



# CERTIFICATE OF APPROPRIATENESS PLACARD

for Raleigh Historic Resources

326 PELL STREET

Address

OAKWOOD

Historic District

Historic Property

027-17-MW

Certificate Number

02-16-2017

Date of Issue

08-16-2017

Expiration Date

### Project Description:

- Removal of existing concrete steps, walkway and retaining walls
- Installation of new brick steps, walkway and retaining walls
- New wood handrail for stairs to match existing porch railing

*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, \_\_\_\_\_

*Melissa Robb*

Raleigh Historic Development Commission

*Pending the resolution of appeals, commencement of work is at your own risk.*





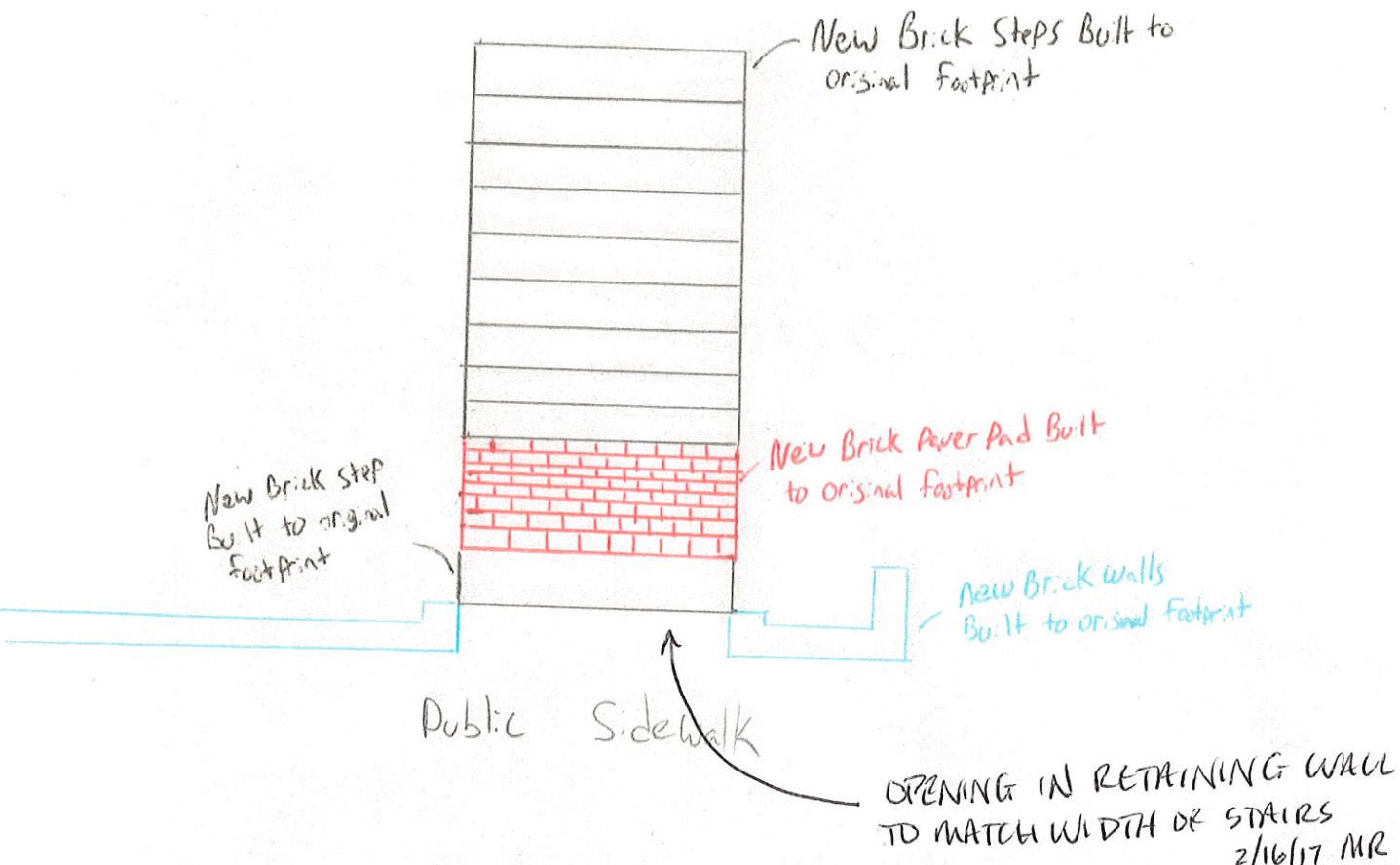
**Minor Work Approval (office use only)**

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 8/16/17. 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 Works are subject to an appeals period of 30 days from the date of approval.

