

CERTIFICATE OF APPROPRIATENESS PLACARD

for Raleigh Historic Resources

318 CUTLER STREET

Address

BOYLAN HEIGHTS

Historic District

Historic Property

021-15-MW

Certificate Number

2/20/2015

Date of Issue

8/20/2015

Expiration Date

Project Description:

- Install 42" tall wood fence in rear yard

OK to PERMIT

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 # 42391
 File # 021-15-MW
 Fee 29-
 Amt Paid 29-
 Check # c/c
 Rec'd Date 2/16/15
 Rec'd By Rodan

- 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 **318 Cutler St. Raleigh NC 27603**

Historic District **Boylan Heights**

Historic Property/Landmark name (if applicable)

Owner's Name **Sam and Nora Barger**

Lot size **0.15 acre**

(width in feet) **50 ft**

(depth in feet) **125 ft**

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 **Sam Barger**

Mailing Address **318 Cutler St**

City Raleigh	State NC	Zip Code 27603
Date 2/13/15	Daytime Phone 704.728.1862	

Email Address sambarger@gmail.com

Signature of Applicant 

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 2/20/15. 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  Date 2/20/15

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 _____

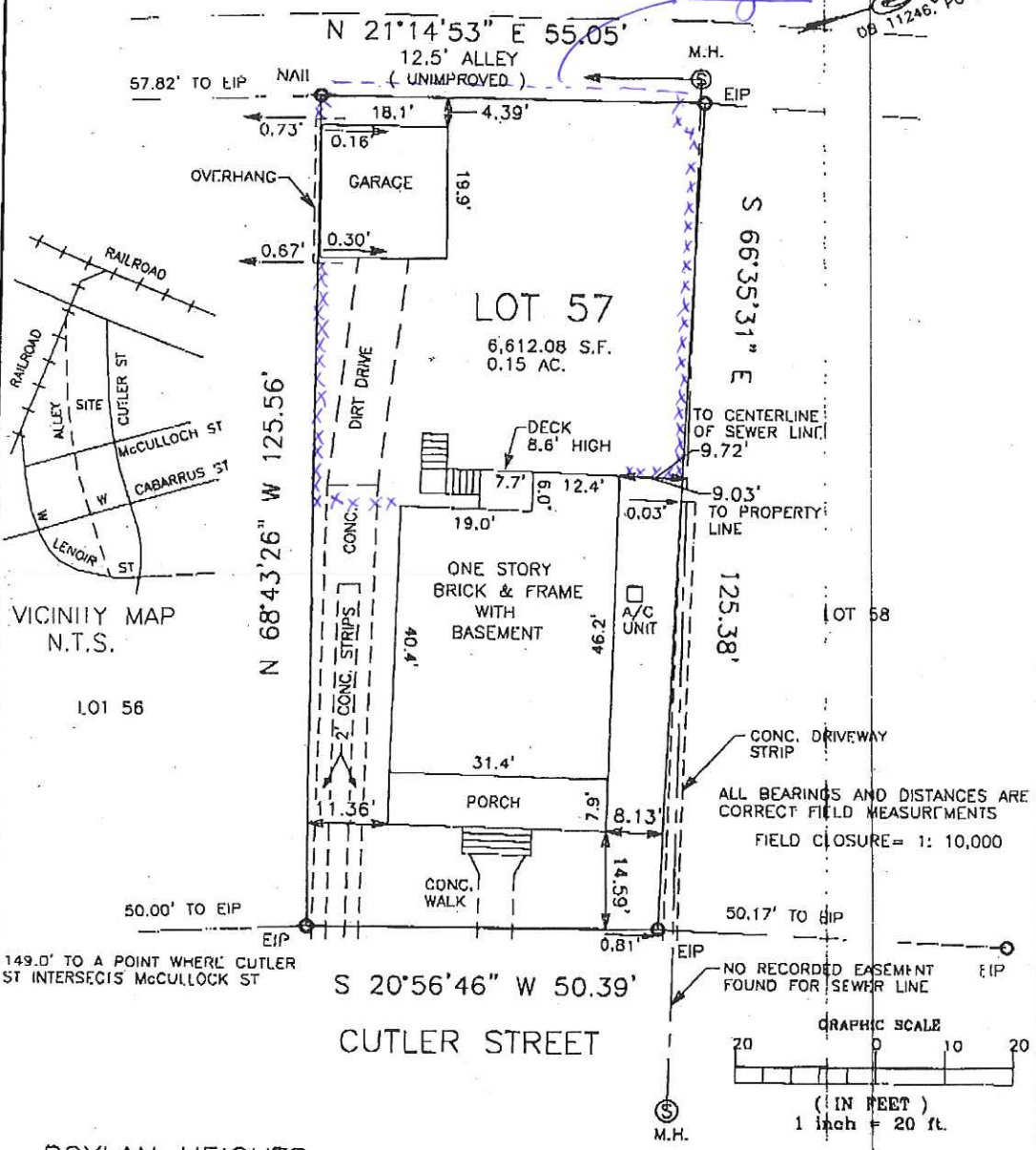
35

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

Section/Page	Topic	Brief Description of Work
2.4	Fences	Install 42" picket fence in backyard.

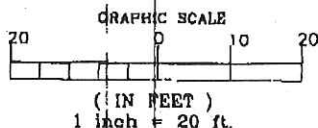
SUBJECT PROPERTY IS NOT LOCATED IN A SPECIAL FLOOD HAZARD AREA AS DESIGNATED ON FEDERAL EMERGENCY MANAGEMENT AGENCY (F.E.M.A.) FLOOD INSURANCE RATE MAP NUMBER 3720170300J ZONE X

N/F
MASON STREET LLC
DB 11246, PG 1843
PIN 1703279586



VICINITY MAP N.T.S. LOT 56

ALL BEARINGS AND DISTANCES ARE CORRECT FIELD MEASUREMENTS
FIELD CLOSURE = 1: 10,000



NOT FOR RECORDING, INFORMATION FOUND
THIS SURVEY WAS DONE WITHOUT THE BENEFIT OF
A TITLE SEARCH AND IS SUBJECT TO ANY FACTS
WHICH MAY BE DISCLOSED BY A FULL AND ACCURATE
