



COMMUNITY DEVELOPMENT DEPARTMENT

120 S. MCKENZIE STREET

Foley, Alabama 36535

www.cityoffoley.org

(251) 952-4011

September 7, 2023

Mayor and City Council
City of Foley
407 East Laurel Avenue
Foley, Alabama 36535

RE: Grant Recommendation

Dear Mayor Hellmich and City Council Members:

The City of Foley Historical Commission held a regular meeting on September 5, 2023 and the following action was taken:

Grant Recommendation

- Lisa Miller Oral Facial Surgery
Lisa Miller
301 W. Laurel Ave.
Local District- Non-Contributing

Commissioner Watkins made a motion to recommend the façade grant approval for the work stipulated in the approved certificate of appropriateness by the Commission. Commissioner Ward seconded the motion. All Commissioners voted aye.

Motion to recommend the façade grant approval for the work stipulated in the approved certificate of appropriateness by the Commission passes.

Please let me know if you have any questions or concerns.

Respectfully,

Melissa Ringler
Planning & Zoning Coordinator
mringle@cityoffoley.org

MAYOR: Ralph Hellmich

CITY ADMINISTRATOR: Michael L. Thompson

CITY CLERK: Kathryn Taylor

COUNCIL MEMBERS: J. Wayne Trawick; Vera Quaites; Richard Dayton; Cecil R. Blackwell; Charles Ebert III

FOLEY HISTORICAL COMMISSION
CITY OF FOLEY
200 NORTH ALSTON ST.
FOLEY, ALABAMA 36535
APPLICATION FOR
CERTIFICATE OF APPROPRIATENESS

1. Name of Applicant: Lisa Miller DMD, MD

Mailing Address: 301 W. Laurel Ave Foley, AL 36535

Telephone: 251-320-3205

Email: dr.lisa@lisamillerofs.com

Relationship of applicant to property: Owner ()

Occupant ()

2. Address of Property: 301 W. Laurel Ave. Foley, AL 36535

3. National Register () Contributing () Non-Contributing () Circa _____
Local Downtown () Circa _____

4. Nature of Proposed Work/Application (Check All That Apply):

(<input checked="" type="checkbox"/>) Use of Property	(<input type="checkbox"/>) Fence	(<input checked="" type="checkbox"/>) Landscaping
(<input checked="" type="checkbox"/>) Repairs or Alterations	(<input checked="" type="checkbox"/>) Awning	(<input checked="" type="checkbox"/>) Color Change
(<input checked="" type="checkbox"/>) Sign Erection or Placement	(<input type="checkbox"/>) Demolition	(<input type="checkbox"/>) Other
(<input type="checkbox"/>) New Construction	(<input type="checkbox"/>) Moving a Building	

5. Please describe your proposed work as simply and accurately as possible (use extra sheet, if necessary). See Criteria for Submission for information that must accompany this application.

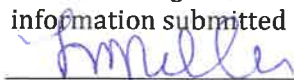
Repair and seal concrete slab/foundation, seal and paint brick white (from Historic color palette), add shutters over front and side windows, improve sign in front of building, revamp railings per ADA compliance, repair concrete curbs to offset water accumulation, and expand landscaping to restore historical characteristics to building. We continue to have moisture issues which are causing new flooring installed in 2021 to warp and underlay to crumble. Attached to COA is a recommendation from David Wilson for masonry repair and also documentation of property issues due to water issues and building/foundation deficits.

If you will be painting, please list the three colors you have chosen from a Historical color palette and enclose color chips with your application.

- 7008 Alabaster- Sherwin Williams or 7006 Extra White - Sherwin Williams
- 7625 Mt Etna -Sherwin Williams - Shutters

Valuation of Project (materials & labor) \$ TBD

I, the undersigned, have complied with the Criteria for Submission. I understand that if the information submitted is not complete, this application will not be considered.



