



**Historic Preservation Commission
Agenda for Regular Meeting of September 26, 2024
Assembly Hall
395 Magnolia Road, Pinehurst, NC 28374
Pinehurst, North Carolina
4:00 PM**

1. Call to Order
2. Approval of Minutes
 - A. 08-22-2024 HPC Regular Meeting Minutes
3. Public Hearing
 - A. COA-2024-00121 (55 Laurel Rd)

The purpose of this public hearing is to consider a request for a Major Certificate of Appropriateness within the Pinehurst Historic District for the addition of a sunroom at 55 Laurel Rd. The property is identified as Moore County PID Number 00024002. The property owners and applicants are Dean Thompson and Martha Bell.
 - B. COA-2024-00127 (97 McKenzie Rd W)

The purpose of this public hearing is to consider a request for a Major Certificate of Appropriateness within the Pinehurst Historic District for modifications to approved COA-2024-00027 at 97 McKenzie Rd. W. The property is identified as Moore County PID Number 00021446. The property owners and applicants are Robert and Tracey Noble.
 - C. COA-2024-00131 (270 Midland Rd)

The purpose of this public hearing is to consider a request for a Major Certificate of Appropriateness within the Pinehurst Historic District for the addition of an in-ground swimming pool in the rear yard at 270 Midland Rd. The property is identified as Moore County PID Number 00020373. The property owner is P-Town, LLC and the applicant is Godfrey & Jones.
4. Review of Normal Maintenance and Minor Work items
 - A. Minor Work COA's Issued 8/15/24 - 9/14/24
5. Next Meeting Date
 - A. 10-24-2024 HPC Regular Meeting
6. Motion to Adjourn

Vision: The Village of Pinehurst is a charming, vibrant community which reflects our rich history and traditions.

Mission: Promote, enhance, and sustain the quality of life for residents, businesses, and visitors.

Values: Service, Initiative, Teamwork, and Improvement.



08-22-2024 HPC Regular Meeting Minutes
ADDITIONAL AGENDA DETAILS:

FROM: jeanann dawson, Administrative Specialist
CC: Historic Preservation Commission;
DATE OF MEMO: 09/18/2024

MEMO DETAILS

ATTACHMENTS

1. 08-22-24 HPC Draft Minutes



**HISTORIC PRESERVATION COMMISSION
REGULAR MEETING
THURSDAY, AUGUST 22ND, 2024
ASSEMBLY HALL
395 MAGNOLIA ROAD
PINEHURST, NORTH CAROLINA
4:00 PM**

Members Present:

Richard Vincent, Chair
Cara Mathis, Vice Chair
David Herring
Angelique Fabiani
Joe Iverson

Members Absent:

Justin Bramlage

Staff Present:

Michael Mandeville, Senior Planner
Maria Carpenter, Planner
Shelby Grow, Administrative Specialist
Paul Conners, IT Systems Specialist
JoEllen Richter, IT Technician

Approximately 1 member of the public was in attendance.

I. Call to Order

Mr. Vincent called the Regular Meeting to order at 04:04 PM. Mr. Vincent explained the purpose of the meeting, each Commission member introduced themselves, and Mr. Vincent introduced Staff.

II. Approval of Minutes

A. 07-25-2024 Regular Meeting Minutes

Mr. Iverson moved to approve the minutes of the July 25th, 2024, Meeting. Seconded by Mr. Herring. Approved by a vote of 5-0.

Ms. Fabiani moved to recess the Regular Meeting and open the Public Hearing. Seconded by Mr. Herring. Approved by a vote of 5-0.

III. Public Hearing

The Commission members stated they had visited all sites and did not have any ex parte communication.

Mr. Vincent explained the procedures of a quasi-judicial public hearing.

Ms. Carpenter was sworn into the Public Hearing and testified as follows.

A. COA-2024-00112 (1 Carolina Vista)

The purpose of this public hearing is to consider a request for a Major Certificate of Appropriateness within the Pinehurst Historic District for the addition of a

pavilion at 1 Carolina Vista Dr. The property is identified as Moore County PID Number 00025800. The property owner and applicant is Pinehurst, LLC.

Ms. Carpenter discussed the proposed work and submitted into evidence the Staff Report with attachments / exhibits, Presentation, and Application and Applicant's materials / exhibits. Mr. Vincent accepted the materials submitted by Ms. Carpenter into evidence.

Mr. Vincent thanked Ms. Carpenter for her presentation.

The Commission members had no questions for Staff.

Mr. Calvin Burkley, the applicant on behalf of Pinehurst LLC, was sworn into the Public Hearing.

Mr. Burkley stated they will be matching the paint color and brick to the existing columns and brick around the clubhouse, and this will be a place to meet up with caddies and to store bags, aiming to improve the experience.

Mr. Vincent asked if the Commission members had any questions for the Applicant.

Mr. Vincent confirmed with Mr. Burkley that the shingles will match the Padgett Learning Center and the trim detail under the roof will be painted an off-white color.

Mr. Vincent asked whether there was any member of the public wishing to present evidence either in support of or opposition to the application. None came forward.

Mr. Vincent closed the evidentiary portion of the Public Hearing.

The Commission had no deliberation.

Ms. Mathis moved that the Historic Preservation Commission approve a Certificate of Appropriateness (COA-2024-00112) and find the proposed Major Work at 1 Carolina Vista is consistent with Historic District Standards and is deemed congruous with the Pinehurst Historic District based on the testimony given, the material submitted and the findings of fact. Seconded by Ms. Fabiani.

Mr. Vincent called for a poll vote.

Mr. Iverson – Yes

Ms. Fabiani – Yes

Mr. Vincent – Yes

Ms. Mathis – Yes

Mr. Herring - Yes

The motion passed by a vote of 5-0.

Mr. Herring moved to adjourn the Public Hearing and re-enter the Regular Meeting. Seconded by Ms. Fabiani. Approved by a vote of 5-0.

IV. Review of Normal Maintenance and Minor Work Items
A. Minor COA's Issued from 7/15/2024 – 8/14/2024

V. Next Meeting Date
A. 09-26-2024 Regular Meeting

Ms. Carpenter announced Ms. Grow's resignation from her position as the Administrative Specialist. The Commission thanked Ms. Grow for her work and support to the Board.

VI. Motion to Adjourn

Mr. Herring moved to adjourn the Regular Meeting. Seconded by Ms. Mathis. Approved by a vote of 5-0 at 4:18 PM.

Respectfully Submitted,

Jeanann Dawson
Clerk to the Board &
Planning Administrative Specialist
Village of Pinehurst

A videotape of this meeting is located on the Village website: www.vopnc.org.

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Mission: Promote, enhance, and sustain the quality of life for residents, businesses, and visitors.
Values: Service, Initiative, Teamwork, and Improvement.



COA-2024-00121 (55 Laurel Rd)

ADDITIONAL AGENDA DETAILS:

The purpose of this public hearing is to consider a request for a Major Certificate of Appropriateness within the Pinehurst Historic District for the addition of a sunroom at 55 Laurel Rd. The property is identified as Moore County PID Number 00024002. The property owners and applicants are Dean Thompson and Martha Bell.

FROM: Maria Carpenter, Planner
CC: Historic Preservation Commission;
DATE OF MEMO: 08/26/2024

MEMO DETAILS

ATTACHMENTS

1. Staff Exhibits
2. Applicant Exhibits



PLANNING AND INSPECTIONS DEPARTMENT STAFF REPORT

To: Historic Preservation Commission
From: Maria Carpenter, Planner
CC: Michael Mandeville, Senior Planner
 Jeanann Dawson, Administrative Specialist
Date: September 18, 2024
Subject: Major COA Request for 55 Laurel Rd.

Applicant:	Thom Bell
Owners:	Dean Thompson and Martha Bell
Property Location:	55 Laurel Rd.
Land Use:	Single Family Residential
PID#	00024002
COA#:	2024-00121

Request and Background:

The applicant requests a Certificate of Appropriateness (COA) for the addition of a sunroom at 55 Laurel Rd. The property is further identified as Moore County PID Number 00024002. The existing structure was built in 1976 and the property is +/- 0.268 acres in size.

The applicant is proposing to construct a 12x16 sunroom on the rear of the existing dwelling. The sunroom will consist of 2 doors and approximately 7 windows. The roof will have shingles to match the existing and siding will be white hardie board.

The public hearing was noticed in accordance with the Pinehurst Development Ordinance and NCGS 160D-406.

Standards of Review

Per the adopted Historic District Standards, new construction or additions not considered to be Minor Work is considered Major Work requiring review by the Historic Preservation Commission for issuance of a Certificate of Appropriateness.

The Commission shall not approve a Certificate of Appropriateness until the evidence presented meets the standards within the Historic District Standards and/or is determined to satisfy the burden of proof that the proposed request is congruous with the Historic District.

Applicable Standards:***III. CHANGES TO EXISTING RESIDENCES******I. ADDITIONS AND ACCESSORY BUILDINGS – CARRIAGE HOUSES, GARAGES, AND OTHER BUILDINGS***

1. SECTION III.I.1 - Additions and new accessory buildings, such as carriage houses, garages, and other buildings, must be compatible with the character and scale of the primary structure and must be congruous with the character of the Pinehurst Historic District.
2. SECTION III.I.6 - Windows and doors in additions and accessory buildings should be similar to those in the existing primary structure in their proportions, spacing, and materials.
3. SECTION III.I.8 - The foundation height of an addition or accessory building should align with that of the primary structure.
4. SECTION III.I.9 - Additions and accessory buildings such as carriage houses, garages and other buildings must be located as inconspicuously as possible, in rear or side yards.
5. SECTION III.I.10 - An addition must not obscure, damage, or destroy the character-defining features of an historic primary structure.

Staff Comments:

The applicant has submitted an application and provided additional documentation in an attempt to satisfy the burden of proof. The Commission will need to determine if the addition of the sunroom is congruous with the Historic District and if it meets the Historic District Standards.



