Certificate of Appropriateness Placard
for Raleigh Historic Resources

608 S Boylan Avenue
Address

Boylan Heights
Historic District

Historic Property
098-18-MW
Certificate Number
06-22-2018
Date of Issue
12-22-2018
Expiration Date

Project Description:

- Add railing around front porch
- Change exterior paint colors

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, [Signature]
Raleigh Historic Development Commission

Pending the resolution of appeals, commencement of work is at your own risk.
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 #
File # 098.18-MW
Fee $59.00
Amount Paid $59.00
Received Date 9/14/18
Received By Lynda

Property Street Address 608 S Boylan Ave

Historic District Boylan Heights

Historic Property/Landmark name (if applicable)

Owner’s Name Jordan Lewis

Lot size 6048 sq ft (width in feet) 151.21 (depth in feet) 40

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).

<table>
<thead>
<tr>
<th>Property Address</th>
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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 Jordan Lewis
Mailing Address 608 S Boylan Ave
City Raleigh State NC Zip Code 27603
Date 4/29/2018 Daytime Phone 4438124789
Email Address dukejal@gmail.com

Applicant Signature

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 51, 57

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

<table>
<thead>
<tr>
<th>Section/Page</th>
<th>Topic</th>
<th>Brief Description of Work (attach additional sheets as needed)</th>
</tr>
</thead>
<tbody>
<tr>
<td>2.4</td>
<td>Paint and Paint Color</td>
<td>Exterior paint color change: From - 2 shades of green, red, white, brown To- pink, gray, white</td>
</tr>
<tr>
<td>2.8</td>
<td>Entrances, Porches and Balcony</td>
<td>Front porch balcony: Add protective wooden railing all around porch for safety and consistency. Will be added to mimic those present already on front porch.</td>
</tr>
</tbody>
</table>
### 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 [2/22/2018]. 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) [Signature] Date 06/22/2018

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### TO BE COMPLETED BY APPLICANT

<table>
<thead>
<tr>
<th>TO BE COMPLETED BY APPLICANT</th>
<th>YES</th>
<th>N/A</th>
<th>TO BE COMPLETED BY CITY STAFF</th>
<th>YES</th>
<th>NO</th>
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</table>

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.)

2. **Description of materials** (Provide samples, if appropriate)

3. **Photographs** of existing conditions are required. Minimum image size 4" x 6" as printed. Maximum 2 images per page.

4. **Paint Schedule** (if applicable)

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.

6. **Drawings** showing existing and proposed work
   - Plan drawings
   - Elevation drawings showing the façade(s)
   - Dimensions shown on drawings and/or graphic scale (required)
   - 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.

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 Label Creator to determine the addressees.

8. **Fee (See Development Fee Schedule)**

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*WWWW.RALEIGHNC.GOV*  
*REVISION 08.29.16*
<table>
<thead>
<tr>
<th>Color Schedule</th>
<th>Paint Color</th>
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</thead>
<tbody>
<tr>
<td>1 Body of House</td>
<td>Rosebud SW6288</td>
</tr>
<tr>
<td>2 Roofing</td>
<td>Gray Shingle/Metal Roof</td>
</tr>
<tr>
<td>3 Foundation</td>
<td>Peppercorn SW7674</td>
</tr>
<tr>
<td>4 Porch Floor</td>
<td>Peppercorn SW7674</td>
</tr>
<tr>
<td>5 Railing</td>
<td>Snowbound SW7004</td>
</tr>
<tr>
<td>6 Columns</td>
<td>Snowbound SW7004</td>
</tr>
<tr>
<td>7 Entrance Door</td>
<td>Peppercorn SW7674</td>
</tr>
<tr>
<td>8 Cornice</td>
<td>Snowbound SW7004</td>
</tr>
<tr>
<td>9 Corner Boards</td>
<td>Snowbound SW7004</td>
</tr>
<tr>
<td>10 Window Sash</td>
<td>Peppercorn 7674</td>
</tr>
<tr>
<td>11 Shutter</td>
<td>N/A</td>
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<tr>
<td>12 Door &amp; Window Trim</td>
<td>Snowbound SW7004</td>
</tr>
<tr>
<td>13 Rake</td>
<td>Snowbound SW7004</td>
</tr>
<tr>
<td>14 Porch Ceiling</td>
<td>Soar SW6799</td>
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<td>15 Other</td>
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</table>
Section 1 - Written Description

This project consists of two main sections. The first is an addition of a railing around the front porch that did not previously exist. The second is a repaint of the exterior of the home.