Signature of Applicant

5/25/23

Date



CITY OF FOLEY ALABAMA
COMMUNITY DEVELOPMENT DEPARTMENT
BUILDING DIVISION
120 SOUTH MCKENZIE STREET
FOLEY, AL. 36535
PHONE: (251)952-4011, FAX: (251)943-6903
WEBSITE: cityoffoley.org

May 25, 2023

Lisa Miller Oral Facial Surgery/Dr. Lisa Miller, DMD - Owner
301 W. Laurel Ave
Local District – Non-Contributing
Foley, Alabama 36535

RE: **Request for Exterior Alterations**

Dear Dr. Miller,

You have requested to make some improvements on your building located at 301 West Laurel Avenue. These improvements will include:

1. Repair and seal the foundation. (Not applicable to HC guidelines, regarded as maintenance)
2. Seal and paint exterior brick, color – Sherwin Williams White and Alabaster.
3. Install front and side window shutters, color – Sherwin Williams Mt. Edna.
4. Improve the signage on front of the building.
5. Revamp the railings for ADA compliance.
6. Repair concrete curbs (Maintenance).
7. Expand landscaping.

Conceptual renderings, photographs and 3rd party opinions of the proposed project have been provided for review.

STAFF RECOMMENDATION:

The requested work cannot be approved at staff level and will be referred to the Historical Commission for their review. The meeting will be at the Foley City Hall Council Chambers on June 6th, 2023, at 1:00PM. Please have a representative present.

Respectfully,

Chuck Lay

Chuck Lay
Inspector-Foley Historical Commission

May 19, 2023

Dr. Lisa Miller
301 W. Laurel Ave
Foley AL 36535

Dr. Miller,


I am documenting items that I have seen regarding your property on Laurel Avenue.

1. There is not sufficient water drainage with the storm sewers. There is heavy flooding on this property causing water related concerns.
2. The radius/pitch of the street leads all water to pool in the front door area of your office and surrounding areas as well.
3. This water is causing several concerns; erosion, potential structural issues, water dissipation concerns internally, possible termite conditions, mold & mildew concerns
4. I do not know if the city map shows your property in a Historic District or not
5. I don't understand your not being able to make necessary improvements to this property, like painting the exterior, setting concrete curbs to offset water accumulation, landscape improvements and possible internal floor issues caused by the water. Also repairing the broken concrete slab facing Laurel Ave.
6. The other items I noticed are some tuckpointing, lintels that are rusting, and some masonry issues.

My qualifications of making these statements are:

1. I have worked in Construction/Engineering for over 40 years. I have made significant improvements to buildings, homes in the Residential, Commercial, and Industrial markets in several different states.
2. I have completed a General Contractor's License in the past in other states.
3. I passed the Lead base paint GC course for licensure.
4. I passed the Real Estate Appraisal Course.
5. I have built Custom Homes.
6. I have been told by multitudes of Customers that our work quality is very high, and our ability to cure Construction concerns is significant.

Sincerely,



Mike Williams

Lisa

Sorry it has taken so long to get back to you about your brick masonry.

I have found 2 issues

#1. There needs to be some weeps drilled into the brick below finish floor level and to grout (point) up a few holes with mortar.

#2. There is a clear chemical called Siloxane that needs to be applied to the exterior of the brick. It takes 3 coats and will need to be reapplied bi-annually. This can be purchased at Construction Materials dealership n Mobile.

This stuff really works well. After it is applied, you cannot tell that it is on the brick.

Call me if you have any more questions.

Thanks

David Wilson

EXISTING CONDITIONS



Front Elevation



Left Elevation



Right Elevation



Rear Elevation



MCCOLLOUGH
ARCHITECTURE

HISTORICAL SUBMITTAL





HISTORY OF BUILDING

This building was built in 1947, but has no historical significance and has been poorly updated throughout the years in a way that does not reflect historical elements or the historical heritage in downtown Foley. The following items that have been added through the years:

- New Metal Roof (Building was removed from Historical District in order to add new roof)
- New Windows
- New Doors
- Acrylic tile on the Front Exterior Corners
- Glass Tile around the Doorway
- Contemporary Lighting in the Front Entryway

Since several items have been changed throughout the years that do not reflect a historical building, we would like to restore this building in a way that would reflect a historical building and add value to the Foley Historical Downtown Area.

Please see the following page for the rendering showing the historical restoration on this building. All paint colors (Sherwin Williams 7006 or 7008 and accent color 7625 for shutters are from the Sherwin Williams Historical Color Palette swatches below) and shutters are per the Historical Guidelines. We have opted to not use awnings as shown in original illustrations. Shutters will assist with building internal temperature control, as well as accent building design.