HISTORY, CHARM, AND SOUTHERN HOSPITALITY

September 11, 2024

Dear Property Owner(s),

The Village of Pinehurst Historic Preservation Commission will hold a public hearing on:

Thursday, September 26th, 2024
At 4:00 p.m.
At Pinehurst Village Assembly Hall
395 Magnolia Rd. Pinehurst, NC 28374

The purpose of this public hearing is to consider a request for a Major Certificate of Appropriateness within the Pinehurst Historic District for the addition of a sunroom at 55 Laurel Rd. The property is identified as Moore County PID Number 00024002. The property owner and applicant is Dean Thompson and Martha Bell.

As the owner of said property, an adjacent property owner or as the applicant, you are receiving formal notification of this Public Hearing. Information on this request is available for public review at Village Hall, 395 Magnolia Road, Pinehurst, North Carolina during regular business hours. Information on the hearing will be posted online the week of the meeting at: <https://pinehurstnc.portal.civicclerk.com/>.

The meeting will be streamed in real-time on the Village's website, at www.vopnc.org/live.

The applicant, the local government, and any person who would have standing to appeal the decision under PDO Section 4.1.3 shall have the right to participate as a party at the evidentiary hearing. Other witnesses may present competent, material, and substantial evidence that is not repetitive as allowed by the board. All persons wishing to be heard should be present during the public hearing so that the facts presented are made a matter of record.

For more information, please call (910) 295-1900.

PLANNING & INSPECTIONS

395 Magnolia Road • Pinehurst, NC 28374 • Telephone (910) 295-2581 • Fax (910) 295-1396 • www.vopnc.org

Public Hearing Notification

EXHIBIT S-1.4



September 26, 2024

Historic Preservation Commission 55 Laurel Rd. Major COA Request



DONALD, Nanci L
PO BOX 1254
PINEHURST,NC,28374

KUECKER, DANIEL R
111 ROBINSON WOODS
CHARLOTTESVILLE,VA,22903

MCKEITHEN, JOHN LELAND
PO BOX 717
NELLYSFORD,VA,22958

BELL, DEAN THOMPSON
527 OLD SKIPPACK ROAD
HARLEYSVILLE,PA,19438

OWEN, MARGARET ROSE
170 CHEROKEE ROAD
PINEHURST,NC,28374

RYAN, MATTHEW KEVIN
229 W LANVALE STREET
BALTIMORE,MD,21217

GOODMON, JAMES FLETCHER
719 LAKESTONE DRIVE
RALEIGH,NC,27609

MCKEITHEN, JOHN LELAND
PO BOX 717
NELLYSFORD,VA,22958

Menu Help

File Date: [08/15/2024](#)

Application Status: [In Review](#)

Application Type: [Historic Certificate of Appropriateness - Major](#)

Application Detail: [Detail](#)

Description of Work: [adding a sunroom\(Carolina room\) to existing home. Will have 2 doors and and approx. 7 windows. Shingles to match existing roof. Siding to match existing siding.](#)

Application Name: [55 Laurel Sunroom](#)

Address: [55 Laurel Rd. Bldg# Pinehurst, NC 28374](#)

Owner Name: [D. Thom Bell](#)

Owner Address: [527 OLD SKIPPACK RD, HARLEYSVILLE, PA 19438](#)

Parcel No: [00024002](#)

Contact Info:	Name	Organization Name	Contact Type	Contact Primary Address	Status
	Thom Bell		Applicant		Active
	BELL, DEAN THOMPSON	BELL, DEAN THOM...	Applicant		Active

Licensed Professionals Info:	Primary	License Number	License Type	Name	Business Name	Business License #
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Job Value: [\\$0.00](#)

Total Fee Assessed: [\\$500.00](#)

Total Fee Invoiced: [\\$500.00](#)

Balance: [\\$0.00](#)

Custom Fields: GENERAL INFORMATION			
Description of Changes to the Structure adding a 12x16 sunroom		Type of Work Addition	Existing Use Single Family Medium Density
Proposed Use Single Family Medium Density		Includes Demolition? No	Includes Tree Removal? No
COA Number —		Conditions of COA (If Any) —	
PERMIT DATES			
Application Expiration Date —		Permit Issued Date —	Permit Expiration Date —

FRONT ELEVATION			
Existing Material	Existing Color	Proposed Material	Proposed Color
REAR ELEVATION			
Existing Material	Existing Color	Proposed Material	Proposed Color
RIGHT ELEVATION			
Existing Material	Existing Color	Proposed Material	Proposed Color
LEFT ELEVATION			
Existing Material	Existing Color	Proposed Material	Proposed Color
TRIM			
Existing Material	Existing Color	Proposed Material	Proposed Color
WINDOWS			
Existing Material	Existing Color	Proposed Material	Proposed Color
CHIMNEY			
Existing Material	Existing Color	Proposed Material	Proposed Color
FOUNDATION			
Existing Material	Existing Color	Proposed Material	Proposed Color
FRONT DOOR			
Existing Material	Existing Color	Proposed Material	Proposed Color
SHUTTERS			
Existing Material	Existing Color	Proposed Material	Proposed Color
GARAGE DOOR			

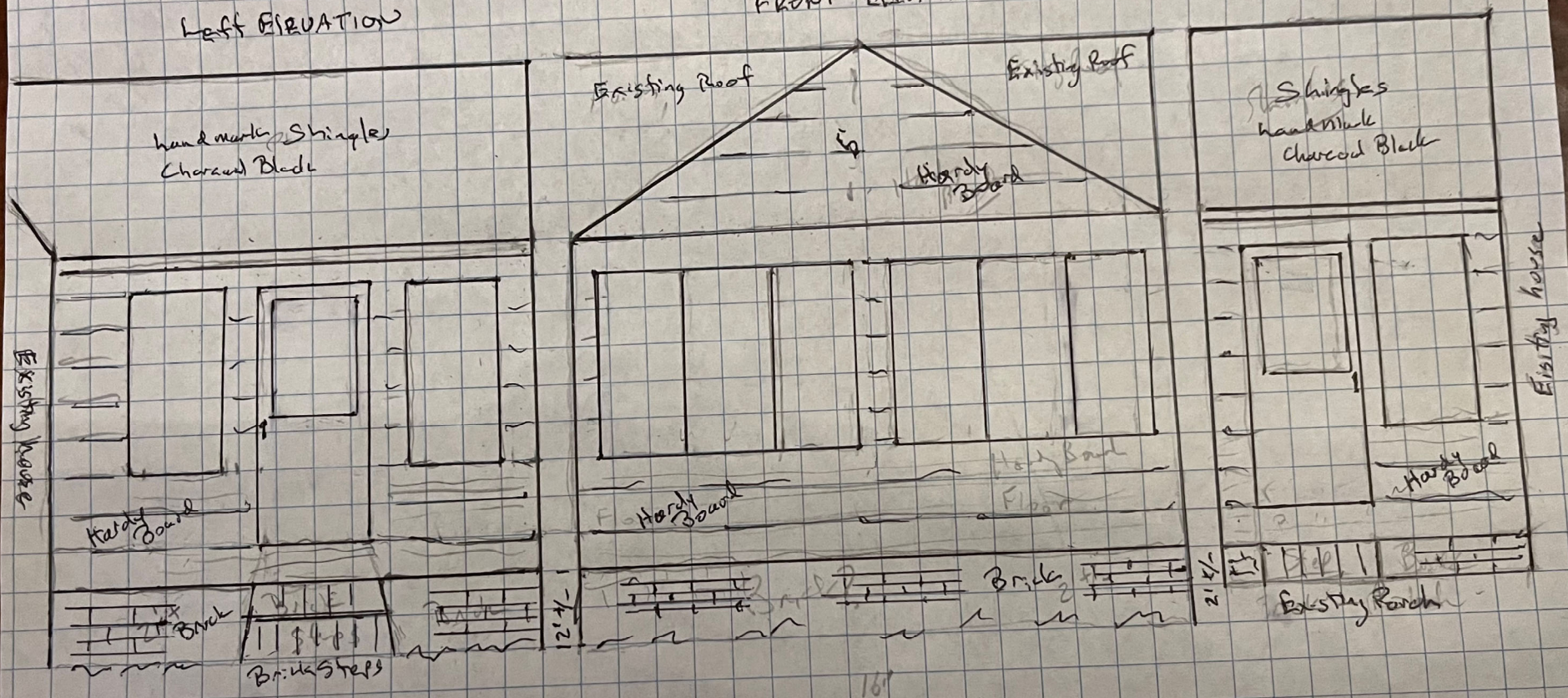
Existing Material	Existing Color	Proposed Material	Proposed Color
ROOF			
Existing Material	Existing Color	Proposed Material	Proposed Color
ROOF EXHAUST VENTS			
Existing Material	Existing Color	Proposed Material	Proposed Color
FRONT PORCH			
Existing Material	Existing Color	Proposed Material	Proposed Color
DECK			
Existing Material	Existing Color	Proposed Material	Proposed Color
PATIO			
Existing Material	Existing Color	Proposed Material	Proposed Color
SIDEWALK			
Existing Material	Existing Color	Proposed Material	Proposed Color
SKY LIGHTS			
Existing Material	Existing Color	Proposed Material	Proposed Color
DRIVEWAY			
Existing Material	Existing Color	Proposed Material	Proposed Color
HOUSE NUMBER			
Existing Material	Existing Color	Proposed Material	Proposed Color
OTHER			
Existing Material	Existing Color	Proposed Material	Proposed Color

Workflow Status:	Task	Assigned To	Status	Status Date	Action By	
	Application Acceptance		Accepted	08/15/2024	Maria Carpenter	
	Review for Completeness		Additional I...	08/15/2024	Maria Carpenter	
	Review Distribution					
	Historic Review					
	Planning Review					
	Review Consolidation					
	HPC Public Hearing Notice					
	Property Owner Notific...					
	Staff Report					
	HPC Hearing					
	COA Issued					
	Inspection					
Condition Status:	Name	Short Comments	Status	Apply Date	Severity	Action By
Documents:	File Name	Document Group	Category	Description	Type	Docum
	Survey	PLN_HIST			application/pdf	Uploa
	existing house pics	PLN_HIST			application/msword	Uploa
	elevations	PLN_HIST			image/jpeg	Uploa
	Show all					
Application Comments:	View ID	Comment		Date		
Initiated by Product: ACA						
Scheduled/Pending Inspections:	Inspection Type	Scheduled Date	Inspector	Status	Comments	
Resulted Inspections:	Inspection Type	Inspection Date	Inspector	Status	Comments	
Required Inspections:						

55 LAUREL PINELAND FRONT ELEVATION

Left ELEVATION

RIGHT ELEVATION



MATERIALS

Shingles Certaineed Landmark Charcoal Black same as Existing Roof
 Siding & Soffit Hardy Board white
 Windows Anderson Series 100 Casement 28" x 60" white
 Doors Therma-Tru 36" half window white











EXHIBIT A-1.9







COA-2024-00127 (97 McKenzie Rd W)

ADDITIONAL AGENDA DETAILS:

The purpose of this public hearing is to consider a request for a Major Certificate of Appropriateness within the Pinehurst Historic District for modifications to approved COA-2024-00027 at 97 McKenzie Rd. W. The property is identified as Moore County PID Number 00021446. The property owners and applicants are Robert and Tracey Noble.

