

## HISTORIC AND DESIGN REVIEW COMMISSION

February 01, 2017

Agenda Item No: 8

<b>HDRC CASE NO:</b>	<b>2016-511</b>
<b>COMMON NAME:</b>	229 LINDELL PL
<b>LEGAL DESCRIPTION:</b>	NCB 6529 BLK 1 LOT 1
<b>ZONING:</b>	R-4,H,RIO-1
<b>CITY COUNCIL DIST.:</b>	1
<b>DISTRICT:</b>	River Road Historic District
<b>APPLICANT:</b>	George Nash
<b>OWNER:</b>	George Nash
<b>TYPE OF WORK:</b>	Final approval of new construction of a single family house
<b>REQUEST:</b>	

The applicant is requesting a Certificate of Appropriateness to:

1. Construct a new single family house at 229 Lindell Place to feature approximately 2,440 square feet.
2. Construct a two vehicle garage to feature approximately 500 square feet.

### APPLICABLE CITATIONS:

Historic Design Guidelines, Chapter 4, Guidelines for New Construction

#### 1. Building and Entrance Orientation

##### A. FAÇADE ORIENTATION

- i. Setbacks*—Align front facades of new buildings with front facades of adjacent buildings where a consistent setback has been established along the street frontage. Use the median setback of buildings along the street frontage where a variety of setbacks exist. Refer to UDC Article 3, Division 2. Base Zoning Districts for applicable setback requirements.
- ii. Orientation*—Orient the front façade of new buildings to be consistent with the predominant orientation of historic buildings along the street frontage.

##### B. ENTRANCES

- i. Orientation*—Orient primary building entrances, porches, and landings to be consistent with those historically found along the street frontage. Typically, historic building entrances are oriented towards the primary street.

#### 2. Building Massing and Form

##### A. SCALE AND MASS

- i. Similar height and scale*—Design new construction so that its height and overall scale are consistent with nearby historic buildings. In residential districts, the height and scale of new construction should not exceed that of the majority of historic buildings by more than one-story. In commercial districts, building height shall conform to the established pattern. If there is no more than a 50% variation in the scale of buildings on the adjacent block faces, then the height of the new building shall not exceed the tallest building on the adjacent block face by more than 10%.
- ii. Transitions*—Utilize step-downs in building height, wall-plane offsets, and other variations in building massing to provide a visual transition when the height of new construction exceeds that of adjacent historic buildings by more than one-half story.
- iii. Foundation and floor heights*—Align foundation and floor-to-floor heights (including porches and balconies) within one foot of floor-to-floor heights on adjacent historic structures.

##### B. ROOF FORM

- i. Similar roof forms*—Incorporate roof forms—pitch, overhangs, and orientation—that are consistent with those predominantly found on the block. Roof forms on residential building types are typically sloped, while roof forms on nonresidential building types are more typically flat and screened by an ornamental parapet wall.
- ii. Façade configuration*—The primary façade of new commercial buildings should be in keeping with established

patterns. Maintaining horizontal elements within adjacent cap, middle, and base precedents will establish a consistent street wall through the alignment of horizontal parts. Avoid blank walls, particularly on elevations visible from the street. No new façade should exceed 40 linear feet without being penetrated by windows, entryways, or other defined bays.

#### D. LOT COVERAGE

*i. Building to lot ratio*—New construction should be consistent with adjacent historic buildings in terms of the building to lot ratio. Limit the building footprint for new construction to no more than 50 percent of the total lot area, unless adjacent historic buildings establish a precedent with a greater building to lot ratio.

### 3. Materials and Textures

#### A. NEW MATERIALS

*i. Complementary materials*—Use materials that complement the type, color, and texture of materials traditionally found in the district. Materials should not be so dissimilar as to distract from the historic interpretation of the district. For example, corrugated metal siding would not be appropriate for a new structure in a district comprised of homes with wood siding.

*ii. Alternative use of traditional materials*—Consider using traditional materials, such as wood siding, in a new way to provide visual interest in new construction while still ensuring compatibility.

*iii. Roof materials*—Select roof materials that are similar in terms of form, color, and texture to traditionally used in the district.

*iv. Metal roofs*—Construct new metal roofs in a similar fashion as historic metal roofs. Refer to the Guidelines for Alterations and Maintenance section for additional specifications regarding metal roofs.

*v. Imitation or synthetic materials*—Do not use vinyl siding, plastic, or corrugated metal sheeting. Contemporary materials not traditionally used in the district, such as brick or simulated stone veneer and Hardie Board or other fiberboard siding, may be appropriate for new construction in some locations as long as new materials are visually similar to the traditional material in dimension, finish, and texture. EIFS is not recommended as a substitute for actual stucco.

### 4. Architectural Details

#### A. GENERAL

*i. Historic context*—Design new buildings to reflect their time while respecting the historic context. While new construction should not attempt to mirror or replicate historic features, new structures should not be so dissimilar as to distract from or diminish the historic interpretation of the district.

*ii. Architectural details*—Incorporate architectural details that are in keeping with the predominant architectural style along the block face or within the district when one exists. Details should be simple in design and should complement, but not visually compete with, the character of the adjacent historic structures or other historic structures within the district. Architectural details that are more ornate or elaborate than those found within the district are inappropriate.

*iii. Contemporary interpretations*—Consider integrating contemporary interpretations of traditional designs and details for new construction. Use of contemporary window moldings and door surroundings, for example, can provide visual interest while helping to convey the fact that the structure is new. Modern materials should be implemented in a way that does not distract from the historic structure.

### 5. Garages and Outbuildings

#### A. DESIGN AND CHARACTER

*v. Garage doors*—Incorporate garage doors with similar proportions and materials as those traditionally found in the district.

### 6. Mechanical Equipment and Roof Appurtenances

#### A. LOCATION AND SITING

*i. Visibility*—Do not locate utility boxes, air conditioners, rooftop mechanical equipment, skylights, satellite dishes, and other roof appurtenances on primary facades, front-facing roof slopes, in front yards, or in other locations that are clearly visible from the public right-of-way.

*ii. Service Areas*—Locate service areas towards the rear of the site to minimize visibility from the public right-of-way.

## B. SCREENING

- i. Building-mounted equipment*—Paint devices mounted on secondary facades and other exposed hardware, frames, and piping to match the color scheme of the primary structure or screen them with landscaping.
  - ii. Freestanding equipment*—Screen service areas, air conditioning units, and other mechanical equipment from public view using a fence, hedge, or other enclosure.
  - iii. Roof-mounted equipment*—Screen and set back devices mounted on the roof to avoid view from public right-of-way.
- Historic Design Guidelines, Chapter 5, Guidelines for Site Elements

## B. NEW FENCES AND WALLS

- i. Design*—New fences and walls should appear similar to those used historically within the district in terms of their scale, transparency, and character. Design of fence should respond to the design and materials of the house or main structure.
  - ii. Location*—Avoid installing a fence or wall in a location where one did not historically exist, particularly within the front yard. The appropriateness of a front yard fence or wall is dependent on conditions within a specific historic district. New front yard fences or wall should not be introduced within historic districts that have not historically had them.
  - iii. Height*—Limit the height of new fences and walls within the front yard to a maximum of four feet. The appropriateness of a front yard fence is dependent on conditions within a specific historic district. New front yard fences should not be introduced within historic districts that have not historically had them. If a taller fence or wall existed historically, additional height may be considered. The height of a new retaining wall should not exceed the height of the slope it retains.
  - iv. Prohibited materials*—Do not use exposed concrete masonry units (CMU), Keystone or similar interlocking retaining wall systems, concrete block, vinyl fencing, or chain link fencing.
  - v. Appropriate materials*—Construct new fences or walls of materials similar to fence materials historically used in the district. Select materials that are similar in scale, texture, color, and form as those historically used in the district, and that are compatible with the main structure.
- Screening incompatible uses—Review alternative fence heights and materials for appropriateness where residential properties are adjacent to commercial or other potentially incompatible uses.

## 3. Landscape Design

### A. PLANTINGS

- i. Historic Gardens*—Maintain front yard gardens when appropriate within a specific historic district.
- ii. Historic Lawns*—Do not fully remove and replace traditional lawn areas with impervious hardscape. Limit the removal of lawn areas to mulched planting beds or pervious hardscapes in locations where they would historically be found, such as along fences, walkways, or drives. Low-growing plantings should be used in historic lawn areas; invasive or large-scale species should be avoided. Historic lawn areas should never be reduced by more than 50%.
- iii. Native xeric plant materials*—Select native and/or xeric plants that thrive in local conditions and reduce watering usage. See UDC Appendix E: San Antonio Recommended Plant List—All Suited to Xeriscape Planting Methods, for a list of appropriate materials and planting methods. Select plant materials with a similar character, growth habit, and light requirements as those being replaced.
- iv. Plant palettes*—If a varied plant palette is used, incorporate species of taller heights, such informal elements should be restrained to small areas of the front yard or to the rear or side yard so as not to obstruct views of or otherwise distract from the historic structure.
- v. Maintenance*—Maintain existing landscape features. Do not introduce landscape elements that will obscure the historic structure or are located as to retain moisture on walls or foundations (e.g., dense foundation plantings or vines) or as to cause damage.

