

# CERTIFICATE OF APPROPRIATENESS PLACARD

for Raleigh Historic Resources

403 ELM STREET

Address

OAKWOOD

Historic District

Historic Property

001-16-MW

Certificate Number

1/5/2016

Date of Issue

7/5/2016

Expiration Date

## Project Description:

- Alter rear decks flooring material

*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



RALEIGH HISTORIC DEVELOPMENT COMMISSION

- 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 # 457443

File # 001-16-MW

Fee \$2900

Amt Paid \$2900

Check # 184

Rec'd Date 12/23/15

Rec'd By P. Best

- 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 **403 Elm street, Raleigh NC 27604**

Historic District **Oakwood**

Historic Property/Landmark name (if applicable)

Owner's Name **H.P. van Yperen (M.R.J. Doorn)**

Lot size (width in feet) (depth in feet)

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 **Michiel Doorn, Mary Boone**

Mailing Address **403 Elm street,**

City **Raleigh** State **NC** Zip Code **27604**

Date **12/22/2015** Daytime Phone **919 782 3914**

Email Address **michiel.doorn@me.com, mary.boone@me.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 7/5/16. 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 7/5/16

**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 57

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

**Design Guidelines** Please cite the applicable sections of the design guidelines ([www.rhdc.org](http://www.rhdc.org)).

Section/Page	Topic	Brief Description of Work

	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><b>Minor Work (staff review) – 1 copy</b></p> <p><b>Major Work (COA Committee review) – 13 copies</b></p>					
1. <b>Written description.</b> 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. <b>Description of materials</b> (Provide samples, if appropriate)	<input checked="" type="checkbox"/>				
3. <b>Photographs</b> of existing conditions are required.	<input checked="" type="checkbox"/>				
4. <b>Paint Schedule</b> (if applicable)	<input type="checkbox"/>	<input checked="" type="checkbox"/>			
5. <b>Plot plan</b> (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 type="checkbox"/>	<input checked="" type="checkbox"/>			
6. <b>Drawings</b> showing proposed work <ul style="list-style-type: none"> <li><input type="checkbox"/> Plan drawings</li> <li><input type="checkbox"/> Elevation drawings showing the new façade(s).</li> <li><input type="checkbox"/> Dimensions shown on drawings and/or graphic scale.</li> <li><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.</li> </ul>	<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. <b>Fee</b> (See Development Fee Schedule)	<input type="checkbox"/>				

405 Elm Street  
Raleigh, NC 27604  
United States

Phone: (919) 741 4246

Email: [micbiel.doorn@me.com](mailto:micbiel.doorn@me.com)

Raleigh, 22 December 2015

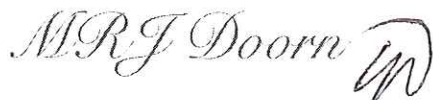
Dear Mrs. Tully,

This request for a minor work application concerns replacement of deck/porch boards on rear lower porch/deck (174 sq ft) and upper porch/balcony (163 sq ft) at 403 Elm street.

The boards used were of inferior material and show large gaps and cupping when dry. Also, the boards on the lower exposed porch are not straight, so a large puddle forms after rain events. See photos and writeup from inspection by independent experienced carpenter.

We propose to replace all boards with tongue & groove porch-width boards with the following material: Gossens, Tongue & Groove Tuscan Cherry.  
Dimensions: Profile: 1" x 3-1/2" (Face: 1" x 3-1/8")  
(<http://www.gossencorp.com/tongue-and-groove-porch-board.php>)

Thank you,

A handwritten signature in cursive script that reads "M.R.J. Doorn" followed by a stylized monogram of the letters "M" and "D".

Michiel Doorn

Attachments to be sent by email: photos and notes from carpenter.

