CITY OF MONROE

MEMO

TO: Monroe Heritage Preservation Members

FROM: Alyeasha C. Clay

DATE: November 9, 2026

RE: Monroe Heritage Preservation Commission Meeting

Attention! Fellow board members, we have a very important meeting scheduled for **Thursday, November 19, 2026 @ 6:00 P.M.** The meeting will be held in the Monroe City Hall Building, 1ST Floor, in City Council Chambers.

MINUTES:

None

TENATIVE SCHEDULE:

HIS 116-26: **Bent Nail Enterprises LLC** – 601 Glenmar Avenue – Louis de Alexander Breard Historic District. The applicant is requesting to reroof an existing flat roof into a hip roof on a residential structure, within the R-1 (Single Family Residence) District.

OTHER BUSINESS:

None

CITIZEN PARTICIPATION:

Citizens will be recognized, in order, by the citizen sign-in sheet.

***Please take a moment out of your busy schedules to call this office and confirm whether or not you will be able to attend this review meeting. Please call Alyeasha 329-2101. Again, we need a majority of the members in order to have a qualifying vote. ***It is imperative that we have a quorum. ***

Please bring your copy of the Monroe Heritage Preservation Commission by-laws, Rules and Procedures and the ordinance for future referencing throughout the meeting session.

City of Monroe
Heritage Preservation Commission

CASE NO.:	HIS 116-26
NAME OF APPLICANT:	**BENT NAIL ENTERPRISES LLC**
ADDRESS OF PROPERTY:	601 GLENMAR DRIVE
HISTORIC DISTRICT:	LOUIS DE ALEXANDER BREARD HISTORIC DISTRICT

REQUEST:	The applicant is requesting to reroof a flat roof, into a hip roof on a residential structure, at 601 Glenmar Avenue.
SIZE OF PROPERTY:	0.221 acres (more or less)
PRESENT ZONING:	R-1 (Single Family Residence) District
PRESENT USE:	Residential structure
MOST NEARLY BOUNDED BY (STREETS):	North of Glenmar Avenue, south of Erin Avenue, east of North 6th Street and west of North 7th Street.
SURROUNDING LAND USES:	Surrounding land use consists of residences to the north, south and east, with a school to the west.

COMMENTS/ RECOMMENDATIONS:

The applicant is requesting approval to change of an existing flat roof to a hip roof due to the flat roof causing water management issues during the winter freeze "Winter storm Fern" in January 2026.

The debris and materials will be hauled off upon completion of the scope of work, as per the contractors' expectations.

Photographs and additional documents have been provided for your review.

DESIGN GUIDELINES:

Roofs:

Roofs help to determine building style and are important elements of historic appearance. Retain historic shapes. Limit public visibly of modern features.

A) Retain historic roof shapes and features.
B) Do not introduce new roof elements that detract from the building's historic appearance and character.

C) Roof maintenance is critical to preservation.
D) Replace only if repair is not an option.
E) Install and maintain gutters, downspouts and splash blocks.
F) If original gutters are beyond, repair, install replacement gutters of an appropriate type.
G) Locate downspouts away from architectural features and on the least public elevations of the building.



601 Glenmar Avenue

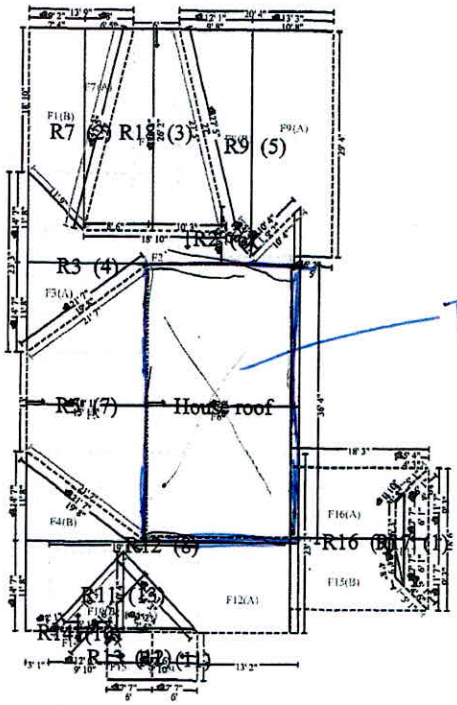


601 Glenmar Avenue



601 Glenmar Avenue

EXISTING ROOF
601 GLENMAR AVE.
MONROE, LA 71201



This part is flat. Going to build into a hip roof.

