

CERTIFICATE OF APPROPRIATENESS PLACARD

for Raleigh Historic Resources

Project Description:

Change to previously approved COA - alteration of rear deck

317 S Boylan Ave

Address

Boylan Heights

Historic District

Historic Property

COA-0205-2018

Certificate Number

12/21/2018

Date of Issue

6/19/2019

Expiration Date

This card must be kept posted 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, _____

Collette R. Kinnane

Raleigh Historic Development Commission

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

collette

Raleigh Historic Development Commission – Certificate of Appropriateness (COA) Application



DEVELOPMENT SERVICES DEPARTMENT

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



<input checked="" type="checkbox"/> Minor Work (staff review) – 1 copy <input type="checkbox"/> Major Work (COA Committee review) – 10 copies <input type="checkbox"/> Additions Greater than 25% of Building Square Footage <input type="checkbox"/> New Buildings <input type="checkbox"/> Demo of Contributing Historic Resource <input type="checkbox"/> All Other <input type="checkbox"/> Post Approval Re-review of Conditions of Approval	<p style="text-align: center;">For Office Use Only</p> Transaction # <u>580575</u> File # <u>COA-0205-2018</u> Fee <u>3000</u> Amount Paid <u>\$3000</u> Received Date <u>12/19/18</u> Received By <u>P. Beat</u>
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Property Street Address 317 S. Boylan Ave

Historic District Boylan Heights

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

Owner's Name Adam Zaytoun

Lot size 0.23 (width in feet) 60 (depth in feet) 168

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 (Label Creator).

Property Address	Property Address
<u>N/A</u>	<u>N/A</u>

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 06/19/2019. 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.

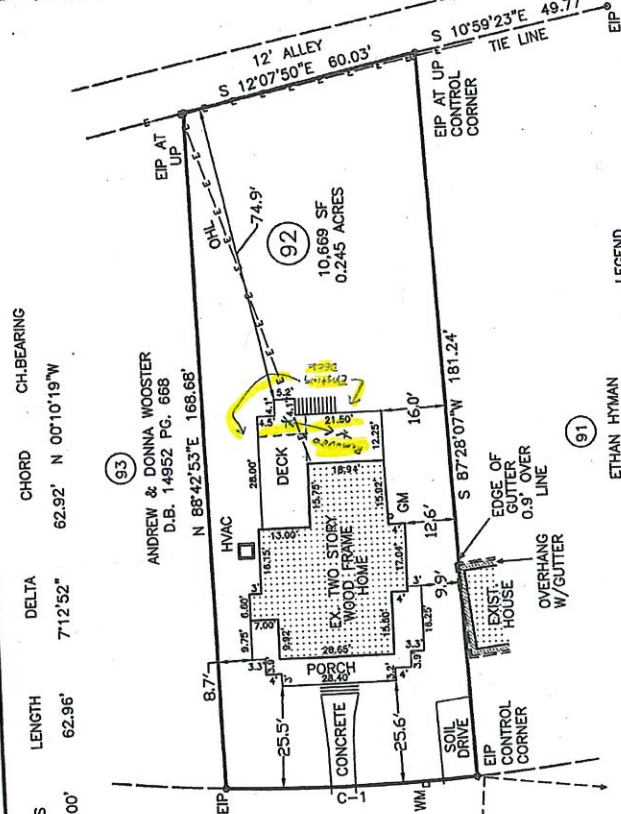
Signature (City of Raleigh) Collette R Km Date 12/21/2018

	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.					
Minor Work (staff review) – 1 copy					
Major Work (COA Committee review) – 10 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 type="checkbox"/>				
2. Description of materials (Provide samples, if appropriate)	<input checked="" type="checkbox"/>				
3. Photographs of existing conditions are required. Minimum image size 4" x 6" as printed. Maximum 2 images per page.	<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 existing and proposed work <ul style="list-style-type: none"> <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 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). Use the <u>Label Creator</u> to determine the addresses.	<input type="checkbox"/>	<input checked="" type="checkbox"/>			
8. Fee (See Development Fee Schedule)	<input type="checkbox"/>				