### B. ROCKS OR HARDSCAPE

- i. Impervious surfaces*—Do not introduce large pavers, asphalt, or other impervious surfaces where they were not historically located.
- ii. Pervious and semi-pervious surfaces*—New pervious hardscapes should be limited to areas that are not highly visible, and should not be used as wholesale replacement for plantings. If used, small plantings should be incorporated into the design.
- iii. Rock mulch and gravel* - Do not use rock mulch or gravel as a wholesale replacement for lawn area. If used, plantings should be incorporated into the design.

### D. TREES

- i. Preservation*—Preserve and protect from damage existing mature trees and heritage trees. See UDC Section 35-523 (Tree Preservation) for specific requirements.
- ii. New Trees* – Select new trees based on site conditions. Avoid planting new trees in locations that could potentially cause damage to a historic structure or other historic elements. Species selection and planting procedure should be done in accordance with guidance from the City Arborist.

## 5. Sidewalks, Walkways, Driveways, and Curbing

### A. SIDEWALKS AND WALKWAYS

- i. Maintenance*—Repair minor cracking, settling, or jamming along sidewalks to prevent uneven surfaces. Retain and repair historic sidewalk and walkway paving materials—often brick or concrete—in place.
- ii. Replacement materials*—Replace those portions of sidewalks or walkways that are deteriorated beyond repair. Every effort should be made to match existing sidewalk color and material.
- iii. Width and alignment*—Follow the historic alignment, configuration, and width of sidewalks and walkways. Alter the historic width or alignment only where absolutely necessary to accommodate the preservation of a significant tree.
- iv. Stamped concrete*—Preserve stamped street names, business insignias, or other historic elements of sidewalks and walkways when replacement is necessary.
- v. ADA compliance*—Limit removal of historic sidewalk materials to the immediate intersection when ramps are added to address ADA requirements.

### B. DRIVEWAYS

- i. Driveway configuration*—Retain and repair in place historic driveway configurations, such as ribbon drives. Incorporate a similar driveway configuration—materials, width, and design—to that historically found on the site. Historic driveways are typically no wider than 10 feet. Pervious paving surfaces may be considered where replacement is necessary to increase stormwater infiltration.
- ii. Curb cuts and ramps*—Maintain the width and configuration of original curb cuts when replacing historic driveways. Avoid introducing new curb cuts where not historically found.

## 7. Off-Street Parking

### A. LOCATION

- i. Preferred location*—Place parking areas for non-residential and mixed-use structures at the rear of the site, behind primary structures to hide them from the public right-of-way. On corner lots, place parking areas behind the primary structure and set them back as far as possible from the side streets. Parking areas to the side of the primary structure are acceptable when location behind the structure is not feasible. See UDC Section 35-310 for district-specific standards.
- ii. Front*—Do not add off-street parking areas within the front yard setback as to not disrupt the continuity of the streetscape.
- iii. Access*—Design off-street parking areas to be accessed from alleys or secondary streets rather than from principal streets whenever possible.

### B. DESIGN

- i. Screening*—Screen off-street parking areas with a landscape buffer, wall, or ornamental fence two to four feet high—or a combination of these methods. Landscape buffers are preferred due to their ability to absorb carbon dioxide. See UDC Section 35-510 for buffer requirements.
- ii. Materials*—Use permeable parking surfaces when possible to reduce run-off and flooding. See UDC Section 35-526(j) for specific standards.
- iii. Parking structures*—Design new parking structures to be similar in scale, materials, and rhythm of the surrounding historic district when new parking structures are necessary.

## FINDINGS:

- a. The applicant is requesting to construct a single family house on the vacant lot at 229 Lindell Place to feature approximately 2,440 square feet as well as a rear two vehicle garage featuring approximately 500 square feet. The applicant received conceptual approval on December 21, 2016, where updated application documents were submitted addressing staff's concerns.
- b. **SETBACKS & ORIENTATION** – According to the Guidelines for New Construction, the front facades of new

buildings are to align with front facades of adjacent buildings where a consistent setback has been established along the street frontage. Additionally, the orientation of new construction should be consistent with the historic example found on the block. The applicant has proposed a front setback of twenty-six feet. Most historic structures along Lindell feature setbacks from the public right of way at the sidewalk of approximately twenty to twenty-two feet. The applicant has proposed to match the setbacks of the two adjacent historic structures. This is consistent with the Guidelines.

- c. ENTRANCES – According to the Guidelines for New Construction 1.B.i., primary building entrances should be oriented towards the primary street. The applicant has proposed to orient the primary entrance toward Lindell Place. This is consistent with the Guidelines.
- d. SCALE & MASS – Per the Guidelines for New Construction 2.A.i., a height and massing similar to historic structures in the vicinity of the proposed new construction should be used. The applicant has proposed to construct a two story structure along a block that primarily features single story, single family houses. At conceptual approval, the applicant took measures such as lowering the ridge height and foundation height to reduce the proposed structure's height. Additionally, examples of additional height exist in the immediate area. Staff finds the applicant's proposed massing appropriate.
- e. FOUNDATION & FLOOR HEIGHTS – According to the Guidelines for New Construction 2.A.iii., foundation and floor heights should be aligned within one (1) foot of neighboring structure's foundations. The applicant has provided a foundation height of approximately eighteen (18) inches. This consistent with the Guidelines.
- f. ROOF FORM – The applicant has proposed a roof form that includes two side gable roofs that span the entire depth of the structure. Typically in a historic context, a side gable roof serves as an intersecting roof for either a rear hipped or gabled roof form. The applicant has also proposed front and rear roof dormers that provide separation for the proposed massing. Staff finds the proposed roof form appropriate.
- g. WINDOW & DOOR OPENINGS – The applicant has proposed window and door openings that are generally appropriately sized. Additionally, the applicant has proposed double hung wood windows. This is consistent with the Guidelines.
- h. LOT COVERAGE – The building footprint for new construction should be no more than fifty (50) percent of the size of total lot area. The applicant's proposed building footprint is consistent with the Guidelines for New Construction 2.D.i.
- i. MATERIALS – The applicant has proposed materials that include wood siding, Hardi board shingle siding, brick columns and chimney, double hung wood windows, wood porch decking and stucco skirting. In regards to the proposed stucco skirting, there are examples of plaster and stucco facades in the River Road Historic District and on Lindell Place. Staff finds this installation appropriate.
- j. ARCHITECTURAL DETAILS – New buildings should be designed to reflect their time while representing the historic context of the district. Additionally, architectural details should be complementary in nature and should not detract from nearby historic structures. Staff finds that the proposed architectural elements of the new construction, primarily the lower level front porch design is appropriate.
- k. MECHANICAL EQUIPMENT – The applicant is responsible for screening all mechanical equipment from view of the public right of way.
- l. REAR GARAGE – The applicant has proposed to construct a one story garage to accommodate two automobiles at the rear of the property. The applicant has noted the installation of wood siding, a double width garage door to feature six window openings and two white vinyl windows. Generally, staff finds the location and massing of the proposed accessory structure appropriate; however, staff recommends the applicant install wood windows and provide information regarding roofing materials.
- m. LANDSCAPING – The applicant has noted the preservation of all trees on the property; however, has noted that the large tree at the front of the site is currently diseased. Staff finds its trimming or removal appropriate.
- n. LANDSCAPING – The applicant has proposed to install a front sidewalk leading from the public right of way to the front porch of six (6) feet in width. Front yard sidewalks on Lindell Place slightly vary in location and design; however, most feature a common width. Staff finds that the applicant should install a front sidewalk that is consistent in width with the others found in the district.
- o. ARCHAEOLOGY – The project area is within the River Improvement Overlay District and the River Road Local Historic District. A review of historic archival maps shows the Upper Labor Acequia crossing the property. Therefore, Archaeological investigations may be required.