FROM: Maria Carpenter, Planner
CC: Historic Preservation Commission;
DATE OF MEMO: 08/26/2024

MEMO DETAILS

ATTACHMENTS

1. Staff Exhibits
2. Applicant Exhibits



PLANNING AND INSPECTIONS DEPARTMENT STAFF REPORT

To: Historic Preservation Commission
From: Maria Carpenter, Planner
CC: Michael Mandeville, Senior Planner
 Jeanann Dawson, Administrative Specialist
Date: September 18, 2024
Subject: Major COA Request for 97 McKenzie Rd. W.

Applicant:	Robert Noble
Owners:	Robert Noble
Property Location:	97 McKenzie Rd. W
Land Use:	Single Family Residential
PID#	00021446
COA#:	2024-00127

Request and Background:

The applicant requests a Certificate of Appropriateness (COA) for modifications to approved COA-2024-00027 at 97 McKenzie Rd. W. The property is further identified as Moore County PID Number 00021446. The existing structure was built in 1988 and the property is +/- 0.779 acres in size.

The applicant is proposing to change two (2) existing windows to doors, screen in the proposed deck, extend the proposed deck approximately 2 feet, and add four (4) brick columns with light fixtures by the driveway entrances.

The public hearing was noticed in accordance with the Pinehurst Development Ordinance and NCGS 160D-406.

Standards of Review

Per the adopted Historic District Standards, eliminating or adding windows and/or doors is considered Major Work requiring review by the Historic Preservation Commission for issuance of a Certificate of Appropriateness.

The Commission shall not approve a Certificate of Appropriateness until the evidence presented meets the standards within the Historic District Standards and/or is determined to satisfy the

burden of proof that the proposed request is congruous with the Historic District.

Applicable Standards:

III. CHANGES TO EXISTING RESIDENCES

B. EXTERIOR WALLS AND TRIM

1. SECTION III.B.1 - Any changes or additions to an exterior wall, such as windows or door openings, bays, vents, balconies or chimneys, **must** be compatible with the architecture of the structure and **must** be congruous with the character of the Pinehurst Historic District.

C. WINDOWS AND DOORS

1. SECTION III.C.1 - Adding new windows and door openings or altering or filling existing openings should not compromise the architectural character of the structure and must be congruous with the Pinehurst Historic District.
2. SECTION III.C.5 - Windows and doors of existing structures should retain their original size and dimension, except as may be modified to accommodate code compliance and accessibility.
3. SECTION III.C.6 - Window and door surrounds and trim should match the original door or window surrounds and trim. Replacing sash windows should not alter the original trim.
4. SECTION III.C.7 - The number and size of panes, mullions, and muntins, and all window and door hardware should be compatible with those of the existing windows and doors.

E. DECKS AND PATIOS

1. SECTION III.H.2 – Decks *should* be constructed so that they can be removed in the future with little damage to the existing structure.
2. SECTION III.H.3 - Decks, posts, and railings *should* be compatible in scale, design, material, and detail with the structure or previously existing features.
3. SECTION III.H.7 - Decks *should* be painted, stained, or have a manufactured color compatible with the color of the structure and the Village of Pinehurst Color Palette.

Staff Comments:

The applicant has submitted an application and provided additional documentation in an attempt to satisfy the burden of proof. Increasing the size and screening in of the deck, and the columns meet the Standards and could be approved by Staff. The Commission will need to determine if changing the existing windows to doors, as well as the other changes are congruous with the Historic District and meet the Historic District Standards.



HISTORY, CHARM, AND SOUTHERN HOSPITALITY

September 11, 2024

Dear Property Owner(s),

The Village of Pinehurst Historic Preservation Commission will hold a public hearing on:

Thursday, September 26th, 2024
 At 4:00 p.m.
 At Pinehurst Village Assembly Hall
 395 Magnolia Rd. Pinehurst, NC 28374

The purpose of this public hearing is to consider a request for a Major Certificate of Appropriateness within the Pinehurst Historic District for modifications to approved COA-2024-00027 at 97 McKenzie Rd. W. The property is identified as Moore County PID Number 00021446. The property owners and applicants are Robert and Tracey Noble.

As the owner of said property, an adjacent property owner or as the applicant, you are receiving formal notification of this Public Hearing. Information on this request is available for public review at Village Hall, 395 Magnolia Road, Pinehurst, North Carolina during regular business hours. Information on the hearing will be posted online the week of the meeting at: <https://pinehurstnc.portal.civicclerk.com/>.

The meeting will be streamed in real-time on the Village's website, at www.vopnc.org/live.

The applicant, the local government, and any person who would have standing to appeal the decision under PDO Section 4.1.3 shall have the right to participate as a party at the evidentiary hearing. Other witnesses may present competent, material, and substantial evidence that is not repetitive as allowed by the board. All persons wishing to be heard should be present during the public hearing so that the facts presented are made a matter of record.

For more information, please call (910) 295-1900.

PLANNING & INSPECTIONS

395 Magnolia Road • Pinehurst, NC 28374 • Telephone (910) 295-2581 • Fax (910) 295-1396 • www.vopnc.org

Public Hearing Notification

EXHIBIT S-1.4



0 155 310 Feet

Village of Pinehurst Disclaimer: It is understood that the data contained herein is subject to constant change and that its accuracy cannot be guaranteed. The maps have been created from information provided by various government and private sources at various levels of accuracy. The data is provided to you "as is" with no warranty, representation or guaranty as to the content, sequence, accuracy, timeliness or completeness of any of the information provided herein. It is the responsibility of the user of the data to be aware of the data's limitations and to utilize the data in an appropriate manner. Any resale of this data is strictly prohibited in accordance with North Carolina General Statutes 132-10. Gnd is based on North Carolina State Plane Coordinate System NAD83 (feet).

2/22/2024

September 26, 2024

Historic Preservation Commission

97 McKenzie Rd. W Major COA Request



JACOBSON, SEVERT HAROLD &
40 MCDONALD RD W
PINEHURST,NC,28374-8945

NORRIS, MATTHEW T
91 MCKENZIE ROAD W
PINEHURST,NC,28374

NOBLE, ROBERT P
9907 GRETTLER CT
RALEIGH,NC,27617

RAWLINGS, MARGOT MACKENZIE
45 MCCASKILL RD W
PINEHURST,NC,28374-9029

SUBIN, GLEN D & DIANE
25 MCCASKILL RD W
PINEHURST,NC,28374-9029

FOSTER, JANE H
PO BOX 1704
PINEHURST,NC,28370

WALSH, CHRISTOPHER G
40 BARRETT RD W
PINEHURST,NC,28374

Menu Help

File Date: [08/23/2024](#)

Application Status: [In Review](#)

Application Type: [Historic Certificate of Appropriateness - Major](#)

Application Detail: [Detail](#)

Description of Work: [1. Replace existing rear window with door for access to hallway/bath from back porch 2. Replace existing casement window in kitchen with 8' slider to match existing othe entrance on McKenzie](#)

Application Name: [97 McKenzie Rd. W.](#)

Address: [97 W McKenzie Rd. Bldg# Pinehurst, NC 27617](#)

Owner Name: [Robert & Tracey Noble](#)

Owner Address: [9907 Grettie Court, Raleigh, NC 27617](#)

Parcel No: [00021446](#)

Contact Info:	Name	Organization Name	Contact Type	Contact Primary Address	Status
	NOBLE, ROBERT P		Applicant		Active
	Robert P Noble		Applicant		Active

Licensed Professionals Info:	Primary	License Number	License Type	Name	Business Name	Business License #
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Job Value: [\\$0.00](#)

Total Fee Assessed: [\\$500.00](#)

Total Fee Invoiced: [\\$500.00](#)

Balance: [\\$0.00](#)

Custom Fields:	GENERAL INFORMATION		
	Description of Changes to the Structure	Type of Work	Existing Use
	1. Replace existing rear window with door. 2. Replace existing rear casement window with 8' slider	Alteration	Single Family Low Density
	Proposed Use	Includes Demolition?	Includes Tree Removal?
	Single Family Low Density	Yes	No
	COA Number	Conditions of COA (If Any)	
	-	-	

PERMIT DATES		
Application Expiration Date	Permit Issued Date	Permit Expiration Date
-	-	-

FRONT ELEVATION			
Existing Material	Existing Color	Proposed Material	Proposed Color

REAR ELEVATION			
Existing Material	Existing Color	Proposed Material	Proposed Color

RIGHT ELEVATION			
Existing Material	Existing Color	Proposed Material	Proposed Color

LEFT ELEVATION			
Existing Material	Existing Color	Proposed Material	Proposed Color

TRIM			
Existing Material	Existing Color	Proposed Material	Proposed Color

WINDOWS			
Existing Material	Existing Color	Proposed Material	Proposed Color
Window Frame	Bear Creek	Door Frame	Bear Creek
Window Frame	Bear Creek	Slider Frame	Bear Creek

CHIMNEY			
Existing Material	Existing Color	Proposed Material	Proposed Color

FOUNDATION			
Existing Material	Existing Color	Proposed Material	Proposed Color

FRONT DOOR			
Existing Material	Existing Color	Proposed Material	Proposed Color

SHUTTERS			
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Existing Material	Existing Color	Proposed Material	Proposed Color
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GARAGE DOOR

Existing Material	Existing Color	Proposed Material	Proposed Color
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ROOF

Existing Material	Existing Color	Proposed Material	Proposed Color
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ROOF EXHAUST VENTS

