



CERTIFICATE OF APPROPRIATENESS PLACARD

for Raleigh Historic Resources

Project Description:

Construct rear wood deck and ramp with brick steps;
construct 165 SF rear one-story water heater enclosure;
repair front concrete steps and retaining wall

1415 Poole Rd

Address

Historic District

William A Curtis House

Historic Property

COA-0086-2023

Certificate Number

7/10/2023

Date of Issue

1/10/2024

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, _____

Erin Morton

Raleigh Historic Development Commission

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

Type or print the following:		
Applicant name: Xin Rui Xia		
Mailing address: 1415 Poole Rd		
City: Raleigh	State: NC	Zip code: 27610
Date: 6/6/2023	Daytime phone #: 919-987-6987	
Email address: kongxiausa@gmail.com		
Applicant signature: <i>Xin R Xia</i>		
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 #: <u>COA-0086-2023</u> Fee: _____ Amount paid: _____ Received date: _____ Received by: _____ _____
Property street address: 1415 Poole Rd, Raleigh, NC 27610		
Historic district:		
Historic property/Landmark name (if applicable): William A. Curtis House		
Owner name: Xin Rui Xia		
Owner mailing address: 1415 Poole Rd, Raleigh, NC 27610		

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="radio"/> No <input checked="" type="radio"/>	Office Use Only Type of work: <u>2, 26, 35, 50, 66</u>
Did you consult with staff prior to filing the application? Yes <input checked="" type="radio"/> No <input type="radio"/>	

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).

<p align="center">Minor Work Approval (office use only)</p> <p>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>01/10/2024</u>.</p> <p>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.</p> <p>Signature (City of Raleigh) <u>Evin Morton</u> Date <u>07/10/2023</u></p>
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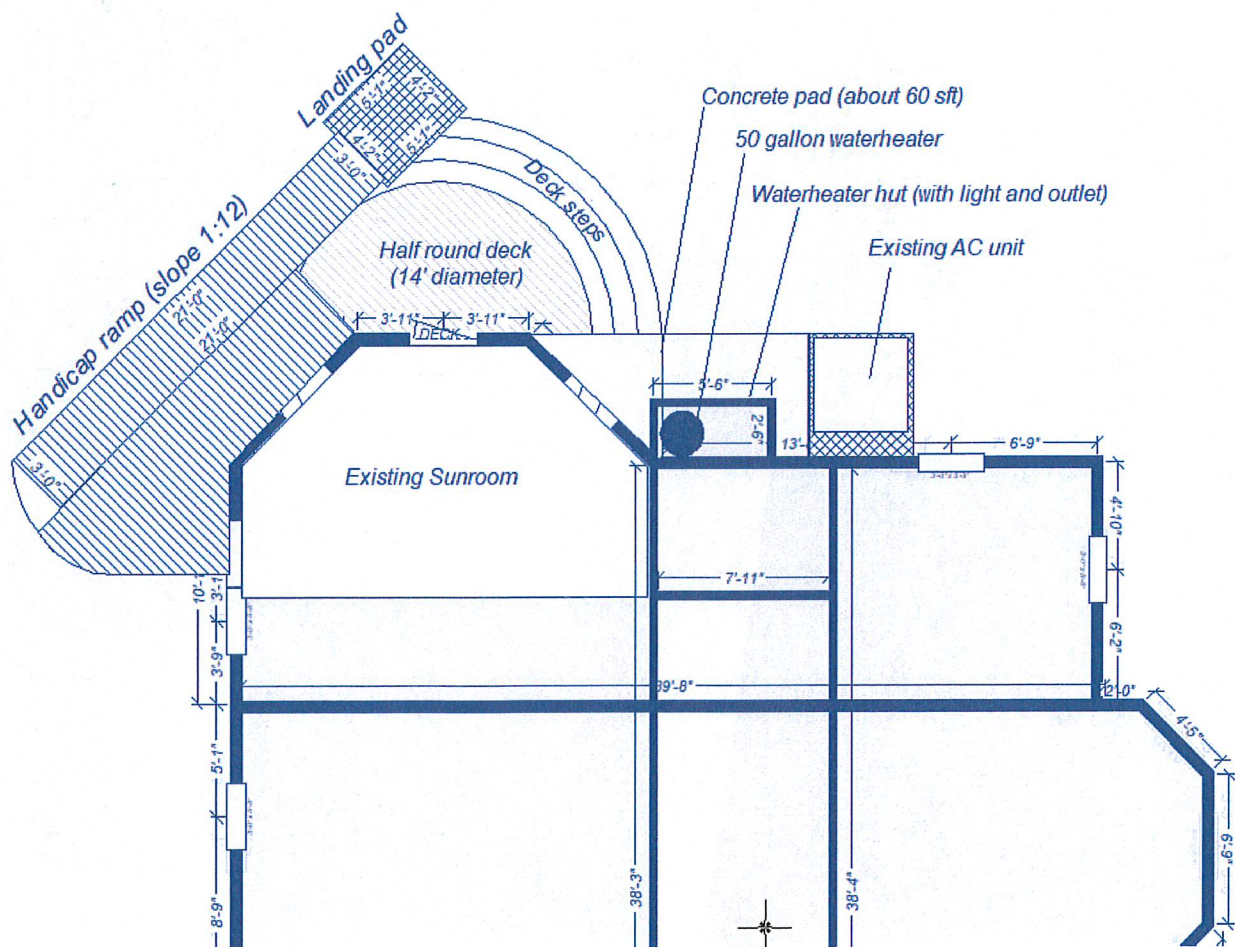