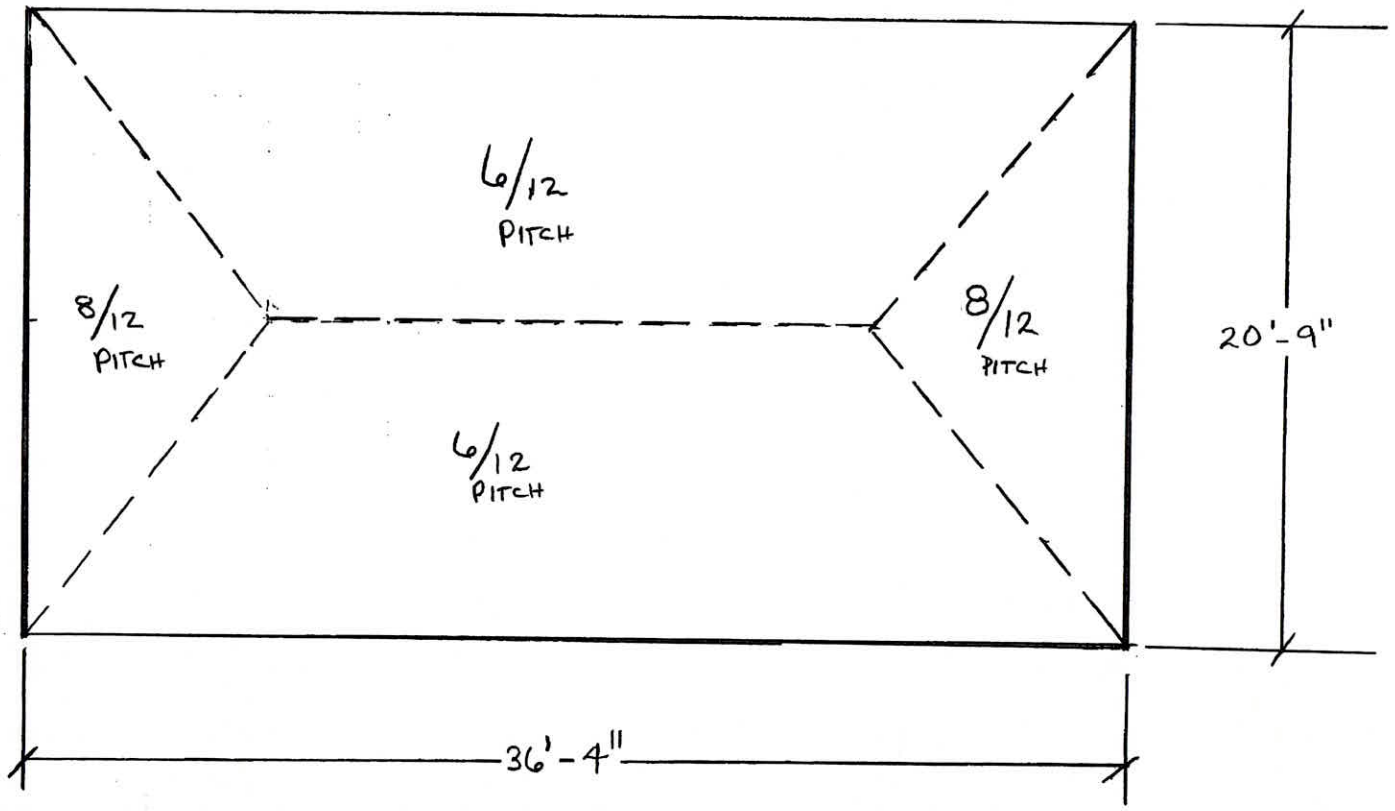
See plans for enlarged details.

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Source - EagleView

BENT NAIL ENTERPRISES

BIRD'S EYE VIEW
SCALE 1/4" = 1'-0"



