



CERTIFICATE OF APPROPRIATENESS PLACARD

for Raleigh Historic Resources

207 LINDEN AVENUE

Address

OAKWOOD

Historic District

Historic Property

114-15-MW

Certificate Number

8/7/2015

Date of Issue

2/7/2016

Expiration Date

Project Description:

- Remove diseased & dangerous 10" DBH Elm tree;
- NeighborWoods donation

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 # 438335

File # 114-15-MW

Fee \$29.00

Amt Paid \$29.00

Check # 2357

Rec'd Date 7-6-15

Rec'd By [Signature]

App Complete 7/29/15

• 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 207 Linden Avenue, Raleigh 27601

Historic District Dalwood

Historic Property/Landmark name (if applicable)

Owner's Name Susan + Jim Bray

Lot size .12 (width in feet) 50 (depth in feet) 105

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 Susan Bray

Mailing Address 207 Linden Avenue

City Raleigh State NC Zip Code 27601

Date 1/15 Daytime Phone 919-755-0200

Email Address susan@jandsbray.com

Signature of Applicant Susan Bray

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 2/7/15. 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 8/7/15

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 76

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

Section/Page	Topic	Brief Description of Work
2.3	Site features + plantings	Removal of diseased, invasive or dangerous trees
		NeighborWorks donation

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 type="checkbox"/>	<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 checked="" type="checkbox"/>				

COA for pruning and removal of tree at 207 Linden Avenue, Raleigh NC 27601

We hired the certified arborist, Jeff Kish, with Bartlett Tree Experts to evaluate several trees that are on our property or intrude into our property, to determine a plan for pruning. Upon evaluation, Mr. Kish recommended removal of several trees altogether, either due to the tree's current health or future chances of tree death or major limbs dropping on our house or landscaping. The small Maple and Mulberry are under the size needed for COA approval and the Elm is considered diseased per Mr. Kish's evaluation (attached). At this time we are not pursuing the removal of the Pecan in the front of the house (major work) so this application covers only the Elm tree (number 2 on Mr. Kish's letter). The tree has grown to straddle the property line with 209 Linden Avenue and we have permission from the property owner to remove the tree if approved. Several trees in the back yard will also be pruned to improve their health and eliminate the dead braches.



BARTLETT TREE EXPERTS

SCIENTIFIC TREE CARE SINCE 1907

5808 Triangle Drive, Raleigh, NC 27617 www.bartlett.com (919) 782-7803

Ms. Susan Bray
207 Linden Ave
Raleigh, NC 27601

Dear Ms. Bray,

This letter is a follow up to a property visit and tree inspection on June 30th, 2015. The purpose of the visit was to inspect your trees and provide pruning and care recommendations. During the visit I identified 4 trees that I would recommend having removed. The following list details of the specific trees and reasoning for their removal. The trees have been tagged with ribbon for review.

1. The Pecan located at the front right corner of your house. The size is approx. 19 inches in diameter measured at 4.5 feet above grade. This tree sits within 5 feet of the foundation of your home. It is growing within 4 feet of a large Sugar Maple. This tree should be removed for several reasons. The first is that it has grown beneath the Sugar Maple and as a result the canopy is off balance and is weighted heavily on your neighbor's side. My concern with its off balance weight, proximity to your foundation that over time the tree will become a liability to your's and your neighbor's property. I do recommend keeping the large Sugar Maple, pruning it to improve roof and house clearance. In essence, we would remove the Pecan in order to preserve the Sugar Maple and to mitigate risk.
2. The Elm located at the rear right corner of your house. The size is approximately 10 inches in diameter measured at 4.5 feet above grade. I consider the Elm a defective tree based upon a large wound and cavity in the upper canopy. The wound and cavity is a result of previous storm damage and has lost approximately 25% of its original canopy. Has a large cavity in its upper canopy and over extended limbs that create an abundant load on the cavity area. This tree can not be pruned to mitigate the old injury. Because of this the tree should be removed.
3. A small Maple located at rear right. The tree size is approximately 7 inches in diameter measured at 4.5 feet above grade. This tree is growing as a suppressed tree directly under a large specimen Pecan. As a result of its location, the tree's canopy is directly over your rear garden area. Over time the tree will continue to grow with an uneven weight distribution. This tree can not be pruned properly to balance the canopy and improve air and light to your garden space.