TITLE SEARCH

LEGEND

EIP	EXISTING IRON PIPE	MH	MANHOLE
NP	NEW IRON PIPE	PP	POWER POLE
MON	MONUMENT	R/W	RIGHT OF WAY
PR	PARKER WALNUT MARK	C/L	CENTER LINE
C.B.	CATCH BASIN	FES	FLARED END SECTION

LOT 57 BLOCK _____
RECORDED IN BOOK OF MAPS 1885, PAGE 114, WAKE COUNTY, N.C.

I, JOHN Y. PHELPS, JR. HEREBY CERTIFY THAT THIS MAP IS CORRECT AND THAT THE BUILDINGS LIE WHOLLY ON THE LOT AND THAT THERE ARE NO ENCROACHMENTS OF OTHER BUILDINGS ON SAID LOT UNLESS SHOWN OTHERWISE. THIS MAP IS NOT FOR RECORDING.

[Signature]
JOHN Y. PHELPS, JR. PLS # 1319

PROPERTY OF
KARL SAMUEL BARGER
NORA S. BARGER

318 CUTLER ST.
RALEIGH, WAKE COUNTY, N.C.

SCALE 1"=20'
DATE 01/28/13
FB 1401 #58747

JOHN Y. PHELPS, JR.
PROFESSIONAL LAND SURVEYOR
5110 BUR OAK CIRCLE
RALEIGH, NORTH CAROLINA, 27612 (919) 787-3658

	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>	X				
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.)	X				
2. Description of materials (Provide samples, if appropriate)	X				
3. Photographs of existing conditions are required.	X				
4. Paint Schedule (if applicable)	<input type="checkbox"/>	X			
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.	X	<input type="checkbox"/>			
6. Drawings showing proposed work <ul style="list-style-type: none"> X 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. 	X	<input 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"/>	X			
8. Fee (See Development Fee Schedule)	<input type="checkbox"/>				

Description: Forty two inch picket fence will be installed in backyard and with limited/no visibility from the street. Fence will be treated pine. Pickets will be 'dog-eared' and 3.5" wide with 2.5" space between pickets. Posts will be flat-topped 4x4s. Posts will be placed between trees where possible to avoid roots, but where roots are encountered they will be cut cleanly with loppers.

Picture 1: View from SW corner of house. Fence will run from garage along crepe myrtles and meet house at back corner.

