



CERTIFICATE OF APPROPRIATENESS PLACARD

for Raleigh Historic Resources

500 N BOUNDARY STREET

Address

OAKWOOD

Historic District

Historic Property

070-16-MW

Certificate Number

5/3/2016

Date of Issue

11/3/2016

Expiration Date

Project Description:

- Expand low wood rear deck;
- remove chain-link fence;
- install wood picket fence;
- replace arbor.

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 # 469274

File # 090-16-MW

Fee 29

Amt Paid 29

Check # 5169

Rec'd Date 4/19/16

Rec'd By ACIT

App Complete 4/24/16

• 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 500 N Boundary Street

Historic District Oakwood

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

Owner's Name Mike and Julie Brennan

Lot size 5,338 Ft² (width in feet) 59.5' (depth in feet) 90'

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 **Mike Brennan**

Mailing Address **500 N Boundary Street**

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

Date **4/8/2016** Daytime Phone **919 219 2957**

Email Address **brennan919@gmail.com**

Signature of Applicant *Michael W. Brennan*

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 11/3/16. 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 *[Signature]* Date 5/3/16

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 24, 35, 87

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

Section/Page	Topic	Brief Description of Work
4.1/53	DECKS	EXPANSION OF EXISTING DECK
2.4/14	FENCES AND WALLS	REPLACEMENT OF CHAIN LINK FENCE

	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 checked="" type="checkbox"/> Plan drawings <input type="checkbox"/> Elevation drawings showing the new façade(s). <input checked="" 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 checked="" type="checkbox"/>	<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"/>	<input checked="" type="checkbox"/>		✗	✓
8. Fee (See Development Fee Schedule)	<input type="checkbox"/>		✓		

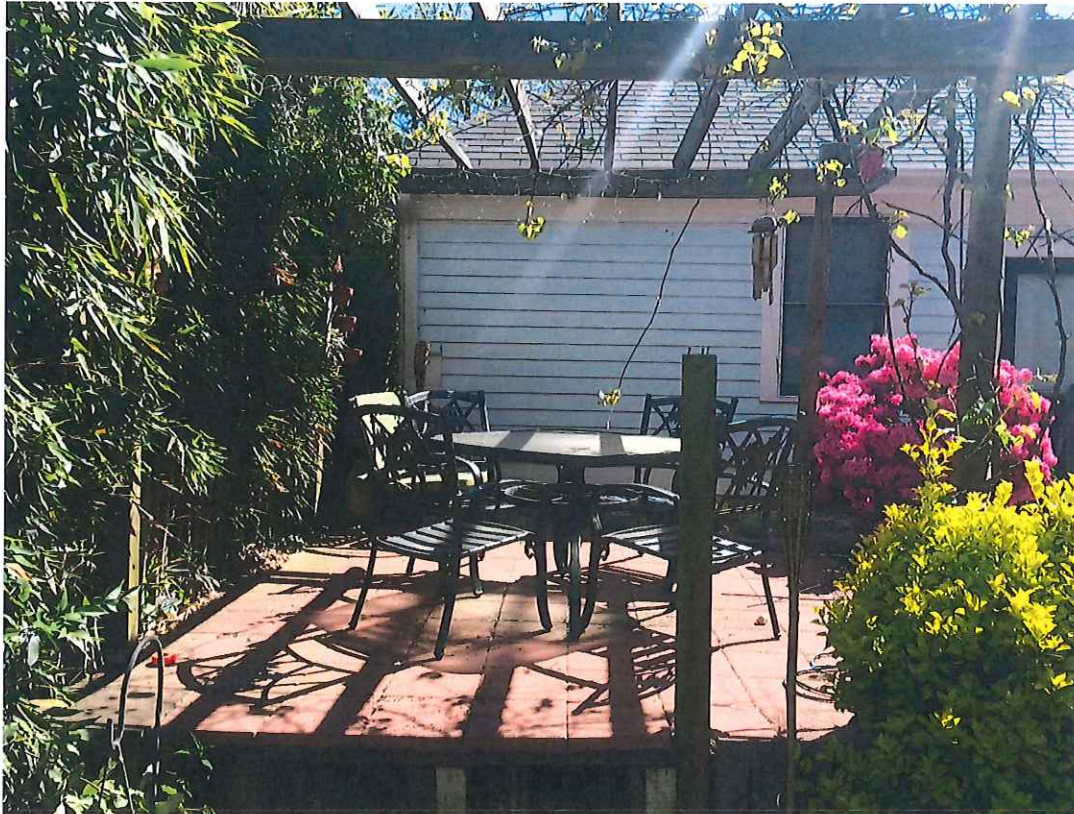
Subject: Project Description for Proposed Deck expansion at 500 N Boundary Street, Raleigh NC 27604