## **RECOMMENDATION:**

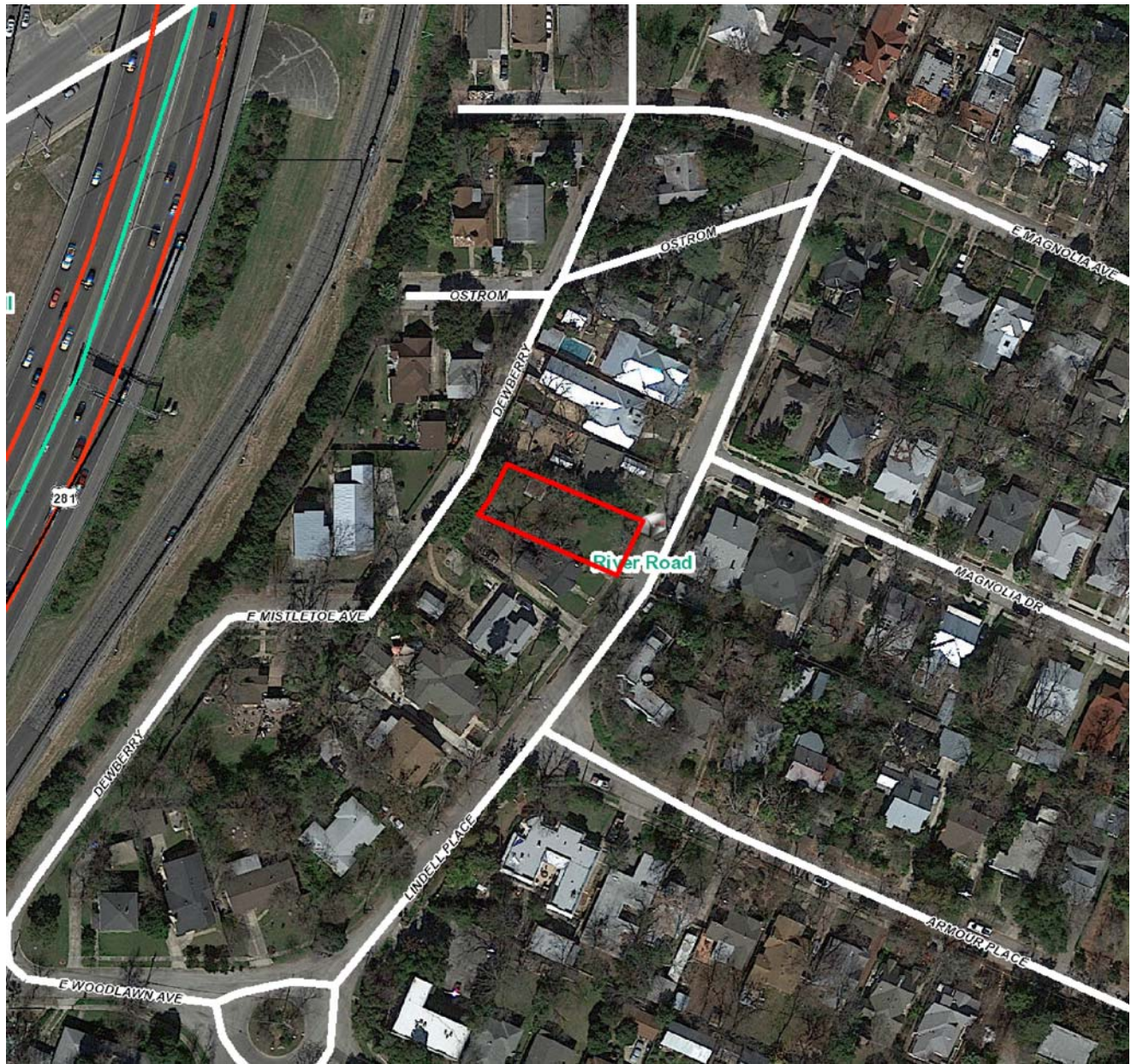
Staff recommends approval based on findings a through o with the following stipulations:

- i. That the applicant install two wood windows into the garage rather than two vinyl windows.
- ii. That the applicant provide information regarding the garage structure's roofing materials.
- iii. That the applicant install a sidewalk that is consistent with those found throughout the district.

**CASE MANAGER:**

Edward Hall





## Flex Viewer

Powered by ArcGIS Server

Printed: Dec 12, 2016

The City of San Antonio does not guarantee the accuracy, adequacy, completeness or usefulness of any information. The City does not warrant the completeness, timeliness, or positional, thematic, and attribute accuracy of the GIS data. The GIS data, cartographic products, and associated applications are not legal representations of the depicted data. Information shown on these maps is derived from public records that are constantly undergoing revision. Under no circumstances should GIS-derived products be used for final design purposes. The City provides this information on an "as is" basis without warranty of any kind, express or implied, including but not limited to warranties of merchantability or fitness for a particular purpose, and assumes no responsibility for anyone's use of the information.





229 Lindell Place



HDRC Application Form Detailed Description of Project continued :

Garage to be 2-car with automatic door, six window pane 22' wide by 24' deep — 36" door at back, one 2' x 3' window on each side. New concrete apron leading from Dewberry St. to garage ( see Site Plan). Paver walkway from garage back to to back porch of house.

House to be sided with 1x8 smooth pine shiplap horizontal siding up to gable. Gable and 2 dormers to be sided by Hardy brand asbestos shingles. Band of 2 x 10 cedar to separate horizontal siding from gable shingle siding.

All windows double-hung wood. Front door 42" " Craftsman with 8 square glass panes. Back door to be 9-light wood.

Front porch flooring 5 " pine. Ceiling 2" beaded board. Four porch pilasters 3'x3' antique brick. Tapered wood columns from brick pilasters to roof surround .Porch steps stained concrete with rounded edges. Porch railing 2 x 2 treated wood with 2 x 6 treated top rail — all white as per original rendering.

Skirting stucco with venting as per Foundation Plan.

Fencing : no fence exists along the south property line. Propose ot build a 6' wood fence to city code from SW corner to code -required step-down . 1x6 cedar pickets spaced 1/2 inch apart so as not to present " wall", with 2 x 6 cedar top rail. North property line is fenced along all 148' with a mix of fencing. Owner will cooperate with neighbor to build 6' fence to match that of south side. Mr. Nash will bear all cst of fencing if necessary. Neighbor has already cooperated with his other neighbor to north with a handsome wood privacy fence. Front of property — 49' on Lindell — has non-code 6' chain-link fence with double chain-link gates — there for many years. This will be used as " construction fencing" only during construction and then removed completely. Two new flowering trees such as Magnolia or Pear will be planed symmetrically in new front yard. Ornamental hedging low against each side of front porch.

Landscaping. Existing large ligustra will be retained, pruned. The mature Chinaberry on back south lot line will be retained. Large pecan center of north lot line and small pecan near front of north lot line both to be retained. The large tree at center front of lot, approx 18" west of property line has been deemed " sick" by an arborist who recommended it be cut down. Mr. Nash has done minimal pruning to take away most of trailing

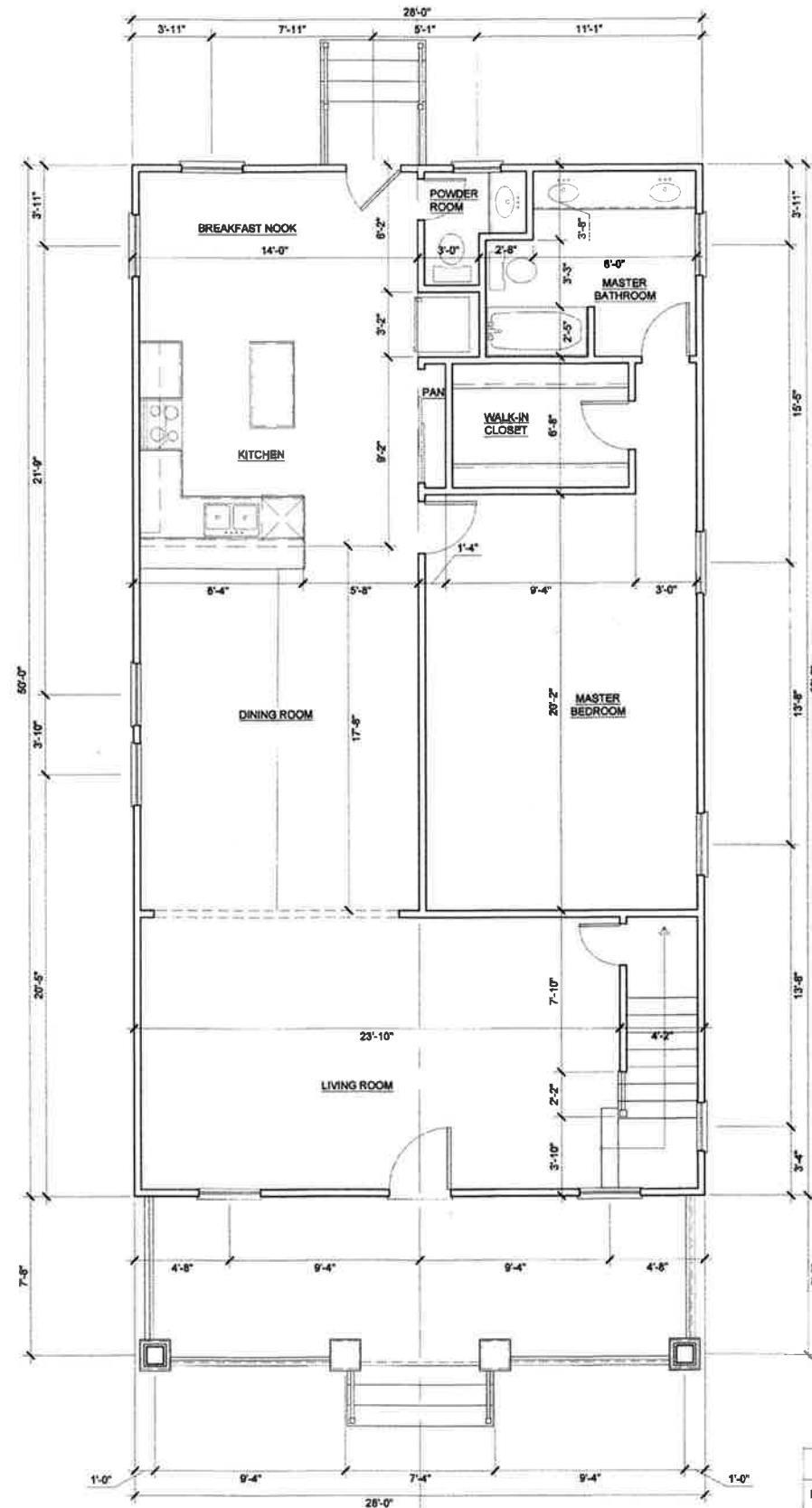
dead limbs. Will accept staff advice on keeping this tree — pruning it more severely — or eliminating it.

