

Materials Attachments – Full Board Review

Property: 623 W. 36th Street, Savannah, Georgia
Project: Rear Deck and Stairway Repair and Replacement
Review Type: Full Board Review

Attachment A – Materials Cut-Sheet & Product Specifications

The materials specified herein are proposed for the in-kind repair and replacement of an existing rear deck and stairway that have experienced advanced deterioration due to age and moisture exposure. All materials are traditional wood construction and are compatible with the historic character of the property.

Component	Specification
Support Posts	Pressure-treated southern yellow pine, 6x6
Beams	Pressure-treated southern yellow pine, 2x10
Joists	Pressure-treated lumber sized to match existing
Decking Boards	5/4 pressure-treated wood decking
Stair Stringers	Pressure-treated 2x10 lumber
Landing	48" x 48" pressure-treated wood framing
Railings	Pressure-treated 2x6 top and bottom rails
Pickets	2-inch vertical wood pickets, ~6" on center
Fasteners	Galvanized or exterior-rated hardware

Attachment B – Estimated Materials Price List

Category	Estimated Cost
Structural Framing	\$624.00
Decking & Treads	\$561.00
Stair Construction	\$234.00
Railings	\$248.00
Hardware	\$180.00
Total Estimated Materials Cost	\$1,847.00

All costs listed are estimated material costs only. Final pricing may vary based on supplier availability and market conditions. No labor costs are included.

Marvin Jenkins

December 29, 2025

Project Address: 623 W. 36th Street, Savannah, Georgia

To what extent

Reason for Replacement (Existing Conditions & Need)

The existing rear stairway and landing serving the residence at 623 W. 36th Street have deteriorated due to prolonged exposure to moisture and age. Several structural components—including stair stringers, treads, decking boards, and lower support framing—are affected by wood rot, compromising the structural integrity and safety of the stairway.

The stairway is no longer sound for continued use and poses a safety hazard. Repairing individual components is not feasible because deterioration is present throughout multiple load-bearing members. Replacement is therefore necessary to ensure occupant safety and prevent further damage to the structure.

1) Written Description / Scope of Work

This application requests approval to **repair and replace an existing rear deck and stairway** that have sustained significant deterioration due to age and prolonged exposure to moisture.

The existing rear wooden deck and stairway are structurally compromised due to **rotted wood components**, including decking boards, stair treads, stringers, and lower support framing. The deterioration presents a safety concern and makes repair of individual components infeasible.

The proposed work consists of **like-for-like replacement** of the existing rear deck, landing, and stairway in the **same location, footprint, dimensions, and configuration** as the existing structure. No expansion, height increase, or change in design is proposed. The work is limited to the **rear elevation of the residence**, with no impact to character-defining features of the primary historic structure.

The intent of the project is to **restore safe access** while maintaining the historic character and appearance of the property in accordance with Savannah Historic District guidelines.

2) Photographs (Existing Conditions)

Photographs will be provided showing:

- The existing rear deck and stairway
- The rear elevation of the house
- A view from the **right-of-way (street or lane)** demonstrating visibility from public access

These photographs will document existing conditions and confirm that the work is confined to the rear of the property.

3) Materials, Drawings, and Specifications

Drawings Provided:

Hand-drawn elevation and plan views showing:

- Existing house and rear deck location
- Deck dimensions: approximately **9'8" long x 8'4" wide**
- Stair width: **42 inches**
- Landing size: **48" x 48"**
- Stair rise and tread configuration consistent with existing construction

Materials (Like-for-Like Replacement):

- Pressure-treated **6x6 wood posts** for structural support
- Pressure-treated **2x10 lumber** for beams and stair stringers
- Pressure-treated **2x6 lumber** for handrails, framing, and guardrails
- **5/4 pressure-treated decking boards** to match existing decking
- Pressure-treated stair treads sized to existing dimensions
- Vertical wood pickets (approx. **2" width, spaced ~6" on center**)
- Galvanized or exterior-rated fasteners and connectors

All materials will be wood to match the existing structure. No composite or synthetic materials are proposed. Railing height, picket spacing, and overall appearance will match the existing historic configuration.

4) Site Plan / Location Description

A simple site plan is provided indicating:

- The **existing residence**
- The **rear deck and stairway location**
- Relationship of the deck to the house footprint

The deck and stairs are located entirely at the **rear of the property**, with no encroachment beyond the existing footprint. No new addition or expansion is proposed

Preservation Intent Statement

This project is a **repair and replacement due to deterioration**, not a new addition. The work preserves the existing scale, massing, materials, and appearance of the historic structure and complies with the **Secretary of the Interior's Standards for Rehabilitation** and Savannah Historic District guidelines.

623 W. 36th Street