Existing Material	Existing Color	Proposed Material	Proposed Color
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FRONT PORCH

Existing Material	Existing Color	Proposed Material	Proposed Color
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DECK

Existing Material	Existing Color	Proposed Material	Proposed Color
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PATIO

Existing Material	Existing Color	Proposed Material	Proposed Color
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SIDEWALK

Existing Material	Existing Color	Proposed Material	Proposed Color
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SKY LIGHTS

Existing Material	Existing Color	Proposed Material	Proposed Color
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DRIVEWAY

Existing Material	Existing Color	Proposed Material	Proposed Color
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HOUSE NUMBER

Existing Material	Existing Color	Proposed Material	Proposed Color
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OTHER

Existing Material	Existing Color	Proposed Material	Proposed Color
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none	none	Brick Lamp Post	Sea Pearl
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Workflow Status:	Task	Assigned To	Status	Status Date	Action By
	Application Acceptance		Accepted	08/26/2024	Kimberly Stepnoski
	Review for Completeness				
	Review Distribution				
	Historic Review				
	Planning Review				
	Review Consolidation				
	HPC Public Hearing Notice				
	Property Owner Notific...				
	Staff Report				
	HPC Hearing				
	COA Issued				
	Inspection				

Condition Status:	Name	Short Comments	Status	Apply Date	Severity	Action By
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Documents:	File Name	Document Group	Category	Description	Type	Docun
	97 Mckenzie m exterio...	PLN_HIST	Certificate of ...	Renderings, line dr...	application/pdf	Uploac
	Show all					

Application Comments:	View ID	Comment	Date
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Initiated by Product: ACA

Scheduled/Pending Inspections:	Inspection Type	Scheduled Date	Inspector	Status	Comments
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Resulted Inspections:	Inspection Type	Inspection Date	Inspector	Status	Comments
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Required Inspections:



97 W. McKenzie
Front elevation | Current

97 W. McKenzie

Front elevation | Revised April 25, 2024

EXHIBIT A-1.4





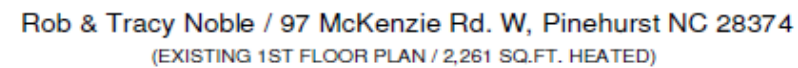
97 W. McKenzie
Rear elevation | Current

97 W. McKenzie

Rear elevation | Inspiration Rendering - Proposed

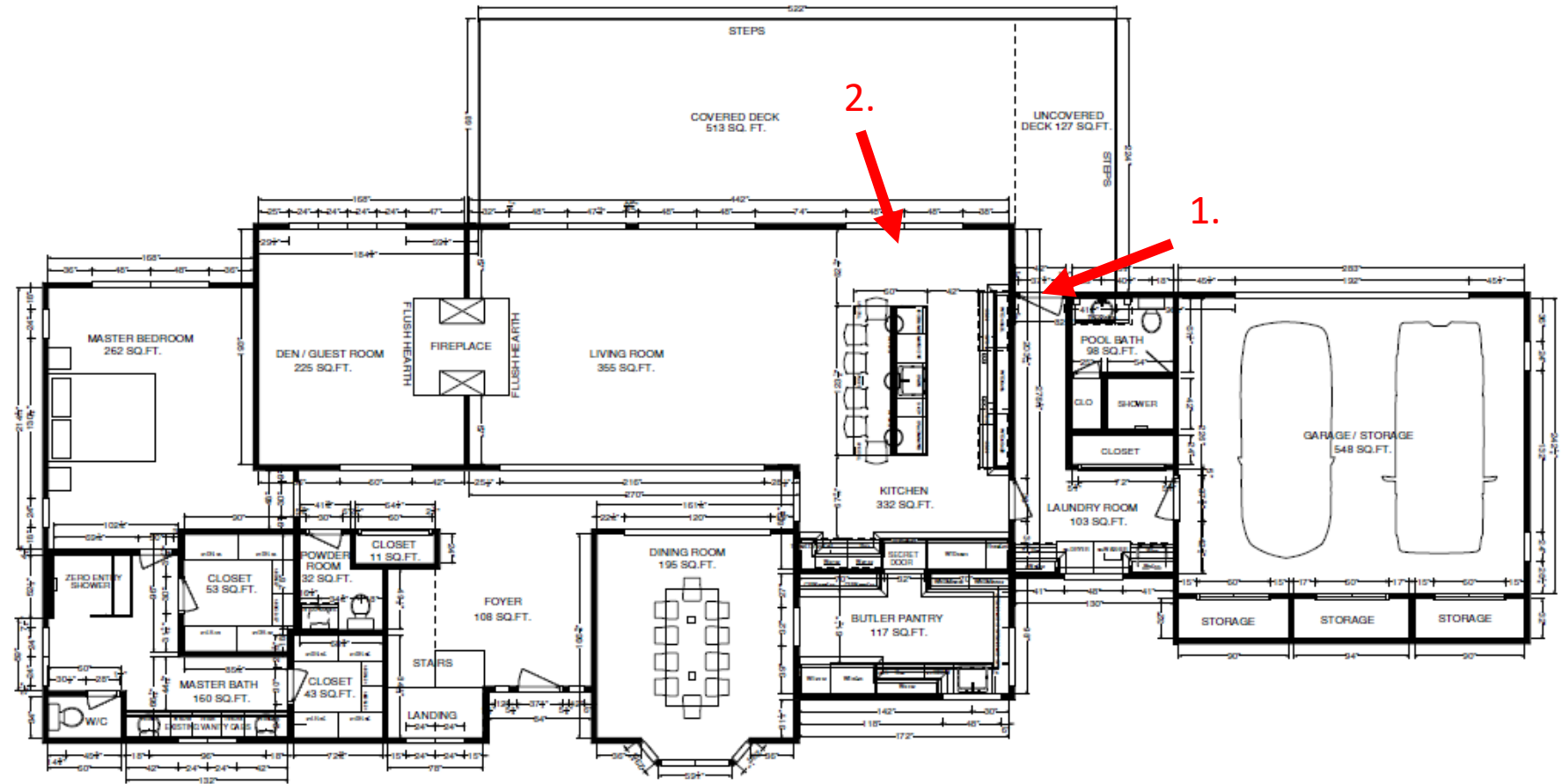
EXHIBIT A-1.6





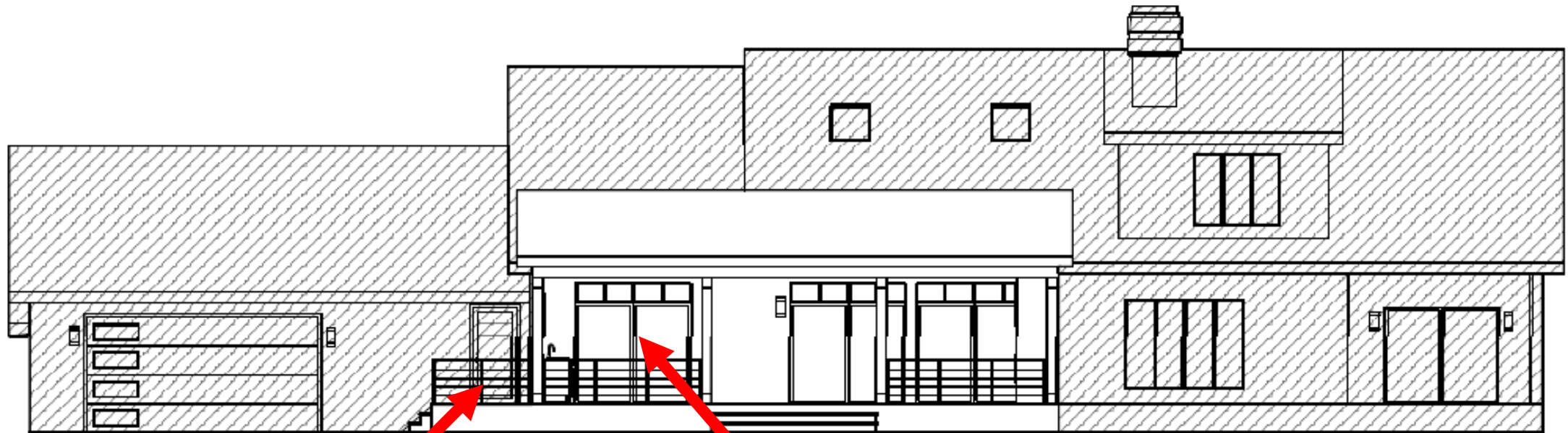
Revised Plan 1st Floor

1. Replace rear Window with door.
2. Replace existing casement window with slider to match two other existing sliders



Rob & Tracy Noble / 97 McKenzie Rd. W, Pinehurst NC 28374
(NEW 1ST FLOOR PLAN REV D WITH DECK)

