.
- 20. Applicant:** David Naman
- Property Address:** 167 Dauphin Street
- Issue Date:** 12/17/2024
- Project:**
1. Repair existing façade cornice at both first and second floor levels.
  2. Repaint cornice to match existing.
- 21. Applicant:** David Naman
- Property Address:** 210 Dauphin Street
- Issue Date:** 12/17/2024
- Project:**
1. Repair stucco in-kind on façade. Repaint. Color: Valspar Western Sandstone
  2. Repaint windows to match existing. Color: Old Mobile Green
- 22. Applicant:** Chris Gilbert
- Property Address:** 100 Georgia Ave
- Issue Date:** 12/17/2024
- Project:**
- Install a 54 ft rain gutter along north elevation of residence.
  - Exposed roof rafters will be trimmed slightly to install a fascia board along north elevation.
  - Two new downspouts will be installed on the north side.
  - New gutter will connect to existing.
  - New gutter will be painted white to match trim.
- 23. Applicant:** Lee Allen Pool Aid Services
- Property Address:** 63 Fearnway
- Issue Date:** 12/18/2024
- Project:** Install a rectangular vinyl pool.
- The pool will measure 14'-0" wide by 28'-0" deep and will be located 22'-0" west (rear) of the main residence.
  - Masonry pavers or concrete patio will be installed adjacent to the north side of the pool. The patio will extend the length of the pool and extend 9'-0" to the north.

-A walkway of masonry pavers will connect the east end of the pool to the rear of the residence.

- 24. Applicant:** Presley Roofing & Construction Inc  
**Property Address:** 101 Levert Ave  
**Issue Date:** 12/18/2024  
**Project:** Reroof detached garage with shingles. Color: Weather Wood
- 25. Applicant:** Element 3 Engineering LLC  
**Property Address:** 508 Dauphin Street  
**Issue Date:** 12/19/2024  
**Project:**  
1. Remove two (2) extant sets of double entry doors on the south façade. The doors will be replaced with two (2) pairs of aluminum pane-and-panel doors, stained in dark wood color which fit the existing entry door openings.  
2. Remove the four (4) damaged non-original multi-light windows on the south façade. The windows will be replaced with single pane aluminum single-pane windows which fit the existing window openings.  
3. Replace the two (2) existing single-light transoms above entry doors with new aluminum single-light transoms which fit the existing openings.  
4. Repair and replace in-kind any damaged wood panels and/or studs around door and window openings.  
5. Repaint façade in the following Sherwin Williams colors:  
Main body - Oakleigh Ivory  
Trim - white  
Existing metal columns – black
- 26. Applicant:** Nonyabidnez LLC  
**Property Address:** 7 S. Joachim  
**Issue Date:** 12/31/2024  
**Project:** Repair rotten wood trim and window lintels. Replace in kind where necessary. Paint wood and iron trim in existing colors.
- 27. Applicant:** QPI Services Inc (GC)  
**Property Address:** 356 Dunham  
**Issue Date:** 01/02/2025  
**Project:**  
1. Reroof with shingles. Color: Weatherwood or Charcoal  
2. Repair or replace in-kind all rotten siding, trim, and decking.  
3. Level and stabilize foundation.  
4. Replace front door and transom with salvaged door/transom which fits the opening.  
5. Seal and secure rear elevation (where non-historic addition had previously fallen in) to prepare for future addition and/or rehab.
- 28. Applicant:** QPI Services Inc (GC)  
**Property Address:** 1008 Elmira Street  
**Issue Date:** 01/02/2025  
**Project:**  
1. Reroof with shingles. Color: Weatherwood  
2. Stabilize foundation.  
3. Repair/replace in-kind rotten siding, trim, porch decking where needed.  
4. Remove existing aluminum windows. Reopen original window openings and rebuild casing and trim with salvaged/new wood to match original opening size and design. Close window openings with plywood boards in preparation for appropriate new windows.

5. Remove existing non-historic entry doors. Replace with salvaged historic wood doors which fit the existing openings.
29. **Applicant:** Pigeons on the Roof, LLC  
**Property Address:** 953 Selma Street  
**Issue Date:** 01/03/2025  
**Project:** Replace existing asphalt shingle roof with architectural shingles. Color: Charcoal
30. **Applicant:** Kristin A. Granade  
**Property Address:** 1004 Government Street  
**Issue Date:** 01/06/2025  
**Project:** Stain existing privacy fence. Stain color to be BLP Mobile Paints Bellingrath Green.
31. **Applicant:** Pigeons on the Roof  
**Property Address:** 171 Hannon Street  
**Issue Date:** 01/06/2025  
**Project:** Reroof with shingles. Color: Weather Wood
32. **Applicant:** Precision Restoration LLC  
**Property Address:** 1259 Elmira Street  
**Issue Date:** 01/06/2025  
**Project:** 1. Repair rotten siding to match existing.  
2. Repaint exterior using the following Sherwin Williams colors:  
Body- Anew Gray  
Trim - Alabaster  
Porch decking - Rock Bottom  
Porch ceiling - Byte Blue  
Mullions - Fiery Brown

## APPLICATIONS

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### 1. 2025-01-CA

**Address:** 1059 Elmira Street  
**Historic District:** Oakleigh Garden  
**Applicant/Agent:** John D. Thomas  
**Project:** Remove north front portion of historic ancillary building. Construct a new façade.

### 2. 2025-02-CA

**Address:** 1573 Fearnway Street  
**Historic District:** Old Dauphin Way  
**Applicant/Agent:** Ben Cummings on behalf of Brad and Linda Jensen  
**Project:** Construct an addition on the southern half of the west elevation of the residence.

### 3. 2025-03-CA

**Address:** 1573 Fearnway Street  
**Historic District:** Old Dauphin Way  
**Applicant/Agent:** Ben Cummings on behalf of Brad and Linda Jensen  
**Project:** Demolish existing detached garage. Construct a new one-and-a-half story garage and carport structure.

## OTHER BUSINESS

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1. Informal consultation/input on wayfinding system sign design package. *(Not for review or decision by ARB.)*
2. The next ARB meeting will be held on Wednesday, February 5, 2025.