1. Railing addition
   - When we purchased the home, there was only a railing on one side of the front porch. We feel this poses a safety hazard. We would like to add railings to the other sides of the porch to encapsulate the border of the porch to ensure no accidental falls. Photographs of existing railing shown in section 3, Photographs.

2. Exterior Paint Change
   - When the home was flipped, two different exterior colors were used for the body of the house. We would like to change the color scheme of the home. Paint schedule attached. Current Paint color photographs shown in section 3, Photographs.
Section 3 – Photographs

1. Railing Addition – Existing Railings
2. Existing Paint Colors
Hi Melissa,

On Monday, I put a minor work certificate of appropriateness application. I realized after sending that I was missing pictures to illustrate where new railings would go on the front porch. I have attached a word document with those pictures. Could you please add it to my application when it arrives? Thanks so much for your help and let me know if you have any questions about my application.

Best,
Jordan
New Fencing around exterior of front porch
RALEIGH HISTORIC DISTRICTS COMMISSION

Railing Cross-section
SUGGESTED DESIGN

Note: top rail can be rounded or cut to slope from center

2" x 4"

1" x 3" casing mold

2" x 2" @ 4" on center

2" x 4"
PORCH RAILING & COLUMN BASE DESIGN (as amended, 2/25/87)
703-709 W. SOUTH ST.

2x4
1x3 casing mold

2x2
(4" o.c.)

2x4
2x4 (center support)

36"

10"
5.5"

All lumber to be painted white
(to match trim color).
We will be copying what you sent us. Thanks!

On Fri, Jun 22, 2018 at 3:28 PM Kinane, Collette <Collette.Kinane@raleighnc.gov> wrote:

Hi, Jordan –

I wanted to check in and make sure I fully understood your last email. Will you be sending in a new drawing for your railing or copying one of those that I sent you? If you’re choosing the latter option, just let me know which one you were going to use and I’ll add it to your application.

Thanks,

Collette

Collette R. Kinane
Preservation Planner II

Raleigh Urban Design Center
One Exchange Plaza, Suite 300 | Raleigh, NC 27601
919-996-2649 | raleighnc.gov

From: Jordan Lewis [mailto:dukejal@gmail.com]
Sent: Tuesday, June 12, 2018 4:53 PM

To: Kinane, Collette <Collette.Kinane@raleighnc.gov>
Cc: Robb, Melissa <Melissa.Robb@raleighnc.gov>
Subject: Re: 608 S Boylan COA Status
Hi Collette,

I tried calling today and left a message. Please confirm the requirements about the railing and also whether the colors we chose are considered appropriate.

Thanks,
Jordan

On Thu, Jun 7, 2018 at 5:53 PM, Jordan Lewis <dukejal@gmail.com> wrote:

Also, are our paint colors ok?

Jordan

On Thu, Jun 7, 2018 at 5:44 PM Jordan Lewis <dukejal@gmail.com> wrote:

Collette,

The first railing installed was done so by the previous owners. So, I am required to replace part of it as well if I want to add more railings?

Jordan

On Thu, Jun 7, 2018 at 5:39 PM Kinane, Collette <Collette.Kinane@raleighnc.gov> wrote:

Hi, Jordan –

I apologize for the delay. It appears that the railing that was installed due to the building inspections issue did not receive a COA. Because of this, it is considered “after-the-fact” and is reviewed as if it is not yet built. The top portion of the railing design is more like that which you would see on a modern deck and is not considered
Hi Melissa,

Is it possible to get an estimated date of completion for the COA regarding 608 S Boylan Ave. We really need to give our contractors a verdict so they can procure materials and begin our project. We have had them under deposit for a long time and have had sample paint strips on our house since about the beginning of May, the time we filed.

Thanks,

Jordan Lewis

443-812-4789
Section 2 – Description of Materials

1. Railing Addition
   a. Cedar wood in the style as shown in existing railing.

2. Paint
   a. Exterior Sherwin Williams Super Paint 100% Acrylic in Colors Shown according to paint schedule: