

City of Raleigh



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035-17-CA

11 S BLOUNT STREET

CAPITOL SQUARE
HISTORIC DISTRICT
(HOD-G)

0 25 50 100
Feet



Nature of Project:
Install 36"x22" painted
sign on site wall.

APPLICANT:
CAMPBELL LAW SCHOOL,
CAMPBELL UNIVERSITY

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



- ☐ Minor Work (staff review) – 1 copy
- ☒ Major Work (COA Committee review) – 10 copies
- ☐ Additions Greater than 25% of Building Square Footage
☐ New Buildings
☐ Demo of Contributing Historic Resource
☒ All Other
- ☐ Post Approval Re-review of Conditions of Approval

For Office Use Only

Transaction # 505865
 File # 035-17-CA
 Fee \$147
 Amount Paid _____
 Received Date 3/6/17
 Received By ACH

Property Street Address 11 South Blount Street

Historic District Capitol Square

Historic Property/Landmark name (if applicable) Horton-Beckham-Bretsches House

Owner's Name Bretsches, LLC (Tony Sigmon, Manager)

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 (Label Creator).

Property Address

Property Address

See attached list and self-addressed envelopes.

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	Campbell Law School, Campbell University (Contact: Dean J. Rich Leonard)
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Mailing Address 225 Hillsborough Street, Su. 401

city Raleigh

State NC

Zip Code 27603

Date March 6, 2017

Daytime Phone 919-865-5878

Email Address leonardjr@campbell.edu

Applicant Signature C. R. Lee

Will you be applying for rehabilitation tax credits for this project? ☐ Yes ☒ No

Did you consult with staff prior to filing the application? ☒ Yes ☐ No

Office Use Only

Type of Work _____

64

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

[illegible]

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 _____. 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) _____ Date _____

	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</u> (staff review) – 1 copy <u>Major Work</u> (COA Committee review) – 10 copies			X		
1. <u>Written description</u> . 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"/>		X		
2. <u>Description of materials</u> (Provide samples, if appropriate)	<input checked="" type="checkbox"/>		X		
3. <u>Photographs</u> of existing conditions are required. Minimum image size 4" x 6" as printed. Maximum 2 images per page.	<input checked="" type="checkbox"/>		X		
4. <u>Paint Schedule</u> (if applicable)	<input type="checkbox"/>	<input checked="" type="checkbox"/>			X
5. <u>Plot plan</u> (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"/>	X		
6. <u>Drawings</u> 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"/>	X		
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 checked="" type="checkbox"/>	<input type="checkbox"/>	X		
8. <u>Fee</u> (See <u>Development Fee Schedule</u>)	<input checked="" type="checkbox"/>		X		