Signature (City of Raleigh) Melissa Robb Date 2/16/17

	TO BE COMPLETED BY APPLICANT		TO BE COMPLETED BY CITY STAFF		
	YES	N/A	YES	NO	N/A
Attach 8-1/2" x 11" or 11" x 17" 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.  <u>Minor Work (staff review) – 1 copy</u> ✓  <u>Major Work (COA Committee review) – 10 copies</u>			✓		
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 type="checkbox"/>		✓		
2. <b>Description of materials</b> (Provide samples, if appropriate)	<input type="checkbox"/>		✓		
3. <b>Photographs</b> of existing conditions are required. Minimum image size 4" x 6" as printed. Maximum 2 images per page.	<input type="checkbox"/>		✓		
4. <b>Paint Schedule</b> (if applicable)	<input type="checkbox"/>	<input 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 type="checkbox"/>			✓
6. <b>Drawings</b> showing existing and proposed work <input type="checkbox"/> Plan drawings <input type="checkbox"/> Elevation drawings showing the façade(s) <input type="checkbox"/> Dimensions shown on drawings and/or graphic scale (required) <input type="checkbox"/> 11" x 17" or 8-1/2" x 11" reductions of full-size drawings. If reduced size is so small as to be illegible, make 11" x 17" or 8-1/2" x 11" snap shots of individual drawings from the big sheet.	<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). Use the <u>Label Creator</u> to determine the addresses.	<input type="checkbox"/>	<input type="checkbox"/>			✓
8. <b>Fee</b> (See <u>Development Fee Schedule</u> )	<input type="checkbox"/>		✓		

\$29



New steps and wall to be constructed on new 8" thick footings with 3000 PSI concrete  
 Brick to be statesville old Jefferson  
 Steps to be 6' wide, 12" tread depth and 7" Rise  
 Wall to be 8" tall from public sidewalk with Rowlock cap

Pavers to be Pinehill Flashed Modular Pavers laid on a compacted gravel base with sand sweep in joints.

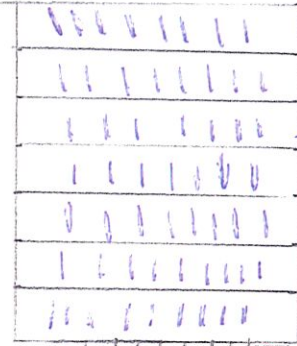
New wood Railings to match existing Porch Rails.

Work to be done by:  
 Michael Walsh  
 The Masonry Medics  
 888-648-4847  
 Masonrymedics@gmail.com

326 Pell St  
Raleigh NC 27604

House

Existing Landscaping to Remain



①






REVISED -  
OPENING IN RETAINING  
WALL TO MATCH WIDTH  
OF STAIRS  
2/16/17 MR

③

Public Sidewalk

1/4" = 1 FT




- ①  - Existing brick wall to be rebuilt back to original footprint using Statesville Old Jefferson Brick
- ②  - Existing steps to be rebuilt back to original footprint using Statesville Old Jefferson Brick
- ③  - Existing concrete walkway to be rebuilt to original footprint using Pinal Flash Pavers

326 Pell St.  
Raleigh NC 27604



Adjacent neighbour wall  
to be left as-is

REVISED -  
OPENING IN RETAINING WALL  
TO MATCH WIDTH OF STAIRS  
2/16/17 MR

- ①  Existing block wall to be rebuilt back to original footprint using Statesville  
old Jeffers
- ②  - Existing steps to be rebuilt back to original footprint using Statesville  
old Jeffers
- ③  - Existing concrete walkway to be rebuilt to original footprint  
using Pinehall Flashed Paver

Scale = 1/4" = 1ft

Existing Conditions  
1/4/17



retaining wall

one more →





Steps vary in height  
from 4" to 9"

future  
step rail  
to match  
↓

RAILING HEIGHT  
TO MATCH EXISTING  
PORCH RAILING  
2/14/17 MR  
↙





Statesville Old Jefferson



Pinehall Flashed Pavers



Google Streetview, May 2014

PRECEDENT 2 LOTS TO  
WEST OF APPLICANT 2/16/17 MR

Google Maps 308 Pell St



Image capture: May 2014 © 2017 Google

Raleigh, North Carolina

Street View - May 2014

## Anagnost, John

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**From:** The Masonry Medics <masonrymedics@gmail.com>  
**Sent:** Friday, January 20, 2017 10:22 AM  
**To:** Anagnost, John  
**Subject:** 326 Pell st. Site Plan  
**Attachments:** 326 pell st site plan.pdf; ATT00001.htm

Hi John,

I dropped off material samples to intake this morning along with hard copies of the site plan and elevation drawings. Site plan is attached here in PDF as well. Elevation to follow

Sent from my iPhone

Begin forwarded message:

**From:** The Masonry Medics - Michael Walsh <masonrymedics@gmail.com>  
**Date:** January 19, 2017 at 10:48:01 PM EST  
**To:** Mike Walsh Jr <masonrymedics@gmail.com>

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Michael Walsh  
Owner / Installer  
The Masonry Medics  
Toll Free: 888-648-4847  
[masonrymedics@gmail.com](mailto:masonrymedics@gmail.com)  
[www.themasonrymedics.com](http://www.themasonrymedics.com)

## Robb, Melissa

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**From:** The Masonry Medics <masonrymedics@gmail.com>  
**Sent:** Wednesday, February 15, 2017 6:02 PM  
**To:** Robb, Melissa  
**Cc:** bmaj4@aol.com; Tully, Tania  
**Subject:** 326 Pell St.