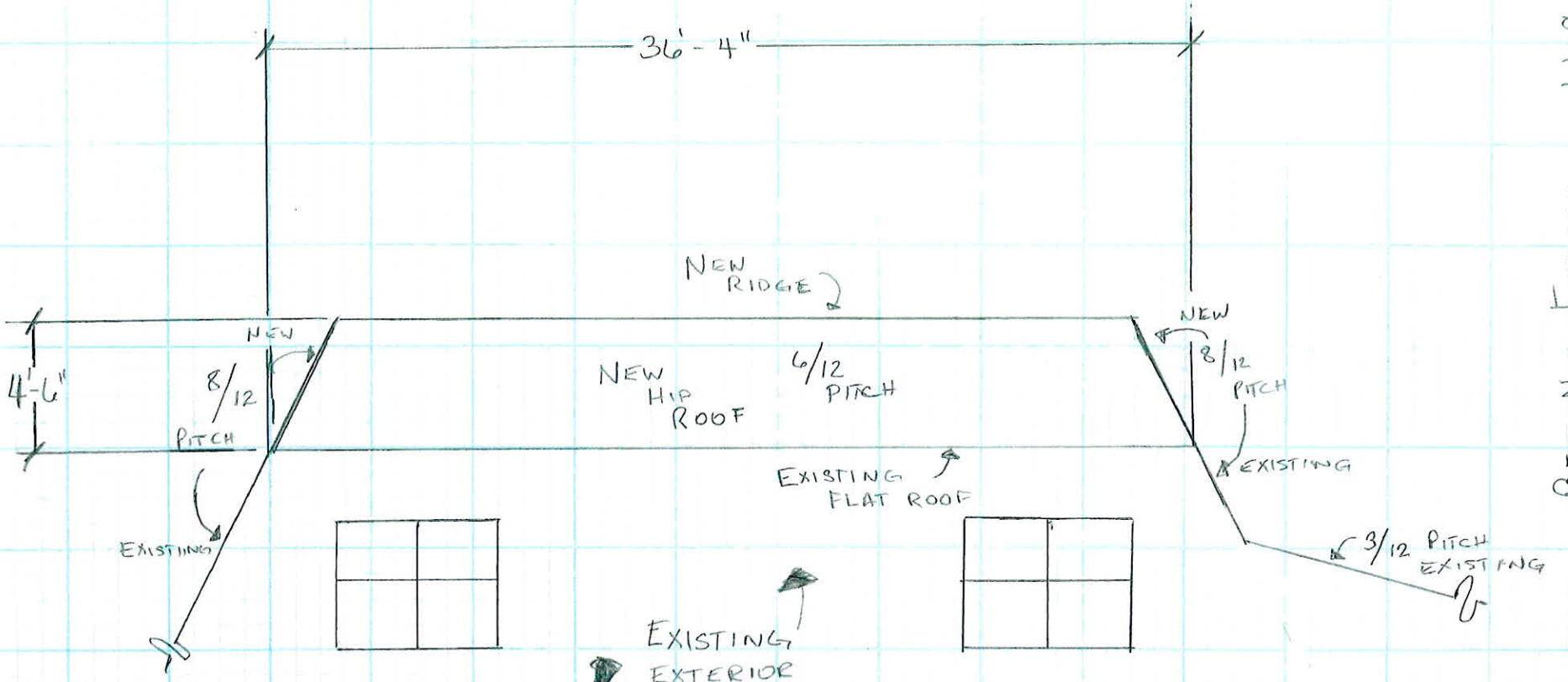
BENT NAIL ENTERPRISES, LLC

601 GLENMAR AVE.
MONROE, LA 71201

OCTOBER 12, 2026

EAST ELEVATION

SCALE 1/4" = 1'-0"



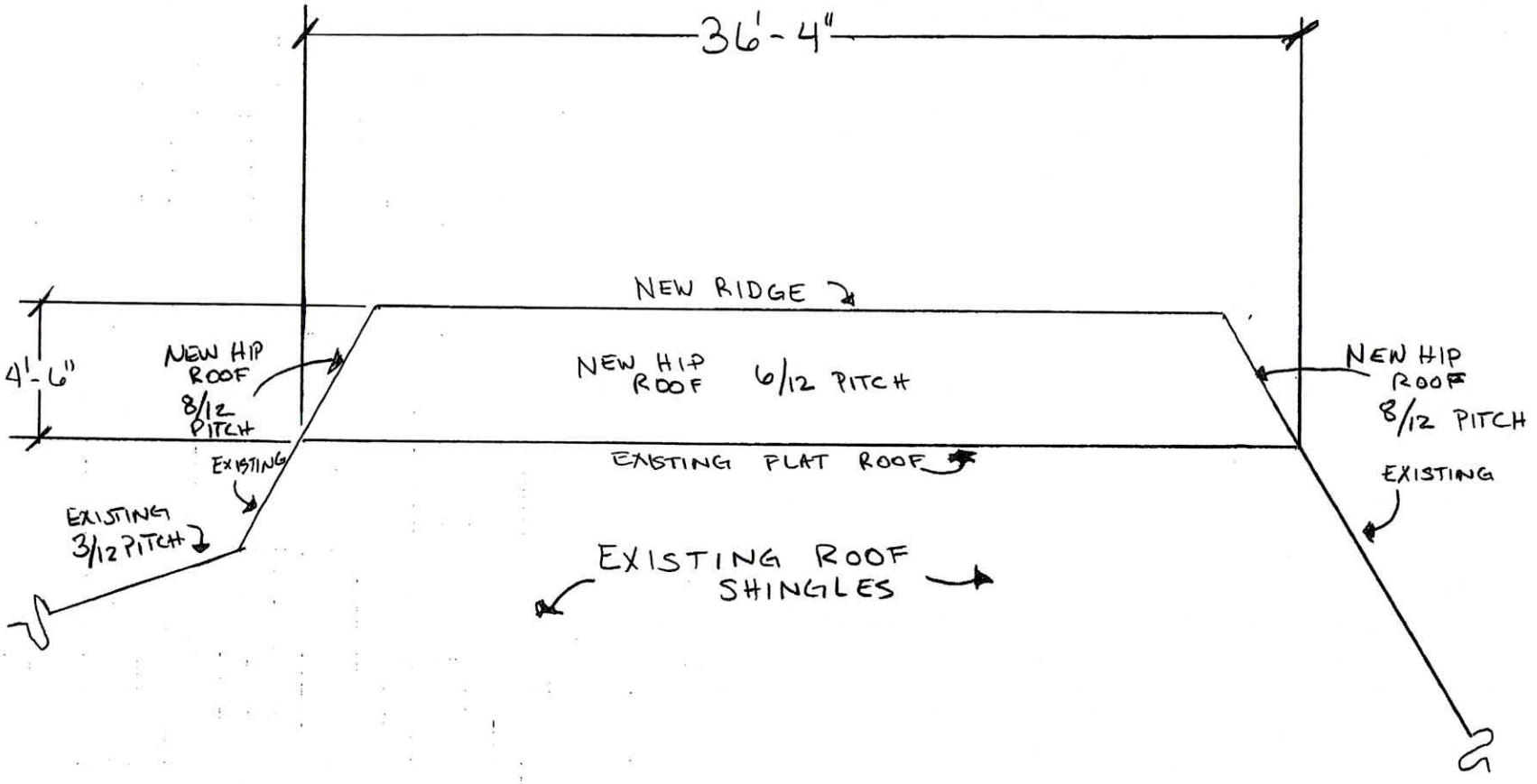
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OCTOBER 12, 2026