NOTES
 AREA BY COORDINATES
 NO NCGS CONTROL FOUND WITHIN
 2000'
 PROPERTY SUBJECT TO BOTH ABOVE
 AND/OR BELOW GROUND UTILITIES
 AND/OR EASEMENTS.
 THIS LOT IS NOT LOCATED IN A
 FLOOD HAZARD AREA PER
 F.E.M.A. MAP #1720170300J
 EFF. DATE: 5/2/2006 ZONE X

PHYSICAL SURVEY FOR:
 ADAM ZAYTOUN &
 SARAH JENSEN MABE ZAYTOUN
 317 SOUTH BOYLAN AVENUE
 RALEIGH, NC 27603
 LOT 92 BOYLAN HEIGHTS
 BOOK OF MAPS 1885 PAGE 114
 DEED BOOK 3220 PAGE 449
 PIN #1703376583
 RALEIGH TOWNSHIP
 WAKE COUNTY - NORTH CAROLINA
 SCALE: 1" = 30'

BENTON DEWAR & ASSOCIATES
 PROFESSIONAL LAND SURVEYOR
 5920 HONEYCUTT ROAD
 HOLLY SPRINGS, NC 27540
 (919)-552-9813
 ZAYTOUN/17/650

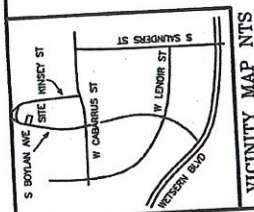


CURVE	RADIUS	LENGTH	DELTA	CHORD	CH. BEARING
C-1	500.00'	62.96'	7°12'52"	62.92'	N 00°10'19"W

93
 ANDREW & DONNA WOOSTER
 D.B. 14952 PG. 668
 N 88°42'53"E 168.68'

LEGEND
 EIP - EXISTING IRON PIPE
 WM - WATER METER
 GM - GAS METER
 HVAC - HEAT/AIR UNIT
 UP - UTILITY POLE
 OHL - OVERHEAD LINES
 D.B. - DEED BOOK
 B.M. - BOOK OF MAPS
 R/W - RIGHT OF WAY

