



CERTIFICATE OF APPROPRIATENESS PLACARD

for Raleigh Historic Resources

Project Description:

Install rear security lights and cameras

912 W South St

Address

Boylan Heights

Historic District

Historic Property

COA-0094-2023

Certificate Number

9/28/2023

Date of Issue

3/28/2024

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, _____

Sein 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: James Michael Lee			
Mailing address: 912 West South Streety			
City: Raleigh	State: NC	Zip code: 27603	
Date: 7/20/2023		Daytime phone #: 9194644972	
Email address: Jimmymike0970@gmail.com			
Applicant signature: 			
<p>Minor work (staff review) – one copy</p> <p>Major work (COA committee review) – ten copies</p> <p style="padding-left: 40px;">Additions > 25% of building sq. footage</p> <p style="padding-left: 40px;">New buildings</p> <p style="padding-left: 40px;">Demolition of building or structure</p> <p style="padding-left: 40px;">All other</p> <p>Post approval re-review of conditions of approval</p>		<p style="text-align: center;">Office Use Only</p> <p>Transaction #: _____</p> <p>File #: COA-0094-2023</p> <p>Fee: _____</p> <p>Amount paid: _____</p> <p>Received date: _____</p> <p>Received by: _____</p>	
Property street address: 912 West South Street			
Historic district: Boylan Heights			
Historic property/Landmark name (if applicable): Boylan Heights Historic District			
Owner name: James M. Lee			
Owner mailing address: 912 West South Street, Raleigh NC			

<p>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.</p>	
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 <u>No</u>	Office Use Only Type of work: <u>48, 50</u>
Did you consult with staff prior to filing the application? Yes <u>No</u>	

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).
page 20, section 5.2.	Exterior Lighting	Exterior lighting has been here since 2000. I recently upgraded the light on the left side of the house at the rear and will upgrade the right as soon as the robins have left the nest. (see photo). The lights are white to blend in with the trim color, are installed under the eave of the house and point downward. They are very low voltage except when motion is detected and they brighten for only 3 minutes. They cannot be seen from the street.
page 22, section 5.4.	5.4 Security Equipment	Due to an increase in trespassing, damage from trespassers, yard waste and trash thrown into my yard, and two incidents of vandalism to my car I have installed security cameras at the rear of the house. The cameras are white to blend with the trim color and are installed under the eaves. The left cameras can be seen if standing at one spot on the sidewalk but as you can see in the photo, one would need very good vision to see them. The right camera cannot be seen from the street. There is a camera that will be attached to the old garage that overlooks the rear parking space. Cannot be seen from the street.

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>03/28/2024</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>Evin Morton Pugh</u>	Date <u>09/28/2023</u>

Exterior Lighting: There has been security lights at the rear of the house since the major renovation was completed in 2000. I replaced the light on the left that was not working properly with energy efficient light. The light is configured to be triggered by motion and remains on bright for only 3 minutes. The right-side light is about 10 years old and I plan to replace it as soon as nesting birds have left the nest adjacent to the old light. The lights are white to match the color of the trim of the house and are located at the very rear of the house and under the eaves. The lights and the motion sensors are configured to point down.

Security Cameras: Recently I have had a rash of issues with destructive trespassing, trash and yard waste thrown into my yard and my car which is parked in the rear off the alley has been vandalized. I installed solar security cameras at the rear to the house in hopes of cutting down on these issues. The Cameras are located on each side at the rear of the house and at the rear of the old garage next to the alley (see photos). The cameras are white to match the color of the trim of the house and are located under the eaves. Only the cameras on the left side of the house can be seen from the street and can only be seen from one spot on the sidewalk and are so far back that I doubt that anyone would notice. (see photo).

It should be noted that the issues with vandalism, trespassing and garbage in the yard have ceased since the cameras went up.

Morton, Erin

From: Morton, Erin
Sent: Thursday, September 28, 2023 3:10 PM
To: Phyfer, Tige
Cc: Diaz, Sabrina; Kinane, Collette
Subject: RE: 912 W South St.

Tige,

Thanks for the confirmation that the exterior light specifications are in compliance with city code. Knowing that they now meet code has helped us to determine that the exterior light request is in keeping with the special character of the Boylan Heights Historic District. We will issue the COA approval placard for the property owner's pending minor work application (COA-0094-2023) shortly. Thanks for your help!