WEST ELEVATION

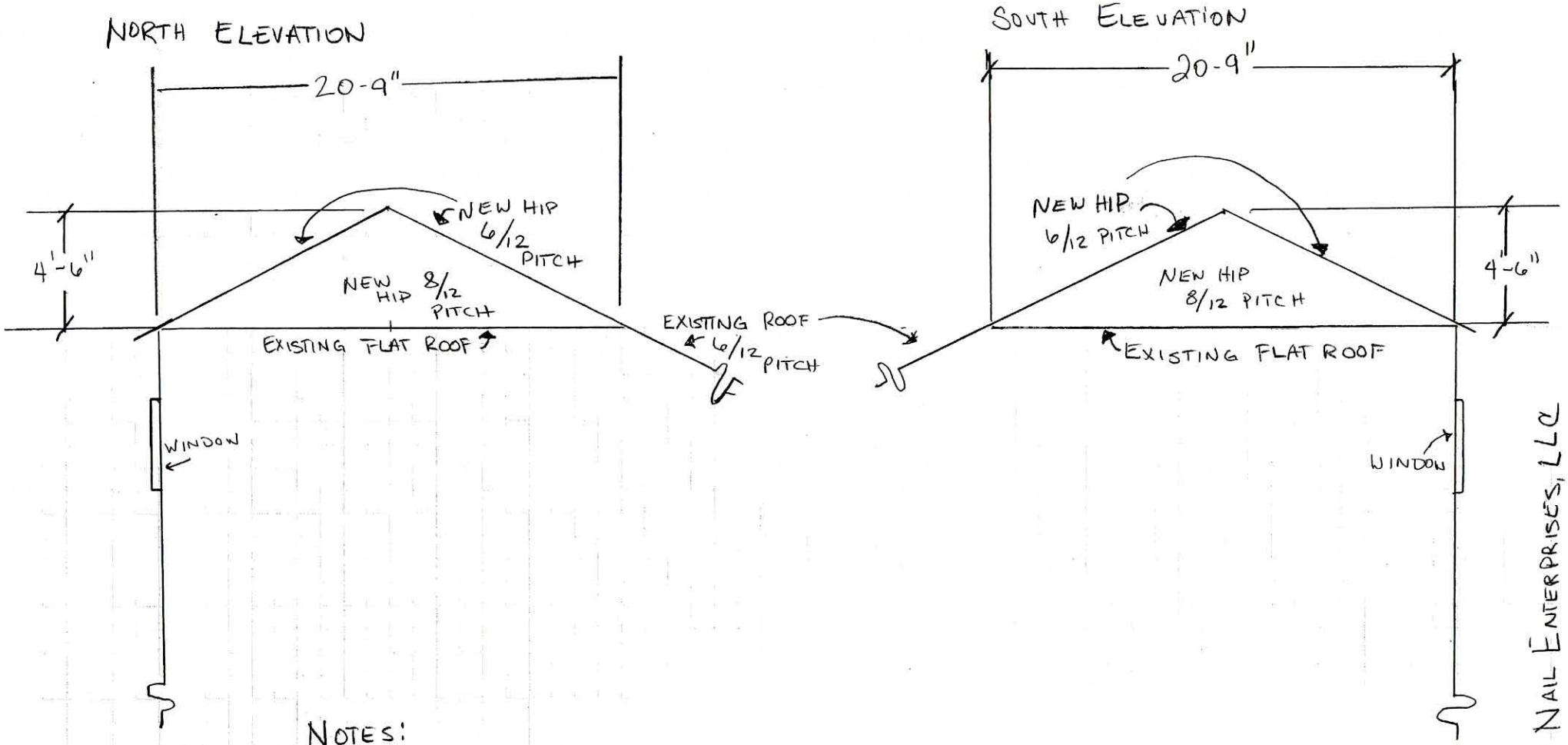
SCALE: 1/4" = 1'-0"