1703789953
BRETSCH LLC
214 NEW BERN PL
RALEIGH NC 27601-1416

1703786949
NORTH CAROLINA STATE OF
STATE PROPERTY OFFICE
116 W JONES ST
RALEIGH NC 27603-1300

1703787737
TRUSTEES OF EDENTON STREET UNITED
METHODIST CHURCH...
228 W EDENTON ST
RALEIGH NC 27603-1714

1703788771
WAKE COUNTY
WAKE COUNTY ATTORNEY'S OFFICE
PO BOX 550
RALEIGH NC 27602-0550

1703788787
MARBLES KIDS MUSEUM
201 E HARGETT ST
RALEIGH NC 27601-1437

1703789747
RALEIGH CITY OF
PO BOX 590
RALEIGH NC 27602-0590

1703798092
200 NEW BERN PL LLC
GRAY WOLF HOLDINGS INC
7 CORPORATE CENTER CT STE B
GREENSBORO NC 27408-3839

1703799072
P3 ASSOCIATES
5625 GREENEVERS DR
RALEIGH NC 27613-6198

1703881970
BLOUNT HOURLY PARKING SERVICE LLC
3323 ALLEGHANY DR
RALEIGH NC 27609-6903

1703890062
DANER LLC
214 NEW BERN PL
RALEIGH NC 27601-1416

1703891014
RALEIGH CITY OF
PO BOX 590
RALEIGH NC 27602-0590

1703891065
RALEIGH CITY OF
PO BOX 590
RALEIGH NC 27602-0590

Sign for Campbell Community Law Clinic at 11 S. Blount Street

Written Description of Project

Campbell Law School requests approval to install a sign on the brick wall in front of its Campbell Community Law Clinic at 11 S. Blount Street. The proposed location for the sign is on the south end of the approximately 37" high brick retaining wall that extends from the walkway for the building along Blount Street and curves around along Morgan Street, outlining the front yard and the southside yard. The sign will face S. Blount Street at the corner of S. Blount and E. Morgan Streets, which is the most visible location from each of these two one-way streets. Please see attached plot plan with location denoted and the photographs showing existing conditions and sign in proposed location.

Campbell Law School and its sign vendor have designed a sign that will enhance the architectural integrity of the building, and its materials, size, scale, and color are compatible with the character of the house and the district.

The dimensions of this rectangular sign are 36 inches long by 22 inches tall. See attached photos of sign design, colors, and dimensions.

The sign will be constructed of wood, painted using colors outlined below. The colors are the same colors found on the house.

1. The border of the sign will be painted the salmon color on the trim of the house and porch. This is a custom Sherwin Williams color named Rear Trim, composed of four different colors.
2. The main field of the sign will be SW Aloof Gray, which is the main color of the house.
3. The sign lettering and border outline will be black.

The sign will be placed near the top of the brick wall just below the top row of bricks for better visibility.

While the Section 2.8 (Signage) of the Historic Development Commission's Design Guidelines states that for commercial adaptive uses in historic districts with residential character, as is the case with the Capitol Square District, that small simple constructed signs affixed to the body of the building near the front door are considered appropriate, there are several unique circumstances that the commission members should take into consideration with regard to the Horton-Beckham-Bretsch House.

Although housed in a residential structure, the Campbell Community Law Clinic is a non-profit organization which requires high visibility to its clients and the community it serves to be successful. The Capitol Square Historic District has a mix of commercial and residential properties, and the Horton-Beckham-Bretsch House is located adjacent to the Downtown Raleigh commercial district, across both streets on which it is situated.

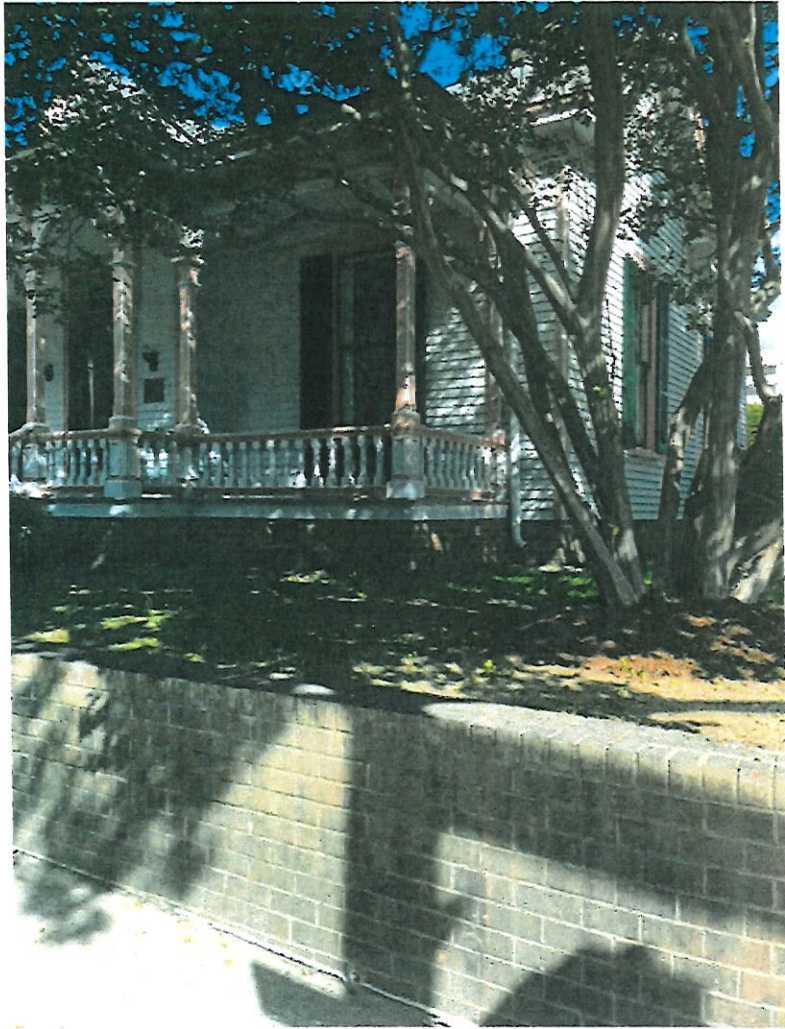
This proposed location will be more visible to both vehicle and pedestrian traffic than two possible locations on the body of the building which are considered appropriate in the Capitol Square Historic District. One location on the front of the house, immediately to the left of the door and below or above the light, is 27 inches wide and would support only a 22-in sign. The other location is on the front wall of the house on the Morgan Street side between the door and the window. Although the wall space is 50 inches wide, the front façade is recessed approximately three feet from the front door, making it less visible. Both locations are blocked by trees, porch posts, and street parking signage. The fact that traffic on both of the cross streets of Blount and Morgan are one-way make it difficult to see a sign affixed to the house from either the southbound Blount Street or the eastbound Morgan Street.