Addition Permit application for 1415 Poole Rd, Raleigh NC

This application includes 4 parts:

- (I) Addition of a wood deck with handicap ramp at the backdoor.
- (II) Addition of a water-heater hut and exchange the existing exterior tankless water heater to a regular 50-gallon water-heater.
- (III) Addition of outlet, light and light-switch for the water-heater hut; addition of outlet in the crawl space for air-exchange fan.
- (IV) Repair of the front concrete stairs and retaining wall capping blocks.

- (I) **The plan of a wood deck at the backdoor with a handicap ramp is given below.** The total area of the deck and wrap is estimated to be 521 sft, which will become an impervious area due to its low height (21 inches) and a covered plastic roofing. The wood deck is a half-round with a radius of 14 ft integrated with a handicap ramp with width of 3 ft and slope of 1:12. The deck steps and landing pad will be built with brick and mortar.



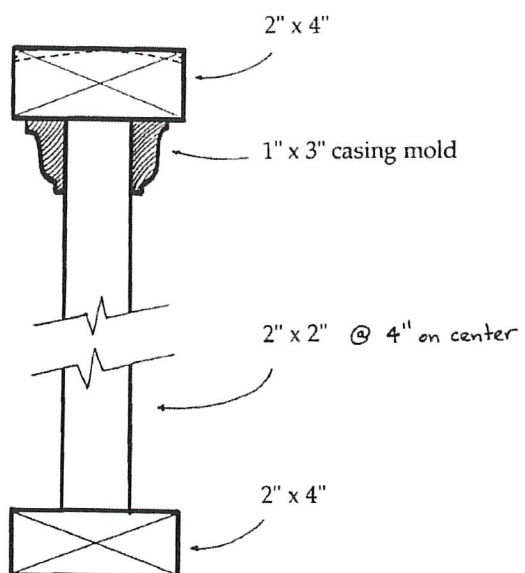
A 3D architectural rendering of a curved wooden deck with a pergola structure, attached to a light blue house with a dark roof. The deck features a curved railing and a set of stairs leading down to a green lawn.

[illegible]

The elevation of the existing backdoor are shown below;



The design of the railing cross-section is shown below.



An example of the handicap ramp and rail will be like the picture below. The color of balusters, posts and top cap will be painted white; and the deck floor will be painted sandy beach to match the front porch. The under-ramp screening will be white painted wood lattice.

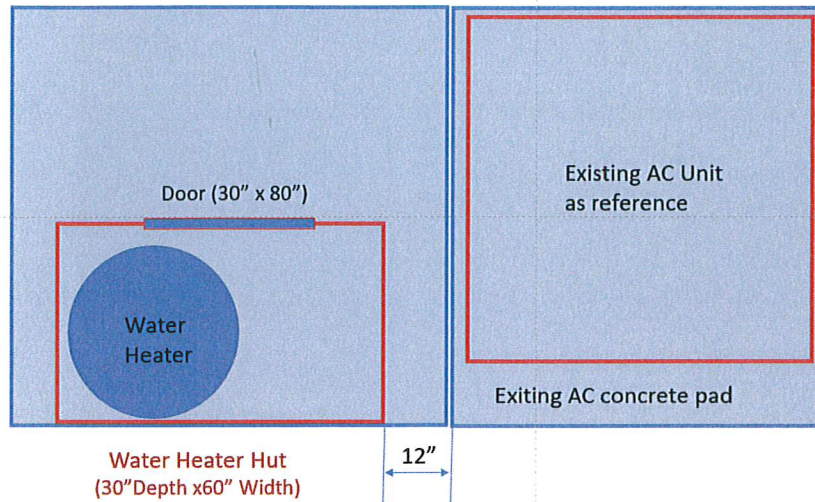


(II) **Addition of a water-heater hut and exchange the existing exterior tankless water heater to a regular 50-gallon water-heater.**

The 50 gallon water-heater will be installed at the same location as the existing tankless water-heater, but on a concrete pad as shown in the picture below.