BENT NAIL ENTERPRISES, LLC

601 GLENMAR AVE
MONROE, LA 71201

OCTOBER 12, 2026



NOTES:

FRAME NEW HIP ROOF
AR 30 SHINGLES
SYNTHETIC FELT UNDERLAYMENT

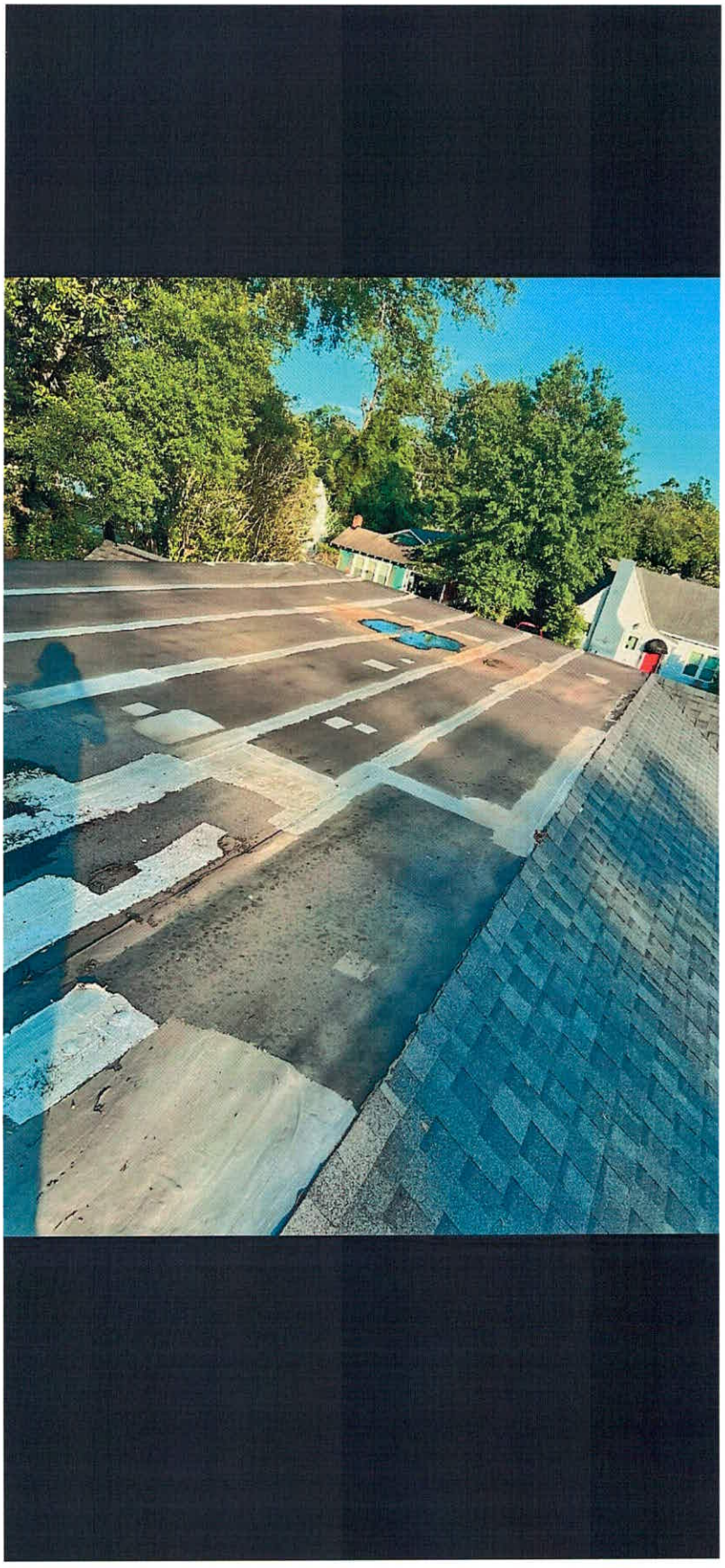
601 GLENMAR AVE
MONROE, LA 71201

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

BENT NAIL ENTERPRISES, LLC

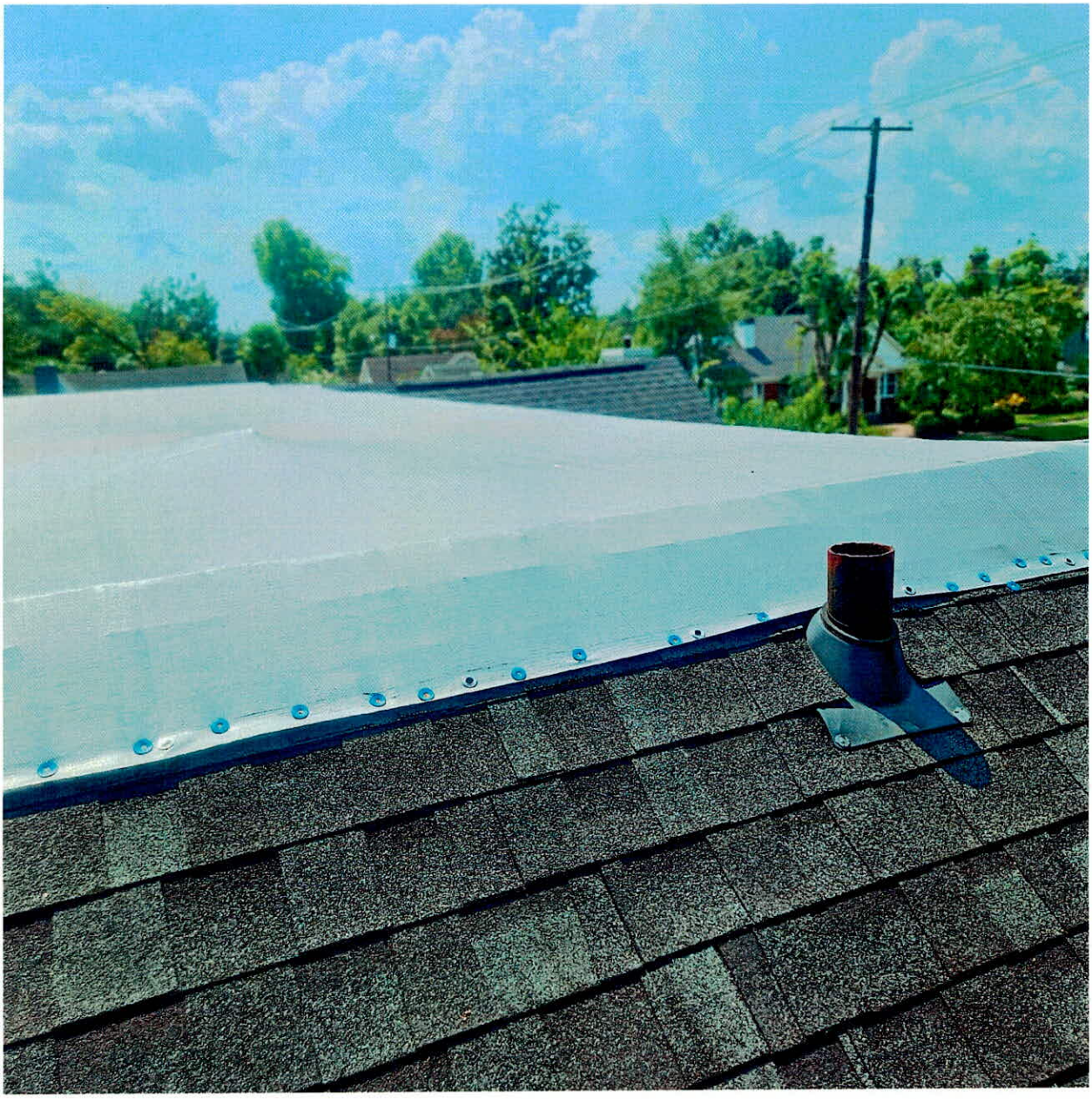
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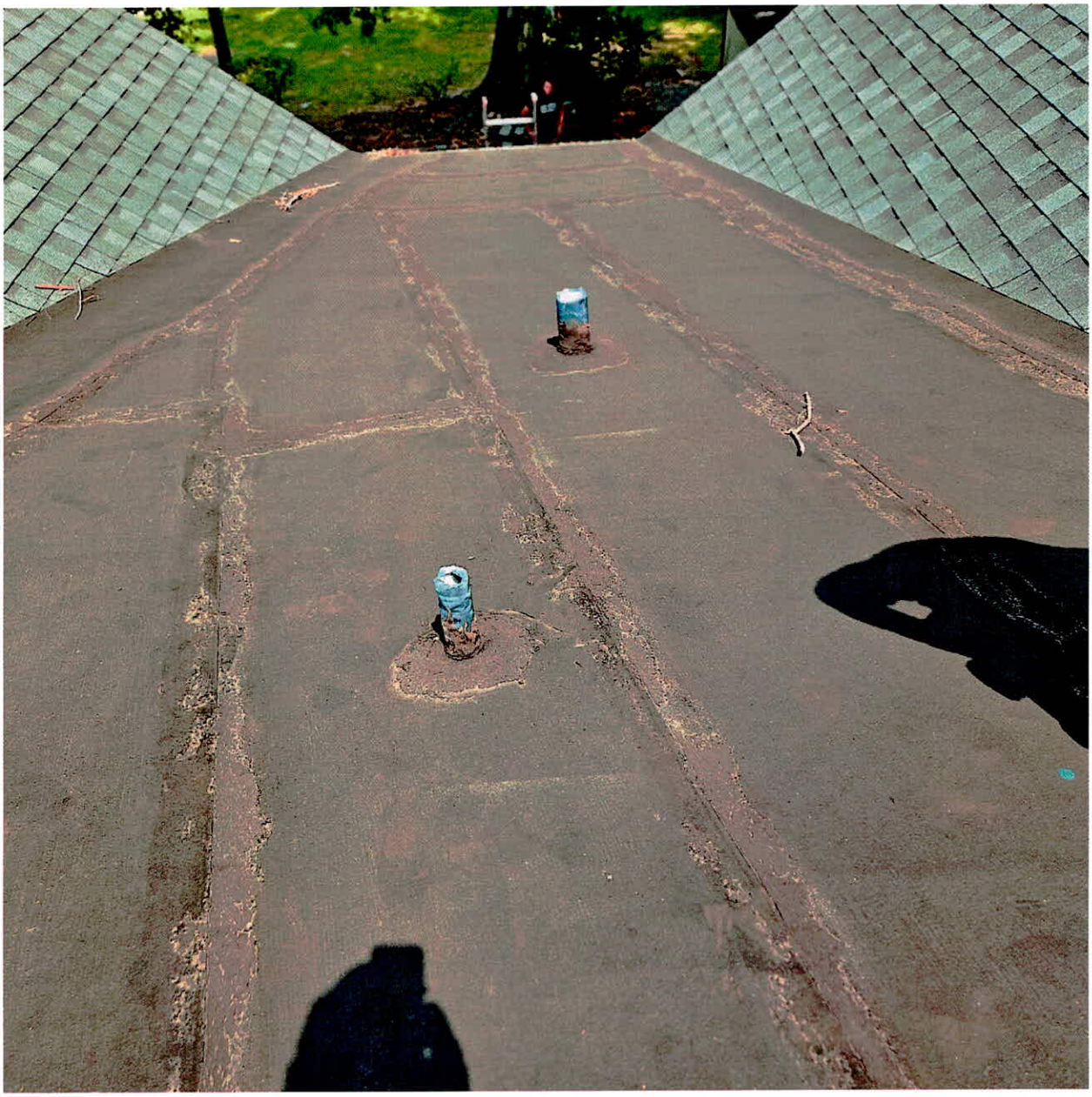