Homeowners propose reworking and expanding existing deck structure and replacing aging/ dilapidated arbor/ trellis. Existing Deck is ~ 10' x 11' in size. Proposal involves expanding existing deck to approximately 11 x 12' and adding a lower deck with steps to the yard. Lower deck will be ~11'x8' in. Existing deck has rotting deck boards and may require replacement of posts/ joists. The deck material will be premium grade pressure treated pine. The deck will be ~ 8-12" above grade level, consistent with existing deck. The arbor will be replaced with a new arbor of similar design and dimensions to the existing arbor.

Attached are two drawings – one is a copy of a portion of the lot survey showing the location of the existing deck and approximate footprint of the expanded deck. The other is a sketch with dimensions and locations of existing structures for reference.

This project will be completed by a licensed general contractor who will secure all necessary permits to complete the work. The contractor will complete any demolition required and will remove all demolition debris and construction related debris.

Photos of existing deck:





Subject: Project Description for Proposed Fence Replacement at 500 N Boundary Street, Raleigh NC 27604

Homeowners propose removing existing chain link fence and replacing with a new 38" high picket fence. The existing chain link fence runs approximately 35 linear feet along the property line adjacent and parallel to Boundary Street. The existing fence turns at the end of the 35 foot run of fence towards the house and includes an existing gate to the backyard of the property. The proposed new fence will follow the same line as the existing fence and will include a new gate using the same materials as the new fence. The fence will consist of 6 foot sections of fence anchored with 4 by 4 posts (i.e. posts spaced at 6 feet), with horizontal rails and 4" wide vertical pickets, spaced at 1". The vertical slats will face Boundary Street with the rails on the inside. The fence materials will be cedar or pressure treated pine and will be left natural or stained a natural wood color. Photos of the existing fence are included showing the length of the fence and the gate. ✓

Typical fence section (note that spacing will be closer than shown in this image): ✓