Best,
Erin

Erin Morton Pugh (she/her)
Senior Preservation Planner

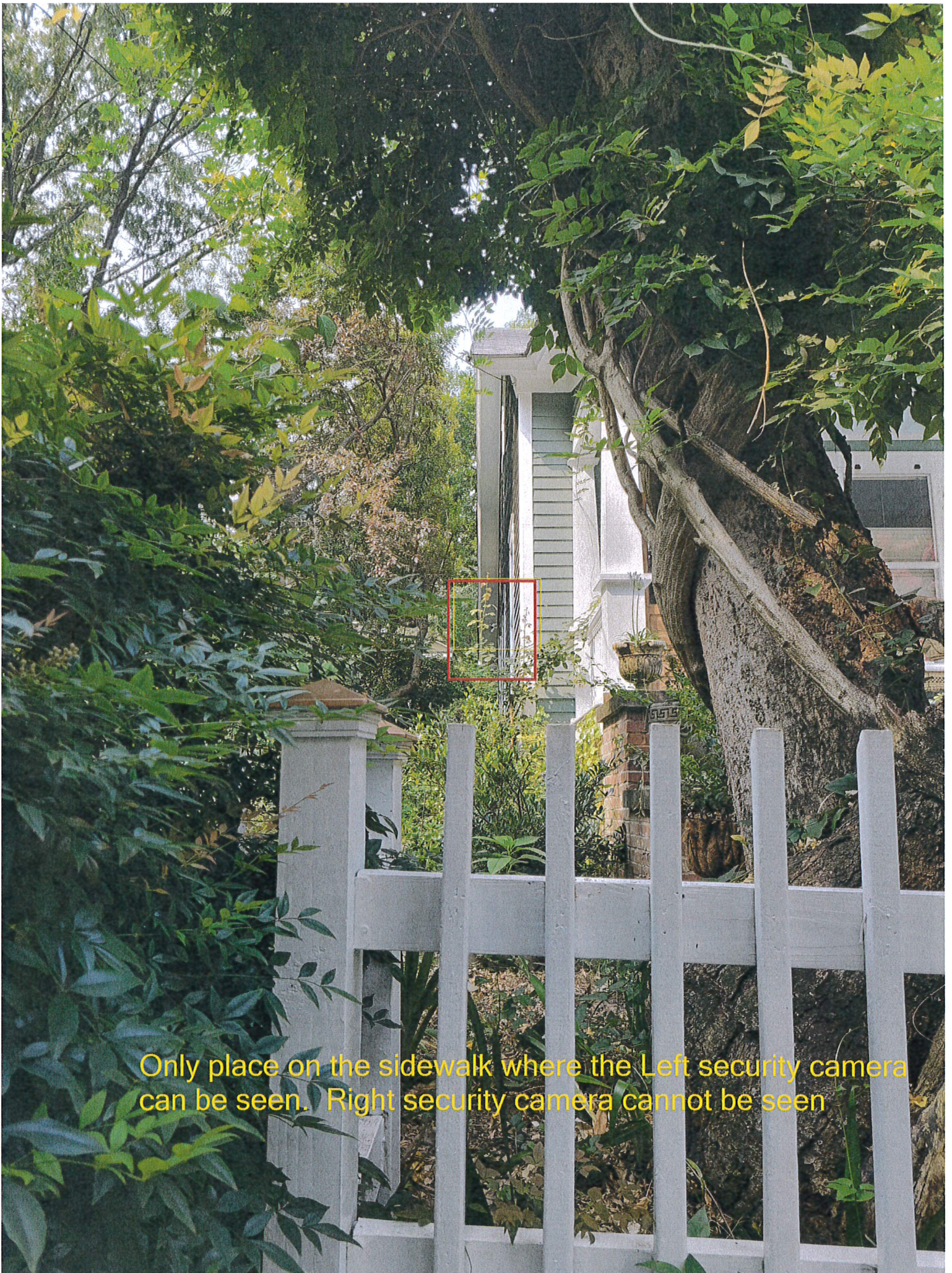
City of Raleigh
Planning and Development
Historic Preservation Unit
One Exchange Plaza | Suite 300
Raleigh, NC 27601
(p) 919-996-2632
raleighnc.gov

From: Phyfer, Tige <Tige.Phyfer@raleighnc.gov>
Sent: Thursday, September 28, 2023 5:43 AM
To: Kinane, Collette <Collette.Kinane@raleighnc.gov>
Cc: Diaz, Sabrina <Sabrina.Diaz@raleighnc.gov>; Morton, Erin <Erin.Morton@raleighnc.gov>
Subject: 912 W South St.