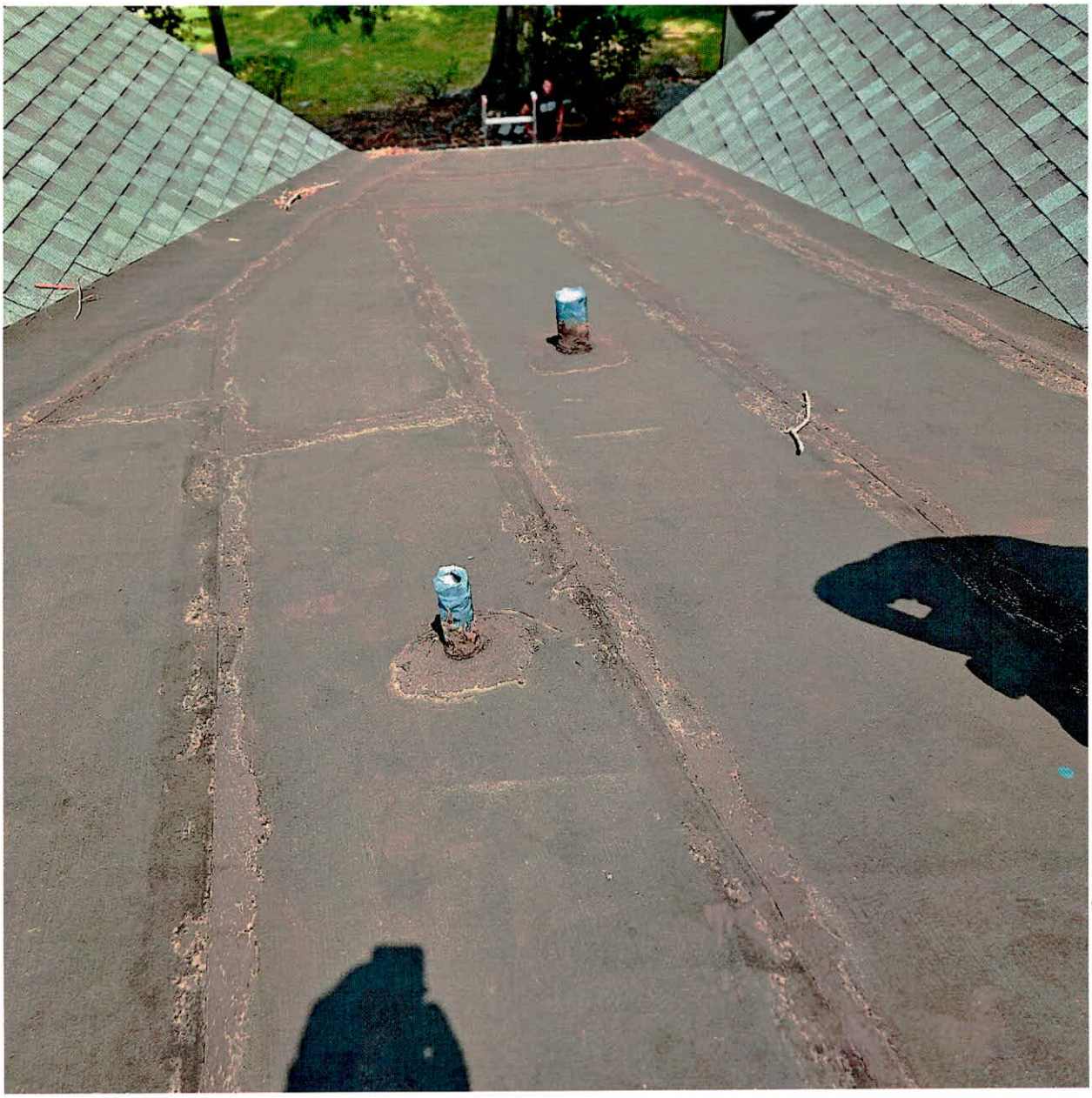


