



CERTIFICATE OF APPROPRIATENESS PLACARD

for Raleigh Historic Resources

Project Description:

Alter windows; install new windows

609 E Lane St

Address

Oakwood

Historic District

Historic Property

COA-0017-2020

Certificate Number

3/12/2020

Date of Issue

9/12/2020

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, _____

Evin North

Raleigh Historic Development Commission

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

Type or print the following:

Applicant name: WILLIAM MADISON

Mailing address: P O BOX 6177

City: RALEIGH

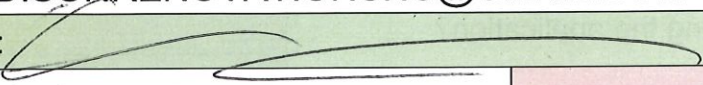
State: NC

Zip code: 27628

Date: 01/28/2020

Daytime phone #: 919.422.6039

Email address: MADISONRENOVATIONSNC@GMAIL.COM

Applicant signature: 

Minor work (staff review) – one copy

Major work (COA committee review) – ten
copies

Additions > 25% of building sq. footage

New buildings

Demolition of building or structure

All other

Post approval re-review of conditions of
approval

Office Use Only

Transaction #: _____

File #: COA-0017-2020

Fee: _____

Amount paid: _____

Received date: _____

Received by: _____

Property street address: 609 EAST LANE STREET RALEGH NC 27604

Historic district: OAKWOOD

Historic property/Landmark name (if applicable):

Owner name: KIMBERLIE MEEKER

Owner mailing address: 601 VIRGINIA AVE RALEGH NC 27604

For applications that require review by the COA Committee (major work), provide addressed and stamped envelopes for owners for all properties with 100 feet on all sides of the property, as well as the property owner.

Property Owner Name & Address	Property Owner Name & Address

I understand that all major work applications that require review by the Raleigh Historic Development Commission's COA Committee must be submitted by 4 p.m. on the date of the application deadline; otherwise, consideration will be delayed until the following committee meeting. An incomplete application will not be accepted.

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: <u>84, 85</u>
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Design Guidelines: please cite the applicable sections of the design guidelines (www.rhdc.org).		
Section/Page	Topic	Brief description of work (attach additional sheets as needed).
2.7.1	windows	Replace the existing 1980 windows with the original windows (saved inside the house) on hte left isde of the house
2.7.1	windows	replace the left side short 1980 window with a matching larger unit to match the rest of hte windows on the house

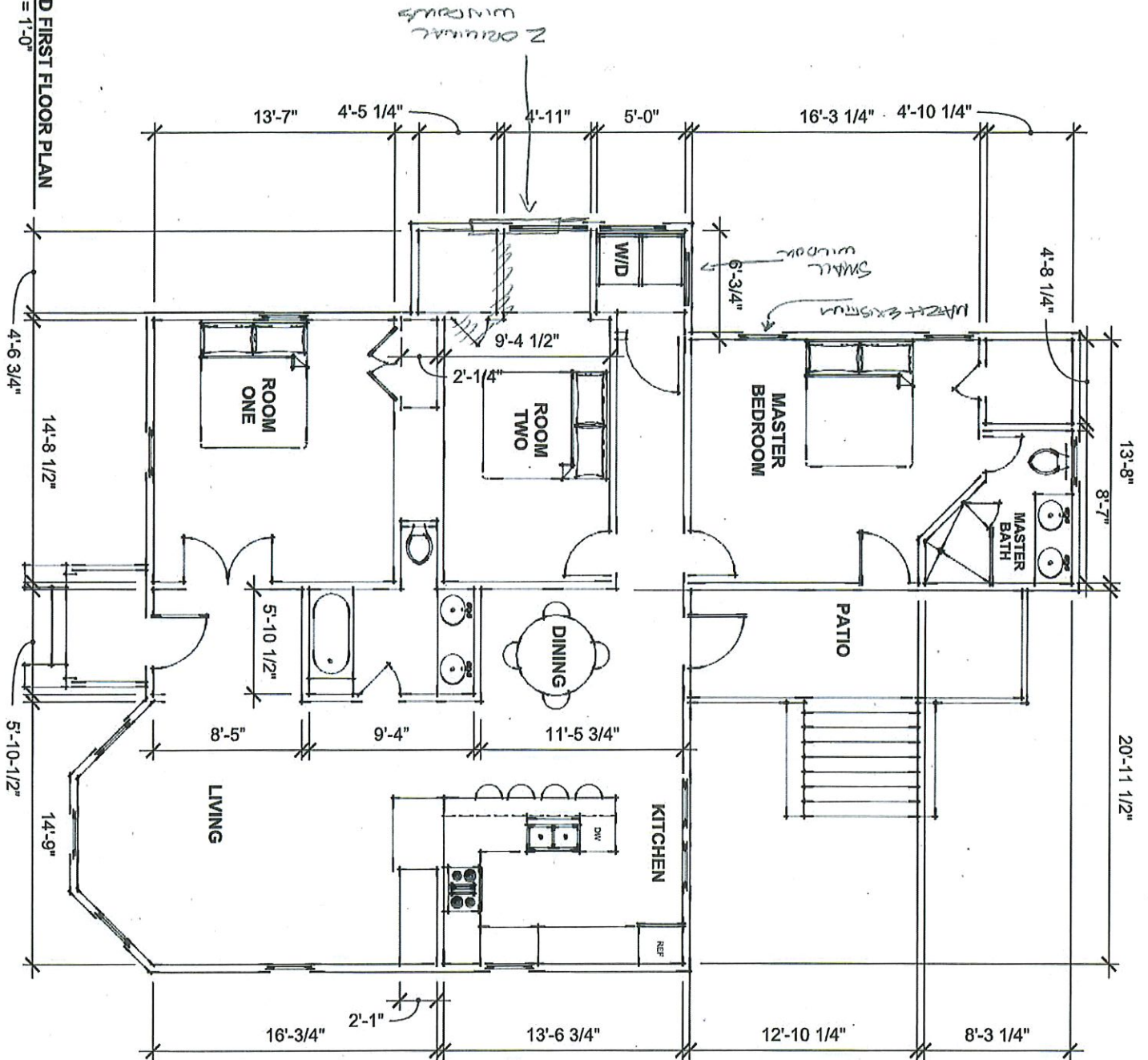
Minor Work Approval (office use only)

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 09/12/2020.

