



CERTIFICATE OF APPROPRIATENESS PLACARD

for Raleigh Historic Resources

Project Description:

Remove utility chimneys

604 Oakwood Ave

Address

Oakwood

Historic District

Historic Property

COA-0123-2025

Certificate Number

9/5/2025

Date of Issue

3/5/2026

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, _____

A handwritten signature in black ink, appearing to read "Collette K.", is written over a horizontal line.

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: *J. L. Nees*

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-0123-2025**

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 No	Office Use Only Type of work: 22
Did you consult with staff prior to filing the application? Yes No	

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).
2.5/47	chimneys	remove non-character-defining chimneys

<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>03/05/2025</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>Collette K</u> Date <u>07/05/2025</u></p>
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Removal of service/utility chimney

Current Condition and Request

There are two chimneys on the house.

Both chimneys are non-functioning. Their respective fireplaces were converted to coal burning long ago and are not usable.

During the August 2025 rains, both chimneys leaked and debris fell into the fireplaces. I contracted Mr. Smokestack Chimney Service to inspect them with the intention of adding chimney caps. However, the inspection revealed major issues with the brickwork itself.

Because of the unaffordable cost of rebuilding the chimneys, I am requesting approval to remove them. Removal will cost at least \$11,800, rebuilding would triple that amount.

Inspection Findings

An external leak evaluation was performed on the two chimneys yielding the following results:

- Both chimneys exhibit severe spalling of original brick near the flashing.
- Both chimneys appear to have been partially torn down to a height 2 feet above the roofline and rebuilt with new brick that did not match the original dimensions. This has led to a thinning of the structure that has caused the bodies of the chimneys to become unstable.
- Both chimneys show signs of advanced moisture retention due to age and weather exposure.
- Neither chimney has an appropriate crown or cap, allowing for ready moisture intrusion into the flues.
- Both chimney bodies are readily moved with a gentle push, implying that the structures are not stable.

Due to these issues, it was strongly recommend that the existing chimneys be demolished to a stable point below the roofline before they degrade any further causing risk of collapse.

604 Oakwood Avenue
COA Application/Minor Work
August 27, 2025



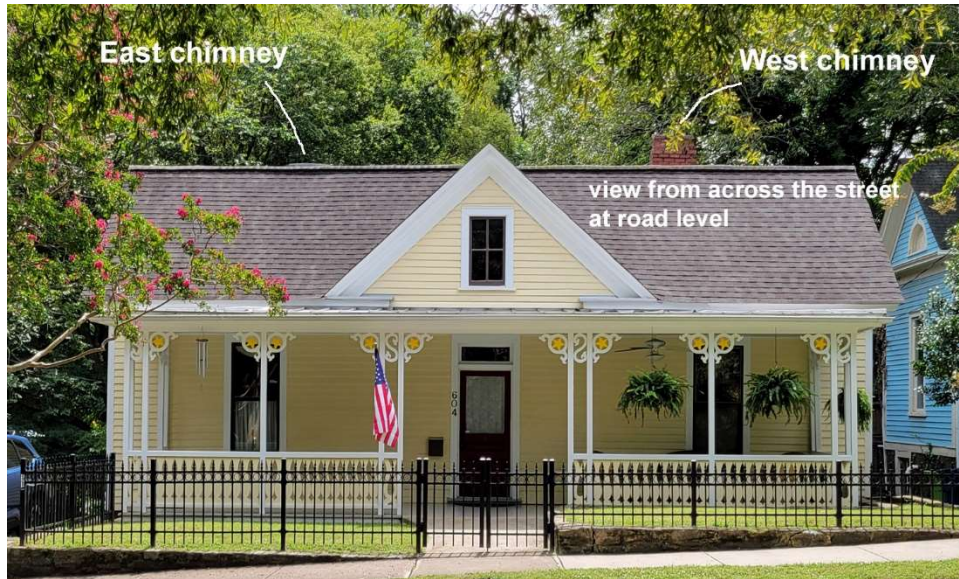
East chimney



West chimney

Visibility

The top few rows of brick on the west chimney are visible only from the front. Only the mesh wire covering the top of the east chimney is visible. The east chimney is somewhat visible from the sidewalk going towards Linden Avenue.