Brick paver walkway 6' wide from front porch steps to Lindell Pl. street.  
( no sidewalk existing. )

Guttering. White seamless aluminum guttering will run across front porch, turning along each side of porch to downspouts on corners of main body of house. Same for back of house.

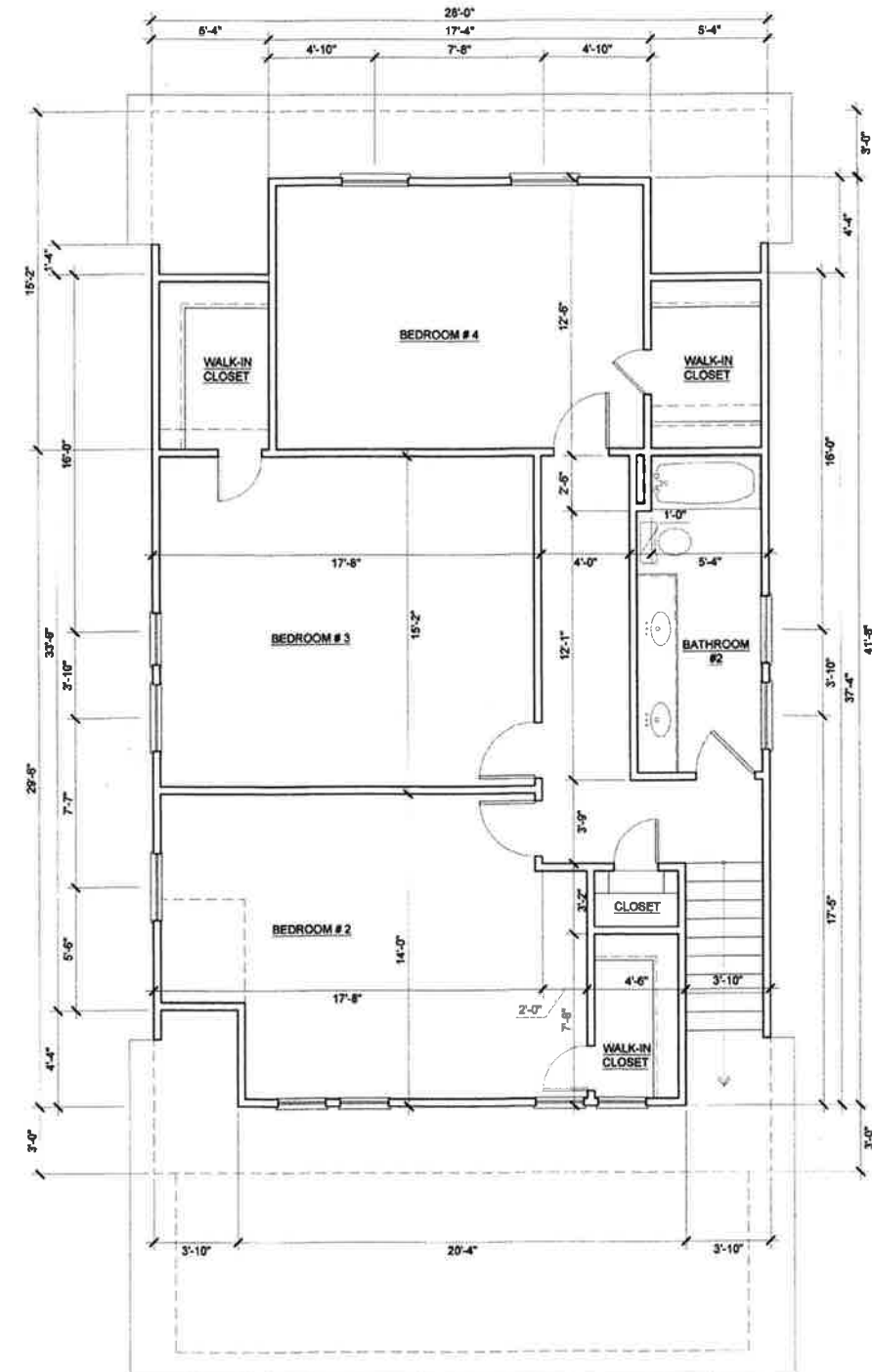






**FIRST FLOOR PLAN**

SCALE: 1/4" = 1'-0"

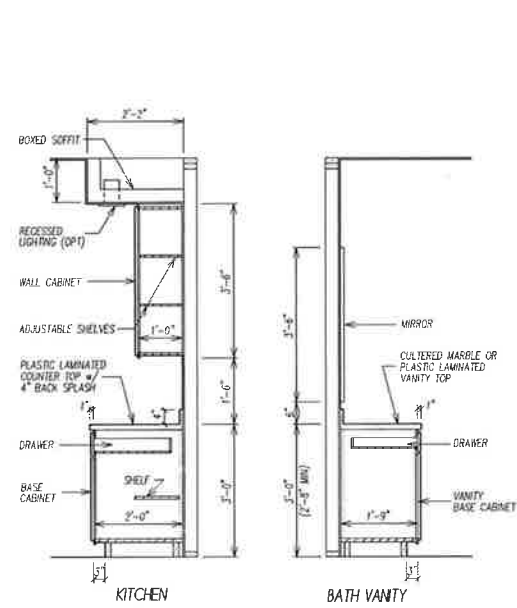


**SECOND FLOOR PLAN**

SCALE: 1/4" = 1'-0"

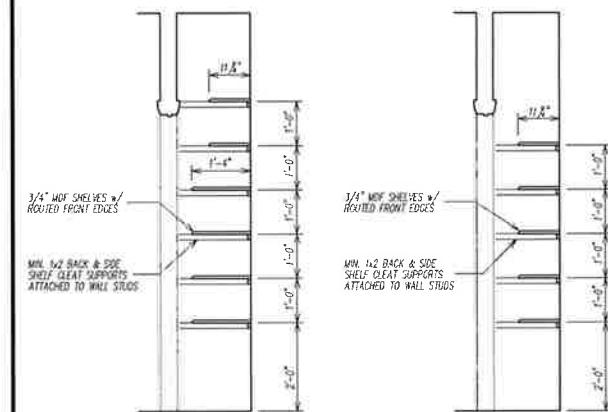
**BUILDING AREA**

FIRST FLOOR  
SECOND FLOOR  
TOTAL LIVING AREA  
PORCH  
TOTAL BUILDING AREA



TYPICAL CABINET DETAIL

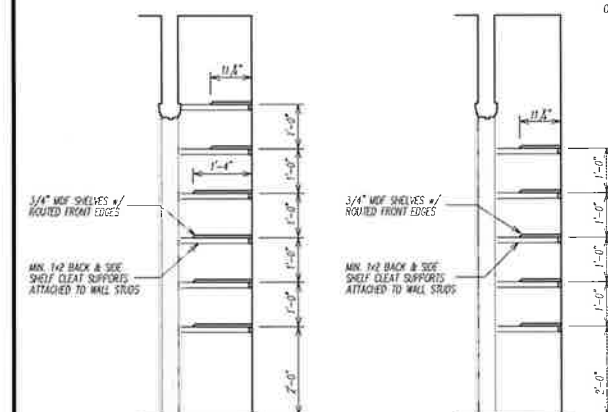
SCALE:  $1/2" = 1'-0"$



LINEN CLOSET

TYPICAL SHELVING DETAIL

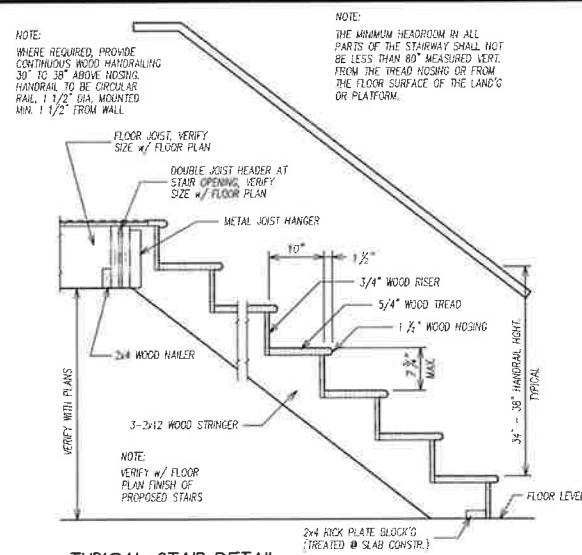
SCALE: 1/2" = 1'-0"