Change Exterior Gas Tankless Water Heater to 50 Gallon Gas Water Heater

Concrete Pad (6' x 7' x 4" Thickness)

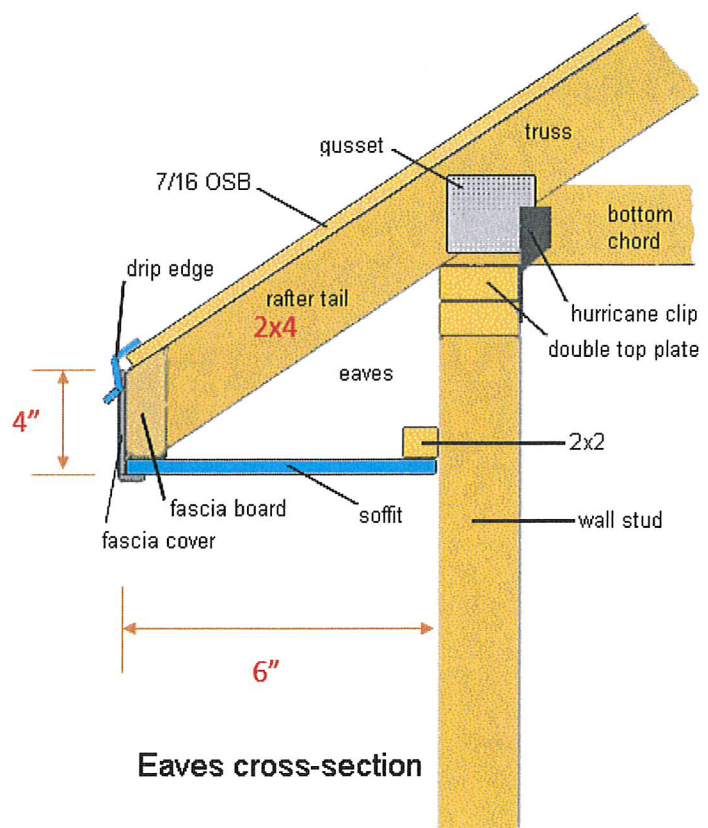


- Addition of a concrete pad (6' x 7')
- Addition of a water heater hut on the concrete pad (30" Depth x 60" Width).
- 50 Gallon Gas Water Heater (52" Height x 24" Diameter)

The water heater hut will match the attached Kitchen and bathroom in siding material, exposure, profile, and color. Its foundation material (brick and mortar) and roof material (asphalt shingle) will also be be the same as the kitchen and bathroom.

The roof eave will be built in the same profile as the kitchen and bathroom, but in small soffit depth of 6" and rafter material of 2x4 (rather than the soffit depth of 1'-6" and rafter material of 2x6 of the kitchen roof eave). The fascia cover will be built with wood boards of 4" wide.

The elevation of roof eave will be 12" higher than the Sunroom window but lower than that of the kitchen and bathroom (as shown the elevation of the backdoor deck and handicap ramp). This design is intended to make the water heater hut as small and invisible as possible but not broken the window view from the sunroom.



Eaves cross-section

(III) Addition of outlet, light and light-switch for the water-heater hut; addition of outlet in the crawl space for air-exchange fan.

- An Outlet, light and light-switch will be installed for the water-heater hut. A power line already exists at the exterior wall, which will be used for the hut.
- Addition of an outlet in the crawl space. The power line will lead from an interior GFCI outlet as slave. The outlet is needed for the air exchange fan in the crawl space.

(IV) The repair of the front concrete stairs and retaining wall capping blocks.

The existing front concrete stairs and retaining wall capping blocks are shown in the picture below. The damage was mainly caused by vandalism. The raises of the stairs are not uniform, one of the stairs has a raise of 9 in.



Damages of the existing front concrete stairs and retaining wall capping blocks



An illustration of a stone textured concrete stairs and retaining wall.

To address the vandalism caused damage and uniform raise (less than 7 in), a concrete layer will be placed on the stairs and the retaining wall capping blocks with a stone texture as shown in the picture above on the right. This stone textured concrete repair would discourage any vandalism.