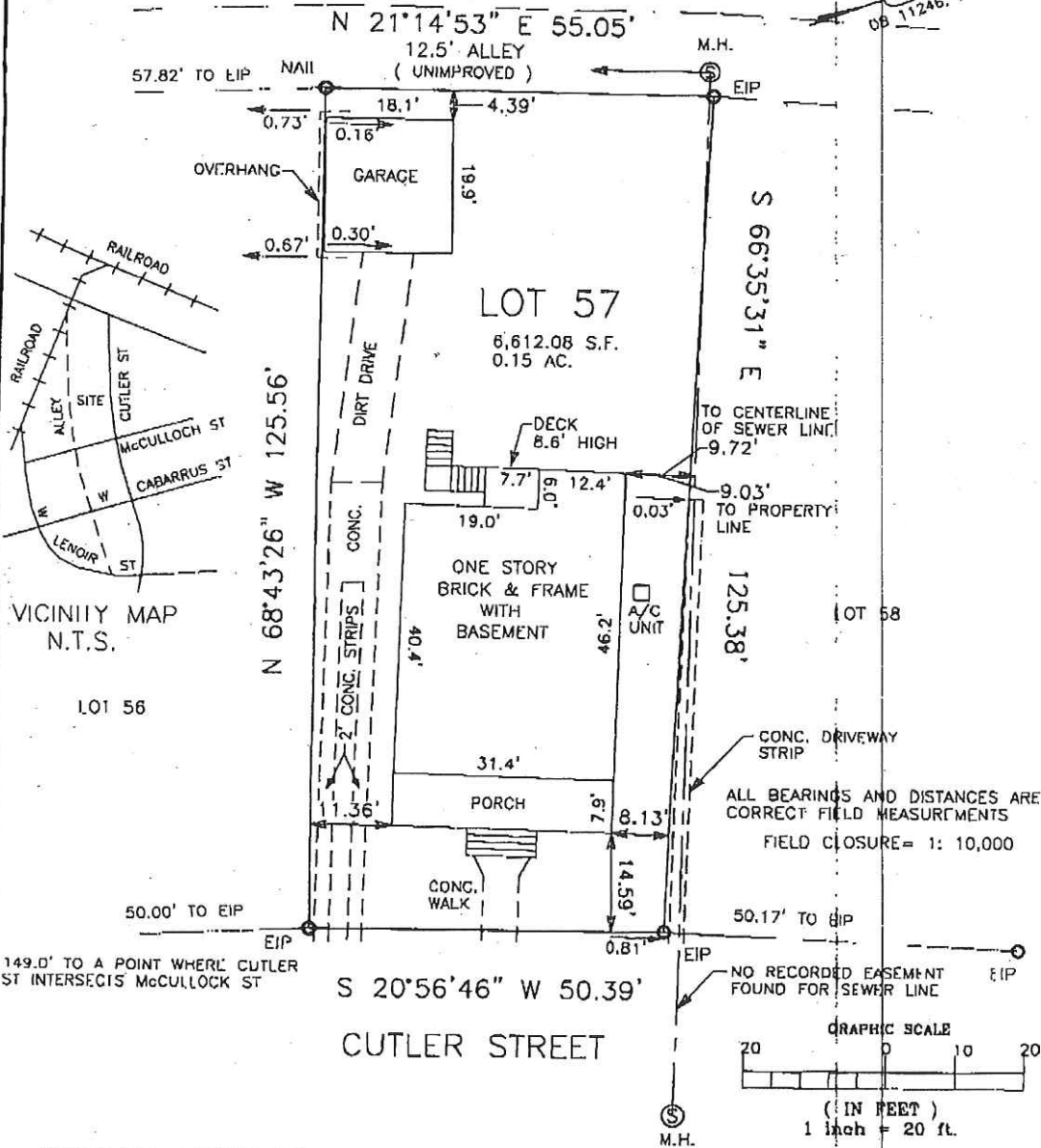


Picture 2: view from northwest corner of lot, looking to back of house. Fence will run along (outside) tree line pictured.



SUBJECT PROPERTY IS NOT LOCATED IN A SPECIAL FLOOD HAZARD AREA AS DESIGNATED ON FEDERAL EMERGENCY MANAGEMENT AGENCY (F.E.M.A.) FLOOD INSURANCE RATE MAP NUMBER 3720170300J ZONE X

N/F
MASON STREET LLC
DB 11246, PG 1843
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LOT 57 BLOCK

RECORDED IN BOOK OF MAPS 1885, PAGE 114, WAKE COUNTY, N.C.