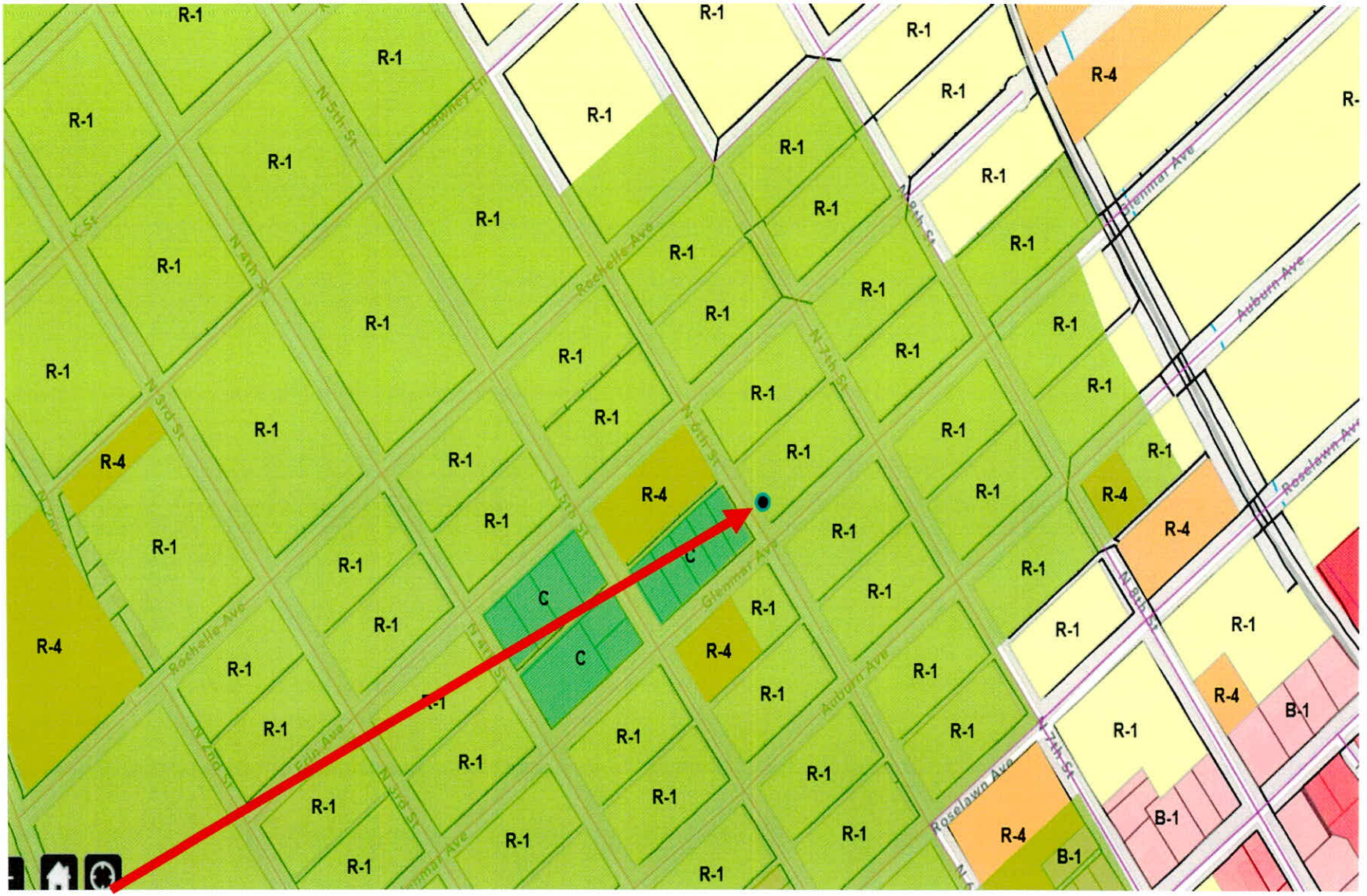












601 Glenmar Avenue