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) Eini Morth Date 03/12/2020

PROPOSED FIRST FLOOR PLAN
Scale: 1/8" = 1'-0"



08

A

DRAWN BY
BF
DESCRIPTION
Floor Plan
Proposed Conditions

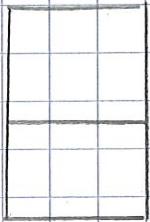
PROJECT NO.
01
PROJECT
609 Lane St.

ISSUE
1.10.20
RE-ISSUE
NA

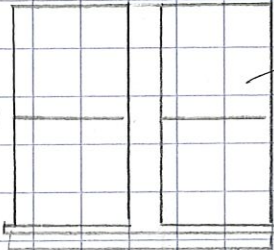
CLIENT
Wright Projects LLC
301 Fayetteville St.
Suite 2808
Raleigh, NC 27601

C
P
E
R

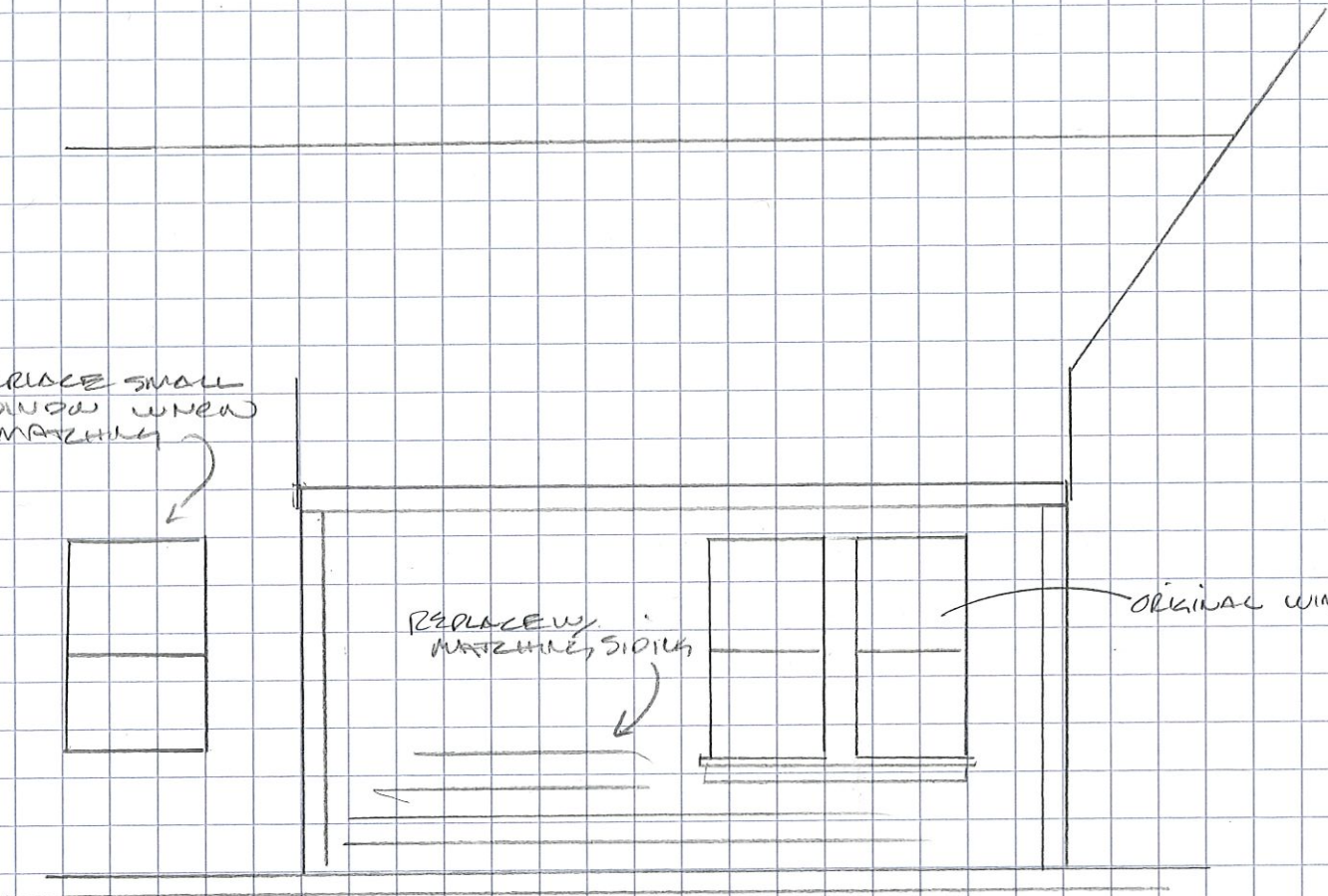
REPLACE SMALL
WINDOW WITH
MATCHING



REPLACE W/
MATCHING SIDING



ORIGINAL WINDOWS





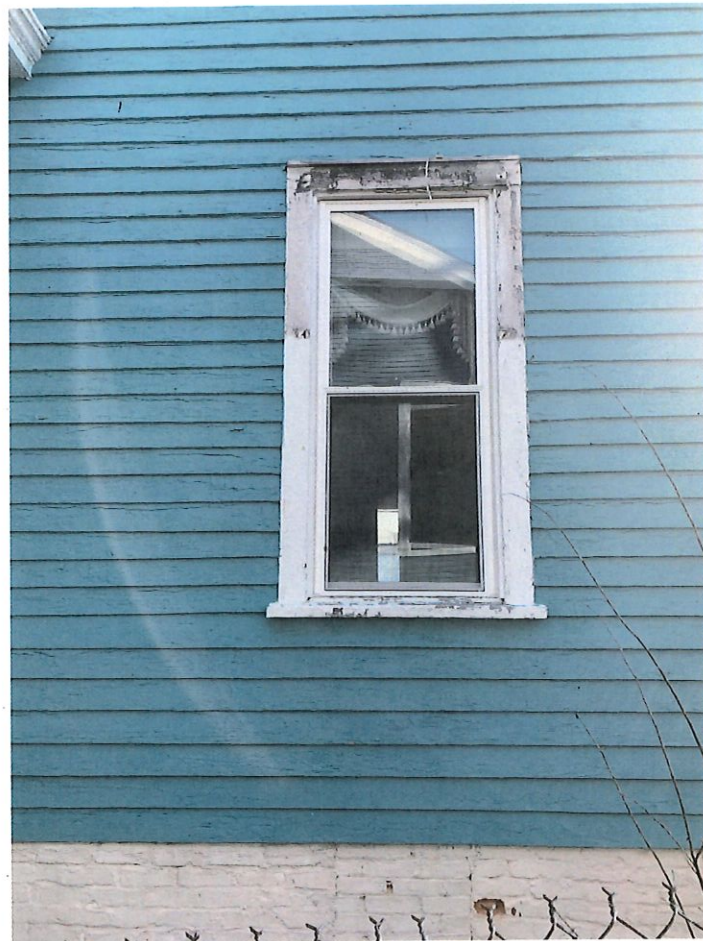
* LEFT SIDE OF HOUSE - ENCLOSED PORCH

* REMOVE EXISTING SLIDER WINDOWS
AND REPLACE WITH THE
ORIGINAL WINDOWS

* WATER EXISTING SIDING 1X8 AND
1X4 CASING AROUND WINDOWS



*TYPICAL WINDOW LEFT SIDE



LEFT SIDE OF HOUSE

EXISTING SIDE
WINDOW

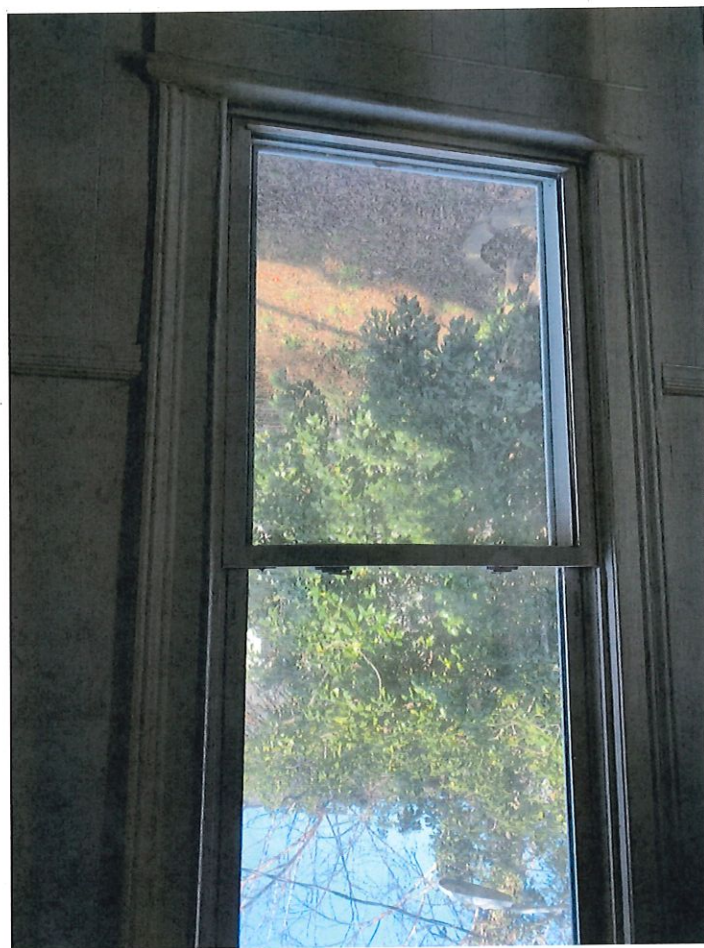


REPLACE THIS
WINDOW WITH
MATCHING, NEW
WINDOW -

MATCH 1X4 CASING
AND 1X8
SIDING

* EXISTING WINDOWS FOUND ON INTERIOR WALL THAT
ARE THE ORIGINAL WINDOWS - PROPOSE REUSING ON
THE NEW BEDROOM WALL





* INTERIOR VIEW OF EXISTING VINYL REPLACEMENT
WINDOW ON ENTIRE HOUSE



Madison Renovations Raleigh Historic

Quote #: UCVJHSB

A Proposal for Window and Door Products prepared for:

Shipping Address:

BMC-RALEIGH NC
3000 YONKERS RD
RALEIGH, NC 27604-3232



JIM SELDEN
BMC-RALEIGH NC
8020 ARCO CORPORATE DR STE 400
RALEIGH, NC 27617-2038
Phone: (919) 838-2627
Fax: (919) 838-2525
Email: jim.selden@buildwithbmc.com

This report was generated on 3/4/2020 8:01:32 AM
using the Marvin Order Management System,
version 0003.01.01 (Current). Price in USD. Unit
availability and price are subject to change. Dealer
terms and conditions may apply.