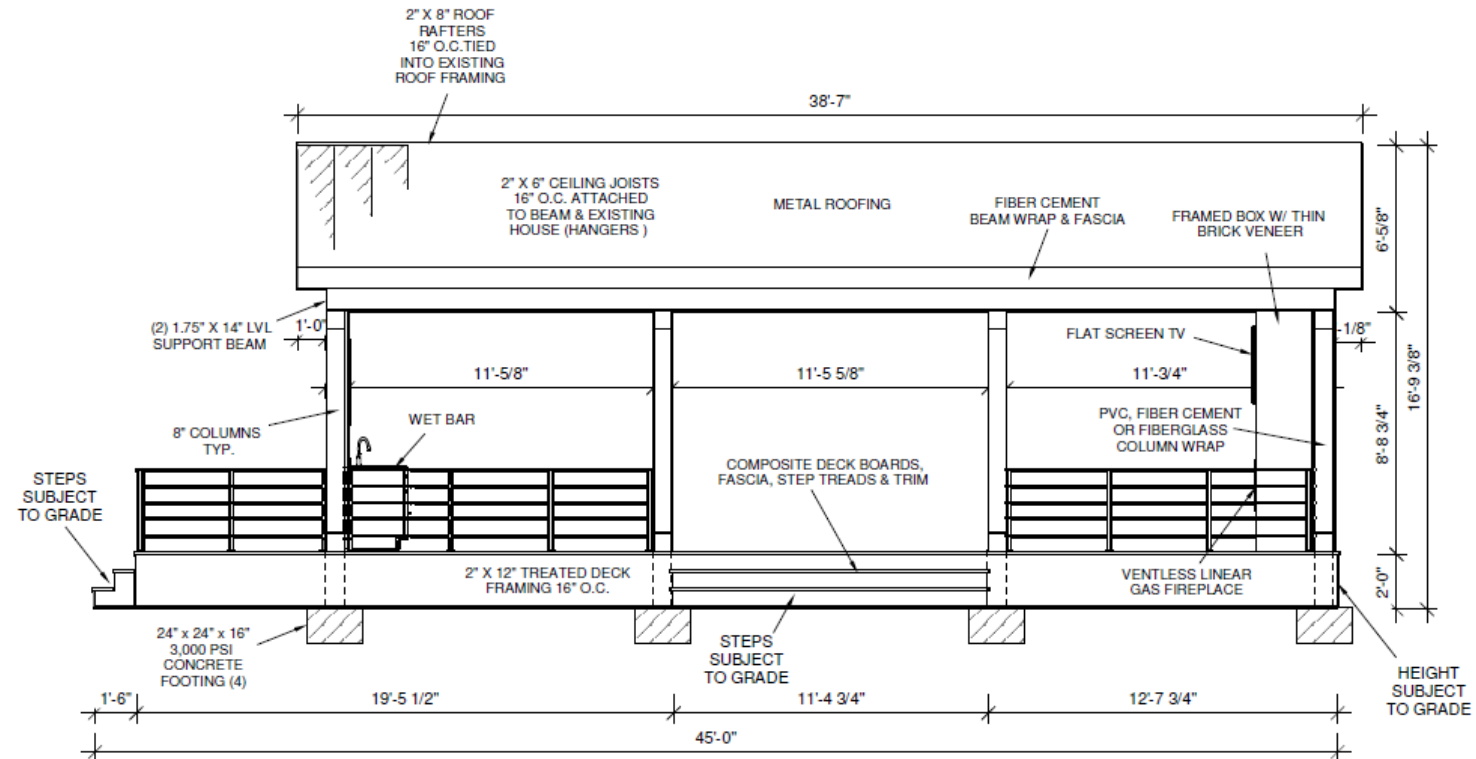
Rear Elevation



Replace existing
window with door
access to bathroom

Replace existing
casement windows with
8' slider to match existing
sliders

Rear Porch Elevation - Detail

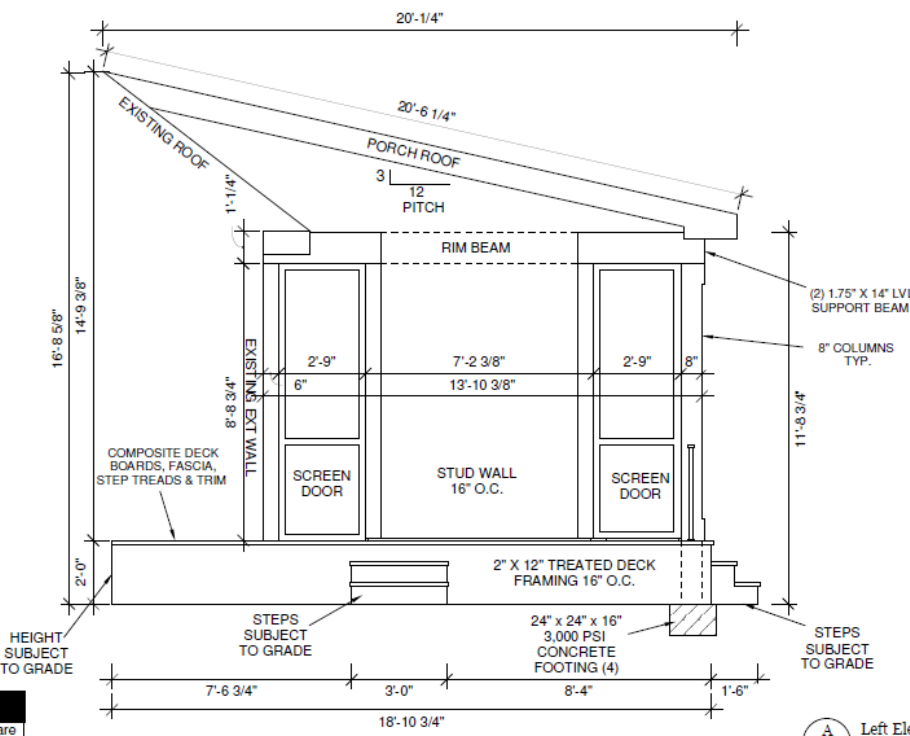


DISCLAIMER

All dimensions on this drawing are approximate, and are to be verified in field by contractor.

A Front Elevation
01 Scale: 3/16" = 1'-0"

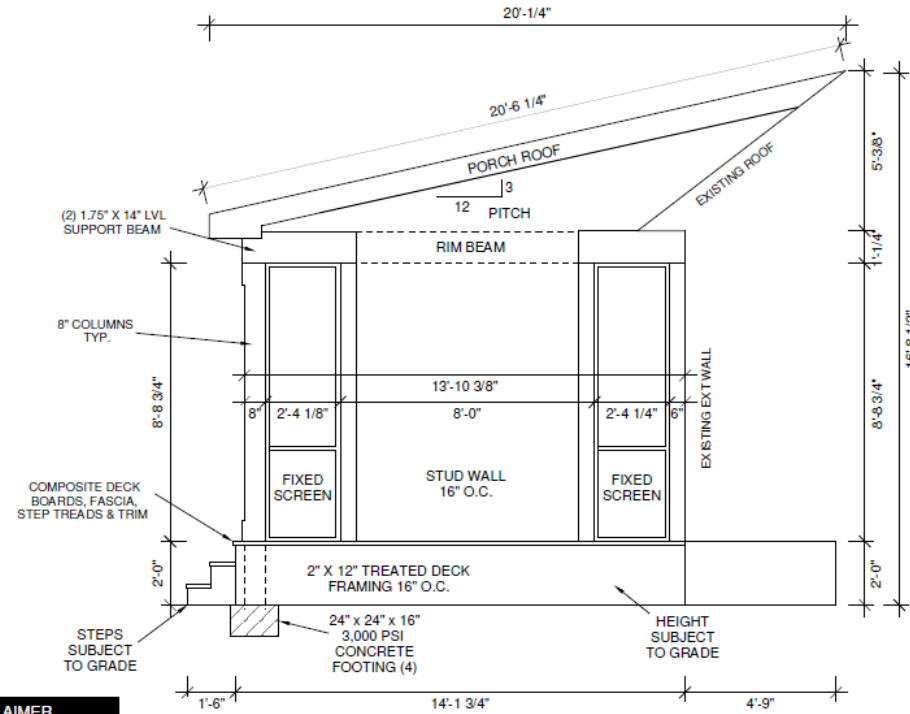
Left Elevation



DISCLAIMER
All dimensions on this drawing are approximate, and are to be verified in field by contractor.

A
02
Left Elevation
Scale: 1/4" = 1'-0"

Right Elevation



DISCLAIMER
All dimensions on this drawing are approximate, and are to be verified in field by contractor.

A
03
Right Elevation
Scale: 1/4" = 1'-0"