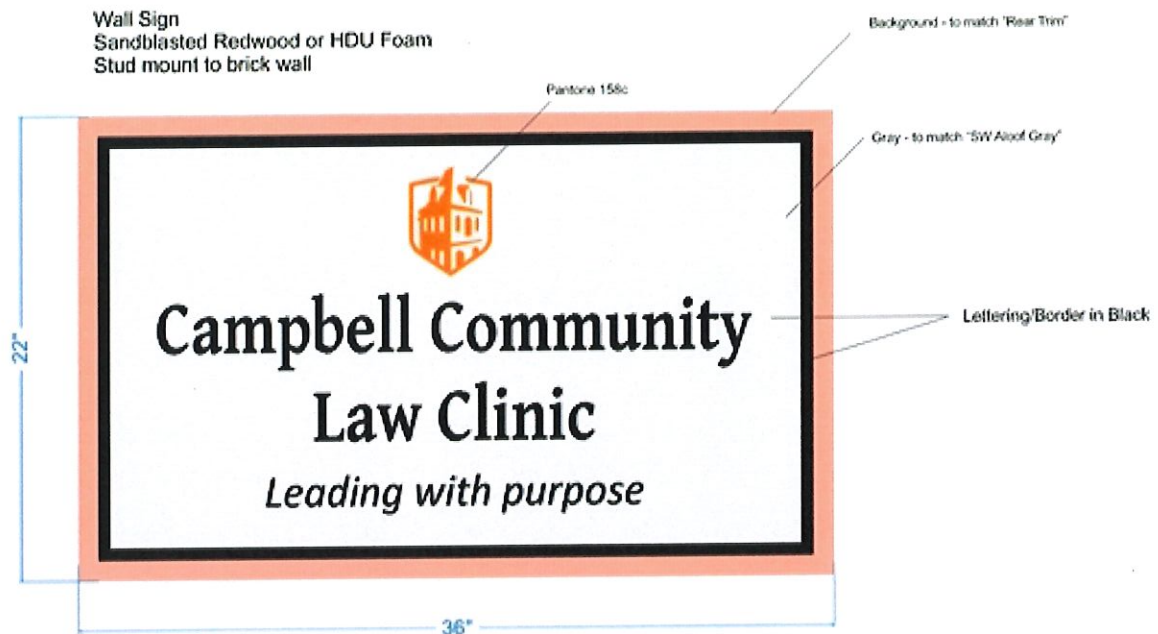
Also, per the Guidelines, the alternative of "...applying a sign to the glazing of a storm or front door as is seen along North Blount Street" would probably not be a good option as the front door glass panels on 11 South Blount Street are extremely narrow.

The sign that we propose is compatible in material, size, color, scale, and character with the structure and does not obstruct or damage any facades or architectural details of the house.













S. BLOUNT STREET
66' PUBLIC R/W

