

RHDC
 RALEIGH HISTORIC
 DEVELOPMENT COMMISSION

CERTIFICATE OF APPROPRIATENESS PLACARD

for Raleigh Historic Resources

413 NEW BERN AVENUE

Address

OAKWOOD

Historic District

Historic Property

187-14-MW

Certificate Number

12/11/2014

Date of Issue

6/11/2015

Expiration Date

Project Description:

- Remove tree that is damaging foundation of historic porte-cochere;
- plant new tree in rear yard.

This card must be kept pasted in a location within public view until all phases of the described project are complete. The work must conform with the code of the City of Raleigh and laws of the state of North Carolina. When your project is complete, you are required to ask for a final zoning inspection in a historic district area. Telephone the RHDC office at 832-7238 and commission staff will coordinate the inspection with the Inspections Department. If you do not call for this final inspection, your Certificate of Appropriateness is null and void.

Signature, _____
 Raleigh Historic Development Commission

Pending the resolution of appeals, commencement of work is at your own risk.



Planning & Development

Development Services
 Customer Service Center
 One Exchange Plaza
 1 Exchange Plaza, Suite 400
 Raleigh, North Carolina 27601
 Phone 919-996-2495
 eFax 919-996-1831

Raleigh Historic Development Commission – Certificate of Appropriateness (COA) Application



- Minor Work (staff review) – 1 copy
- Major Work (COA Committee review) – 13 copies
- Most Major Work Applications
- Additions Greater than 25% of Building Square Footage
- New Buildings
- Demo of Contributing Historic Resource
- Post Approval Re-review of Conditions of Approval

For Office Use Only

Transaction # 4130004

File # 187-14-MW

Fee 0 COR

Amt Paid 0

Check # _____

Rec'd Date 11-25-14

Rec'd By AK

• If completing by hand, please use BLACK INK. Do not use blue, red, any other color, or pencil as these do not photocopy.

Property Street Address 413 New Bern Ave

Historic District Capital Square/Oakwood

Historic Property/Landmark name (if applicable) N/A

Owner's Name City of Raleigh

Lot size 0.12 AC

(width in feet) 59'45

(depth in feet) 89'95

For applications that require review by the COA Committee (Major Work), provide addressed, stamped envelopes to owners of all properties within 100 feet (i.e. both sides, in front (across the street), and behind the property) not including the width of public streets or alleys:

Property Address	Property Address

I understand that all applications that require review by the commission's Certificate of Appropriateness Committee must be submitted by 4:00 p.m. on the application deadline; otherwise, consideration will be delayed until the following committee meeting. An incomplete application will not be accepted.

Type or print the following:

Applicant **City of Raleigh/Housing and Neighborhood**

Mailing Address **310 West Martin Street**

City **Raleigh** State **NC** Zip Code **27601**

Date _____ Daytime Phone **919-996-4330**

Email Address **Hillary.Leacock@raleighnc.gov**

Signature of Applicant *[Signature]* 11/18/14

Minor Work Approval (office use only)

Upon being signed and dated below by the Planning Director or designee, this application becomes the Minor Work Certificate of Appropriateness. It is valid until 6/11/15. Please post the enclosed placard form of the certificate as indicated at the bottom of the card. Issuance of a Minor Work Certificate shall not relieve the applicant, contractor, tenant, or property owner from obtaining any other permit required by City Code or any law. Minor work projects not approved by staff will be forwarded to the Certificate of Appropriateness Committee for review at the next scheduled meeting.

Signature *[Signature]* Date 12/11/14

Project Categories (check all that apply):

Exterior Alteration

Addition

New Construction

Demolition

Will you be applying for state or federal rehabilitation tax credits for this project?

Yes

No

(Office Use Only)

Type of Work _____

78

Design Guidelines Please cite the applicable sections of the design guidelines (www.rhdc.org).

Section/Page	Topic	Brief Description of Work
Section 3.1/pg 48	Accessibility, Health and Safety Concerns	Removal of the existing tree on the eastern side of owner's property that is damaging the adjacent homeowner's property. If the tree is left it will become a safety and access issue.
		historic porte-cochere foundation is being damaged. Replacement trees

IGT

	TO BE COMPLETED BY APPLICANT		TO BE COMPLETED BY CITY STAFF		
	YES	N/A	YES	NO	N/A
<p>Attach 8-1/2 " x 11" sheets with written descriptions and drawings, photographs, and other graphic information necessary to completely describe the project. Use the checklist below to be sure your application is complete.</p> <p>Minor Work (staff review) – 1 copy</p> <p>Major Work (COA Committee review) – 13 copies</p>					
1. Written description. Describe clearly and in detail the nature of your project. Include exact dimensions for materials to be used (e.g. width of siding, window trim, etc.)	<input checked="" type="checkbox"/>				
2. Description of materials (Provide samples, if appropriate)	<input checked="" type="checkbox"/>				
3. Photographs of existing conditions are required.	<input checked="" type="checkbox"/>				
4. Paint Schedule (if applicable)	<input type="checkbox"/>	<input checked="" type="checkbox"/>			
5. Plot plan (if applicable). A plot plan showing relationship of buildings, additions, sidewalks, drives, trees, property lines, etc., must be provided if your project includes any addition, demolition, fences/walls, or other landscape work. Show accurate measurements. You may also use a copy of the survey you received when you bought your property. Revise the copy as needed to show existing conditions and your proposed work.	<input checked="" type="checkbox"/>	<input type="checkbox"/>			
6. Drawings showing proposed work <ul style="list-style-type: none"> <input type="checkbox"/> Plan drawings <input type="checkbox"/> Elevation drawings showing the new façade(s). <input type="checkbox"/> Dimensions shown on drawings and/or graphic scale. <input type="checkbox"/> 8-1/2" x 11" reductions of full-size drawings. If reduced size is so small as to be illegible, make 8-1/2" x 11" snap shots of individual drawings on the big sheet. 	<input type="checkbox"/>	<input checked="" type="checkbox"/>			
7. Stamped envelopes addressed to all property owners within 100 feet of property not counting the width of public streets and alleys. (Required for Major Work)	<input type="checkbox"/>	<input checked="" type="checkbox"/>			
8. Fee (See Development Fee Schedule)	<input type="checkbox"/>				



City Of Raleigh
North Carolina



DATE: November 17, 2014

TO: Tania Tully

FROM: Ann-Marie Lancaster



SUBJECT: COA

Attached is the COA for staff review. The COA is in regards for the removal of the tree on city owned property located at 413 New Bern Avenue that is damaging the adjacent homeowner's property. I have attached the letter from the homeowner and back up e-mails.

Please let me know if you need additional information.

Thank you.

Cc: file

note

Lancaster, Ann-Marie

From: Leacock, Hillary
Sent: Wednesday, September 24, 2014 2:55 PM
To: Lancaster, Ann-Marie
Subject: FW: letter re:tree @ 413 New Bern Ave
Attachments: CoRtree.pdf

The tree will probably need a COA to remove the tree.

Hillary

From: PJ Hooks [<mailto:hookspj@gmail.com>]
Sent: Wednesday, September 24, 2014 2:08 PM
To: Leacock, Hillary
Subject: letter re:tree @ 413 New Bern Ave

Mr Leacock

Attached is the requested letter regarding the tree that needs to be removed from 413 New Bern ave. Please confirm receipt of this letter and let me know if you need anything else from me.

Thank you

PJ Hooks 919-333-9490

7/31/2014

To whom it shall concern with the City of Raleigh:

My name is Pamela J Hooks and I am the owner and resident of
415 New Bern Avenue. I am in agreement with the large Oak tree
being removed at 413 New Bern Avenue. It is causing damage to
the foundation of my carport.

Sincerely,

PJ Hooks
415 New Bern Ave
Raleigh NC 27601
919-333-9490
HooksPJ@gmail.com

A handwritten signature in black ink, appearing to read 'PJ Hooks', written over a light blue horizontal line.

PROPERTY OF
KATHERINE L. MITCHELL

WAKE CO. PIN 1703.28-89-9158
 411 NEW BERN AVENUE
 SCALE: 1"=SCALE
 REFERENCES: DB 8502 PG 754

RALEIGH
 WAKE COUNTY
 NORTH CAROLINA
 SEPTEMBER 12, 2000



LEGEND

- EIP - EXISTING IRON PIPE
- IPS - IRON PIPE SET
- ⊙ PP - POWER POLE
- CATV - CABLE TV BOX
- TELPED - TELEPHONE PEDESTAL
- X — FENCE
- - - ADJOINING LOT LINES
- ▬▬▬ RETAINING WALL
- (1000) ADDRESS