Featuring products from:

MARVIN 

UNIT SUMMARY

The following is a schedule of the windows and doors for this project. For additional unit details, please see Line Item Quotes.

Additional charges, tax or Terms and Conditions may apply. Detail pricing is per unit.

NUMBER OF LINES: 1

TOTAL UNIT QTY: 1

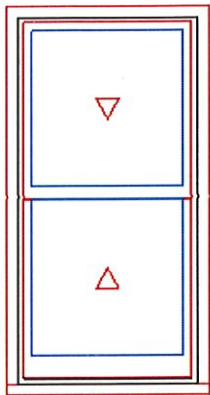
LINE	MARK UNIT	PRODUCT LINE	ITEM	QTY
1		Ultimate Wood	Double Hung CN 2828 RO 34 3/8" X 65 1/2" Entered as CN 2828	1

LINE ITEM QUOTES

The following is a schedule of the windows and doors for this project. For additional unit details, please see Line Item Quotes. Additional charges, tax or Terms and Conditions may apply. Detail pricing is per unit.

Line #1	Mark Unit:			
Qty: 1				

MARVIN 



As Viewed From The Exterior

Entered As: CN
CN 2828
FS 33 3/8" X 65"
RO 34 3/8" X 65 1/2"
Egress Information
Width: 29 13/16" Height: 26 1/4"
Net Clear Opening: 5.43 SqFt
Performance Information
U-Factor: 0.29
Solar Heat Gain Coefficient: 0.29
Visible Light Transmittance: 0.51
Condensation Resistance: 57
CPD Number: MAR-N-68-05547-00001
ENERGY STAR: NC

Primed Pine Exterior
Bare Pine Interior
Ultimate Wood Double Hung
CN 2828
Rough Opening w/ Subsill
34 3/8" X 65 1/2"
Top Sash
Primed Pine Sash Exterior
Bare Pine Sash Interior
IG - 1 Lite
Low E2 w/Argon
Stainless Perimeter Bar
Putty Exterior Glazing Profile
Ovolo Interior Glazing Profile
Bottom Sash
Primed Pine Sash Exterior
Bare Pine Sash Interior
IG - 1 Lite
Low E2 w/Argon
Stainless Perimeter Bar
Putty Exterior Glazing Profile
Ovolo Interior Glazing Profile
Satin Taupe Sash Lock
Beige Jamb Hardware
Aluminum Screen
Stone White Surround
Charcoal Fiberglass Mesh
4 9/16" Jamb
Primed Pine BMC
Primed Pine Simulated Thick Subsill
No Installation Method
***Note: Unit Availability and Price is Subject to Change

Terms and Conditions

Note: IMPORTANT - QUOTE IS VALID FOR 30 DAYS. This is a NON-STOCK, NON-RETURNABLE SPECIAL ORDER. My signature below indicates that I have approved the items ordered, quantities, and price. It is the responsibility of the Builder/Purchaser to ensure that all windows and doors in the quote are in accordance with, but not limited to, the following:

1. All current Zoning requirements.
2. All current Fire regulations.
3. All current Building Standard regulation, including but not limited to, the local Building code.

Presented by: _____ Date: _____

Purchaser: _____ Date: _____

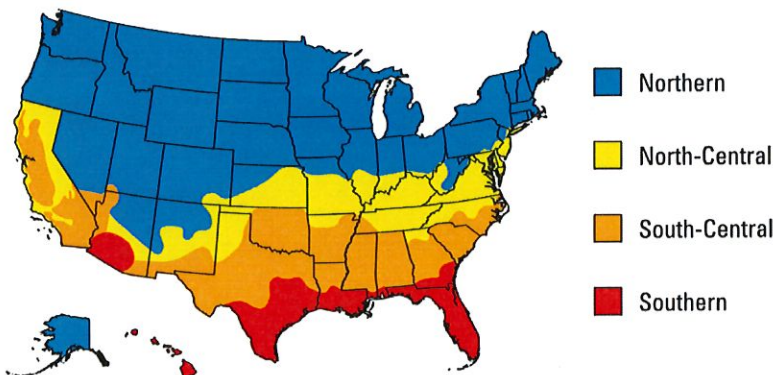
Product and Performance Information

NFRC energy ratings and values may vary depending on the exact configuration of glass thickness used on the unit. This data may change over time due to ongoing product changes or updated test results or requirements.

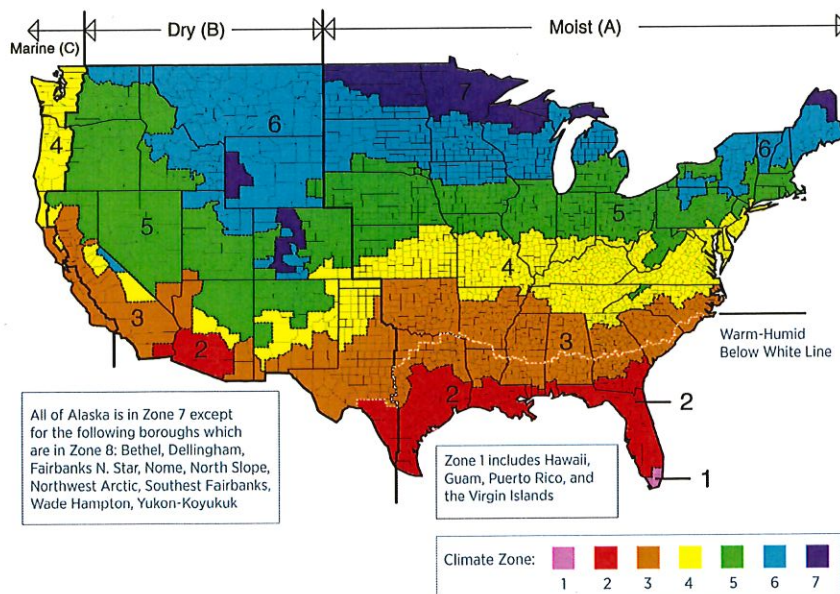
The National Fenestration Rating Council (NFRC) has developed and operates a uniform national rating system for the energy performance of fenestration products, including windows and doors. For additional information regarding this rating system, see www.nfrc.org.