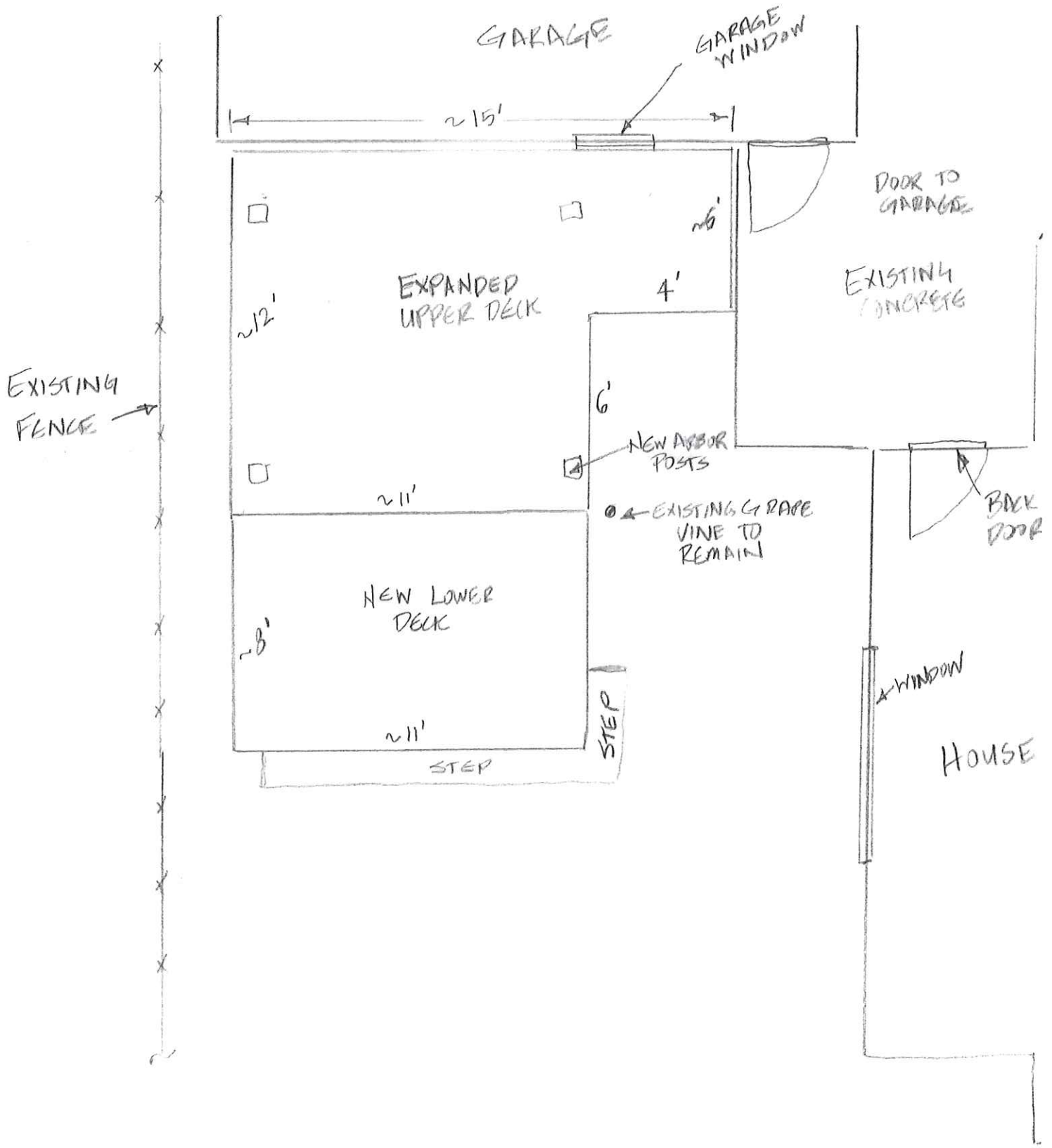


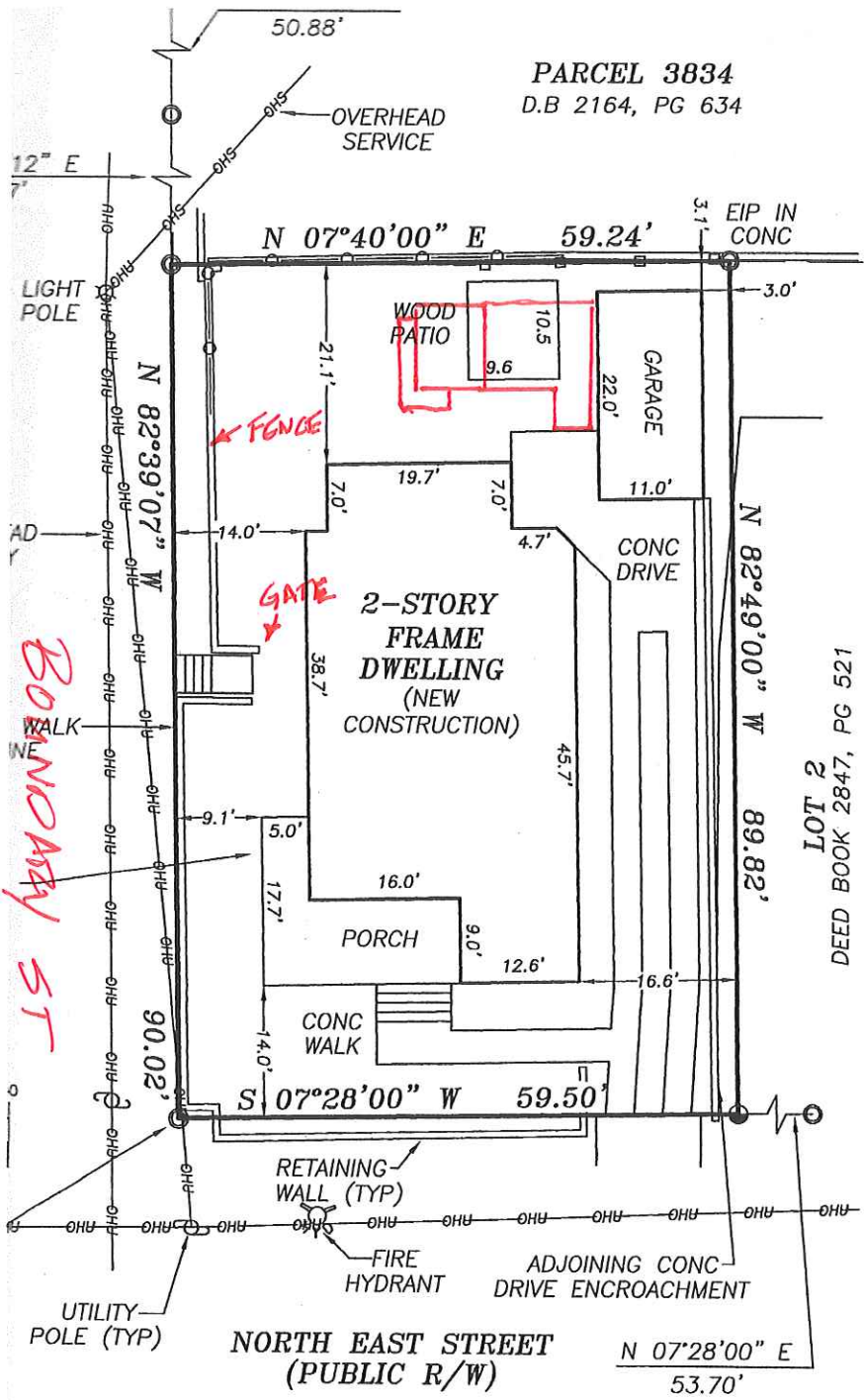
View of existing fence and gate from Boundary Street:



View of the existing fence looking East from the backyard looking (top) and from Boundary Street (bottom) :



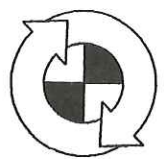
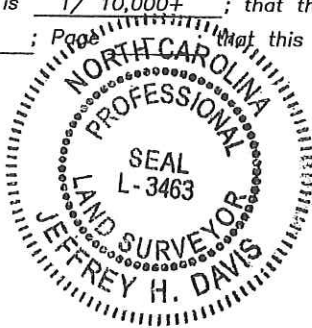




- ① EXISTING WOOD PATIO/DECK AS SHOWN ON SURVEY DATED 3/2/2007
- ② FOOTPRINT OF PROPOSED EXPANDED DECK SHOWN IN RED.
- ③ SEE DRAWING FOR ADDITIONAL DETAILS
- ④ FENCE RUNS ALONG TOP OF WALL ON NORTH SIDE OF BACKYARD WITH EXISTING GATE NEAR STEPS ON BOUNDARY ST SIDE OF PROPERTY

under my supervision from an actual survey made under my supervision; and departures is 1/10,000+; that the boundaries not surveyed and in Book - ; Page - ; that this map was prepared in

al this
JHD



TURNING POINT SURVEYING PLLC

4113 JOHN S. RABOTEAU WYND

BERT
LINA

Band, Daniel

From: Mike and Julie Brennan <brennan919@gmail.com>
Sent: Saturday, April 23, 2016 11:28 AM
To: Band, Daniel
Subject: Re: Minor Work Application - 500 N Boundary
Attachments: Supplemental Information for Minor Work Application for 500 N Boundary Street.docx

Follow Up Flag: Follow up
Flag Status: Flagged

Daniel - I have attached a Word Doc that has the additional pictures and addresses the questions you had about the arbor. The existing fence is 36" tall and standard chain link. There are no trees with 8" DBH near the fence and the nearest trees in the curb strip along Boundary Street are approximately 3 to 4 feet below the grade of the back yard (and the base of the fence), so there is no risk that any holes dug for fence posts would impact these roots.

