Historic Preservation Commission
Agenda for Regular Meeting of October 24, 2024
Assembly Hall
395 Magnolia Road, Pinehurst, NC 28374
Pinehurst, North Carolina
4:00 PM

1. Call to Order
2. Approval of Minutes
   A. Approval of 9-26-2024 HPC Regular Meeting Minutes
3. Public Hearing
   A. COA-2024-00141 (150 Linden Rd)

      The purpose of this public hearing is to consider a request for a Major Certificate of Appropriateness within the Pinehurst Historic District for installation of an in ground pool at 150 Linden Rd. The property is identified as Moore County PID Number 00026265. The property owners are Lawrence and Colleen Early and applicant is Jeffrey Tucker.

   B. COA-2024-00142 (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 modifications to the façade at 1 Carolina Vista. The property is identified as Moore County PID Number 00025800. The property owner and applicant is Pinehurst, LLC.
4. Review of Normal Maintenance and Minor Work items
   A. Minor COA's Issued 9/15/2024 - 10/14/2024
5. Next Meeting Date
   A. 11-21-2024 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.

Approval of 9-26-2024 HPC Regular Meeting Minutes
ADDITIONAL AGENDA DETAILS:

FROM: Jeanann Dawson, Administrative Specialist
CC: Historic Preservation Commission; Alex Cameron; Maria Carpenter
DATE OF MEMO: 10/14/2024

MEMO DETAILS
Attached is a draft copy of the 9-26-2024 HPC Regular Meeting Minutes

ATTACHMENTS
1. 09-26-24 HPC Draft Minutes

HISTORIC PRESERVATION COMMISSION
REGULAR MEETING
THURSDAY, SEPTEMBER 26TH, 2024
ASSEMBLY HALL
395 MAGNOLIA ROAD
PINEHURST, NORTH CAROLINA
4:00 PM

Members Present:	**Members Absent:**	**Staff Present:**
Richard Vincent, Chair		Michael Mandeville, Senior Planner
Cara Mathis, Vice Chair		Maria Carpenter, Planner
David Herring		Jeanann Dawson, Administrative Specialist
Angelique Fabiani		Paul Conners, IT Systems Specialist
Joe Iverson		JoEllen Richter, IT Technician
Justin Bramlage		

Approximately 4 members of the public were in attendance.

I. Call to Order

Mr. Vincent called the Regular Meeting to order at 04:01 PM. Mr. Vincent explained the purpose of the meeting, each Commission member introduced themselves, and Mr. Vincent introduced Staff.

II. Approval of Minutes

A. 08-22-2024 Regular Meeting Minutes

Mr. Herring moved to approve the minutes of the August 22nd, 2024, Regular Meeting. Seconded by Mr. Iverson. Approved by a vote of 6-0.

Ms. Mathis moved to recess the Regular Meeting and open the Public Hearing. Seconded by Mr. Herring. Approved by a vote of 6-0.

III. Public Hearing

The Commission members stated they had visited all sites. Mr. Vincent, Mr. Herring, Ms. Mathis and Mr. Iverson all advised they did not have any ex parte communication. Ms. Fabiani advised she did have ex parte communication with the homeowner of 270 Midland Rd. and stated the interaction consisted of a brief introduction and escort to the site of the proposed swimming pool.

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-2024-00121 (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.

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.

Mr. Iverson asked for clarification regarding the impervious percentage of the site. Ms. Carpenter explained each zoning district has different impervious restrictions and stated staff reviews whether proposed work is within the impervious percentage limits prior to submitting the application for approval.

Mr. Bruce Westmoreland, the applicant on behalf of homeowner, was sworn into the Public Hearing.

Mr. Vincent asked Mr. Westmoreland if he add any comments to add to Ms. Carpenter's presentation. Mr. Westmoreland agreed with Ms. Carpenter's presentation and advised they will make the project be as transparent as possible and the addition will look as though it was original to the home.

Mr. Vincent if the Commission members had questions for Mr. Westmoreland.

Mr. Herring pointed out the application states 7 windows however the sketch shows 9. Mr. Westmoreland apologized and advised the sketch is correct. Mr. Herring asked for clarification regarding exhibit A-1.9. If the photo is a window or door. Mr. Westmoreland advised the photo shows an Anderson crank out window, which is what will be installed.

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.

Mr. Herring moved that the Historic Preservation Commission approve with conditions a Certificate of Appropriateness (COA-2024-00121) and find the proposed Major Work at 55 Laurel Rd. 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 Mr. Iverson.

Condition:
1.) All exterior details will match existing house.

Mr. Vincent called for a poll vote.

Mr. Iverson – Yes
Ms. Fabiani – Yes
Mr. Vincent – Yes
Ms. Mathis – Yes
Mr. Herring – Yes
Mr. Bramlage-Yes

The motion passed by a vote of 6-0.

B. <u>COA-2024-00127 (97 McKenzie Rd W)</u>
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.

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.

Ms. Mathis asked if there is a garage door change, Ms. Carpenter advised there will not be a change to the garage door. Mr. Vincent requested clarification regarding whether the light fixture atop the column was in the Commission's purview. