

**HISTORIC PRESERVATION CERTIFICATION APPLICATION
AMENDMENT / ADVISORY DETERMINATION**



Instructions: This page must bear the applicant's original signature and must be dated.

NPS Project Number
47907

1. Historic Property Name Waucoma Hotel

Street 102-108 2nd Street

City Hood River County Hood River County State OR Zip 97031

- 2. This form** ☐ includes additional information requested by NPS for an application currently on hold.
☐ updates project data (start/completion dates, QREs, etc.), applicant, or contact information. (If only this box is checked, amendment may be submitted by email directly to NPS_TPS@nps.gov with a copy to the SHPO.)
☒ amends a previously submitted ☐ Part 1 ☒ Part 2 ☐ Part 3 application.
☐ requests an advisory determination that the completed phase ____ of ____ phases of this rehabilitation meets the Secretary of the Interior's Standards for Rehabilitation. Phase completion date _____ Estimated rehabilitation costs of phase (QRE) _____

Summarize information here; continue on following page if necessary.

This amendment updates the scope of work for the HVAC on the ground floor of the hotel and the scope of work for the windows on the primary elevations. It replaces a submitted amendment dated 10/31/2024 with revised verbiage and provides revised drawings.

3. Project Contact (if different from applicant)

Name Jessica Engeman Company Continuum Preservation Consulting, LLC
Street 3135 NE 23rd Ave City Portland State OR
Zip 97212 Telephone (971) 221-6796 Email Address jessica@continuumpreservation.com

4. Applicant

I hereby attest that the information I have provided is, to the best of my knowledge, correct. I further attest that [check one or both boxes, as applicable]:

- ☒ I am the owner of the above-described property within the meaning of "owner" set forth in 36 CFR § 67.2 (2011), and/or
☐ if I am not the fee simple owner of the above described property, the fee simple owner is aware of the action I am taking relative to this application and has no objection, as noted in a written statement from the owner, a copy of which (i) either is attached to this application form and incorporated herein, or has been previously submitted, and (ii) meets the requirements of 36 CFR § 67.3(a)(1) (2011).

For purposes of this attestation, the singular shall include the plural wherever appropriate. I understand that knowing and willful falsification of factual representations in this application may subject me to fines and imprisonment under 18 U.S.C. § 1001, which, under certain circumstances, provides for imprisonment of up to 8 years.

Name Gabriel Genauer Signature Gabriel Genauer Digitally signed by Gabriel Genauer
Date: 2025.01.21 13:32:22 -08'00' Date 01/14/2025
Applicant Entity Historic Waucoma, LLC SSN _____ or TIN 87-2629042
Street 20251 Hoodview Avenue City West Linn State OR
Zip 97068 Telephone (971) 221-5747 Email Address gabe@groundswellddevelopment.com

☐ Applicant, SSN, or TIN has changed since previously submitted application.

NPS Official Use Only

The National Park Service has reviewed this amendment to the Historic Preservation Certification Application and has determined that the amendment:

- ☐ meets the Secretary of the Interior's Standards for Rehabilitation.
☒ will meet the Secretary of the Interior's Standard for Rehabilitation if the attached conditions are met.
☐ does not meet the Secretary of the Interior's Standards for Rehabilitation.
☐ updates the information on file and does not affect the certification.

Advisory Determinations:

- ☐ The National Park Service has determined that the work completed in this phase is consistent with the Secretary of the Interior's Standards for Rehabilitation. This determination is advisory only. A formal certification of rehabilitation can be issued only after all rehabilitation work and any associated site work or new construction have been completed. This approval could be superseded if it is found that the overall rehabilitation does not meet the Secretary's Standards. A copy of this form will be provided to the Internal Revenue Service.

JOHN SANDOR
Digitally signed by JOHN SANDOR
Date: 2025.04.03 12:42:44 -04'00'

Date _____ National Park Service Authorized Signature

☒ NPS conditions or comments attached



**HISTORIC PRESERVATION CERTIFICATION APPLICATION
NATIONAL PARK SERVICE
CONDITIONS**

Historic Property Name Waucoma Hotel Project Number 47907
Property Address, City, State 102-108 2nd St., Hood River, OR

The rehabilitation of this property as described in the Historic Preservation Certification Application will meet the Secretary of the Interior's Standards for Rehabilitation provided that the following condition(s) is/are met:

The proposed replacement windows will be installed as represented in email submitted by project representative on April 2, 2025.

Photographs documenting that the conditions have been met must be submitted with the Request for Certification of Completed Work.

Any substantive change in the work as described in the application should be brought to the attention of the State Historic Preservation Office and the National Park Service in writing, using the Amendment/Advisory Determination form, prior to execution to ensure that the proposed project continues to meet the Standards.

The National Park Service has determined that this project will meet the Secretary of the Interior Standards for Rehabilitation if the condition(s) listed above are met.

JOHN SANDOR

Digitally signed by JOHN

SANDOR

Date: 2025.04.03 12:43:26 -04'00'

Date

National Park Service Signature

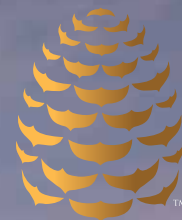






HISTORIC CHARM GOES MODERN

NEW WESTCHESTER
DOUBLE HUNG WINDOWS



SIERRA
PACIFIC
WINDOWS



AN UPGRADE TO A TRUE CLASSIC.

Cover Photo
Builder: Justin Fletcher Homes
Architect: Bruce Butler / By Design
Photographer: Irvin Serrano Photography



Thermally broken
sash construction.

PG50 performance rating
on most standard sizes.

0.28 U-value with dual insulated
Lo-E 366 and argon.

Bottom sash tilt latch
for easy cleaning.

60"x108" maximum
size for 1-3/4" sash.

WESTCHESTER DOUBLE HUNG WINDOWS



This Old House | 2019 Idea House | Nat Rea

The tireless work of our engineers and designers has paid off. Introducing our new Westchester Double Hung windows, a huge improvement to a classic look.

Designed to bring back the original charm of windows hand-crafted over a century ago, they offer narrower check-rail sightlines with updated structural and thermal performance. You'll also find many new patent pending innovations, including a traditionally styled combination sash lock.

The Westchester is crafted with fully clad exteriors using durable extruded aluminum.

A RARE COMBINATION OF CHARM AND TECHNOLOGY.



Innovating improvements to a timeless design, the Westchester is one of our highest performers, with structural and thermal performance ratings rarely found in the Double Hung market.

Yet each Westchester is built with historically accurate sash proportions, making it ideal for architecturally accurate renovations or for a touch of elegance in new construction projects.

Patent-pending sill end caps and drainage system.

Use for both residential and commercial applications.

Integral aluminum nail fin.

Patent-pending multi-point tilt latch.

Patent-pending traditionally styled combination sash lock.

Protected by CoreGuard® Plus wood preservative.

EXTERIORS DESIGNED TO LAST.

Clad exteriors are fully encased in low maintenance, heavy-duty, extruded aluminum that's at least twice as thick as roll-form cladding.

What's more, nearly all color finishes feature our environmentally friendly AAMA 2605 powder-coating, which leads the industry in durability and environmental safety. Our Textured Collection uses AAMA 2604 powder-coating to retain its rich texture.

As for colors? An industry-leading 75 choices along with some sensational textures allow you to add warmth, a bright splash or a new statement to your designs. We'll also custom match any color you choose.



COLORS INSPIRED BY NATURE.



Pricing may vary by collection.

THE ELEGANT LOOK OF TRADITIONALLY STYLED SASH LOCKS.

Historic accuracy even makes its way into the patent-pending sash locks, which are designed to match the traditional charm that works so well in both residential and commercial applications.

Watch the Westchester
"Opening Talks" video.



IN TWELVE BEAUTIFUL FINISHES.