1. For the opening in the wall/ sidewalk width we would like to match the width of the stairs. I meant to note that in the drawings. The existing condition has the wall opening and sidewalk reducing in width at the public sidewalk, we would like to modify the new width to be the same as the new stairs if allowed by the committee.
2. For the stair railing heights, we also would want to keep the new height consistent with the existing railings for both form and function reasons as long as that will keep the new railings within code tolerances. Minor adjustments would be made to accommodate if needed.

Mike

Sent from my iPhone

On Feb 15, 2017, at 4:57 PM, Robb, Melissa <[Melissa.Robb@raleighnc.gov](mailto:Melissa.Robb@raleighnc.gov)> wrote:

Bonnie,

Thank you for your quick reply. I look forward to hearing from your project expert.

Melissa

**From:** [bmaj4@aol.com](mailto:bmaj4@aol.com) [<mailto:bmaj4@aol.com>]  
**Sent:** Wednesday, February 15, 2017 4:53 PM  
**To:** Robb, Melissa  
**Cc:** Tully, Tania; [masonrymedics@gmail.com](mailto:masonrymedics@gmail.com)  
**Subject:** Re: On the way!

Melissa,

I am going to forward your questions to my craftsman and have him reply to you with a copy to me also.

Now I see he has been copied on already so I expect he'll be getting back to you with the answers.

I trust his judgement and agree with your comments concerning the railing.

Bonnie

-----Original Message-----

From: Robb, Melissa <[Melissa.Robb@raleighnc.gov](mailto:Melissa.Robb@raleighnc.gov)>

To: [bmaj4 <bmaj4@aol.com>](mailto:bmaj4@aol.com)

Cc: Tully, Tania <[Tania.Tully@raleighnc.gov](mailto:Tania.Tully@raleighnc.gov)>; masonrymedics <[masonrymedics@gmail.com](mailto:masonrymedics@gmail.com)>

Sent: Wed, Feb 15, 2017 4:03 pm

Subject: FW: On the way!

Bonnie,

I am reviewing your COA application today and have a couple of questions that need clarification.

1. I was unsure by looking at the drawings submitted how wide the opening of the new brick retaining walls is going to be at the sidewalk, as well as how wide the walkway will be. One drawing shows the opening of the brick retaining walls being the same width as the stairs (which would be perhaps the best solution), while a second drawing shows that opening in the brick retaining wall being much narrower than the stairs. The photos show that the existing stairs are much wider than the walkway that lead to the sidewalk. Since one of the reasons for making these changes is to improve the safety of your access to the house it might be wise to make them all the same width.
2. The application indicates that the existing metal railing on both sides of the steps is to be replaced with a railing that matches the existing wood porch railing. It looks like the metal railing is higher than the porch railing where it meets the porch posts. If your new stair railing can match the height of the existing porch railing that would be the best design solution so that it all looks like it was installed at the same time. Since there was no drawing provided we just wanted to clarify this with you before approving the COA.

Please let me know your thoughts about these two items. I look forward to your response.

Many thanks,  
Melissa

**Melissa Robb, Planner II**  
Raleigh Historic Development Commission  
Raleigh Urban Design Center  
One Exchange Plaza, Suite 300  
Raleigh, NC 27601

919.996.2632  
919.516.2684 (fax)  
[melissa.robb@raleighnc.gov](mailto:melissa.robb@raleighnc.gov)

COA process information is available [here](#).

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**From:** Tully, Tania  
**Sent:** Wednesday, February 15, 2017 3:47 PM  
**To:** Robb, Melissa  
**Subject:** FW: On the way!

Tania Georgiou Tully, Planner II  
Historic Preservation  
Urban Design Center  
919.996.2674  
919.516.2684 (fax)  
[tania.tully@raleighnc.gov](mailto:tania.tully@raleighnc.gov)

COA process information is available [here](#).

**From:** [bmaj4@aol.com](mailto:bmaj4@aol.com) [<mailto:bmaj4@aol.com>]  
**Sent:** Friday, February 10, 2017 8:54 AM  
**To:** Tully, Tania  
**Cc:** [masonrymedics@gmail.com](mailto:masonrymedics@gmail.com)  
**Subject:** On the way!



Tania,

It always about communication...

I've been waiting for my brick mason to bring me two things you all needed so I could bring them along with the photo of my house to complete my application.

It turned out he was kind enough to bring them himself. So the picture of my house is on the way to you today. And I hope all will go well.

Bonnie McCreary  
326 Pell Street  
Raleigh, NC 27604

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