



CERTIFICATE OF APPROPRIATENESS PLACARD

for Raleigh Historic Resources

409 POLK STREET

Address

OAKWOOD

Historic District

Historic Property

101-16-MW

Certificate Number

6/16/2016

Date of Issue

12/16/2016

Expiration Date

Project Description:

- Remove upper porch railing;
- install wood replicate.

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.

G 389367



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 # 468672
 File # 101-16-MW
 Fee 29.00
 Amt Paid 29.00
 Check # 1491
 Rec'd Date 4/12/16
 Rec'd By AH
Complete 6/7/16

- 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 409 Polk Street

Historic District Oakwood

Historic Property/Landmark name (if applicable) R.H Moser House

Owner's Name Daniel Tower

Lot size (width in feet) 52 (depth in feet) 100

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 Daniel Tower

Mailing Address 627 West Lane Street

City Raleigh State NC Zip Code 27603

Date 4/15/16 Daytime Phone 919 277 0486

Email Address dtower@towerlawfirm.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 12/16/16. 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 6/16/16

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).

Section/Page	Topic	Brief Description of Work
<u>3.8</u>	<u>replace upstairs porch railing</u>	<u>Build new upstairs porch railing to match old railing which was destroyed from years of weather.</u>

	TO BE COMPLETED BY APPLICANT		TO BE COMPLETED BY CITY STAFF		
	YES	N/A	YES	NO	N/A
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. Minor Work (staff review) – 1 copy Major Work (COA Committee review) – 13 copies					
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) <i>WOOD</i>	<input checked="" type="checkbox"/>				
3. Photographs of existing conditions are required.	<input checked="" type="checkbox"/>				
4. Paint Schedule (if applicable) <i>WHITE</i>	<input checked="" type="checkbox"/>	<input 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. <i>N/A</i>	<input type="checkbox"/>	<input type="checkbox"/>			
6. Drawings showing proposed work <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. <i>MATCH PREVIOUS RAILING</i>	<input 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) <i>N/A</i>	<input type="checkbox"/>	<input type="checkbox"/>			
8. Fee (See Development Fee Schedule)	<input checked="" type="checkbox"/>				

Becker, Dan

From: Becker, Dan
Sent: Tuesday, June 07, 2016 5:39 PM
To: 'Daniel Tower'
Cc: Tully, Tania
Subject: RE: 409 Polk Street

OK. I'll make note of the option, finalize the application tomorrow, and get it to Tania for processing. The COA placard will probably reach you sometime next week.

D.

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Dan Becker, Planning & Development Consultant
Raleigh Department of City Planning
One Exchange Plaza, Ste 300 (27601)
PO Box 590, Raleigh NC, 27602
919-996-2632 (v); 919-516-2684 (f)
<http://www.raleighnc.gov>

From: Daniel Tower [<mailto:dtower1@me.com>]
Sent: Tuesday, June 07, 2016 5:06 PM
To: Becker, Dan
Subject: Re: 409 Polk Street

Yes I confirm all of this except I am not sure that the pvc roof will need a compatible mat. It may be directly glued I will check with the manufacturer to determine the best method of attachment

Sent from my iPhone

On Jun 6, 2016, at 10:29 AM, Becker, Dan <Dan.Becker@raleighnc.gov> wrote:

Dan—

Please confirm so I can finalize the application and you can get started on moving this along.

Thanks,

Dan

--

Dan Becker, Planning & Development Consultant
Raleigh Department of City Planning
One Exchange Plaza, Ste 300 (27601)
PO Box 590, Raleigh NC, 27602
919-996-2632 (v); 919-516-2684 (f)
<http://www.raleighnc.gov>

From: Becker, Dan
Sent: Wednesday, May 25, 2016 5:17 PM
To: Daniel Tower (dtower1@me.com)
Cc: Lauer, Martha; Tully, Tania; Strickland, David
Subject: 409 Polk Street

Dan—

Thanks for meeting with me today about the front porch roof railing. This email summarizes our discussion. Let me know if you see any inaccuracies or omissions.

1. You indicated that you have salvaged pieces of the former rail. These will be used to duplicate the railing. You are confident that between these pieces, the photographs of the former rail I supplied in my earlier email to you, and physical evidence, you will be able to faithfully match the rail in detail and dimension. We agreed that with the physical and visual information at hand, it will not be necessary to produce detailed fabrication drawings for the application. You will reproduce the rail at your own risk that everyone will agree that it is a matching rail when it is installed.
2. Its overall outer dimensions are based upon the flat area of the porch roof where it sits.
3. The posts will be attached to a compatible mat and the mat glued down to the membrane roof using appropriate industry-standard roofing techniques.
4. The railing will be physically attached to the body of the house in the same manner it was before its removal.
5. You will likely have the railing fabricated from wood. I did note that the commission has in the past approved certain substitute materials for elements such as this that are so exposed to the elements. If you decide to explore alternate materials, please work with staff on an amendment to the application.
6. The timeframe for completing the work will be governed by the code-mandated timeline for Certificates of Appropriateness. The work must be begun within 6-months of COA issuance or the permit expires. Once begun, the work cannot stop for more than twelve months or the permit expires. If you need a renewal or extension, please work with staff prior to expiration. [UDO §10.2.15.B.]

Please confirm your understanding of this email. I will then attach a copy to the COA application along with the photos and the COA permit will be issued. Should the permit become void before the work is completed, please be aware that enforcement will be initiated and fines could result.

Regards,

--

Dan Becker, Planning & Development Consultant
Raleigh Department of City Planning
One Exchange Plaza, Ste 300 (27601)
PO Box 590, Raleigh NC, 27602
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2016/03/24 15:32:15



DEMO BY NEGL REPORT



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GOOGLE 2011-07



GIORGIOLE 2012-04



GOOGLE 2014-06