FRANKIE L. & AUGUSTA B. TURNER
 PIN 1703.28-89-8286
 DB 4745 PG 594

FRANKIE L. & AUGUSTA B. TURNER
 PIN 1703.28-89-9285
 DB 4394 PG 946

HAROLD P. & BETTIE P. DEW
 PIN 1703.28-89-9108
 DB 3003 PG 355

HAROLD P. & BETTIE P. DEW
 PIN 1703.28-99-0118
 DB 3003 PG 355



NEW BERN AVENUE
 99' R/W



Per 12/10/14 email
 Southern sugar maple
 or
 Willow oak

GRID NORTH
 MAD 83

LEGEND	
EIP	- EXISTING IRON PIPE
IPS	- IRON PIPE SET
PP	- POWER POLE
□	CATV - CABLE TV BOX
○	TELPED - TELEPHONE PEDESTAL
-x-	FENCE
- - -	ADJOINING LOT LINES
—	RETAINING WALL
(1000)	ADDRESS

FRANKIE L. & AUGUSTA B. TURNER
 PIN 1703.28-89-8286
 DB 4745 PG 594

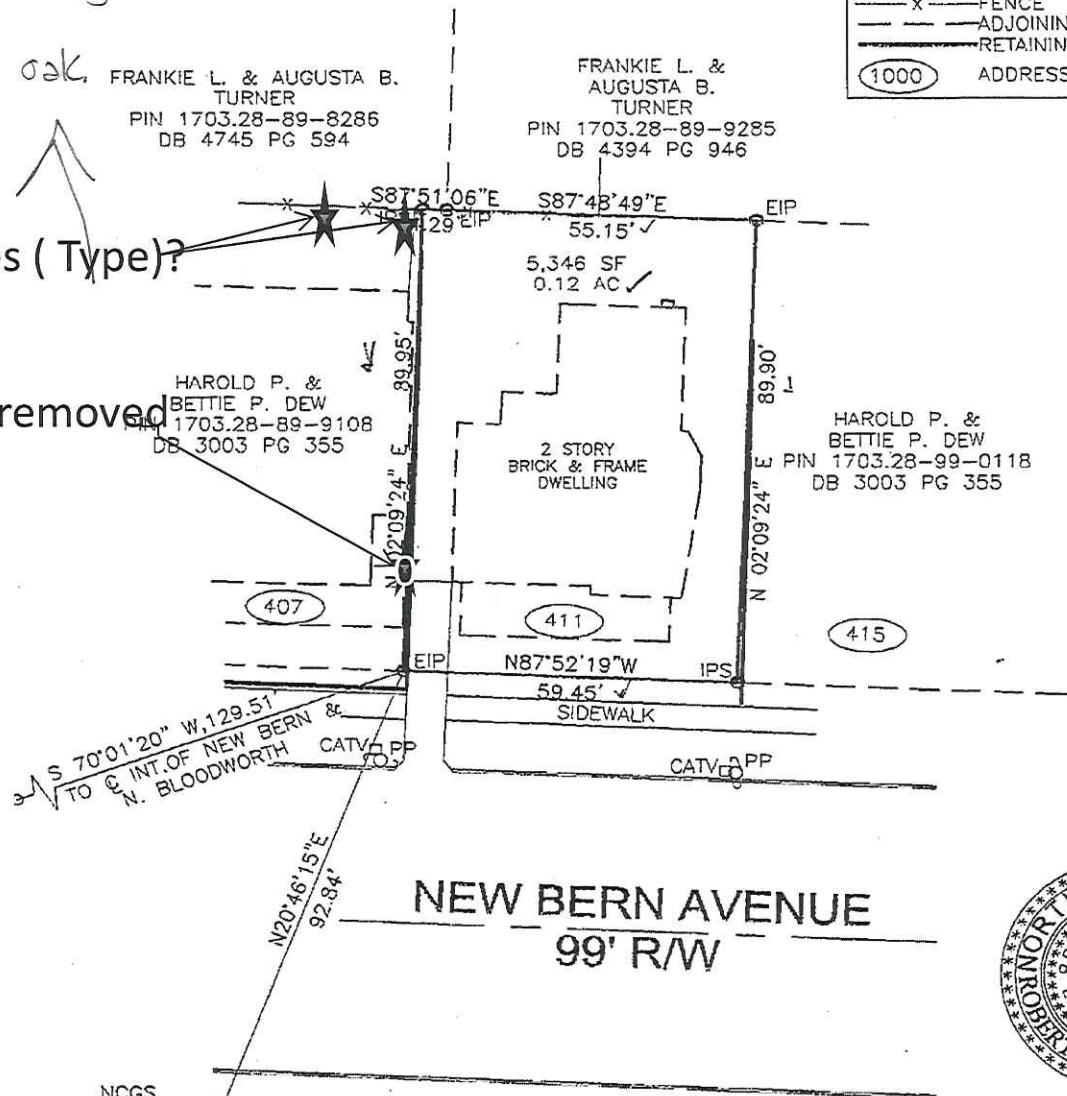
FRANKIE L. & AUGUSTA B. TURNER
 PIN 1703.28-89-9285
 DB 4394 PG 946