91
 ETHAN HYMAN
 KIM NILSEN
 D.B. 12686 PG. 1637



VICINITY MAP NTS

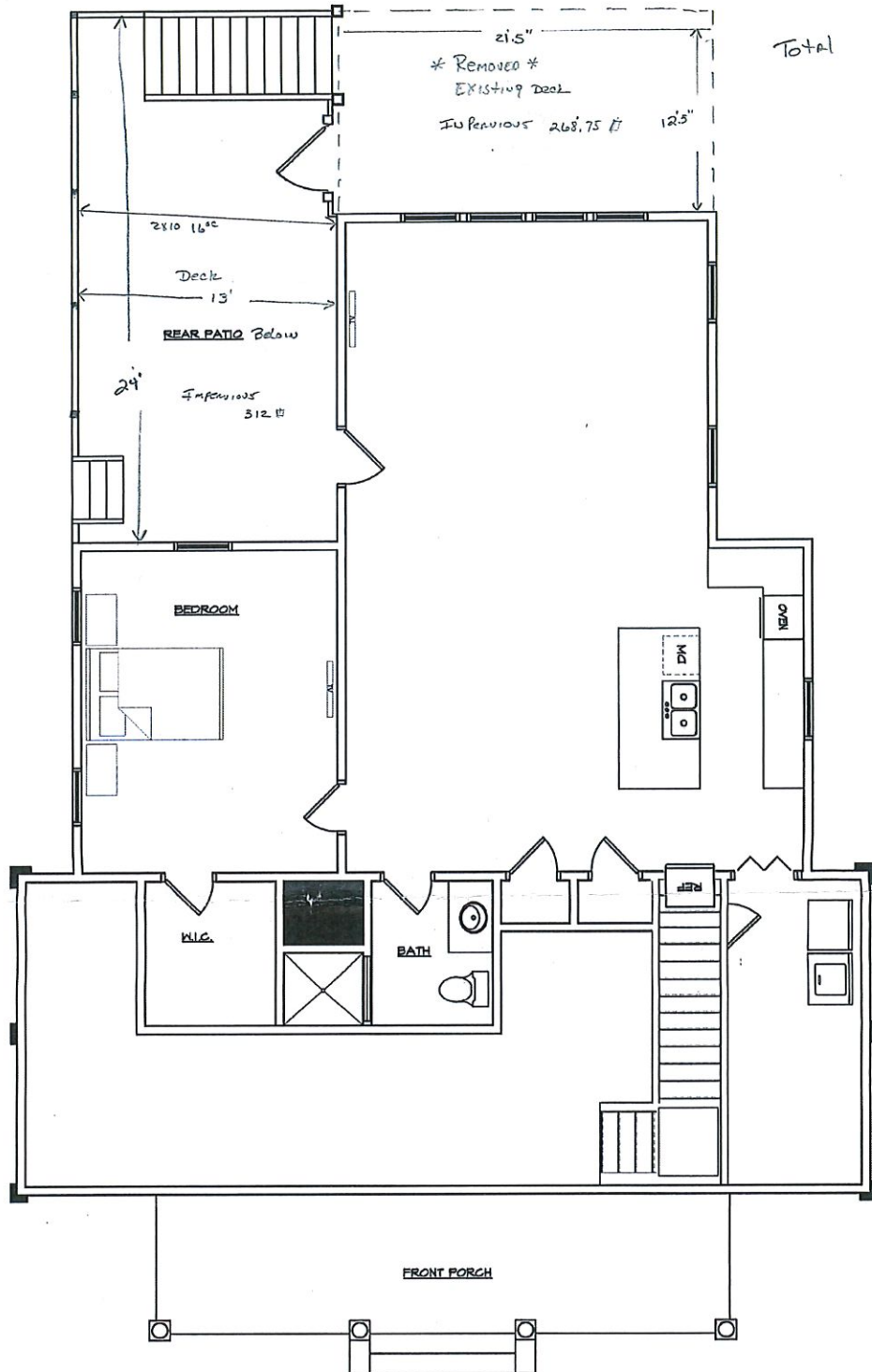
D.B. 12686 PG. 1637

S. BOYLAN AVENUE
 65' PUBLIC R/W

S 07°37'05"W 133.32'
 TIE TO INTERSECTION
 WITH MCCULLOCK ST

I, BENTON W. DEWAR CERTIFY THAT THIS PLAN WAS DRAWN UNDER
 MY SUPERVISION AND THAT THE ACTUAL SURVEY MADE UNDER IT
 WAS CONDUCTED WITH THE HIGHEST ACCURACY AND PRECISION IS 1/10,000'.
 THE BOUNDARIES NOT SURVEYED ARE SHOWN AS APPROXIMATE
 PLATTED FROM INFORMATION FOUND IN BOOK, DEED, OR RECORDS
 PAGE 114, THAT THIS PLAN OF RECORDS PER G.S. 47-39 IS AMENDED
 FOR RECORDING IN THE OFFICE OF RECORDS AND MAPS OF THE DAY OF
 LICENSE NUMBER AND SET THIS DAY OF MAY 20, 2017

PROFESSIONAL LAND SURVEYOR L-3040
 THIS PLAN IS A PRELIMINARY SKETCH OF AN EXISTING
 SURVEY AND IS NOT TO BE USED FOR ANY PURPOSES OF
 MUNICIPALITY ORIGINANCE THAT REGULATES PARCELS OF LAND.



317 S. Boylan Avenue	
FLOOR PLAN	DATE:

Kinane, Collette

From: Adam Zaytoun <adam.zaytoun@gmail.com>
Sent: Wednesday, December 19, 2018 2:53 PM
To: Kinane, Collette
Subject: Fwd: Deck Photo

Hi Collette,

See attached deck photo. Thanks again for your help earlier!

Project Info:

- Address: 317 S Boylan Ave
- COA Transaction #: 580575
- Pending Building Permit Transaction #: 580243

Kind regards,

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Adam Zaytoun
919.673.6326

Begin forwarded message:

From: John Dick <jdick070@gmail.com>
Date: December 19, 2018 at 2:15:46 PM EST
To: Adam Zaytoun <adam.zaytoun@gmail.com>
Subject: Deck Photo