LINEN CLOSET

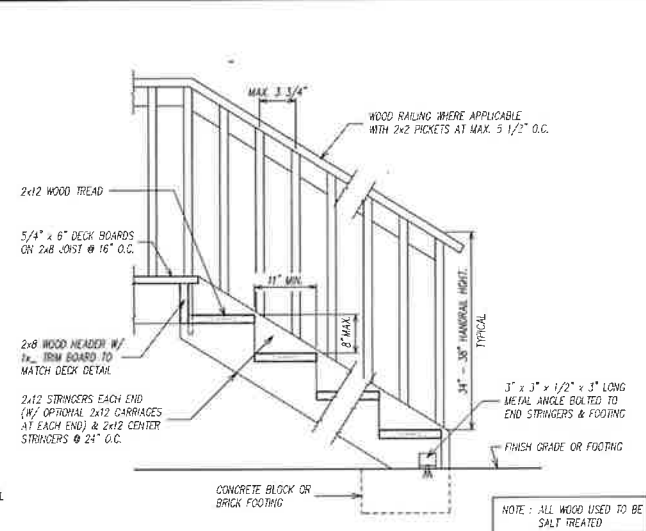
TYPICAL SHELVING DETAIL

SCALE : 1/2" = 1'-0"



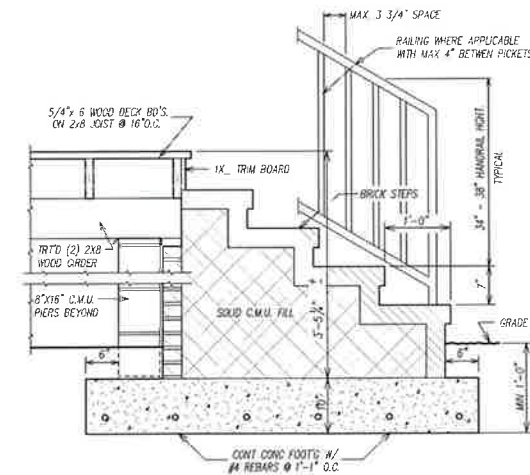
TYPICAL STAIR DETAIL

SCALE : 3/4" = 1'-0"



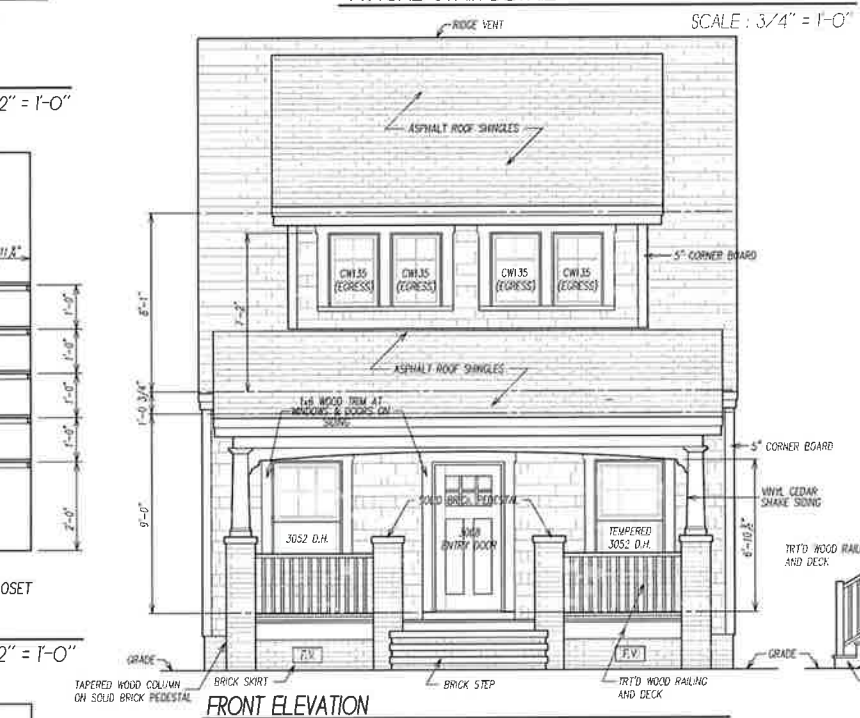
TYP. WOOD DECK STEP DETAIL

SCALE: 3/4" = 1'-0"