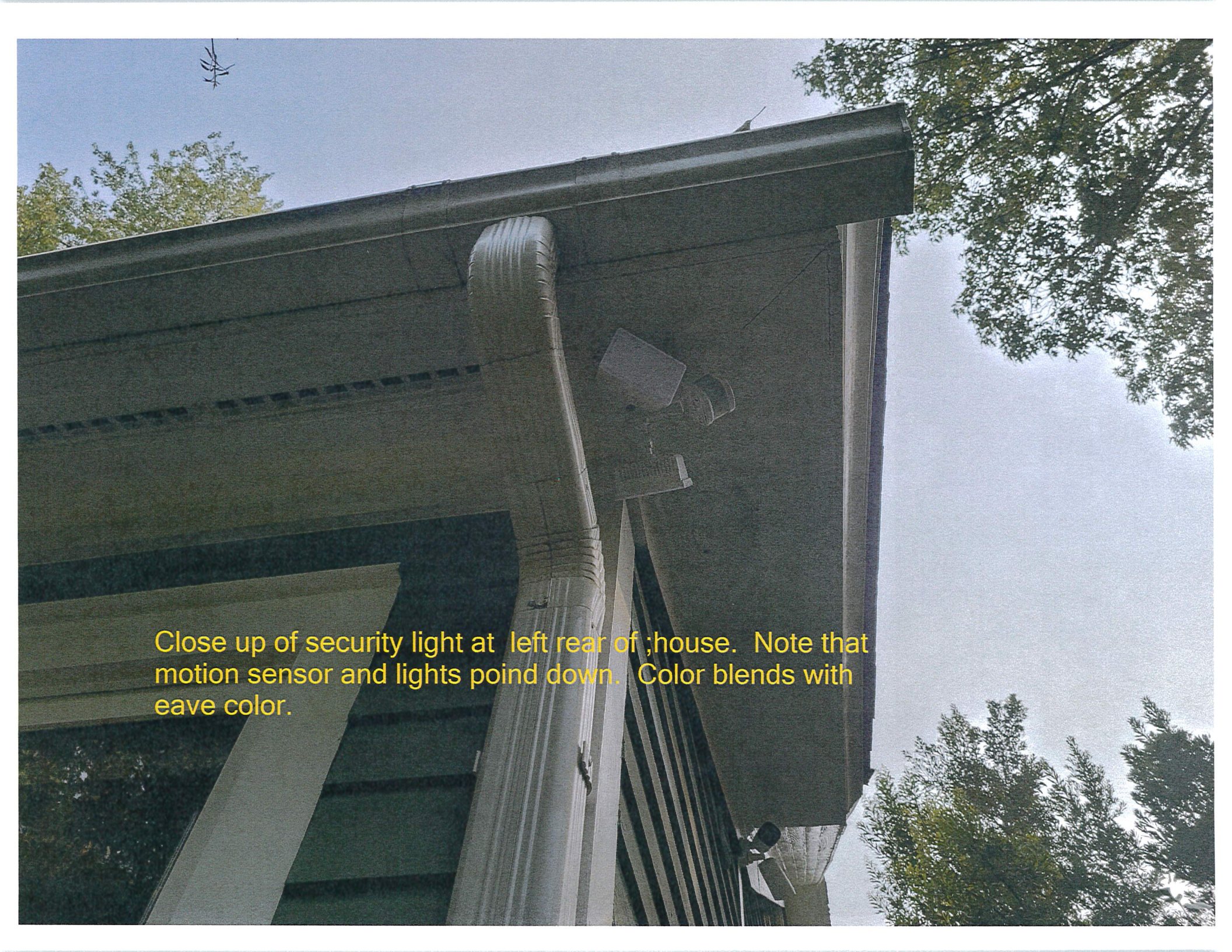
Collette,

I conducted a light reading at 912 W South St. last night. The light was initially too bright. Mr. Lee did have a light with a programmable dimmer installed and he lowered the brightness on the light until the measurement of the brightness met the standards of the UDO. There is no longer a lighting violation for this property. If you have any questions, feel free to reach out. Thank you.

Tige A. Phyfer, CZO
Zoning Code Enforcement Supervisor
City of Raleigh
Planning and Development Department
Zoning Code Enforcement
One Exchange Plaza | Suite 300
Raleigh, NC 27602
(P) 919- 996-2487
(M) 919-306-2235



Only place on the sidewalk where the Left security camera can be seen. Right security camera cannot be seen



Close up of security light at left rear of house. Note that motion sensor and lights point down. Color blends with eave color.



Location of right side security light (to be replaced by identical to the one on the left as soon as the Robins are through with the nest. Right Side Security camera. This is the back of the House opposite the street.

A photograph showing the exterior of a house with light-colored horizontal siding. A white, cylindrical security camera is mounted on the wall. To the left of the camera is a white vertical trim piece, possibly part of a door or window frame. The background shows green foliage and trees under a bright sky.

Closeup view of Left side security camera from the back of the house.



Location of Camera at rear Parking