OPTIONAL HANDLES



OPTIONAL SASH LIFTS





Sierra Pacific is proud to be the only window company that manufactures its products with complete vertical integration. The full cycle makes use of every part of our wood resources, all the way down to bark and sawdust that's burned to create energy for the communities we call home.



THE AUTHENTICITY OF WOOD.

Rich, genuine wood give Westchester window interiors an authentic touch that makes a remarkable difference to interior spaces.

Choose from nine beautiful wood species to match your interiors perfectly. And if your design needs take you someplace else, not to worry. As long as it's workable, we'll make your windows out of nearly any species you like.



CHOOSE FROM NINE INTERIOR WOOD SPECIES, OR CUSTOM, AND THIRTEEN INTERIOR TRIM OPTIONS.

Maple

Alder

Mahogany

Cherry

Vertical Grain
Douglas Fir

Red Oak

Walnut

White Oak

Pine



Colonial
Shown in oak
3-1/2" wide



Regal
Shown in pine
3-1/2" wide



Provincial
Shown in oak
3-1/2" wide



Tudor
Shown in pine
3-1/2" wide



Heritage
Shown in oak
2-3/4" wide



Prairie
Shown in pine
2-3/4" wide



Tradesman
Shown in pine
2-1/4" wide



Tradesman II
Shown in pine
3-1/2" wide



Craftsman
Shown in oak
3-1/2" wide



Continental
Shown in oak
3-1/2" wide



Heritage II
Shown in pine
2-3/4" wide



Traditional
Shown in pine
2-1/4" wide



Contemporary
Shown in pine
2-1/4" wide

THE CHARM OF YESTERDAY, CUSTOMIZED FOR TODAY.



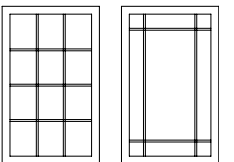
Starting with a classic shape, we give you many ways to make Westchester your own. And all of them are constructed with the meticulous craftsmanship that makes this double hung window a lasting enhancement to any space.

SIMULATED DIVIDED LITE PROFILES

A classic look that's energy-efficient.

	5/8"	7/8"	1"	1-1/4"	2"
Contemporary Clad					
Putty Clad					
Traditional Clad					

Your Westchester grilles can add a look as unique as you like, from our standard traditional and contemporary configurations to your choice of custom designs.





HIGHLY ENGINEERED FOR BETTER PERFORMANCE.

The Westchester maintains higher air, water and structural capabilities and improved thermal ratings even as we engineered larger sash sizes.

Triple glazed windows with argon have a U-value as low as .17. Dual glazed reach a U-value of .28 with LoE-366 and argon. Performance numbers like these demonstrate the rigorous engineering standards and technology that are built into the re-imagining of this classically designed window.



CHOOSE GLAZING PERFECT FOR YOUR ENVIRONMENT.

Low-E 366

Cardinal's triple layer silver product for superior performance. 95% UV protection. Solar heat gain coefficient of 0.27*. Also available with Preserve® protective film or with Preserve and Neat® coating for a naturally cleaner glass when selecting XL Edge or Endur Spacer.



Low-E 366 with i89 Coating**

The same superior performance as regular Low-E 366, but with the addition of i89 coating on the interior surface to increase insulating value and reduce solar heat gain. Meets even the most extreme requirements in the majority of the Canadian Energy Star zones. Also available with Preserve® protective film or with Preserve and Neat® coating for a naturally cleaner glass when selecting XL Edge or Endur Spacer.



Low-E 340

Cardinal's newest glazing innovation. It has an amazingly low 0.18* solar heat gain coefficient to keep out the heat even in the blazing sun. Slightly tinted. Blocks 98% of UV rays. Less heat gain when it's hot, less heat loss when it's cold, and the best glare control under the sun. Also available with Preserve® protective film or with Preserve and Neat® coating for a naturally cleaner glass when selecting XL Edge or Endur Spacer.