NFRC energy values and ratings may change over time due to ongoing product changes, updated test results or requirements.

Review the map below to determine if your units meet ENERGY STAR for your location.



International Energy Conservation Code (IECC) Climate Regions

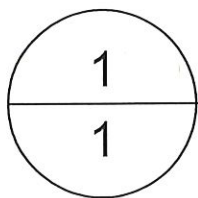
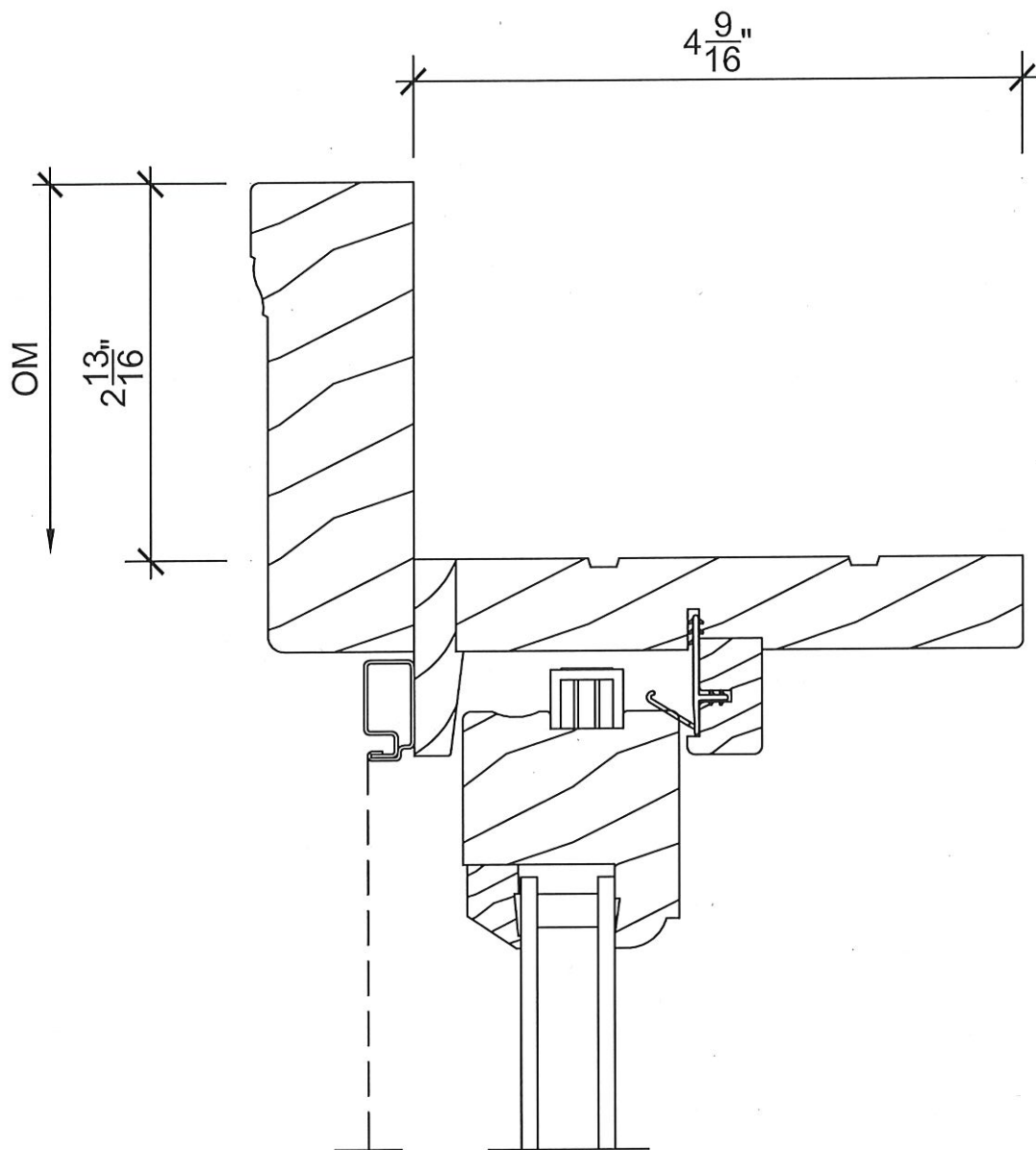