Rear elevation render



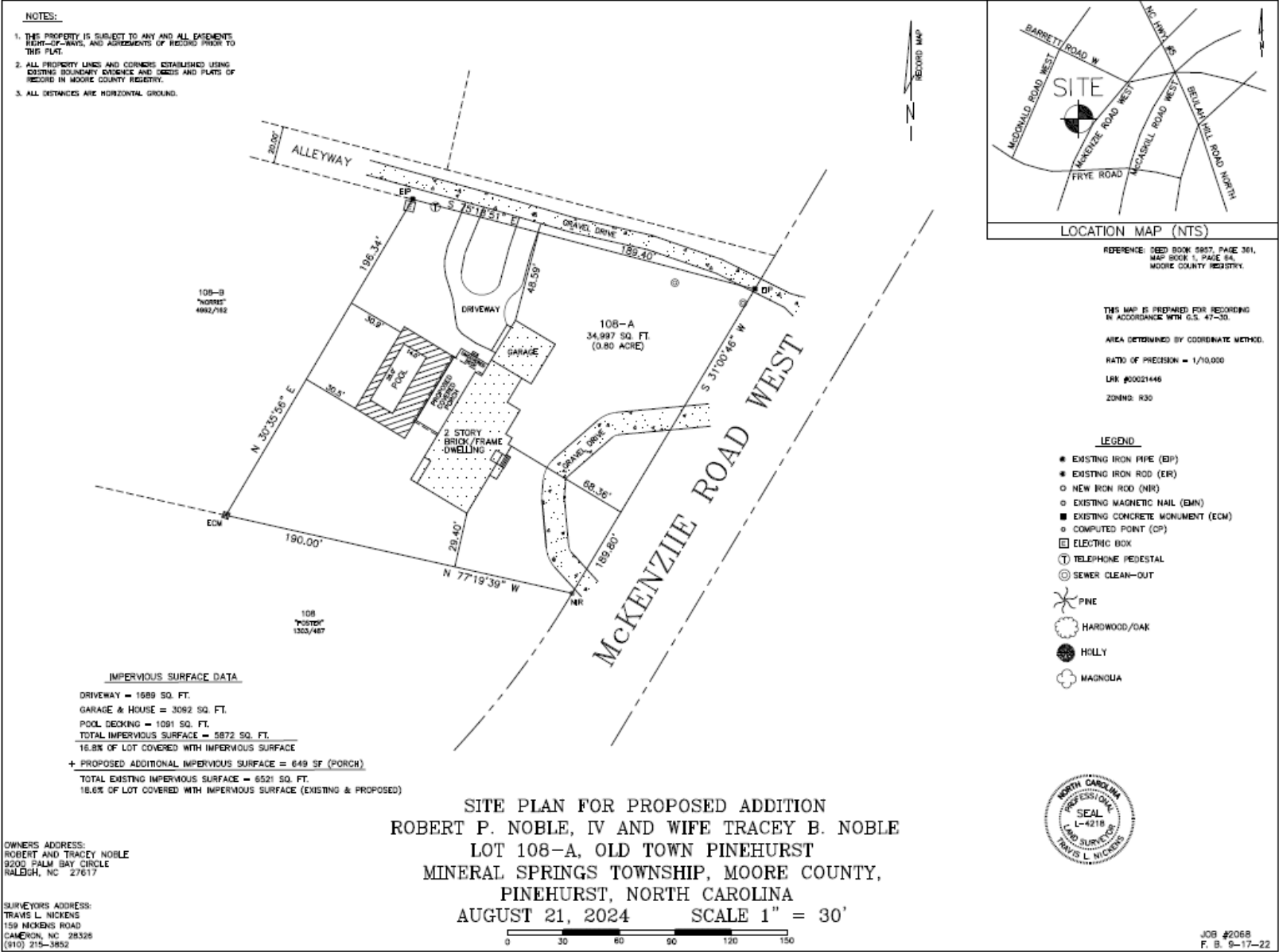
Rear ISO



Left and Right Porch Wall Inspirations



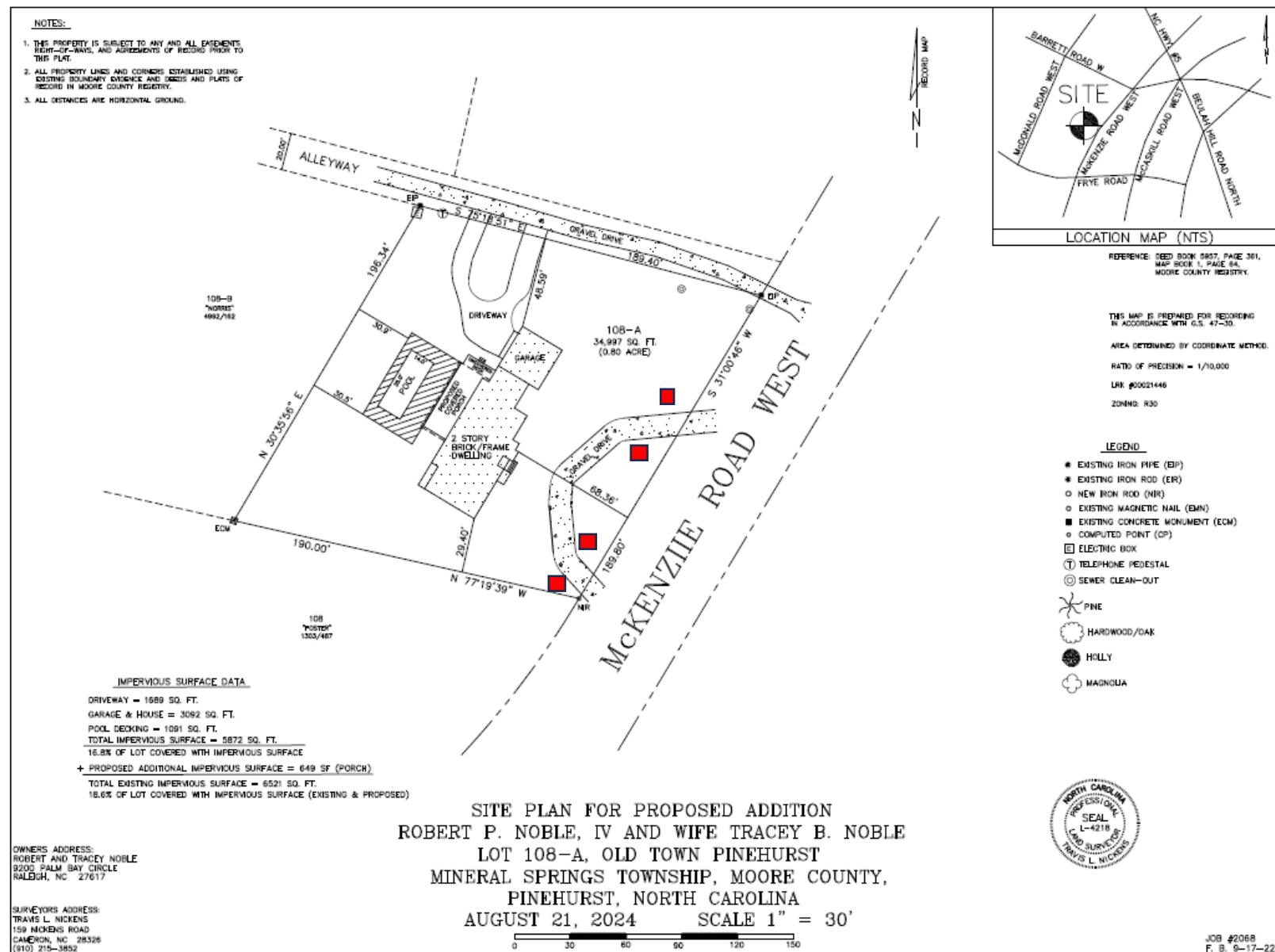
Updated Survey



Driveway Light Post



Painted Brick to match
color of house



Driveway lamp post w/ light



Example of
Painted brick
base to
match house
color, 15" x
15" x 30"



Approximate
scale of lamp post



11" x 11" x 16"
Repurpose antique
lanterns for driveway
lamps.



In the event cannot
make lanterns work,
purchase new lamps

Porch Window / Sliders



Existing Windows to be replaced
with Sliders to match existing sliders



Existing Sliders

Window replaced with door



Existing Window



Existing door, that will be salvaged if possible, to be placed approximately in window location

If door unsalvageable , would purchase new door to compliment.



COA-2024-00131 (270 Midland Rd)

ADDITIONAL AGENDA DETAILS:

The purpose of this public hearing is to consider a request for a Major Certificate of Appropriateness within the Pinehurst Historic District for the addition of an in-ground swimming pool in the rear yard at 270 Midland Rd. The property is identified as Moore County PID Number 00020373. The property owner is P-Town, LLC and the applicant is Godfrey & Jones.

FROM: Maria Carpenter, Planner
CC: Historic Preservation Commission;
DATE OF MEMO: 08/28/2024

MEMO DETAILS

ATTACHMENTS

1. Staff Exhibits
2. Applicant Exhibits



PLANNING AND INSPECTIONS DEPARTMENT STAFF REPORT

To: Historic Preservation Commission
From: Maria Carpenter, Planner
CC: Michael Mandeville, Senior Planner
 Jeanann Dawson, Administrative Specialist
Date: September 18, 2024
Subject: **Major COA Request for 270 Midland Rd.**

Applicant:	Chris Jones, Godfrey and Jones
Owners:	P-Town, LLC
Property Location:	270 Midland Rd.
Land Use:	Single Family Residential
PID#	00020373
COA#:	2024-00131

Request and Background:

The applicant requests a Certificate of Appropriateness (COA) for the addition of an in-ground swimming pool in the rear yard at 270 Midland Rd. The property is further identified as Moore County PID Number 00020373. The existing structure was built in 1929 and the property is +/- 0.655 acres in size.

The applicant is proposing to construct an in-ground swimming pool and spa with surrounding natural stone patio and white picket fencing in the rear yard.

The public hearing was noticed in accordance with the Pinehurst Development Ordinance and NCGS 160D-406.

Standards of Review

Per the adopted Historic District Standards, installation of in ground swimming pools is considered Major Work requiring review by the Historic Preservation Commission for issuance of a Certificate of Appropriateness.

The Commission shall not approve a Certificate of Appropriateness until the evidence presented meets the standards within the Historic District Standards and/or is determined to satisfy the burden of proof that the proposed request is congruous with the Historic District.

Applicable Standards:*III. CHANGES TO EXISTING RESIDENCES**VII. SITE FEATURES**A. FENCES AND WALLS*

1. SECTION VII.A.5 - New picket fences should be substantially open in character. The pickets should not be less than two inches nominal nor wider than four inches nominal, with a minimum of two inches (see PDO) and a maximum of four inches between pickets, and pickets must be at least one inch nominal thickness.
2. SECTION VII.A.14 - Rear and side yard fences must not be taller than six (6) feet in height.

D. SWIMMING POOLS

1. SECTION VII.D.1 - In-ground swimming pools, hot tubs and spas must be located in the rear yard and must not be visible from the street.

Staff Comments:

The applicant has submitted an application and provided additional documentation in an attempt to satisfy the burden of proof. The fencing does meet the Standards and could be approved by Staff. The Commission will need to determine if the in ground pool and spa and fence is congruous with the Historic District and if they meet the Historic District Standards.



HISTORY, CHARM, AND SOUTHERN HOSPITALITY

September 11, 2024

Dear Property Owner(s),

The Village of Pinehurst Historic Preservation Commission will hold a public hearing on:

Thursday, September 26th, 2024
At 4:00 p.m.
At Pinehurst Village Assembly Hall
395 Magnolia Rd. Pinehurst, NC 28374

The purpose of this public hearing is to consider a request for a Major Certificate of Appropriateness within the Pinehurst Historic District for the addition of an in-ground swimming pool in the rear yard at 270 Midland Rd. The property is identified as Moore County PID Number 00020373. The property owner is Judith Phillips and the applicant is Godfrey & Jones.

As the owner of said property, an adjacent property owner or as the applicant, you are receiving formal notification of this Public Hearing. Information on this request is available for public review at Village Hall, 395 Magnolia Road, Pinehurst, North Carolina during regular business hours. Information on the hearing will be posted online the week of the meeting at: <https://pinehurstnc.portal.civicclerk.com/>.

The meeting will be streamed in real-time on the Village's website, at www.vopnc.org/live.

The applicant, the local government, and any person who would have standing to appeal the decision under PDO Section 4.1.3 shall have the right to participate as a party at the evidentiary hearing. Other witnesses may present competent, material, and substantial evidence that is not repetitive as allowed by the board. All persons wishing to be heard should be present during the public hearing so that the facts presented are made a matter of record.

For more information, please call (910) 295-1900.

PLANNING & INSPECTIONS

395 Magnolia Road • Pinehurst, NC 28374 • Telephone (910) 295-2581 • Fax (910) 295-1396 • www.vopnc.org

Public Hearing Notification

EXHIBIT S-1.4



0 220 440 Feet

Village of Pinehurst Disclaimer: It is understood that the data contained herein is subject to constant change and that its accuracy cannot be guaranteed.
The maps have been created from information provided by various government and private sources at various levels of accuracy.
The data is provided to you "as is" with no warranty, representation or guaranty as to the content, sequence, accuracy, timeliness or completeness of any of the information provided herein.
It is the responsibility of the user of the data to be aware of the data's limitations and to utilize the data in an appropriate manner.
Any resale of this data is strictly prohibited in accordance with North Carolina General Statutes 132-10.
Grid is based on North Carolina State Plane Coordinate System NAD83 (feet).