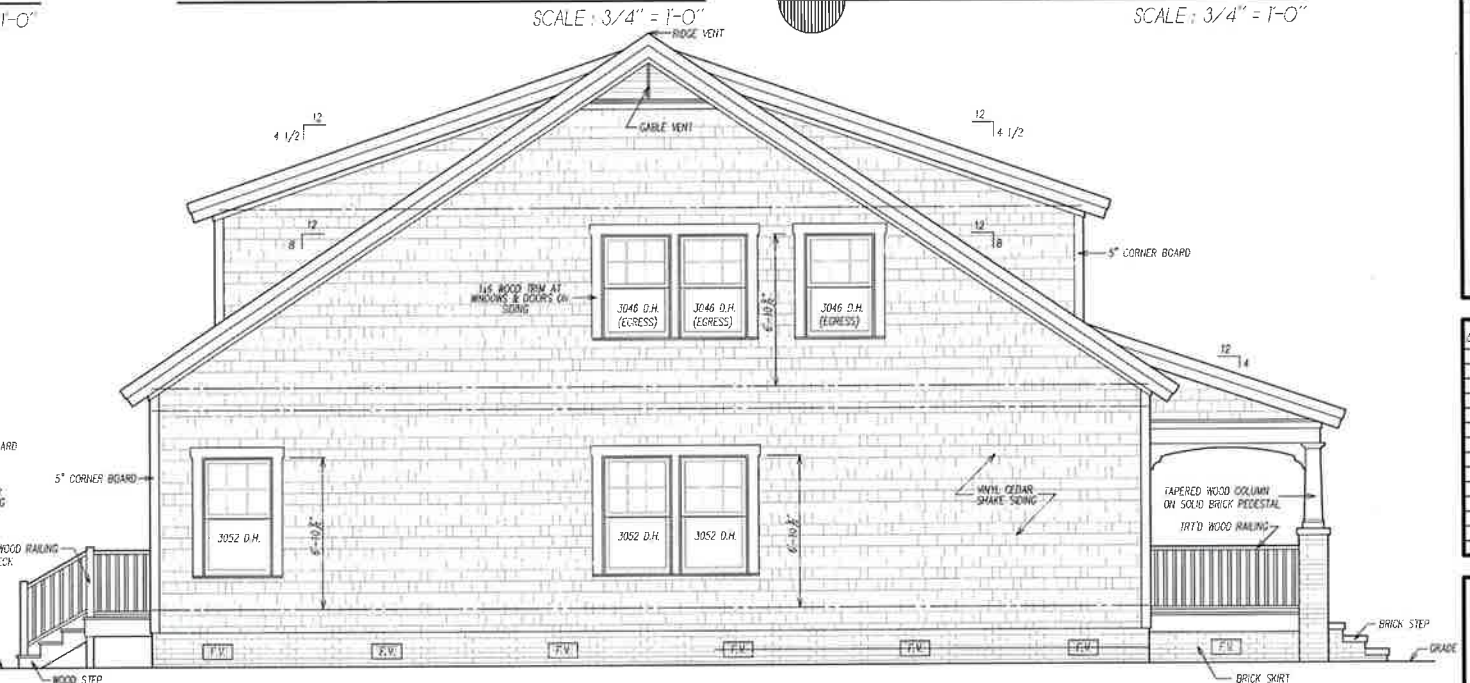
1 SECTION DETAIL

SCALE:  $3/4" = 1'-0"$

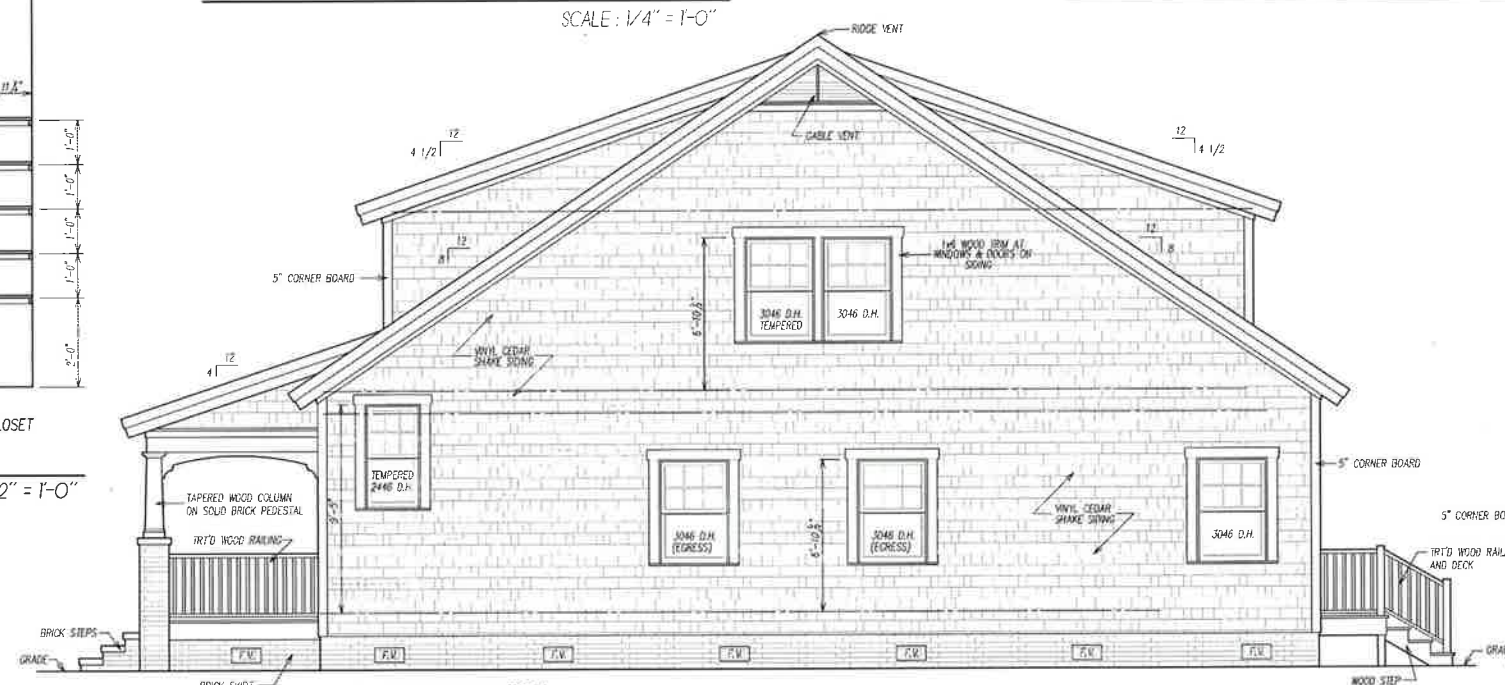


FRONT ELEVATION

SCALE: 1/4" = 1'-0"

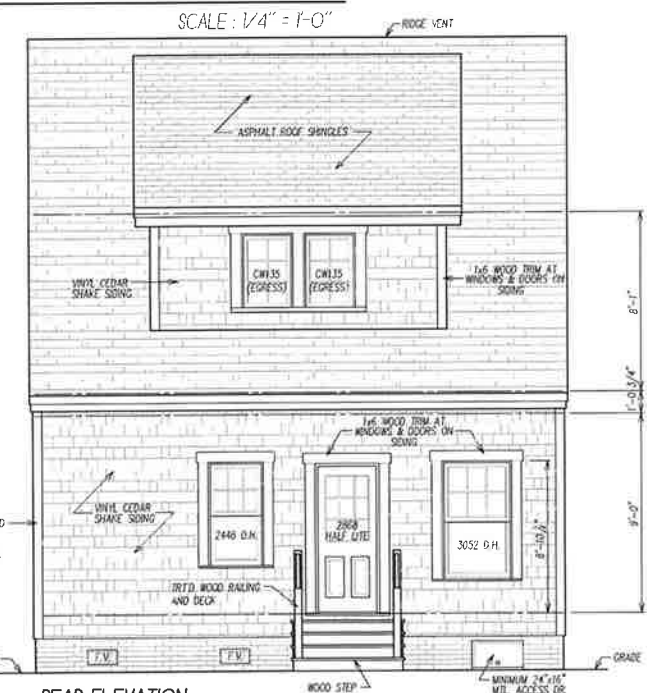


LEFT SIDE ELEVATION



RIGHT SIDE ELEVATION

SCALE : 1/4" = 1'-0"



REAR ELEVATION

SCALE:  $1/4" = 1'-0"$

[illegible]

SINGLE FAMILY RESIDENCE  
PORTFOLIO PLAN  
SEARS BUNGALOW

## ELEVATIONS

SHEET A-2 OF 3

DATE : DEC. 23, 2016

SCALE : As Noted

DRAWN : DJA

CHECKED BY: \_\_\_\_\_



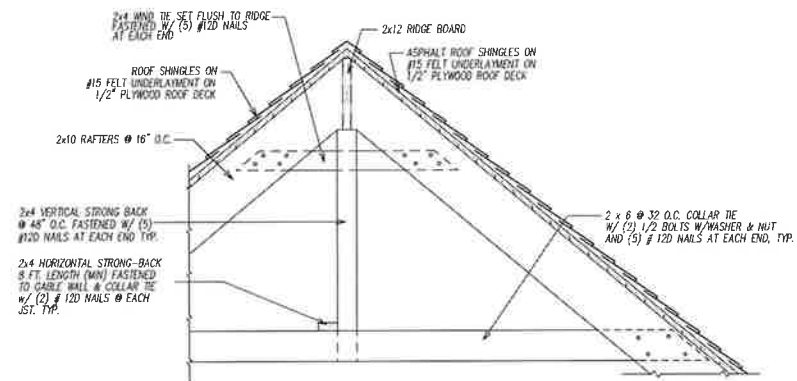
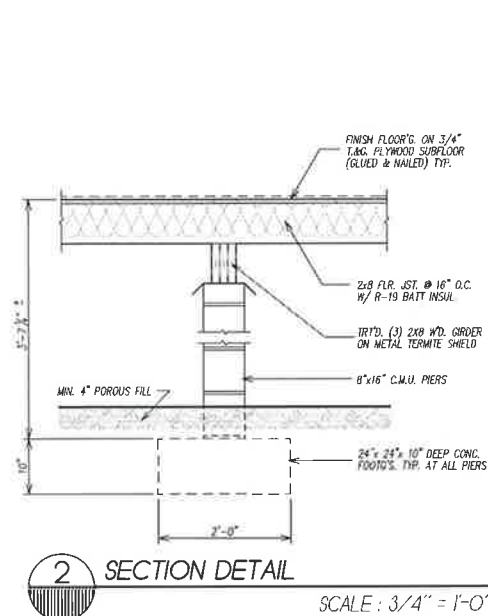


FIGURE R602. 10. 3. 3(1)  
TYPICAL EXTERIOR CORNER FRAMING FOR CONTINUOUS SHEATHING

### TYPICAL BRACED WALL DETAILS

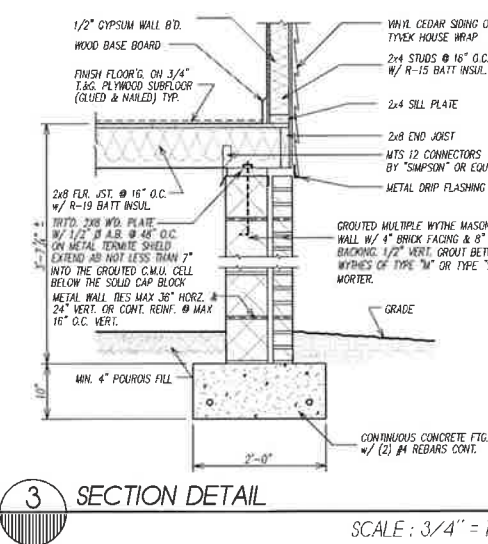
COLLAR TIE DETAIL (PLACE BELOW TOP 1/3RD OF ROOF)

SCALE : 3/4" = 1'-0"