SW 7006
Extra White

257-C1

SW 7625
Mount Etna

279-C2

SW 7008
Alabaster

255-C2

HISTORICAL RESTORATION PROPOSAL



NORTH ELEVATION

- Paint brick white (SW 7006 or 7008)
- Enclose Front Entry and add ADA Railings
- Add New Sign
- Add Landscaping



WEST ELEVATION

- Paint Brick White (SW 7006 or 7008)
- Add Shutters
- Revamp Railings along Ramp for ADA Compliance
- Add Landscaping



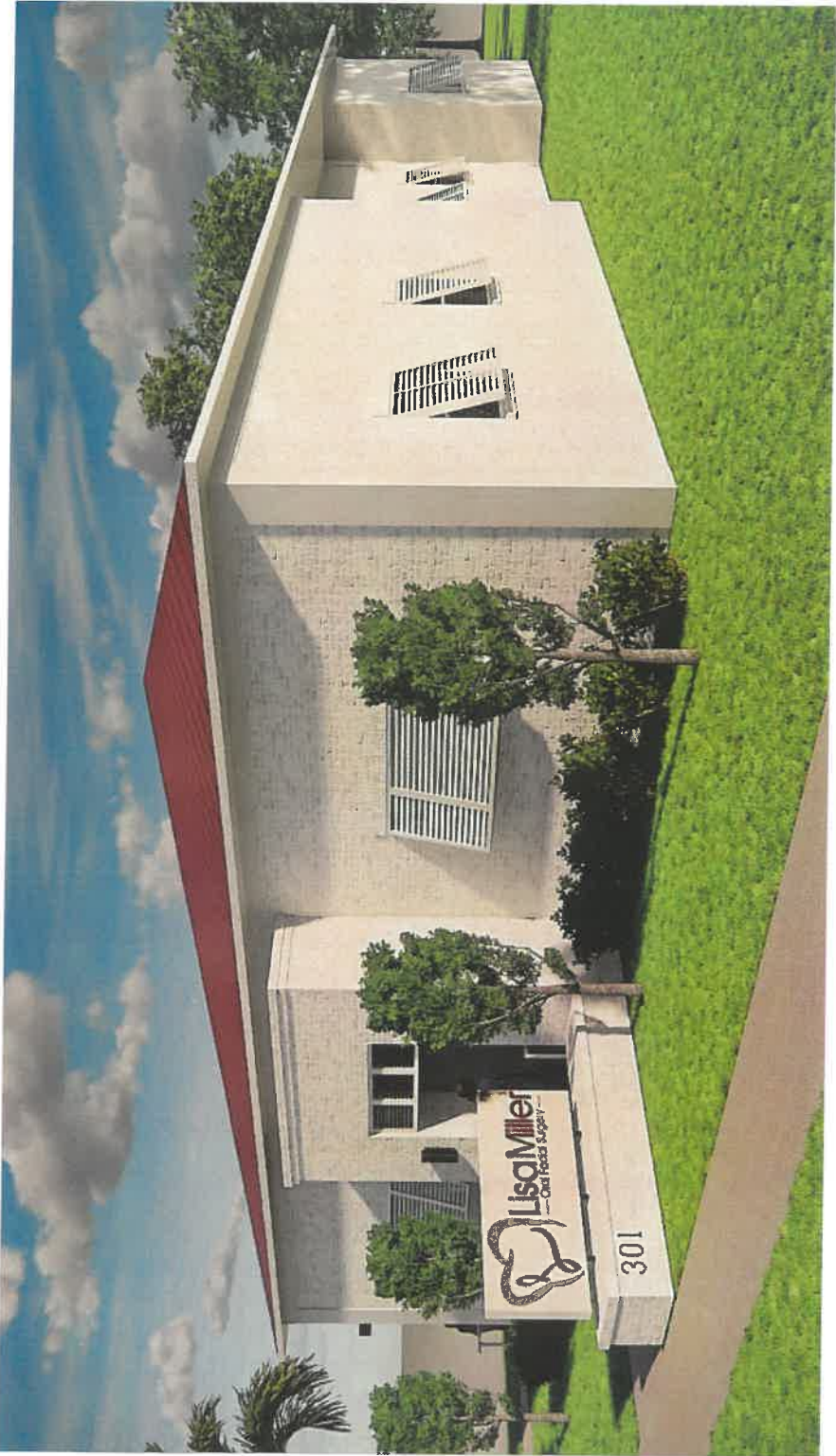
EAST ELEVATION

- Paint Brick White (SW 7006 or 7008)
- See attached picture for updated illustration with Shutter additions
- Add Landscaping
- Add Railings