PURCHASE APPROVAL/SIGN OFF

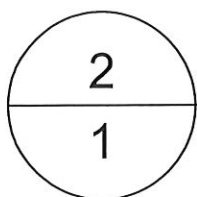
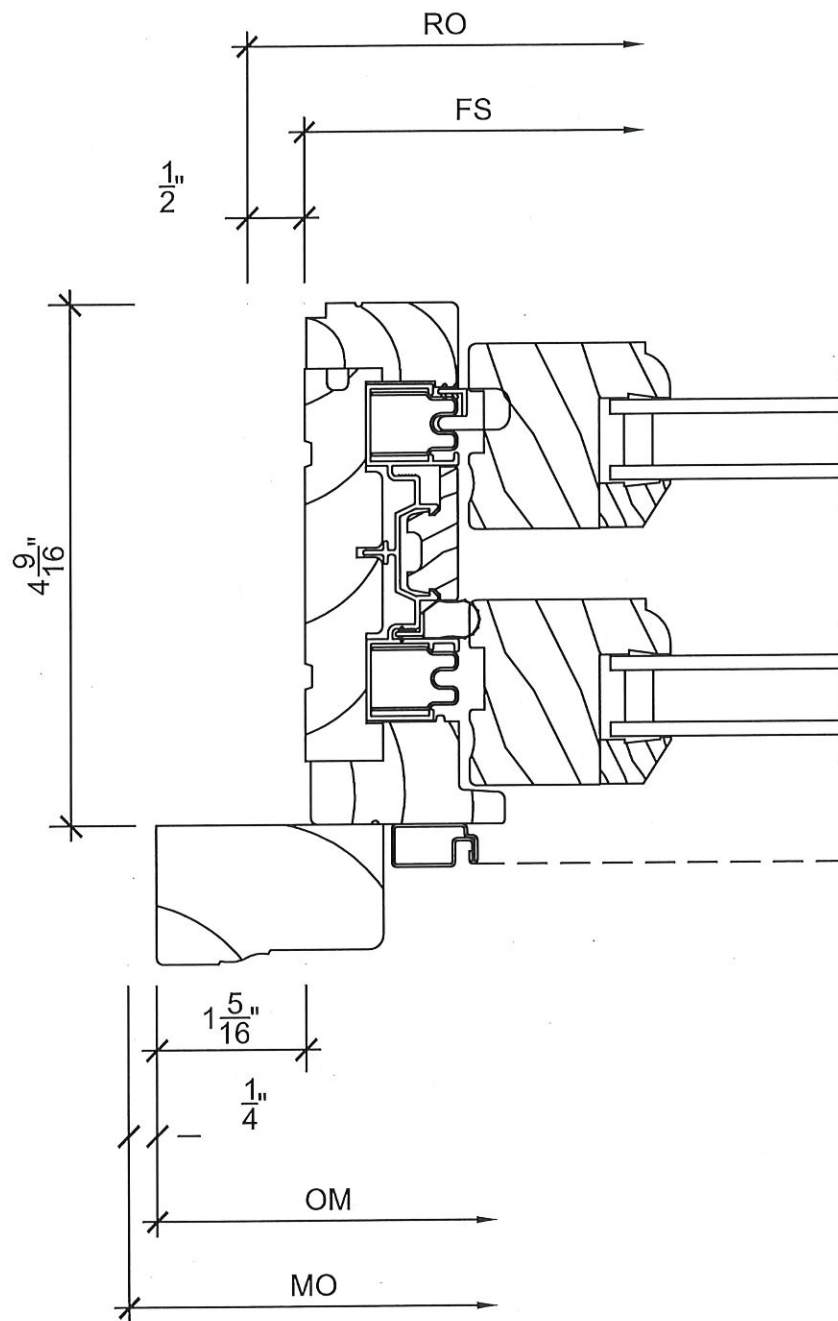
I have reviewed all line item quotes in detail and agree that the product specifications and pricing are accurate, and I approve the project for order. I acknowledge that additional charges, tax or Terms and Conditions may apply.

Seller: _____

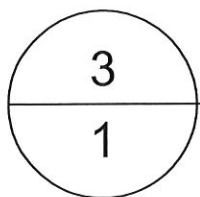
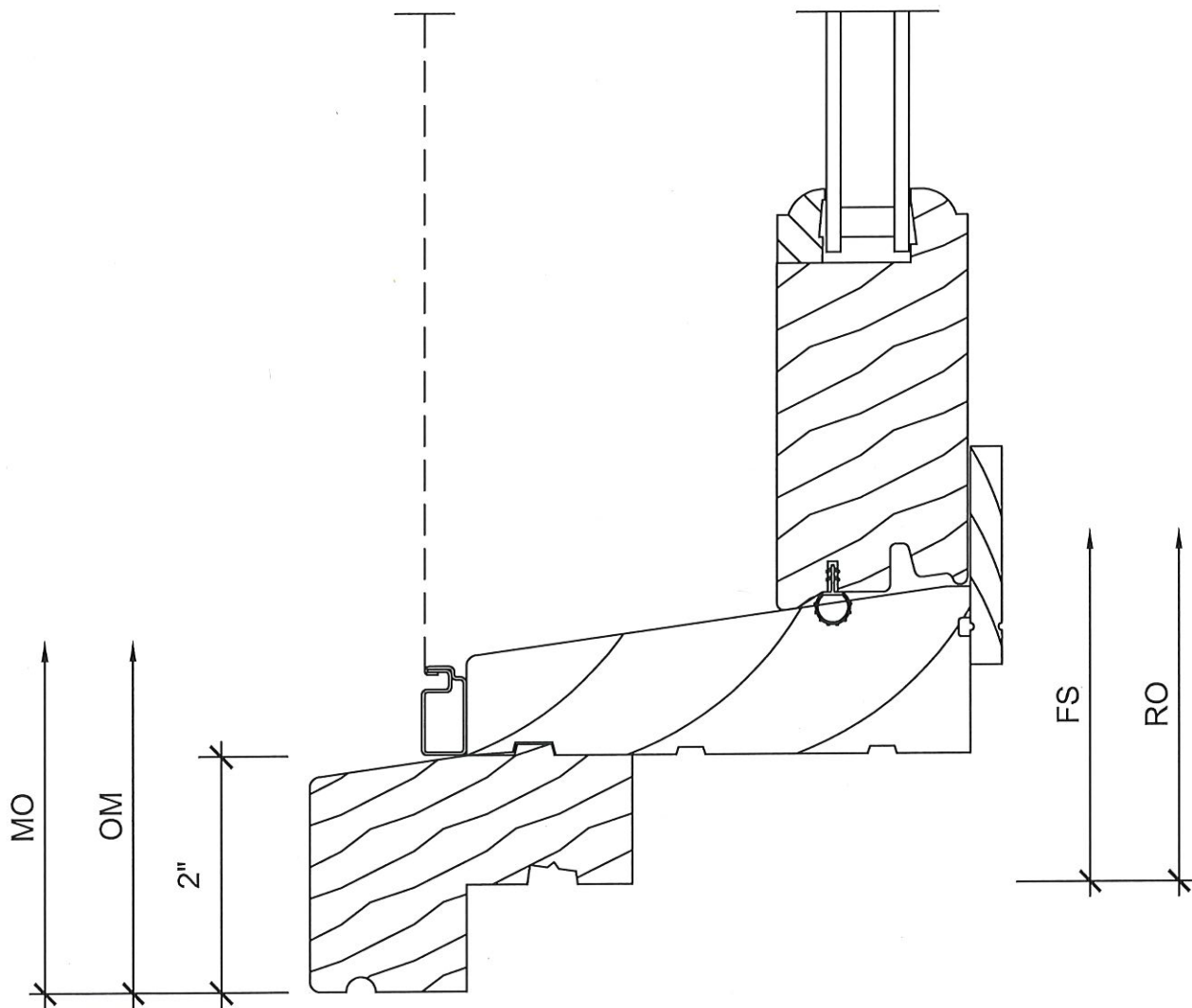
Buyer: _____