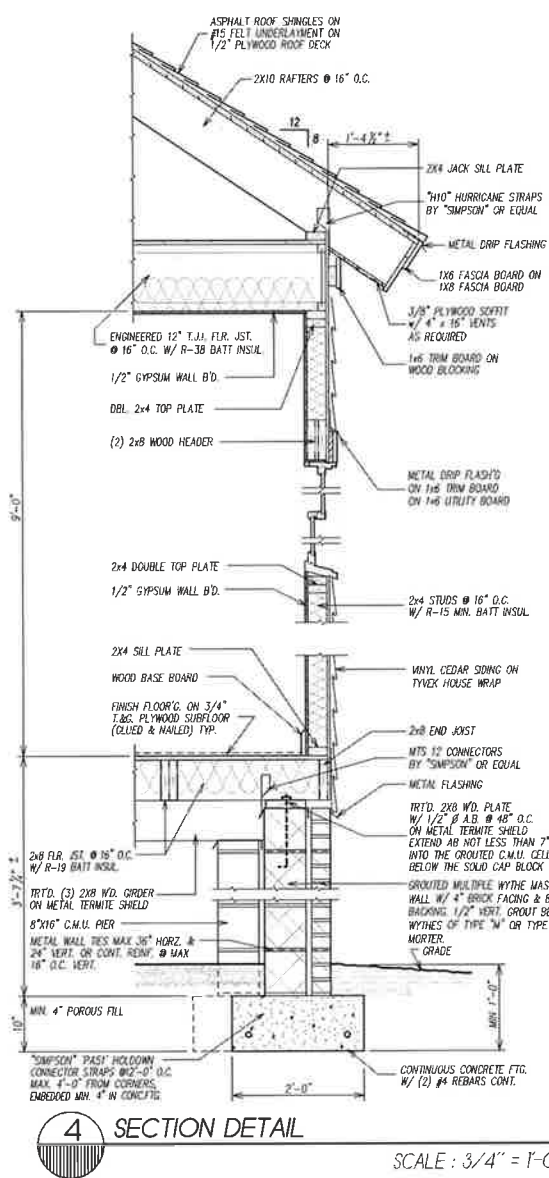
2 SECTION DETAIL

SCALE:  $3/4" = 1'-0"$



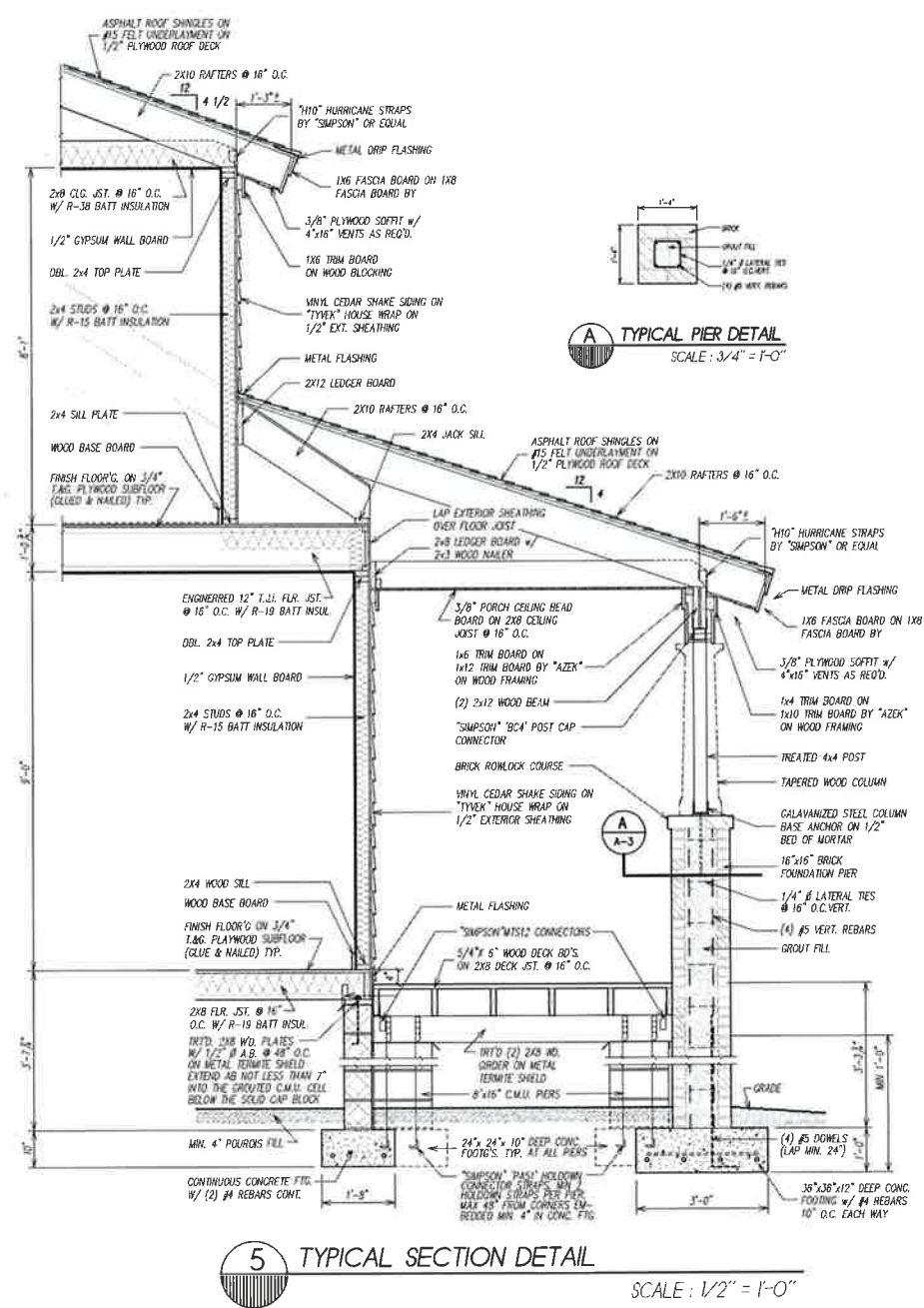
3 SECTION DETAIL

SCALE:  $3/4" = 1'-0"$



4 SECTION DETAIL

SCALE :  $3/4" = 1'-0"$



5 TYPICAL SECTION DETAIL

SCALE: 1/2" = 1'-0"

[illegible]

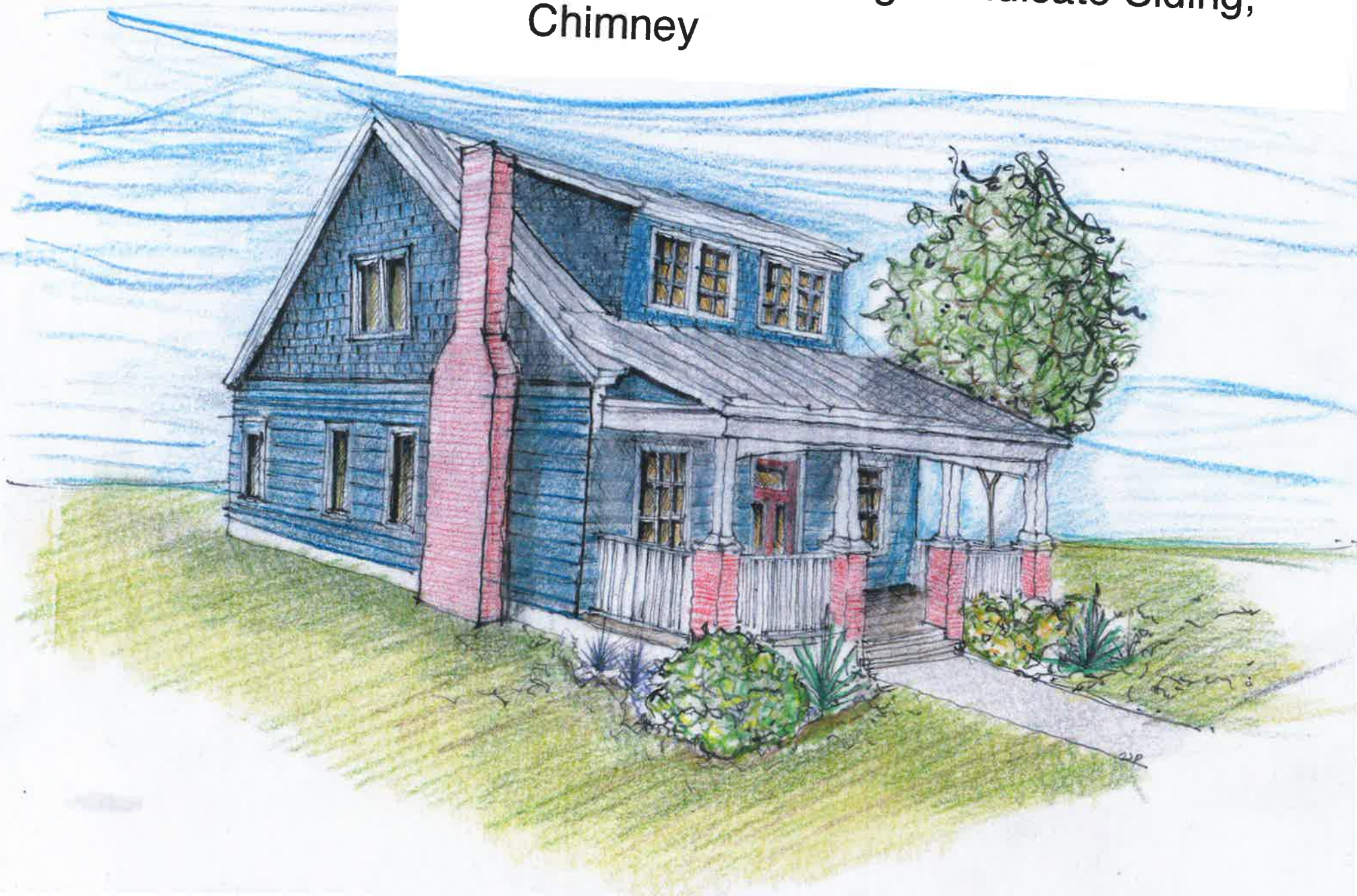
SINGLE FAMILY RESIDENCE  
PORTFOLIO PLAN  
SEARS BUNGALOW

SECTION DETAILS	
SHEET : A-3	OF 3
DATE : DEC. 23, 2016	
SCALE : As Noted	
DRAWN : D.J.A	
CHECKED BY:	





Revised Rendering to Indicate Siding,  
Chimney





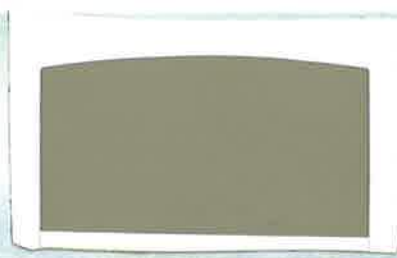
Rendering of new garage, with cedar fencing, to be built entering from Dewberry St.. ( auto double door will have six rectangle windows )