	To	"Mary Boone" <&lt;mary.boone +
[Empty]	Cc	
[Empty]	Bcc	
[Edit]	Subject	RE: Porch Decking
	<input type="button" value="Attach Files"/>	
ke You	<p>Hello Mary,</p> <p>It was nice meeting with you &amp; Mr.Boone again.</p> <p>After our meeting with the Northgate Group and contractors. I would like to state that I believe that a large part of the cupping issue that is happening with your porch decking is due to a problem in the milling process.</p> <p>Several years back I was told by a Cox lumber representative that decking boards were to be installed with the arch of the grain up. With that being said before milling a piece of T&amp;G the arch of the grain in the board should be on the top of the board. After inspecting your porch a large percentage of the boards are upside down causing the bad cupping on the porch you are seeing and feeling as you walk across them.</p> <p>I also noticed that the face of the boards have up to 1/4' difference between them this is causing a lot of the larger gaps that are happening in the boards. And may be an issue in the drying process of the lumber.</p> <p>My recommendation would be to ask the lumber company to reimburse you for the material and labor involed to install new decking</p> <p><i>Thank you Mark Poage</i></p>	
	Send Save as a Draft Cancel	
	919-218-7221	



lower deck/porch



upper deck/porch (photo taken from below)



lower deck/porch



upper deck/porch (photo taken from below)





Upper deck, typical for upper and lower deck.

tongue & groove porch board



Deck & Porch

- Real
- Passport
- Trailways
- Trailways | SV
- Tongue & Groove Porch Board
- Railing
- Home Exterior
  - PURE Exterior PVC Millwork
  - Exterior Moulding
  - Sheets
  - Trimboard
  - Entry Door
  - Garage Door Weatherstrip
  - Window
- Interior Millwork
  - Deep Dimension
  - CS Profiles
  - Regal Wood

**Tongue & Groove Porch Board**

*Old World Style Dressed in New World Technology*

Gossen's Tongue and Groove porch flooring comes in the traditional 3½ inch old world style, but is made from technologically advanced, solid-core cellular PVC. This completely weatherable board can be used on a covered porch or in full sun with equally beautiful results. High levels of UV inhibitors and durable pigments allow for incredible color retention. Exceptionally stain-resistant, you won't have to live forever with wine, food or grease stains. Mild soap and a quick rinse will keep it looking new. You can now fully enjoy the old tradition of relaxing on your porch with Gossen's tongue and groove porch flooring.

- 100% American made
- Solid core cellular PVC
- Face dimension: 3½"
- Will not split, crack, splinter, decay, or warp
- Fade, mold, and stain resistant
- Easy to install — no pre-drilling required
- Boards available in lengths of 10', 12', and 16'
- Comprehensive Lifetime Warranty

[Gossen Product Warranty](#)



[Installation Guide](#)



[Deck & Porch Brochure](#)



**Dimensions & Measurements**

*contract* ↗



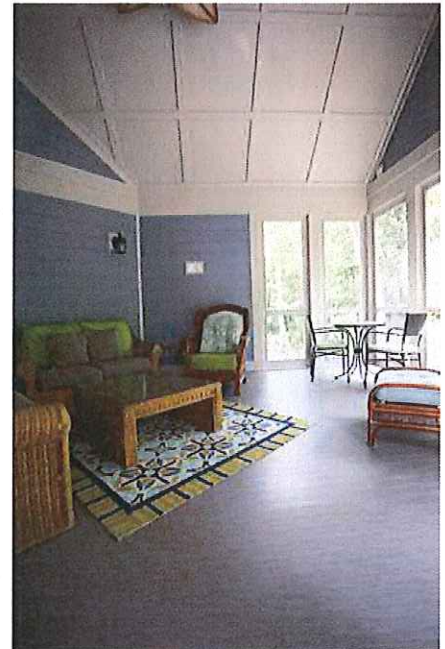
RimBoard

Part #: 0316  
Dimensions: 11-1/4" x 5/8"



Tongue & Groove Board

Part #: 0766TG  
Dimensions:  
Profile: 1" x 3-1/2"  
Face: 1" x 3-1/8"



**Available Color Options**


**Passport**

-  Tuscan Cherry
-  London Grey
-  Spanish Walnut
-  Moroccan Cedar

**Trailways**

-  Sierra Walnut
-  Summit Grey
-  Acorn Brown
-  Alpine Grey

**Trailways | SV**

-  Desert Beige