HAROLD P. & BETTIE P. DEW
 PIN 1703.28-89-9108
 DB 3003 PG 355

HAROLD P. & BETTIE P. DEW
 PIN 1703.28-99-0118
 DB 3003 PG 355

★ Plant new Trees (Type)?

★ Oak tree to be removed



NEW BERN AVENUE
 99' R/W



NCGS MARSHBURN

NEWCOMB land surveyors, Llc, 246 West Millbrook Road, Raleigh, NC 27609
 Phone (919) 847-1800, Fax (919) 847-1804

Lancaster, Ann-Marie

From: Manor, Zachary
Sent: Monday, September 09, 2013 12:17 PM
To: Lancaster, Ann-Marie; Leacock, Hillary
Subject: RE: tree on City of Raleigh property
Attachments: New Bern Tree 004.jpg; New Bern Tree 005.jpg; New Bern Tree 006.jpg; New Bern Tree 001.jpg; New Bern Tree 002.jpg; New Bern Tree 003.jpg

Attached are the photos of the tree in question. It appears to be on the property line and out of the right of way. Due to the location of the tree and the location of the wall/pillar it will be very difficult to keep the tree and the structure as it exists currently. Picture 3 shows that the tree has pushed the pillar several inches away from the wall. This will continue for the life of the tree. To preserve the tree the structure must be altered and to preserve the structure you must alter the tree. Due to the presence of structural roots in the area of interaction, any alterations to the tree's critical root zone could create a stability/safety issue. This is a tough situation. The decision to remove or keep will probably come down to ownership and the cost of the options. The neighboring property owner is PJ Hooks at 919-333-9490.

Zach Manor
Urban Forester
NC Registered Forester 1726
ISA Certified Arborist S0-6298AM
City of Raleigh
Parks, Recreation and Cultural Resources
PH: 919-996-4868 FX: 919-872-4137
Parks.raleighnc.gov



From: Lancaster, Ann-Marie
Sent: Monday, September 09, 2013 11:37 AM
To: Leacock, Hillary
Cc: Manor, Zachary
Subject: FW: tree on City of Raleigh property

FYI below and attached:

Ann-Marie Lancaster
CD Program Specialist
Community Development Department
City of Raleigh
Office: 919-996-4330
Fax: 919-857-4349
www.raleighnc.gov

From: Bill North [<mailto:Bill@barker-inc.com>]
Sent: Friday, August 23, 2013 8:11 AM
To: Lancaster, Ann-Marie
Subject: FW: tree on City of Raleigh property

Ann Marie

Attached find pic of what I think is the tree in question.

It will take a survey of the property line to determine.

I think it probably straddles the property line.

Please advise

Bill North

Property Manager

Direct Dial: 919.322.1190

p. 919.859.0044 | f. 919.859.6361

www.barker-inc.com

From: Blaeske, Judy [<mailto:Judy.Blaeske@raleighnc.gov>]

Sent: Friday, August 16, 2013 2:24 PM

To: Lancaster, Ann-Marie; Bill North

Cc: Manor, Zachary; Leacock, Hillary; Grant, Michele; Brooks, Larry

Subject: RE: tree on City of Raleigh property

Thank you so much, Ann-Marie ☺☺

Judy

Judy Blaeske

City of Raleigh

Community Development Dept.

Tel: (919) 996-6943

E-mail: judy.blaeske@raleighnc.gov

From: Lancaster, Ann-Marie

Sent: Friday, August 16, 2013 2:23 PM

To: Blaeske, Judy; Bill@Barker-Inc.com

Cc: Manor, Zachary; Leacock, Hillary; Grant, Michele; Brooks, Larry

Subject: RE: tree on City of Raleigh property

Judy.....This is one of the New Bern Homes in the Affordable Rental program.....I'm including Bill at Barker Realty who is the property manager for the City's rental properties.