not
Submitted

COA
Submitted

n/a

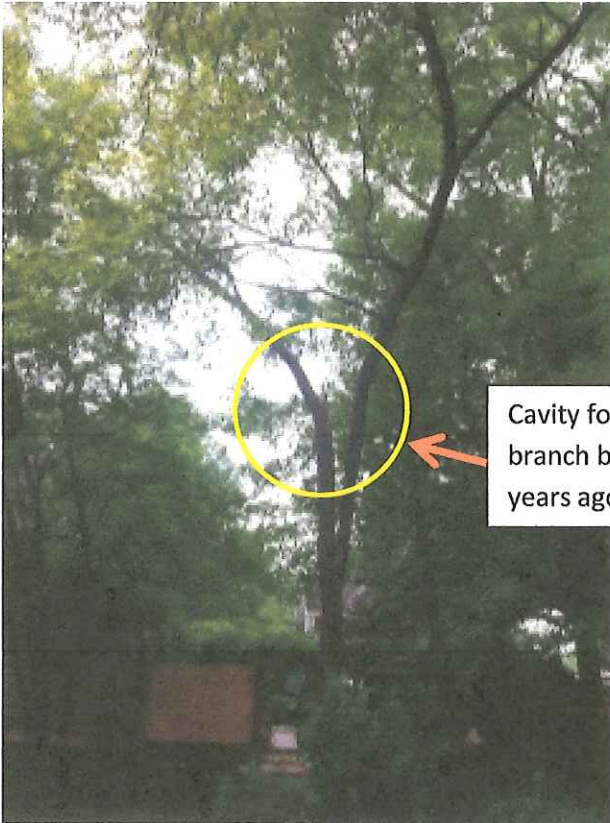
n/a

4. A small leaning Mulberry at the rear property line. The tree size is approximately 7 inches in diameter measured at 4.5 feet above grade. This tree has a substantial lean directly over your rear garden space. The tree cannot be properly pruned to balance the canopy and elevate the lower foliage to gain adequate air and light to your garden. I consider this Mulberry invasive.

Please let me know if you have any further questions or comments.

Sincerely,

Jeffrey Kish
ISA Board Certified Master Arborist SO #1729B
ISA Certified Hazard Tree Risk Assessor
Local Manager

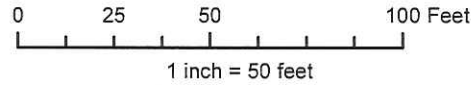


Cavity formed when
branch broke off ~7
years ago

Above: **Elm** Tree right rear of property. Recommend removal due to large wound and cavity (yellow circle) in upper canopy and loss of approx. 25% of original canopy.



Plot plan



Disclaimer
 iMaps makes every effort to produce and publish the most current and accurate information possible. However, the maps are produced for information purposes, and are NOT surveys. No warranties, expressed or implied, are provided for the data therein, its use, or its interpretation.

Tully, Tania

From: Band, Daniel
Sent: Wednesday, July 29, 2015 3:13 PM
To: Susan Bray
Cc: Tully, Tania
Subject: RE: Minor Work COA - 207 Linden Ave

Hi Susan: Thanks for sending that picture along.

Who did you drop the form off with/which floor did you drop it off at?

Thanks,

Dan

From: Susan Bray [<mailto:susan@jandsbray.com>]
Sent: Tuesday, July 28, 2015 3:55 PM
To: Band, Daniel
Subject: RE: Minor Work COA - 207 Linden Ave

Daniel

Sorry for the delay in responding, we were helping our son move to Wisconsin and then the animals that we are fostering for Wake County suddenly all developed various health issues so I have been running to the shelter every day for weeks.....my summer is turning out to be less than calm!!!

Attached is a photo of the front of the house. The lot we are on is only about 1/10 of an acre and the trees are already crowding each other out (hence the problems that it causes with uneven growth which exacerbates the problem with the unhealthy canopy that the arborist mentions in his report). You can see the dogwood that we planted in the front when we moved in 7 years ago. We have 2 trees on the north side of the front of the house that are visible in the photo, that are already encroaching on the foundation because the builder put the house so close to the lot line so that is not a good place for any more trees. On the south side of the house is a 5' wide strip but the neighbor's huge pecan tree would be a problem for any new tree – lack of sunlight and ultimately crowding the canopy. Our backyard to the west is already full of trees.....mostly on the neighbors' property and hanging in our yard. The one we are requesting removal of actually straddles both yards on the north side. We have zero space back there for any large replacement trees.

So I have printed out the form and have filled it out and will drop it off to your offices tomorrow morning (Wednesday).

Let me know if you have any further questions.

Thank you

Susan

From: Band, Daniel [<mailto:Daniel.Band@raleighnc.gov>]
Sent: Thursday, July 09, 2015 1:34 PM
To: susan@jandsbray.com
Cc: Tully, Tania
Subject: Minor Work COA - 207 Linden Ave

Susan: Thank you for submitting a Minor Work COA application for 207 Linden Avenue. I've reviewed the application and have a few comments. Additional materials may be sent by email.

- Please send in a picture of the front of the property showing the house and front-yard.



COA - Oakwood



R A L E I G H
NEIGHBORWOODS

NeighborWoods Tree Planting Program
Tax Deductible Contribution Form

Name Susan Bray

Phone Number 919-755-0200

Work Phone Number 805-218-1294

Address 207 Linden Ave

City Raleigh State NC Zip 27601

I am sending a check, made out to Raleigh NeighborWoods, for a one time tax deductible contribution of \$ 50

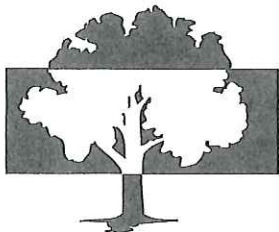
Please return to:

Raleigh Business Office
Attention: NeighborWoods
105 Pullen Road
Raleigh, NC 27607

To fulfill COA application

✓ # 2361

Or email at trees@raleighnc.gov



Parks,
Recreation and
Cultural Resources
parks.raleighnc.gov