SOUTH ELEVATION

- Paint Brick White (SW 7006 or 7008)
- Add Landscaping



FOLEY HISTORICAL COMMISSION
CITY OF FOLEY
200 NORTH ALSTON ST.
FOLEY, ALABAMA 36535
APPLICATION FOR
CERTIFICATE OF APPROPRIATENESS

1. Name of Applicant: LISA MILLER ORAL FACIAL SURGERY
Mailing Address: 301 W. LAUREL AVE FOLEY, AL 36535
Telephone: 251-370-3705 Email: jennifer@lisamillerofc.com
Relationship of applicant to property: Owner and Occupant
2. Address of Property: 301 W. LAUREL AVE. FOLEY, AL 36535
3. National Register Contributing Non-Contributing Circa _____
Local Downtown Circa _____
4. Nature of Proposed Work/Application (Check All That Apply):
 Use of Property Fence Landscaping
 Repairs or Alterations Awning Color Change
 Sign Erection or Placement Demolition Other
 New Construction Moving a Building

5. Please describe your proposed work as simply and accurately as possible (use extra sheet, if necessary). See Criteria for Submission for information that must accompany this application.

See attached Project description, items
1, 2, and 3. These changes were
illustrated in the architect's drawings.

If you will be painting, please list the three colors you have chosen from a Historical color palette and enclose color chips with your application.

Valuation of Project (materials & labor) \$ approx \$90,000.

I, the undersigned, have complied with the Criteria for Submission. I understand that if the information submitted is not complete, this application will not be considered.

J Miller
Signature of Applicant

8/24/2023
Date



CITY OF FOLEY ALABAMA
COMMUNITY DEVELOPMENT DEPARTMENT
BUILDING DIVISION
120 SOUTH MCKENZIE STREET
FOLEY, AL. 36535
PHONE: (251)952-4011, FAX: (251)943-6903
WEBSITE: cityoffoley.org

August 24, 2023

Lisa Miller Oral Facial Surgery/Dr. Lisa Miller, DMD - Owner
301 W. Laurel Ave
Local District – Non-Contributing
Foley, Alabama 36535

RE: Request for Exterior Alterations

Dear Dr. Miller,

You have requested to make some improvements on your building located at 301 West Laurel Avenue. These improvements will include:

1. Replace the glass block wall at north door and replace with a dens-glass wall.
2. Install new exterior lighting
3. Construct a new covered entry at the north door

More details are attached and photographs have been provided with a grant application.

STAFF RECOMMENDATION:

The requested work cannot be approved at staff level and will be referred to the Historical Commission for their review. The meeting will be at the Foley City Hall Council Chambers on September 5th, 2023, at 1:00PM. Please have a representative present.

Respectfully,

Chuck Lay

Chuck Lay
Inspector-Foley Historical Commission

Project Description for Lisa Miller Oral Facial Surgery

1. Remove existing glass blocks surrounding the front North facing door
 - Infill opening with wood studs, Dens-glass sheathing, liquid applied vapor barrier, and stucco (Sand finish)
 - Interior side of said opening to receive ½" drywall (Hung, taped, finished, and painted to match existing) and wood base repair as required.
 - Furnish and install new Fiberglass pre-hung (3068) door with full lite glass. Provide new hardware to match existing

2. Provide new exterior lighting

3. Construct one (1) new front porch covered entry on North Elevation

- Concrete strip footings for brick bearing
 - 2x4 wood framed structure
 - ½" plywood sheathing with Tyvek vapor barrier or equal
 - Brick ties
 - Brick masonry
 - Single sloped flat roof above pitched to a concealed gutter inside the new brick column at front porch and directed away from the building during rain events
 - Lighting at columns
 - North facing porch to have cast in place concrete steps
 - Construct new monument sign with brick footing and brick base. Sign by others
- East facing porch to have cast in place concrete steps as well as ADA compliant ramp
 - Ramp to receive shop painted steel handrails meeting ADA compliance
 - Fabricate and install new pre-finished aluminum Bahama shutters at exterior windows
 - Landscaping
 - Paint exterior
 - Clean exterior
 - Apply one coat masonry clear primer
 - Apply two coats of Loxon masonry paint (Sherwin Williams)
 - Prep and paint fascia, soffit, doors, and windows