Head



Jamb



Sill

From: [Will Madison](#)
To: [Morton, Erin](#)
Cc: [Tully, Tania](#); [Kinane, Collette](#)
Subject: Re: 609 E. Lane St - Minor Work COA
Date: Thursday, March 5, 2020 3:22:58 PM

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you verify that the attachment and content are safe. If you believe this email is suspicious, please click the 'Phish Alert' link in the banner to report this message.

The larger one that looks like the old trim.

Sent from my iPhone

On Mar 5, 2020, at 3:15 PM, Morton, Erin <Erin.Morton@raleighnc.gov> wrote:

Will,

Thank you for the clarification and the section drawings. You have provided two header details – which is the detail that will be used for the new window?

Best,
Erin

Erin Morton
Preservation Planner II

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

From: madisonrenovationsnc@gmail.com <madisonrenovationsnc@gmail.com>
Sent: Thursday, March 5, 2020 2:17 PM
To: Morton, Erin <Erin.Morton@raleighnc.gov>
Cc: Tully, Tania <Tania.Tully@raleighnc.gov>; Kinane, Collette <Collette.Kinane@raleighnc.gov>
Subject: RE: 609 E. Lane St - Minor Work COA

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you verify that the attachment and content are safe. If you believe this email is suspicious, please click the 'Phish Alert' link in the banner to report this message.

It is clear glass, no tint

From: Morton, Erin <Erin.Morton@raleighnc.gov>

Sent: Wednesday, March 4, 2020 10:38 AM
To: Will Madison <madisonrenovationsnc@gmail.com>
Cc: Tully, Tania <Tania.Tully@raleighnc.gov>; Kinane, Collette
<Collette.Kinane@raleighnc.gov>
Subject: RE: 609 E. Lane St - Minor Work COA

Will,

Thank you for the additional window information – that is a great start. We will need a window section of the proposed product for the file. We also noted that the product data in the attached quote calls for Low-E glass. Please make sure that you install clear glass, rather than tinted, as tinted glass would be incongruous with the historic character of the neighborhood.

Thanks and hope to hear from you soon.

Best,
Erin

Erin Morton
Preservation Planner II

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

From: Will Madison <madisonrenovationsnc@gmail.com>
Sent: Wednesday, March 4, 2020 8:23 AM
To: Morton, Erin <Erin.Morton@raleighnc.gov>
Cc: Tully, Tania <Tania.Tully@raleighnc.gov>; Kinane, Collette
<Collette.Kinane@raleighnc.gov>
Subject: Re: 609 E. Lane St - Minor Work COA

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you verify that the attachment and content are safe. If you believe this email is suspicious, please click the 'Phish Alert' link in the banner to report this message.

Is this right ?

Sent from my iPhone

On Feb 28, 2020, at 10:08 AM, Morton, Erin
<Erin.Morton@raleighnc.gov> wrote:

Will,

The Marvin window link appears to be an appropriate window; we need to review the spec sheet and preferably also the cut sheet to confirm and add to the file. Please provide those documents when you are ready. Thank you!

Best,

Erin

From: madisonrenovationsnc@gmail.com

[<madisonrenovationsnc@gmail.com>](mailto:madisonrenovationsnc@gmail.com)

Sent: Thursday, February 27, 2020 10:13 PM

To: Morton, Erin <Erin.Morton@raleighnc.gov>

Cc: Tully, Tania <Tania.Tully@raleighnc.gov>; Kinane, Collette
<Collette.Kinane@raleighnc.gov>

Subject: RE: 609 E. Lane St - Minor Work COA

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you verify that the attachment and content are safe. If you believe this email is suspicious, please click the 'Phish Alert' link in the banner to report this message.

<https://www.marvin.com/products/collections/signature/ultimate/wood-double-hung>

looks like the Marvin will meet the requirements with all wood. Will this do?

Thanks

Will

From: Morton, Erin <Erin.Morton@raleighnc.gov>

Sent: Tuesday, February 18, 2020 11:27 AM

To: madisonrenovationsnc@gmail.com

Cc: Tully, Tania <Tania.Tully@raleighnc.gov>; Kinane, Collette
<Collette.Kinane@raleighnc.gov>

Subject: RE: 609 E. Lane St - Minor Work COA

Will,

Following the link you have provided, we have been unable to locate any window specifications. Additionally, the Plygem 200 series information seems to indicate a wood composite window, which is not able to be approved on contributing properties outside of modern additions or new construction. The proposed window in this location is required to be an all-wood window. In looking around, it does not appear that Plygem offers

a wood window – I only see wood composite and aluminum clad on the website. The full view configuration is approvable, just as a wood window. Please provide a wood window specification and section detail in printable PDF format for approval. Thank you.