Zack..... I think we will need some guidance regarding the best way to be able to preserve the tree.

Thank you,

Ann-Marie Lancaster

CD Program Specialist

Community Development Department

City of Raleigh

Office: 919-996-4330

Fax: 919-857-4349

www.raleighnc.gov

From: Blaeske, Judy

Sent: Friday, August 16, 2013 1:59 PM

To: Brooks, Larry
Cc: Manor, Zachary; Leacock, Hillary; Lancaster, Ann-Marie; Grant, Michele
Subject: FW: tree on City of Raleigh property
Importance: High

Larry,

Would you please check this out and let me know, too.

Thanks!

Judy

Judy Blaeske
City of Raleigh
Community Development Dept.
Tel: (919) 996-6943
E-mail: judy.blaeske@raleighnc.gov

From: Manor, Zachary
Sent: Friday, August 16, 2013 12:20 PM
To: Leacock, Hillary
Cc: Blaeske, Judy; Grant, Michele
Subject: FW: tree on City of Raleigh property

Hillary,

I was contacted by a citizen about a tree that borders her property at 415 new Bern Avenue (see below). The adjacent property at 413 New Bern Ave is owned by the City, and I am trying to determine if this is one of your lots. I know that in the past your group has used a contractor to manage trees on Community Development properties. Please let me know if this falls under your purview.

Thanks,
Zach

Zach Manor
Urban Forester
NC Registered Forester 1726
ISA Certified Arborist S0-6298AM
City of Raleigh
Parks, Recreation and Cultural Resources
PH: 919-996-4868 FX: 919-872-4137
Parks.raleighnc.gov



From: Grant, Michele
Sent: Friday, August 16, 2013 11:33 AM
To: Manor, Zachary
Subject: Re: tree on City of Raleigh property

Please send this to hillary leacock in cd with a copy to judy blaeske. I have been out the office all week.

Sent from my Verizon Wireless 4G LTE DROID

"Manor, Zachary" <Zachary.Manor@raleighnc.gov> wrote:

Ms. Grant,

I was contacted by a citizen about a tree that borders her property at 415 New Bern Avenue (see below). The adjacent property at 413 New Bern Ave is owned by the City, and I am trying to determine if this is one of your lots. I know that in the past your group has used a contractor to manage trees on Community Development properties. Please let me know if this falls under your purview.

Thanks,

Zach

Zach Manor

Urban Forester

NC Registered Forester 1726

ISA Certified Arborist SO-6298AM

City of Raleigh

Parks, Recreation and Cultural Resources

PH: 919-996-4868 FX: 919-872-4137

Parks.raleighnc.gov



From: PJ Hooks [<mailto:hookspj@gmail.com>]

Sent: Tuesday, August 13, 2013 10:45 AM

To: Manor, Zachary

Subject: RE: tree on City of Raleigh property

Great Zachary, I am glad I found the right person. My address is 415 New Bern Avenue and the neighboring property is 413 New Bern Avenue. I can be reached at 919-333-9490.

Thanks for your help. In the meantime I will keep up hope that the tree can be kept!

PJ Hooks

On Aug 12, 2013 12:16 PM, "Manor, Zachary" <Zachary.Manor@raleighnc.gov> wrote:

PJ,

I am probably the best place to start. If you can let me know the address of the property (yours and ours) I will assign an inspector to come out and take a look at the situation. If you can also provide me with a phone number, we will contact you prior to the inspection. Let me know if you have any questions.

Regards,

Zach Manor

Urban Forester

NC Registered Forester 1726

ISA Certified Arborist SO-6298AM

City of Raleigh

Parks, Recreation and Cultural Resources

PH: 919-996-4868 FX: 919-872-4137

Parks.raleighnc.gov



From: PJ Hooks [mailto:hookspj@gmail.com]
Sent: Thursday, August 08, 2013 10:47 AM
To: Manor, Zachary
Subject: tree on City of Raleigh property

Hi Zach

I just left you a voicemail. I need the contact information of someone who would handle trees on residential property that the City owns. I am neighbor to one of these properties and there is a very large tree (which I love) that I believe straddles both properties. The tree is causing damage to a structure on my property. The bigger problem is that we are in the Oakwood boundaries so the structure falls under historical protections. I do not want to lose the tree but I likely cannot alter the structure. Can you please direct me to someone who can assist me with this?

Thanks for your help,
PJ Hooks

“E-mail correspondence to and from this address may be subject to the North Carolina Public Records Law and may be disclosed to third parties by an authorized City or Law Enforcement official.”













Tully, Tania

From: Tully, Tania
Sent: Tuesday, December 02, 2014 5:07 PM
To: Lancaster, Ann-Marie
Cc: Leacock, Hillary
Subject: COA for 413 New Bern Avenue (416064)

Ann-Marie –

Thanks for submitting the COA application for a tree removal at 413 New Bern Avenue. Please provide the following additional information so that I may complete my review:

1. A plot plan that shows the exact location of the tree. A survey of 411 New Bern Avenue was included in the application, but there is no notation of the location of the tree.
2. A more zoomed out photo of exterior existing conditions,
3. Location and species of a replacement tree. If a replacement tree is not included I cannot approve the removal at the staff level and it goes to the commission. However, they consistently require replacement trees in their approvals so you may as well pick one now. The tree can go in the right-of-way or the back yard – definitely not where the existing tree is located. Since the City owns the houses to the west, if there is a better location in the right-of-way there or those rear yards, that is also acceptable.

Please let me know if you have questions.

-Tania

Tania Georgiou Tully, Preservation Planner
Long Range Planning Division
Raleigh Department of City Planning
919.996.2674
919.516.2684 (fax)
tania.tully@raleighnc.gov

COA process information is available [here](#).

Tully, Tania

From: Lancaster, Ann-Marie
Sent: Monday, December 08, 2014 5:08 PM
To: Tully, Tania; Manor, Zachary
Cc: Leacock, Hillary
Subject: RE: COA for 413 New Bern Avenue (416064)
Attachments: RE: tree on City of Raleigh property; Presentation1.pptx

Follow Up Flag: Follow up
Flag Status: Flagged

Tania,

Attached are the e-mails that contain the pictures and the plot plan with notation of tree placement.

I am including Zach also in hopes that He would recommend or suggest a species replacement type?

Thank you,

Ann-Marie Lancaster
CD Program Specialist
Community Development Department
City of Raleigh
Office: 919-996-4330
Fax: 919-857-4349
www.raleighnc.gov

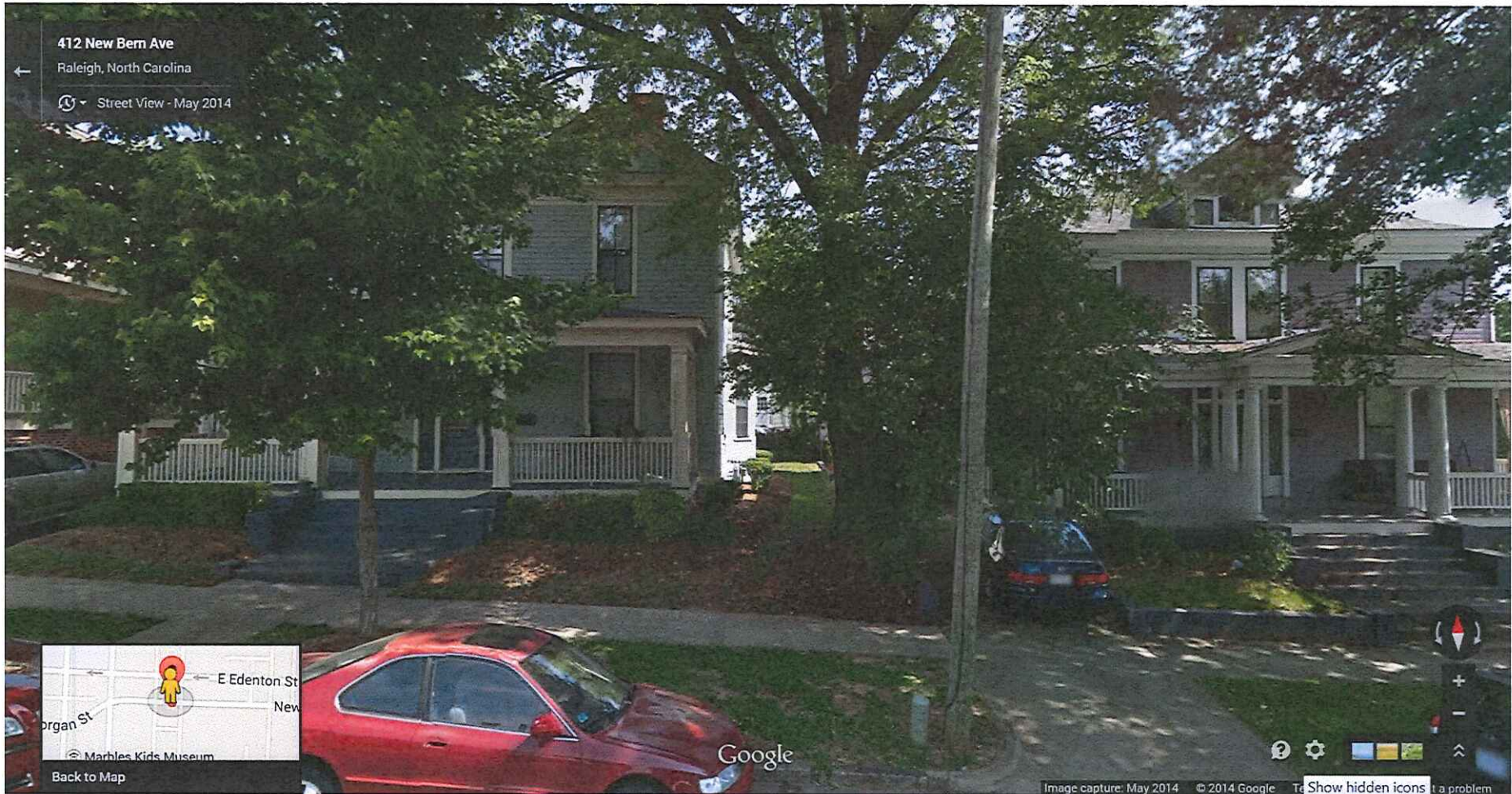
From: Tully, Tania
Sent: Wednesday, December 03, 2014 11:39 AM
To: Lancaster, Ann-Marie
Cc: Leacock, Hillary
Subject: RE: COA for 413 New Bern Avenue (416064)