← Approved by
Commission on 6/6/23

Application

CITY OF FOLEY
NATIONAL AND LOCAL HISTORIC DISTRICTS & FOLEY MAIN STREET DISTRICT
INCENTIVE GRANT APPLICATION

Applicant: LISA MILLER ORAL FACIAL SURGERY

Property Owner: LISA MILLER

Applicant Address: 301 W. LAUREL AVE FOLEY

Phone: 251-320-3205 Email jennifer@lisamillerofs.com

Project Physical Address: 301 W. LAUREL AVE FOLEY, AL 36535

Name of Business: LISA MILLER ORAL FACIAL SURGERY.

Type of Business: ORAL SURGEON

Existing Business: OR New Business: Number of years in Business: 2 years
(at this location)

What effect do you think this project will have on your business? (may attach separate sheet)

Any professional office wants to have pride in their place of business. We want to make improvements in order to maintain and enhance our property investment.

Why do you want/need this grant? (may attach separate sheet)

The goal of this project is to repair and revitalize our office building which will assist in Main Street Foley's beautification.

Project Start Date: November 2023

Project Completion Date: January 2024.

Project Description: (please use extra sheet if needed)

See the attachment

January 18, 2022

Contractor & Contact Info:

Seth Dunne LIVINGSTONE GENERAL CONTRACTOR - 251-377-1162

Total Cost of Project (attach bid) \$ \$89,719

Amount Requested (maximum of either \$5,000 or \$5 x facade square footage facing a named right-of-way per project) \$ 9,300

Acknowledgement and Agreement

My signature acknowledges the following:

Facade changes will be in accordance with appropriateness as determined by the City of Foley Historical Commission for projects within the National or Local Historic Districts, or as determined by the City of Foley if the business resides only in the Foley Main Street District.

The project will begin within 90 days of grant approval and will be completed within 6 months of beginning work.

Reimbursement will occur after project completion and upon submission of appropriate forms and documents as outlined in the guidelines.

Work completed prior to grant approval is not eligible for funding.

All required permits are the responsibility of the owner/applicant.

It is expressly understood and agreed that the applicant will not seek to hold the City of Foley, the Foley Historical Commission, or the Foley Main Street Organization and/or its agents, employees, officers and/or directors liable for any property damage, personal injury, or other loss relating in any way to this Incentive Grant Program.

Signed [Signature] Date 8/24/23
Applicant

Signed [Signature] Date 8/24/23
Business Owner

Signed [Signature] Date 8/24/23
Property Owner

Send all materials to:

City of Foley
Community Development Department
120 South McKenzie Street
Foley, AL 3653



August 2, 2023

Dr. Lisa Miller
Lisa Miller Oral Facial Surgery
301 West Laurel Ave
Foley, AL 36575

**Re: Lisa Miller Oral Facial Surgery
Exterior Improvement Proposal **Revised****

Dear Dr. Miller,

On behalf of Living Stone General Contractor, LLC, I want to thank you for the opportunity to provide pricing on your exterior improvements. Below is an itemized list of inclusions based on our previous discussions and drawings received.

- General Conditions
 - Supervision
 - Insurance
 - Equipment
 - Progress cleaning
 - Final cleaning
 - Consumables
 - Permit
 - Construction dumpsters
- Demolition/Landscaping
 - Remove existing East facing wood ramp and handrail
 - Remove existing front North facing glass blocks and front door
 - Remove existing North facing pilasters outside of front door
 - ~~Landscap allowance of \$13,000 included for plants and labor~~
 - ~~Irrigation allowance of \$5,000 included for design/build irrigation~~
- Concrete
 - Form/place/finish new front porch detail with planter/sign per drawing
 - Form/place/finish concrete ADA ramp to East facing door
- Masonry
 - Furnish and install brick masonry at planter/sign for North facing elevation
 - Furnish and install brick masonry at front porch

PO Box 554
Fairhope, AL 36533
251.377.1160



- Metal Fabrications
 - Fabricate and install new painted steel handrails for North facing porch and East facing ADA ramp
- Carpentry
 - Modify wood opening to receive new front entry door(s)
 - Build new front entry porch detail per drawing – includes roofing for same
 - Repair interior wood base as required
 - Paint exterior of building in its entirety
 - Furnish and install new front door and associated hardware
 - Paint new front door
- Specialty
 - Furnish and install two (2) new aluminum canopies at North facing windows
 - Furnish and install twelve (12) Bahama style shutters for East and West elevation windows
 - Furnish and install fixed sun screen louver at front porch
- Electrical
 - Electrical allowance of \$2,500 included for exterior lighting modifications