Character-Defining or Not?

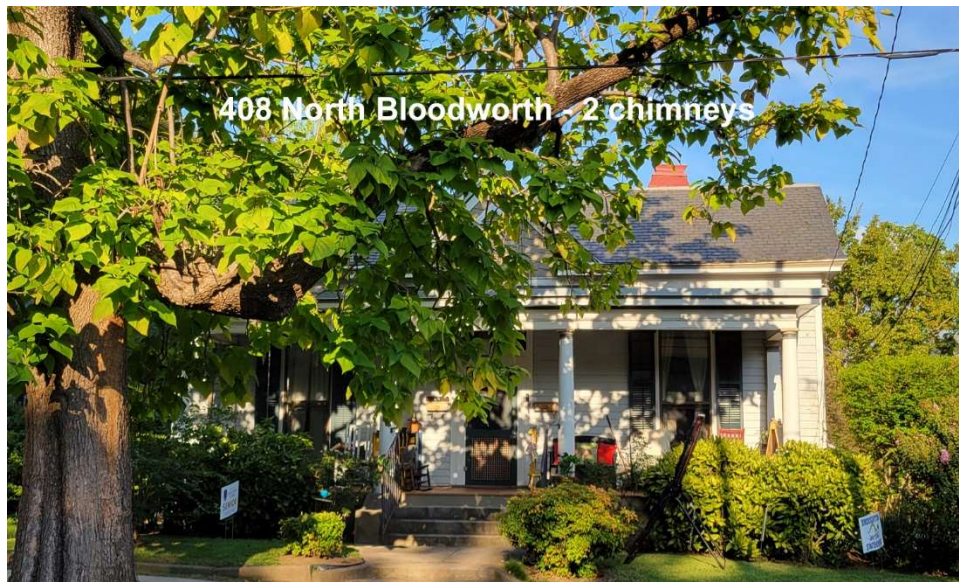
604 Oakwood Avenue is a Queen Anne triple-A frame cottage.

According to Matthew Brown's 2018 "Inventory of Structures in the Oakwood National Register Historic District", there are six additional Historic Oakwood properties of the same style:

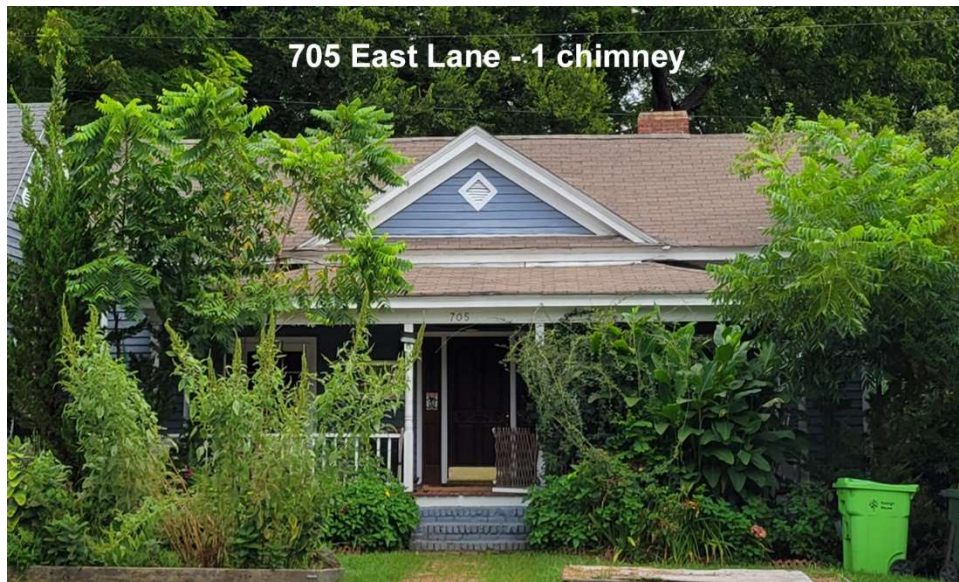
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As chimneys are visible only on some of the structures - and barely visible on the 604 Oakwood property - I would argue that they are not character-defining and should be classified as service/utility chimneys.

