8/27/2024

September 26, 2024
Historic Preservation Commission
270 Midland Rd. Major COA Request



BERGMAN, HEIDI MAY
275 MIDLAND ROAD
PINEHURST,NC,28374

STRACHAN, WAYNE T & ELIZABETH
265 MIDLAND ROAD
PINEHURST,NC,28374

PHILLIPS, JUDITH A
1071 CELESTIAL STREET
CINCINNATI,OH,45202

PINEHURST, INC
PO BOX 4000
PINEHURST,NC,28374

BOWLES, DAVID RAY TRUSTEE
250 MIDLAND RD
PINEHURST,NC,28374

PCC REALTY CORP
PO BOX 4000
PINEHURST,NC,28374

PINEHURST, LLC
PO BOX 4000
PINEHURST,NC,28374

COA-2024-00131 - 270 Midland Rd, Pinehurst_Sill, John

Menu Help

File Date: 08/19/2024

Application Status: In Review

Application Type: Historic Certificate of Appropriateness - Major

Application Detail: Detail

Description of Work: IMPERVIOUS ADDITIONAL: PATIO: 1150sqft POOL: 150sqft POOL EQUIPMENT: 32sqft

Application Name: 270 Midland Rd, Pinehurst_Sill, John

Address: 270 MIDLAND Rd, PH, 28374

Owner Name: PHILLIPS, JUDITH A

Owner Address: 1071 CELESTIAL STREET, CINCINNATI, OH 45202

Parcel No: 00020373

Contact Info:	Name	Organization Name	Contact Type	Contact Primary Address	Status
	Chris Jones	Godfrey & Jones	Applicant	Business, 1135 Kildair...	Active
	Chris Jones	Godfrey & Jones	Business Owner	Business, 1135 Kildair...	Active
Licensed Professionals Info:	Primary	License Number	License Type	Name	Business License #
Job Value:	\$0.00				
Total Fee Assessed:	\$500.00				
Total Fee Invoiced:	\$500.00				
Balance:	\$0.00				
Custom Fields:	GENERAL INFORMATION				
	Description of Changes to the Structure		Type of Work	Existing Use	
	IMPERVIOUS ADDITIONAL:		Addition	Single Family Low Density	
	PATIO: 1150sqft				
	POOL: 150sqft POOL EQUIPMENT: 32sqft				
	Proposed Use		Includes Demolition?	Includes Tree Removal?	
	Single Family Low Density		No	No	
	COA Number		Conditions of COA (If Any)		
	-		-		
	PERMIT DATES				
	Application Expiration Date		Permit Issued Date	Permit Expiration Date	
	-		-	-	
	FRONT ELEVATION				
	Existing Material	Existing Color	Proposed Material	Proposed Color	
	REAR ELEVATION				
	Existing Material	Existing Color	Proposed Material	Proposed Color	
	RIGHT ELEVATION				
	Existing Material	Existing Color	Proposed Material	Proposed Color	
	LEFT ELEVATION				
	Existing Material	Existing Color	Proposed Material	Proposed Color	
	TRIM				
	Existing Material	Existing Color	Proposed Material	Proposed Color	
	WINDOWS				
	Existing Material	Existing Color	Proposed Material	Proposed Color	
	CHIMNEY				
	Existing Material	Existing Color	Proposed Material	Proposed Color	
	FOUNDATION				
	Existing Material	Existing Color	Proposed Material	Proposed Color	
	FRONT DOOR				
	Existing Material	Existing Color	Proposed Material	Proposed Color	
	SHUTTERS				
	Existing Material	Existing Color	Proposed Material	Proposed Color	

GARAGE DOOR

Existing Material	Existing Color	Proposed Material	Proposed Color

ROOF

Existing Material	Existing Color	Proposed Material	Proposed Color

ROOF EXHAUST VENTS

Existing Material	Existing Color	Proposed Material	Proposed Color

FRONT PORCH

Existing Material	Existing Color	Proposed Material	Proposed Color

DECK

Existing Material	Existing Color	Proposed Material	Proposed Color

PATIO

Existing Material	Existing Color	Proposed Material	Proposed Color
none	none	marble	white

SIDEWALK

Existing Material	Existing Color	Proposed Material	Proposed Color

SKY LIGHTS

Existing Material	Existing Color	Proposed Material	Proposed Color

DRIVEWAY

Existing Material	Existing Color	Proposed Material	Proposed Color

HOUSE NUMBER

Existing Material	Existing Color	Proposed Material	Proposed Color

OTHER

Existing Material	Existing Color	Proposed Material	Proposed Color
grass	green grass	pool	blue

Workflow Status:	Task	Assigned To	Status	Status Date	Action By
	Application Acceptance		Accepted	08/27/2024	Maria Carpenter
	Review for Completeness				
	Review Distribution				
	Historic Review				
	Planning Review				
	Review Consolidation				
	HPC Public Hearing Notice				
	Property Owner Notific...				
	Staff Report				
	HPC Hearing				
	COA Issued				
	Inspection				

Condition Status:	Name	Short Comments	Status	Apply Date	Severity	Action By
Documents:	File Name	Document Group	Category	Description	Type	Docun
	Historic Submission 8-...	PLN_HIST	Other	Complete Historic S...	application/pdf	Uploac
	POOL PACKET SILL 8-28-...	PLN_HIST	Other	Update pool packet ...	application/pdf	Uploac
	Show all					

Application Comments:	View ID	Comment	Date
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Initiated by Product: ACA

Scheduled/Pending Inspections:	Inspection Type	Scheduled Date	Inspector	Status	Comments
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Resulted Inspections:	Inspection Type	Inspection Date	Inspector	Status	Comments
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Required Inspections:

GODFREY & JONES

DESIGN.BUILD.*LIVE*

PROJECT:

Pinehurst Historic District proposal

270 Midland Rd, Pinehurst, NC 28374, USA

COMMERCIAL BUILDERS CONTRACTOR LICENSE:

84839

LANDSCAPING LICENSE NUMBER:

CL1722

CERTIFIED CBP POOL AND SPA BUILDING PROFESSIONAL

NORTH CAROLINA BOARD MEMBER PHTA

PREPARED BY: CHRISTOPHER JONES

GODFREY & JONES

DESIGN.BUILD.LIVE

SPECIFIC REFERENCE DETAILS:

D. SWIMMING POOLS

1. In-ground swimming pools, hot tubs and spas must be located in the rear yard and must not be visible from the street.
- The Pool is situated at the back of the home and is not visible from any direction being blocked by 3 existing structures and an existing landscaping wall and natural woods behind it.
2. Above ground hot tubs and spas must not exceed eight (8) feet in any dimension.
There is no above ground component of this installation.
3. Above ground pools are not permitted in the Pinehurst Historic District.
This is an inground pool.

Fencing:

1. Current proposed fencing is a picket fence which will meet Pinehurst guidelines,****. New picket fences should be substantially open in character. The pickets should not be less than two inches nominal nor wider than four inches nominal, with a minimum of two inches (see PDO) and a maximum of four inches between pickets, and pickets must be at least one inch nominal thickness. ***
2. The fencing and gates will be 4ft tall.
3. Fencing will be used to close distances between the existing structures and will not be visible from the front of the property.
4. Fencing will be at the rear and sides from the front of the property

Landscaping:

1. Current location has no landscaping in the area where the pool and hardscape will be placed.
2. No trees, shrubbery or any existing pathway/ pavers/ stone will be demolished or removed during this installation as there are none currently in the proposed location.
3. Any shrubs or trees that may be proposed at a future date will be congruous to the nature of the Pinehurst community.
4. Equipment will be placed within an existing natural stone wall built to house current HVAC systems and will not be visible

****NO ALTERATION TO ANY EXISTING STRUCTURES, LANDSCAPING OR OTHER RELEVANT FEATURES ARE PLANNED

GODFREY & JONES

DESIGN.BUILD.LIVE

BEFORE AND AFTER

CURRENT Pool Location: Backyard/Interior Courtyard



GODFREY & JONES

DESIGN.BUILD.LIVE

BEFORE AND AFTER

LOCATION RENDERING: AFTER



Artistic Renderings Only:

Plants are visual aids only and any variation between rendering and an existing structures or unintentional

GODFREY & JONES

DESIGN.BUILD.LIVE

LOCATION: View from road



VIEW FROM ROAD: NO CHANGE



VIEW FROM ROAD: Gravel will be removed and replaced with sod to improve look of home and better fit the Landfall Aesthetic

GODFREY & JONES

DESIGN.BUILD.LIVE

PINEHURST HISTORIC DISTRICT POOL

Although not visible from the street, to preserve the districts' historic character this Elegant Pool has been meticulously designed in form and materials to match the homes feel and style.

The home has elements of Southern Colonial/Folk Victorian and Craftsman Bungalow. The style being understated but elevated.

The pool and natural stone patio will bring the 3 existing structures together and pay homage to the original Pine Barrens health original resort elements of Pinehurst and be "...well built and tasteful but no lavish..."pg.70

We have focused on the patio being of natural stone materials, Slab walkways with river stone to allow for the future cultivation of natural elements to allow the natural resort feel to permeate the installation.

Additionally the gravel drive located on the Midland Road will be removed and made into natural yard to improve the aesthetic to reflect that of Pinehurst and reduce the impervious area.



GODFREY & JONES

DESIGN.BUILD.LIVE

DESIGN:

The simple well built but understated layout of the pool itself is a reflection of the Pinehurst area and the architecture itself. It will feature a spa and relaxing ledge as a reflection of the resort elements of the resort.

A natural stone patio will surround the pool and be a light neutral color to reflect the colors of the homes color and structure.

Natural stone accents seamlessly integrate into the pool's surroundings, mirroring the Pinehurst's area dedication to natural materials.

The water's blue plaster finish not only exudes a touch of natural sophistication but also nods to the subdued color palette often associated with Pinehurst color aesthetics.