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LEGEND

EIP	EXISTING IRON PIPE	MH	MANHOLE
NIP	NEW IRON PIPE	PP	POWER POLE
MON	MONUMENT	R/W	RIGHT OF WAY
PK	PARSER KALON MARK	C/L	CENTER LINE
C.B.	CATCH BASIN	FES	FLARED END SECTION

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PROPERTY OF
KARL SAMUEL BARGER
NORA S. BARGER

(Signature)
 JOHN Y. PHELPS, JR. PLS # 1319

(Seal)
 JOHN Y. PHELPS, JR.
 PROFESSIONAL LAND SURVEYOR
 STATE OF NORTH CAROLINA

318 CUTLER ST.
RALEIGH, WAKE COUNTY, N.C.

SCALE 1"=20'
DATE 01/28/15
FB 1401
#58747

JOHN Y. PHELPS, JR.
PROFESSIONAL LAND SURVEYOR
5110 BUR OAK CIRCLE
RALEIGH, NORTH CAROLINA, 27612 (919) 787-3658

ence permitting for backyard in Boylan Heights

Tully, Tania <Tania.Tully@raleighnc.gov>

Wed, Jan 21, 2015 at 10:52 AM

to: Sam Barger <sambarger@gmail.com>, Nora Barger <norabarger@gmail.com>

Hi Sam –

Rear yard fences are commonly approved in Boylan Heights. The level of review depends on the fence height. Fences 42" and shorter (3 ½ feet) are typically approvable as Minor Work applications, while taller fences are categorized as Major Works and must be decided by the COA committee at a meeting.

As for other permits, I called over to the Litchford Office and learned the following:

- Fences require a zoning permit.
- It needs a sealed plot plan
- It needs a supplemental plot plan that xxx-es in the fence location.
- It would be a next day approval.

The permit application and other info is online here:

I hope this helps.

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.

From: Sam Barger [mailto:sambarger@gmail.com]



barger

Tully, Tania

From: Sam Barger <sambarger@gmail.com>
Sent: Thursday, February 19, 2015 4:37 PM
To: Tully, Tania
Cc: Band, Daniel
Subject: Re: fence permitting for backyard in Boylan Heights

Follow Up Flag: Flag for follow up
Flag Status: Flagged

Sorry about that Tania.

Photo of front of house: does the below suffice or do you need me to print/bring by?

Gates: a 9 ft gate will be across the driveway (south side of the house, swinging in, toward the garage); a second 3 ft gate will be on the north side of the house, parallel to the back fence allowing egress to the north side of the house. Both gates will have the same design as the rest of the fence.

Neighbor friendly design: yes, structural members will face in, pickets will face out.

Does cover your needs?

Thanks
Sam



On Thu, Feb 19, 2015 at 4:29 PM, Tully, Tania <Tania.Tully@raleighnc.gov> wrote:
Hi Sam -

I am reviewing your COA application and need a few more items to finalize my review and approval:

1. A photo from front of house;
2. Clarification on gate(s) design and location(s). If there are to be gates, where will they be and will they be the same design as the remainder of the fence or have something different?
3. Also, please confirm that the fence will be constructed using neighbor friendly design with the structural members on the inside towards your yard.

Tully, Tania

From: Tully, Tania
Sent: Thursday, February 19, 2015 4:30 PM
To: Sam Barger
Cc: Band, Daniel
Subject: RE: fence permitting for backyard in Boylan Heights

Hi Sam -

I am reviewing your COA application and need a few more items to finalize my review and approval:

1. A photo from front of house;
2. Clarification on gate(s) design and location(s). If there are to be gates, where will they be and will they be the same design as the remainder of the fence or have something different?
3. Also, please confirm that the fence will be constructed using neighbor friendly design with the structural members on the inside towards your yard.

Thanks!
Tania

Tania Georgiou Tully, Preservation Planner
Long Range Planning Division
Raleigh Department of City Planning
919.996.2674
919.516.2684 (fax)

From: Tully, Tania
Sent: Wednesday, February 11, 2015 8:15 PM
To: Sam Barger
Subject: Re: fence permitting for backyard in Boylan Heights

It all goes to the 4th floor and "magically" gets to me. :)

-Tania

++++
Sent via mobile device.

On Feb 11, 2015, at 4:25 PM, Sam Barger <sambarger@gmail.com> wrote:

No problem on the delay Tania. Glad you're feeling better.
One add'l question: Do I drop off the COA application and associated materials with you (on the 3rd floor)? Or do I go head through the 4th floor process, pay fees, etc and they route to you?

Thanks
Sam