Great!

Tania Georgiou Tully, Preservation Planner
Long Range Planning Division
Raleigh Department of City Planning
919.996.2674
919.516.2684 (fax)
tania.tully@raleighnc.gov

COA process information is available [here](#).

From: Lancaster, Ann-Marie
Sent: Wednesday, December 03, 2014 11:36 AM
To: Tully, Tania
Cc: Leacock, Hillary
Subject: RE: COA for 413 New Bern Avenue (416064)



412 New Bern Ave

Raleigh, North Carolina

Street View - May 2014



Back to Map

Google

Image capture: May 2014 © 2014 Google Te Show hidden icons t a problem



414 New Bern Ave
Raleigh, North Carolina
Street View - May 2014



Google

Image capture: May 2014 © 2014 Google Terms Privacy Report a problem







Tully, Tania

From: Manor, Zachary
Sent: Wednesday, December 10, 2014 8:05 AM
To: Lancaster, Ann-Marie; Tully, Tania
Cc: Leacock, Hillary
Subject: RE: COA for 413 New Bern Avenue (416064)

Follow Up Flag: Follow up
Flag Status: Flagged

Ann-Marie,
I took a look at the sight and there is room to install a large maturing tree in the right of way in front of the 411 apartment. The block contains maples and oaks and I would recommend either a southern sugar maple(no red maples) or willow oak (although most oak species will also do well in this location). Let me know if you have questions or need more info.
Zach

Zach Manor
Urban Forester
NC Registered Forester 1726
ISA Certified Arborist SO-6298AM
City of Raleigh
Parks, Recreation and Cultural Resources
PH: 919-996-4868 FX: 919-872-4137
Parks.raleighnc.gov



From: Lancaster, Ann-Marie
Sent: Monday, December 08, 2014 5:08 PM
To: Tully, Tania; Manor, Zachary
Cc: Leacock, Hillary
Subject: RE: COA for 413 New Bern Avenue (416064)

Tania,

Attached are the e-mails that contain the pictures and the plot plan with notation of tree placement.

I am including Zach also in hopes that He would recommend or suggest a species replacement type?

Thank you,

Ann-Marie Lancaster
CD Program Specialist
Community Development Department
City of Raleigh
Office: 919-996-4330
Fax: 919-857-4349
www.raleighnc.gov

From: Tully, Tania
Sent: Wednesday, December 03, 2014 11:39 AM