



CERTIFICATE OF APPROPRIATENESS PLACARD

for Raleigh Historic Resources

Project Description:

Replace shingle porch roof with standing seam metal roof

514 Oakwood Ave

Address

Oakwood

Historic District

Historic Property

COA-0082-2026

Certificate Number

6/23/2026

Date of Issue

6/23/2027

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 K

Raleigh Historic Development Commission

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

Type or print the following:

Applicant name:

Mailing address:

City:

State:

Zip code:

Date:

Daytime phone #:

Email address:

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-0082-2026**

Fee: _____

Amount paid: _____

Received date: _____

Received by: _____

Property street address:

Historic district:

Historic property/Landmark name (if applicable):

Owner name:

Owner mailing address:

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 <input type="checkbox"/> No <input checked="" type="checkbox"/> | Office Use Only Type of work: _____ _____ |
| Did you consult with staff prior to filing the application? Yes <input type="checkbox"/> No <input checked="" type="checkbox"/> | |

| 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). |
| 2.6 | Metal Roof | roof with 24 gauge standing seam metal roof; |
| | | |
| | | |
| | | |

| |
|--|
| 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 <u>06/23/2027</u> . 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) <u>Collette K</u> Date <u>06/23/2026</u> |
|--|

Because the roof at 514 Oakwood Ave is very low pitch, and we cannot put long nails in the roof as they would extend beyond the tung and groove boards, we have repeatedly experienced problems with leaking of this porch roof. This has required numerous repairs and repainting. We are tired of doing this and are requesting to replace the existing asphalt shingle roof on the front porch with standing seam metal roofing that is 24 gauge. This durable roofing will better protect this roof longer term. We will be installing plywood atop the tung and groove pine boards after we repair and replace the rotten wood. This will further protect the porch roof as it will require more material to secure the metal roofing in place. The metal roofing will be flat with standing seams that match the roofing we have already installed on the back porch of our house next door at 512 Oakwood Ave (see images below). Standing seam metal roofing is commonly used in Oakwood and is prevalent on many homes. We currently have standing seam copper roofing and standing seam aluminum on our home next door at 512 Oakwood Ave.



Figure 1. 514 Oakwood Ave Front View

LOKSEAM®

LokSeam® is a snap-together standing seam roof system with a 1-3/4" tall vertical rib, for use on roofs with a minimum slope of 3:12.

LokSeam® panels are available in 12-inch, 16-inch and 18-inch widths. LokSeam® panels can be installed over open framing or a solid substructure and are capable of transitioning from roof to fascia with the use of a rib cover. LokSeam® does not require a solid substructure for support.

[SHOP NOW](#)

The standing seams are 1 3/4" tall. Ridge caps will be used. They "sit directly on the panel seam/zee bar between the panels and they are as low profile as you can get." We will special order smooth finish.

FEATURES

Coverage Width: 12", 16", 18"

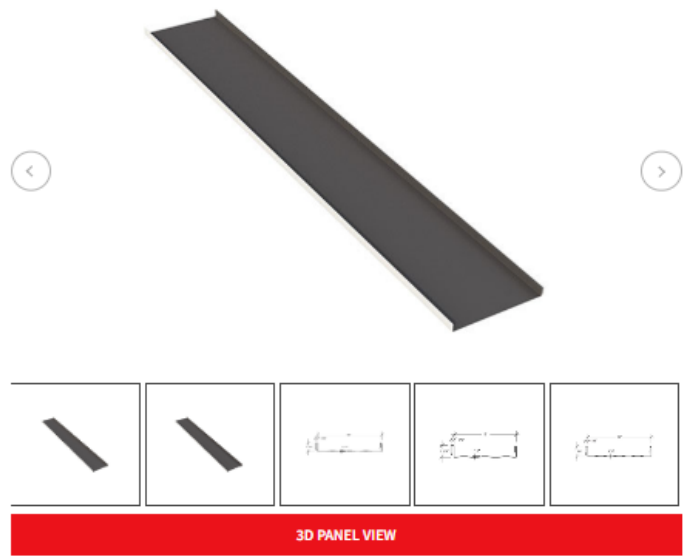
Minimum Slope : 3:12

Panel Attachment : Concealed Fastening System, Standard and UL90 Clips

Gauge : 24 (standard), 26 (12") 22 (12", 16", 18") (optional)

Finishes : ~~Serrated (standard), Embossed Serrated (optional 24 gauge only)~~

Coatings : Galvalume® Plus, Signature® 200, Signature® 300, Signature® 300 Metallic



AVAILABLE COLORS:

Hover over a swatch to see a large view. Availability varies by color and gauge. Non-standard combinations require special pricing, minimum quantities, and extended lead times. Final details will be confirmed upon order entry.





Figure 2: Rotting tung and groove porch ceiling at 514 Oakwood Ave.



Figure 3. Standing seam metal roof on the back porch of 512 Oakwood Ave. This same brand of roofing is proposed for the front porch at 514 Oakwood Ave. This is 24 gauge standing seam metal roof.