Walkways will be natural stone river rocks with neutral natural stone slabs. This reflects the natural elements we wish to highlight in this installation, reducing the amount of patio area and give the feel of a resort.

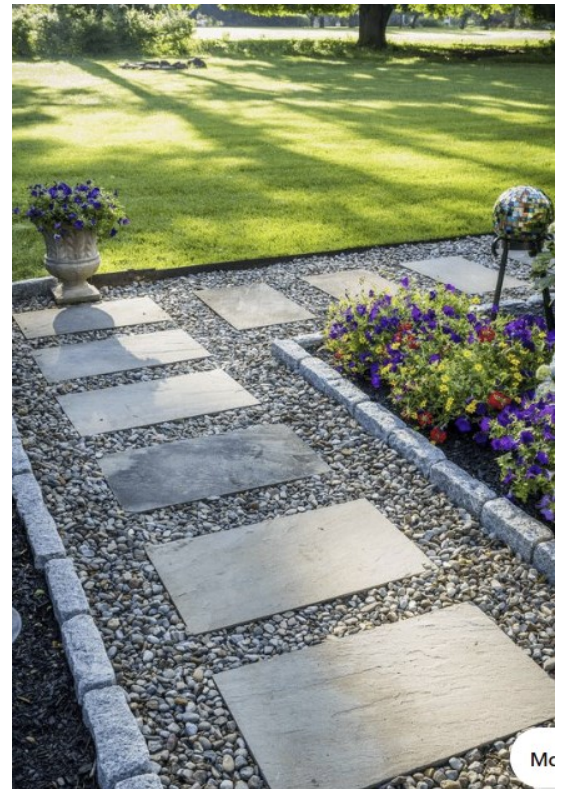


Photo Size: 1080p - HD

GODFREY & JONES

DESIGN.BUILD.LIVE

INSPERATIONS: Neutral Stone and natural elements



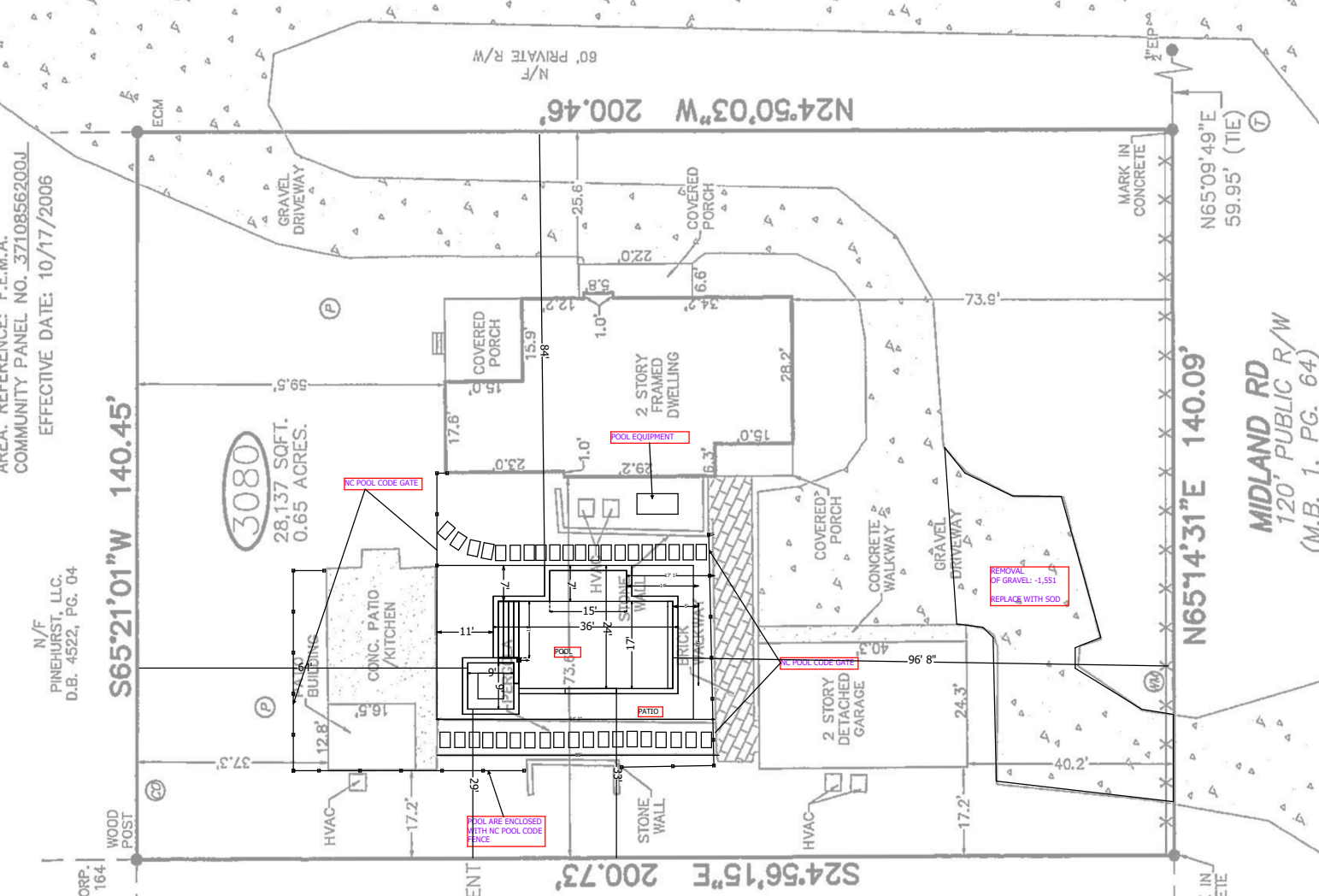
**WHITE PICKET FENCE TO POOL CODE AND
PINEHURST CODE**

JUDITH PHILLIPS & DOUGLAS MRYGLOD

OLD TOWN PINEHURST, LOT 3080
DEED BOOK 4577, PAGE 409
PIN: 8562-06-47-1858
CARTHAGE TOWNSHIP
MOORE COUNTY, NORTH CAROLINA
ADDRESS: 270 MIDLAND RD.

2. PROPERTY IS SUBJECT TO ALL EASEMENTS AND RIGHT-OF-WAYS OF RECORD PRIOR TO THE DATE OF THIS SURVEY.
3. NO GRID MONUMENTS FOUND WITHIN 2000' OF PROPERTY
4. SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A TITLE SEARCH. PROPERTY IS SUBJECT TO ALL FACTS DISCLOSED BY A FULL AND ACCURATE TITLE REPORT.

THIS PROPERTY IS NOT LOCATED IN
A F.E.M.A. 100 YEAR FLOOD HAZARD
AREA. REFERENCE: F.E.M.A.
COMMUNITY PANEL NO. 3710856200J
EFFECTIVE DATE: 10/17/2006



LEGEND

- EIP = EXISTING IRON PIPE
- ECM = EXISTING CONC. MONUMENT
- CP = CALCULATED POINT (NOT FOUND OR SET)
- N/F = NOW OR FORMERLY
- R/W = RIGHT-OF-WAY
- (T) = TELEPHONE PEDESTAL
- (P) = PROPANE TANK
- (CO) = CLEAN OUT
- (WM) = WATER METER
- X-X-X = IRON FENCE

EXISTING IMPERVIOUS SURFACES:

- DWELLING: 1,966 SQFT
- GRAVEL: 5,394 SQFT
- COVERED PORCHES: 474 SQFT
- GARAGE: 982 SQFT
- CONCRETE: 747 SQFT
- BRICK WALKWAY: 418 SQFT
- STONE WALLS: 76 SQFT
- PATIO BUILDING: 211 SQFT
- MISCELLANEOUS: 30 SQFT

- TOTAL: 10,298 SQFT

- 36.6% OF LOT

PROJECT IMPERVIOUS ADJUSTMENTS:

- Gravel: -1,551
- + Pool Perimeter: 150
- + Patio: 627
- + Slabs: 233
- + Pool Equipment Pad: 32
- Total Project Adjustment: -509sqft
- NEW TOTAL: 9,789
- NEW IMPERVIOUS 34.7%

I, Herbert H. Proctor, Jr., Professional Surveyor, certify that this survey complies with the North Carolina Standards of Practice for Surveying Section 1600; that this is a class A survey, meeting the criteria of Precision greater than 1:10,000; that conventional field procedure with D.B. 4577, Page 409 was utilized; that all units are U.S. Survey Feet unless otherwise stated; that all distances are horizontal ground distances unless otherwise stated. Any easements, gaps, overlaps or encroachments are shown on this survey, that areas were computed by coordinate method. This survey is not to be recorded in the public records of Moore County, North Carolina, unless approved by the Surveyor and is to be used only for the convenience of this lot by the

REFERENCES

1. D.B. 4577, PG. 409
2. ALL DEEDS AND MAPS WITH ADJOINERS
3. MOORE COUNTY GIS.

NOTE:
NO DETERMINATION HAS BEEN MADE
AS TO THE EXISTENCE OF THE FOLLOWING:
- UNDERGROUND UTILITIES
- EASEMENTS OR BURIAL GROUNDS

EXHIBIT A-1.12

Scale: 1/32" = 1 ft



PLANNING AND INSPECTIONS DEPARTMENT

TO: Pinehurst Historic Preservation Commission
FROM: Maria Carpenter, Planner
DATE: September 18, 2024
SUBJECT: Minor Work COA's Issued 8/15/24 – 9/14/24

**REPORT OF STAFF APPROVALS
SEPTEMBER 26, 2024 MEETING
8/15/2024-09/14/2024**

Record #	Nature of Work	Application Date	Issued Date	Address	Property Owner
COA-2024-00111	Fence	7/25/2024	8/21/2024	120 Saville Row	Sean Suggs
COA-2024-00116	Fence	8/2/2024	8/15/2024	95 Palmetto Rd	Johannes Zwick
COA-2024-00124	Fence	8/19/2024	8/21/2024	110 Saville Row	Samuel Osier
COA-2024-00130	Painting Exterior	8/26/2024	8/27/2024	15 Maple Rd	Paul & Colette Cocco
COA-2024-00135	Tree Removal	9/10/2024	9/11/2024	120 Short Rd	Van Mitchell