Thanks,
Mike

On Fri, Apr 22, 2016 at 2:16 PM, Band, Daniel <Daniel.Band@raleighnc.gov> wrote:

Mike: Thank you for submitting a Minor Work application for 500 N Boundary St. I've reviewed the application and I have a few comments. Additional materials may be sent in by email.

- Please provide photos showing: 1) The front-yard and house taken from each street; 2) The full extent of the deck, preferably from farther back in the rear yard.
 - Please delineate on a site plan, the location of trees greater than 8" DBH whose roots may be impacted by the construction of the fence - Tree roots larger than 1" caliper that are encountered while digging the fence post holes shall receive a clean final cut using tools designed for the purpose, such as loppers. You can go to the following site (<https://maps.raleighnc.gov/iMAPS/>), search for your property, and mark the changes on that and email back.
 - Please provide specific information on the new arbor. A statement of "similar design and dimension" is not a sufficient level of detail.

Daniel Band, Planner I
Long Range Planning Division

Raleigh Planning Department
919-996-2180 - OEP, 2nd Floor

"E-mail correspondence to
may be disclosed to third party"

500 N Boundary

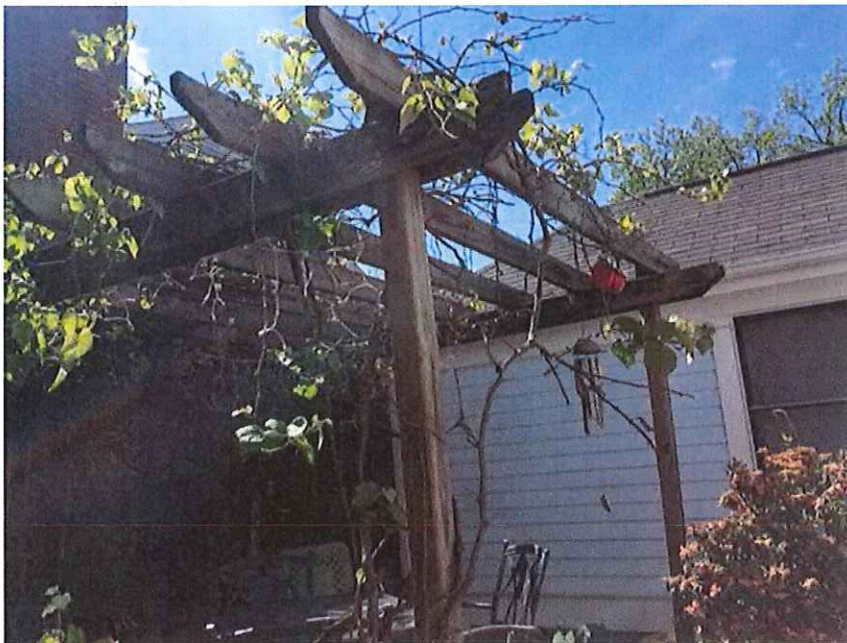


Pictures of Deck from further back in the yard





Existing Arbor is constructed of 4x4 vertical posts spaced at ~8' by 10'. The existing posts are not secured in the ground and are very loosely attached the deck surface. See details in these pictures regarding the existing design of the horizontal support members (2 - 2x6 boards secured to the vertical posts) and the horizontal joists on top of the support members (2x6 boards spaced ~18" apart). The proposal is to construct a very similar arbor with the following modifications: The vertical posts will be 4x6 posts and will be secured in concrete in the ground. The spacing of the four posts will be ~10' x 10'. The horizontal supports and top joists will be similar to the existing arbor.





View from East Street looking at the Front of the house (top photo) and view from Boundary Street looking at the side of the house (bottom photo)