Low-E 180 Passive Solar

A very high (0.70*) solar heat gain coefficient. Ideal for reducing your heating bills in colder climates. Superior insulation value blocks cold and keeps in the heat. Also available with Preserve® protective film or with Preserve and Neat® coating for a naturally cleaner glass when selecting XL Edge or Endur Spacer.



Low-E 180 Passive Solar with i89 Coating**

The same superior performance as regular Low-E 180, but with the addition of i89 coating on the interior surface to increase insulating value. Meets even the most extreme requirements in the majority of the Canadian Energy Star zones. Also available with Preserve® protective film or with Preserve and Neat® coating for a naturally cleaner glass when selecting XL Edge or Endur Spacer.



Dual Pane Low-E

Insulated for improved energy efficiency. Single surface Low-E coating to reduce solar heat gain and block UV rays.



Triple Pane Low-E

Available in a variety of Low-E coating combinations for superior insulation and energy performance.



Insulated Glass

For moderate climates. Basic glazing with basic performance.

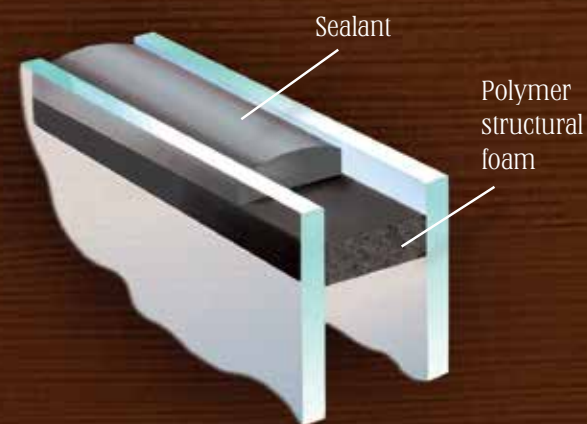
Sound Control

Reduces outside noise by as much as 50% while blocking 99% of damaging UV rays. Laminated for shatter resistance. Available insulated or non-insulated.



*All values shown are center of glass. **Interior surface coatings, also known as surface #4, are applied to the interior (room-side surface) of a dual pane IG unit, resulting in improved thermal performance and lower heating costs. Because the coating reflects heat back into the room, the room-side pane of glass will be slightly colder in winter, causing a higher potential for interior condensation.

No-Metal TrueWarm® Edge Spacer.



THE ADVANTAGE OF NO-METAL SPACERS.

One of the technological advances that makes our Westchester windows perform so well are patented No-Metal TrueWarm® Edge spacers.

Many window manufacturers use aluminum spacers between their panes of glass. These conduct cold and heat, and that's not good for thermal performance.

Our no-metal warm edge spacers are 100% polymer structural foam, for excellent thermal performance and a superior seal.



ADD DECORATIVE GLASS.

Further customize your Westchester windows with tinted, patterned, obscure or other specialty glass. It's a smart choice for privacy, security or just design preference.



Gluechip



Obscure



Rain



Narrow Reed



Spray Lite*

*Available on select products.