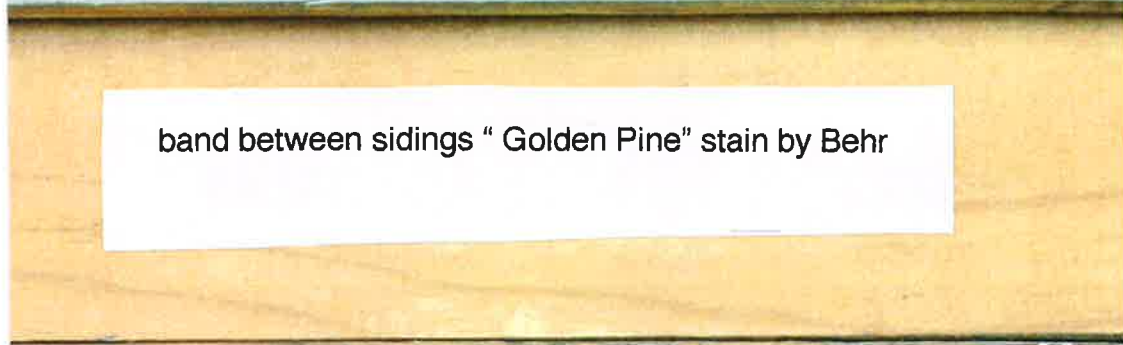
SCALE: 3/16" = 1'0"



Hardy shingles "Shitake" by Behr



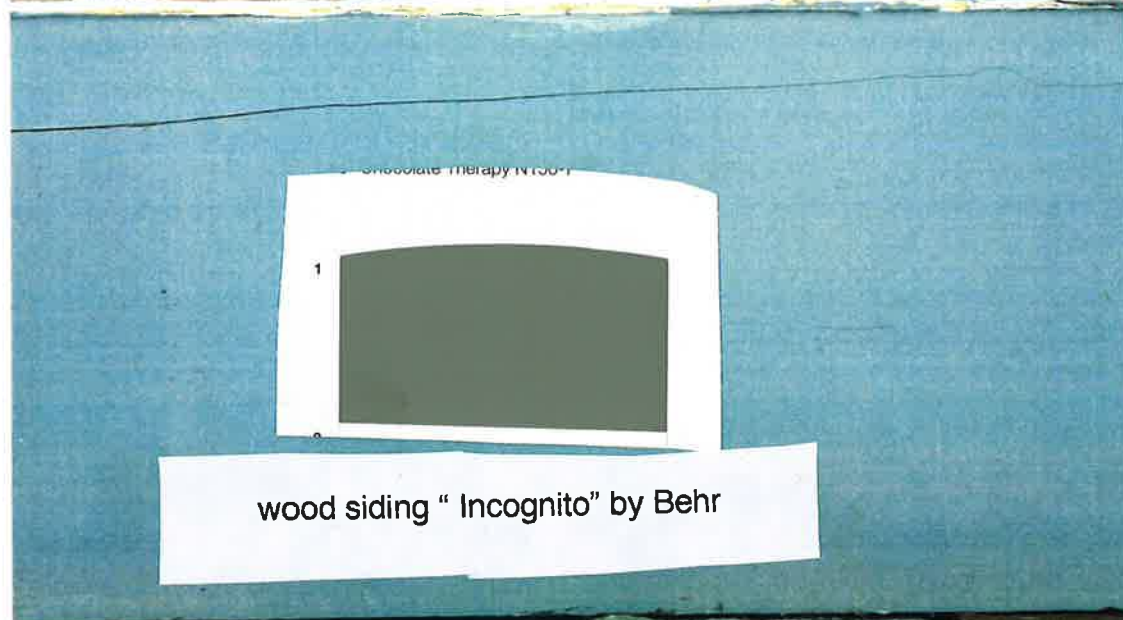
band between sidings "Golden Pine" stain by Behr



Shitake therapy 14100-1



wood siding "Incognito" by Behr

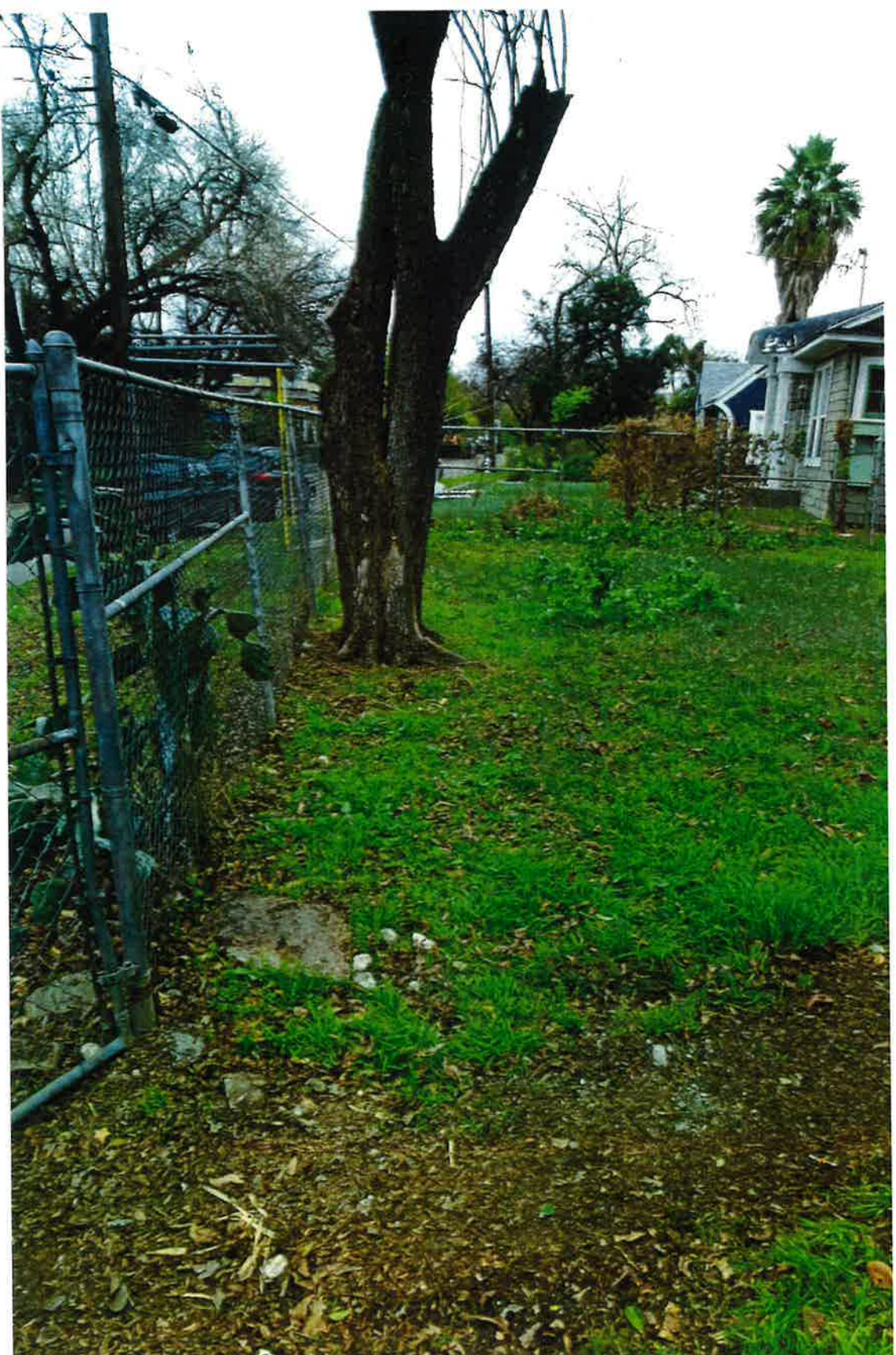


Indication of paint colors with brick

Overall view of vacant lot — 229 Lindell  
Pl., from East toward West







east lot line from very near NE corner  
toward SE





west lot line from SW corner toward NW,  
along Dewberry St.





Existing concrete steps from Dewberry St. to west lot line — chain-link to be replaced by 6' wood gate, fencing.

## HOUSE

roof                    standing seam metal Galvalum  
exterior siding    1 x 8 shiplap wood. Gable and sides of dormer Hardy shingles  
crawl space skirt    stucco  
front porch columns and chimney    red brick  
foundation    60 10" concrete posts in sonotubes  
windows    double-hung wood  
front door    42" " craftsman"    back door 36" nine-pane wood  
front porch decking    pine 5 "

## GARAGE

slab on grade 6" concrete  
siding    1 x 8 shiplap wood  
windows    white vinyl single-hung  
garage door    double, automatic with row of 10" windows



Trim color for wood screens, all windows





## James Hardie HardieShingle 15.25-in x 48-in Primed Woodgrain Fiber... X



Indication of Hardy shingles on gable above horizontal wood siding



**Get 5% OFF\* Every Day or 6 Months Special Financing\*\***

\$299 Minimum purchase required. Subject to credit approval. Offers cannot be combined.

**[Get Details](#)**