Best,

Erin

From: madisonrenovationsnc@gmail.com

[<madisonrenovationsnc@gmail.com>](mailto:madisonrenovationsnc@gmail.com)

Sent: Monday, February 17, 2020 1:21 PM

To: Morton, Erin [<Erin.Morton@raleighnc.gov>](mailto:Erin.Morton@raleighnc.gov)

Cc: Tully, Tania [<Tania.Tully@raleighnc.gov>](mailto:Tania.Tully@raleighnc.gov); Kinane, Collette

[<Collette.Kinane@raleighnc.gov>](mailto:Collette.Kinane@raleighnc.gov)

Subject: RE: 609 E. Lane St - Minor Work COA

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you verify that the attachment and content are safe. If you believe this email is suspicious, please click the 'Phish Alert' link in the banner to report this message.

<https://www.plygem.com/windows-doors/brands/ply-gem/windows/200-series-wood-composite/>

we will use the plygem windows wood interior and exterior full view, match the existing sill and trim

Will

From: Morton, Erin [<Erin.Morton@raleighnc.gov>](mailto:Erin.Morton@raleighnc.gov)

Sent: Monday, February 17, 2020 8:58 AM

To: madisonrenovationsnc@gmail.com

Cc: Tully, Tania [<Tania.Tully@raleighnc.gov>](mailto:Tania.Tully@raleighnc.gov); Kinane, Collette

[<Collette.Kinane@raleighnc.gov>](mailto:Collette.Kinane@raleighnc.gov)

Subject: RE: 609 E. Lane St - Minor Work COA

Will,

Thank you for the additional information. The relocation of original wood windows to an exterior façade is absolutely approvable as a minor work staff review. However, installing new vinyl windows (even to match existing) is not approvable by staff internally. We are only able to approve new wood windows on existing structures. Would you consider updating your minor works proposal to include the installation of a new wood window instead? If so, we will need specification detail sheets for the new wood window in order to proceed with the minor works application.

If you would like to proceed only with the relocation of the original wood

windows for now, we can remove the new window request from this application or, alternatively, you could make the entire request a major work COA application if you decide that you would still like to request a new vinyl window. It should be noted that the COA committee is unlikely to approve vinyl windows. Please let us know how you would like to proceed. Thank you.

Best,

Erin

From: madisonrenovationsnc@gmail.com

[<madisonrenovationsnc@gmail.com>](mailto:madisonrenovationsnc@gmail.com)

Sent: Sunday, February 16, 2020 9:46 AM

To: Morton, Erin [<Erin.Morton@raleighnc.gov>](mailto:Erin.Morton@raleighnc.gov)

Cc: Tully, Tania [<Tania.Tully@raleighnc.gov>](mailto:Tania.Tully@raleighnc.gov); Kinane, Collette

[<Collette.Kinane@raleighnc.gov>](mailto:Collette.Kinane@raleighnc.gov)

Subject: RE: 609 E. Lane St - Minor Work COA

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you verify that the attachment and content are safe. If you believe this email is suspicious, please click the 'Phish Alert' link in the banner to report this message.

Hey

Attached is the plan for the window locations. Left side of the house on what was probably an enclosed porch – we will reuse 2 of the original windows found inside the house for the bedroom. We reused the small old bath window on the rear facing side of the laundry, and will use a new replacement unit that matches the rest of the house in the master bedroom. All the windows on the house (with the exception of the ones we found buried inside that we are using in the bedroom 2) are vinyl replacement units. We plan to use matching vinyl replacement unit for the one in the master bedroom so it matches the rest of the ones in the bedroom.

All the siding will match existing and be feathered into the old

These windows are all full view and have no mullions

We will replicate the old sill and casing to match original house on the interior and exterior

I have attached the old windows that we are reusing (these are wood full view that were on the west side of the house when the side enclosure was a porch). I have also attached an interior of the replacement units that the previous owner installed that we will match - <https://www.jeld-wen.com/en-us/products/windows/brickmould-vinyl/double-hung>

Let me know if you need anything else.

Thanks

Will

From: Morton, Erin <Erin.Morton@raleighnc.gov>
Sent: Wednesday, February 12, 2020 4:25 PM
To: Will Madison <madisonrenovationsnc@gmail.com>
Cc: Tully, Tania <Tania.Tully@raleighnc.gov>; Kinane, Collette
<Collette.Kinane@raleighnc.gov>
Subject: 609 E. Lane St - Minor Work COA

Will,

Thank you for submitting a Minor Work Certificate of Appropriateness (COA) application. I am a new staff member to RHDC and Collette has asked me to reach out to you regarding your application. Staff has made an initial review of your application regarding clarity and completeness and has the following questions, comments, and suggestions:

1. Thank you for providing a lot of detailed photos! Could you also provide an overall photograph of the front of the house?
2. Please provide a plan drawing or photo that shows the location of proposed changes.
3. Note that the replacement siding needs to be feathered into the existing siding to avoid aligned vertical joints.
4. Please confirm the dimension of the wide mullion in between the windows.
5. Based on your description, I understand that you would like to replace the existing exterior vinyl windows with extant original windows currently located on an interior wall. Do you also plan to reuse the original casing and sill?
6. Please provide specs for the new small window proposed on the west side of the house.

Whenever you are able to provide the additional information, we will be happy to complete your application review. Please let me know if you have any questions. Thank you.

Best,

Erin Morton