Base Bid Price: Eighty Nine Thousand Seven Hundred Nineteen and no/100 Dollars (\$89,719.00)

Qualifications:

1. After hour and weekend work included
2. Parking lot improvements excluded
3. Window repair or replacement excluded
4. Monumental sign or building sign excluded (Owner may need to relocate sign to allow for paint to proceed)
5. Irrigation meter impact fee excluded

Should you have any questions regarding this scope of work then please let me know.

Respectfully,

Living Stone General Contractor, LLC

Seth Dunne

Cc: File

PO Box 554
Fairhope, AL 36533
251.377.1160



August 7, 2023

Dr. Lisa Miller
Lisa Miller Oral Facial Surgery
301 West Laurel Ave.
Foley, AL 36575

Dr Miller:

Bienville Construction Services, LLC is pleased to provide you with a proposal for the exterior renovations to your existing office in Foley, AL. Our proposal is based on the documents provided along with in person site visits.

Our general scope is as follows:

- Project Supervision, Management & General Requirements
- Standard working hours (Monday – Friday) with no weekend work.
- Landscaping & Design-Build Irrigation **Allowance of \$20,000**
- Demolition and haul-off of existing ramps and handrails
- Demolition and haul-off of glass block, front doors, pilasters on the north elevation.
- New concrete foundations and slabs for new ramp (ADA Compliant construction and metal handrails) and sign/planter feature.
- Masonry costs for sign/planter and at newly contracted porch.
- Misc. Carpentry to construct new front porch per information provided & infill and repair existing openings to match exiting interior finishes.
- Roofing over new front porch
- New front door and related hardware.
- Clean, prepare and paint the exterior of the building. Recaulking of the windows is included.
- Two (2) new Aluminum prefabricated canopies on North elevation
- Twelve (12) “Bahama style” shutters for East and West elevation windows
- Exterior Electrical Improvements – **Allowance of \$3,000**

We exclude the following:

- Permit Costs – This will be directly reimbursable or direct paid by Owner.
- Tap/Connection/Utility/Impact Fees
- Parking lot improvements and/or drainage work at street
- Existing window repairs and/or replacements.
- New exterior signage and/or relocation of existing signage

Total: \$119,585

We appreciate the opportunity to provide this proposal. Should you have any questions please do not hesitate to give us a call.

Sincerely,



Phillip DeKeyser

M: 251.508.5748

E: phillip@bienvillecs.com

CC : Josh Dindo, Bienville Construction Services, LLC

Re: Lisa Miller Oral Facial Surgery Facade Sq footage

Chuck Lay <clay@cityoffoley.org>

Wed 6/28/2023 4:46 PM

To: Jennifer Orr <jennifer@lisamillerofs.com>; Foley Main Street <foleymainstreet@gmail.com>; Nathan Smith <nsmith@cityoffoley.org>

I have your numbers:

West Laurel Side - $51 \times 15 = 765$

+

South Pine Side - $73 \times 15 = 1095$

Total 1860

$1860 \times 5 = 9300$

\$9,300 maximum allowed city grant match if you spend at least \$18,600 on approved work.

Understand?

Chuck

On Wed, Jun 28, 2023 at 12:41 PM Jennifer Orr <jennifer@lisamillerofs.com> wrote:
Not a problem, thank you so much for letting me know!

Have a great rest of your week!

Jennifer L. Orr

Office Manager

Lisa Miller Oral Facial Surgery
301 W Laurel Ave Foley, AL 36535

Phone: 251-320-3205

Fax: 251-320-3204

<http://www.lisamillerofs.com>



Lisa Miller
ORAL FACIAL SURGERY

The documents in this email transmission may contain confidential health information that is privileged and legally protected from disclosure by federal law, the health insurance portability and accountability act (HIPAA). This information is intended only for use of the individual or entity named above. If you are not the intended recipient, you are hereby notified that reading, disseminating, disclosing, distributing, copying, acting upon or otherwise using the information contained in this email is strictly prohibited. If you have received this email in error, please notify the sender immediately and delete.