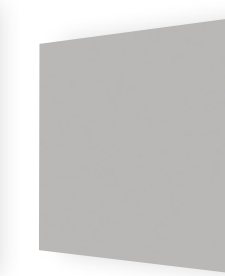
Satin Etch



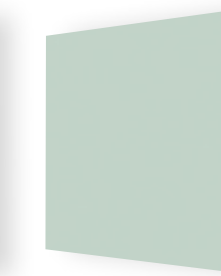
White Laminated



Bronze Tint



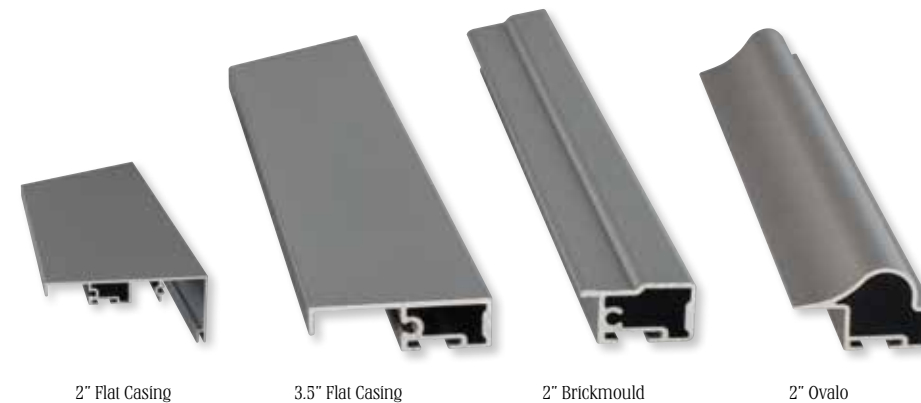
Gray Tint



Green Tint

EXTERIOR TRIM PROFILES AS IMPRESSIVE AS THE WINDOWS.

The Westchester exterior trim profile system comes in four available styles that snap in place on the frame with a clip system. No through-frame anchors or excessive nail holes, leaving you an integrated frame that gives homeowners the flexibility to choose the aesthetic they want.

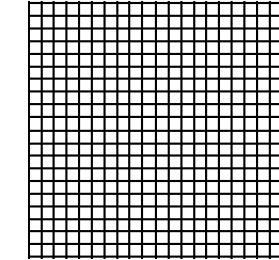


SEVERAL SCREEN CHOICES

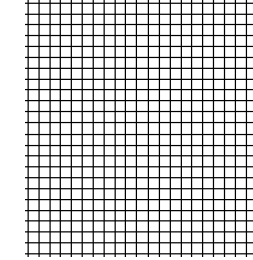
Screens have an aluminum frame which matches the exterior clad color. You can choose your screen mesh, from standard fiberglass to the improved visibility and even smaller insect barrier of BetterVue® or UltraVue™.



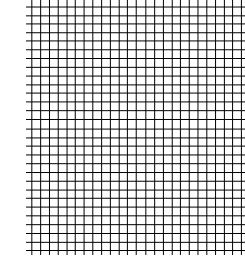
Standard metal screen.



Standard



BETTERVUE
IMPROVED VISIBILITY INSECT SCREEN



ULTRAVUE
EXCELLENT VISIBILITY INSECT SCREEN



FLEXSCREEN

Hidden and beautifully simple, FlexScreen is the first screen of its kind made of flexible spring steel to fit firmly into screen tracks. No screen frames, no hardware, just refreshingly easy installation.



EARTH-FRIENDLY. MORE
THAN AN APPROACH,
AN OBLIGATION.

All materials in the production of Sierra Pacific windows and doors are highly valued and responsibly used. This includes the select wood that comes from over 2 million acres of forestland owned by our parent company, Sierra Pacific Industries. Thanks to advancements in “sustained yield” forest management and timber harvesting, we will nearly triple the amount of wood growing on our lands in the next 100 years.



SierraPacificWindows.com | 800-824-7744 | A Division of



Instagram Follow us @SierraPacificWindows

We reserve the right to change product specifications without notice. Photography used may not represent current product features and options. Sierra Pacific windows and doors are successful thanks in part to our unique patents. Visit spi-ind.com/ip to learn more. #971102-8/20



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IMG_9414.jpg



IMG_9416.jpg



IMG_9417.jpg



Exterior angle 2.jpg



Exterior angle.jpg



Exterior shot.jpg



Exterior WC 2.jpg



Exterior WC wide 2.jpg



Exterior WC wide.jpg



Exterior WC.jpg



IMG_0506.jpg



IMG_0507.jpg



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WFHB dining room.jpg



WFHB Exterior.jpg



White Farmhouse Blog_.jpg



White Farmhouse Blog_living room 2.jpg



White Farmhouse Blog_living room 3.jpg



White Farmhouse Blog_living room 4.jpg



White Farmhouse Blog_living room 5.jpg



White Farmhouse Blog_living room 6.jpg



White Farmhouse Blog_living room.jpg



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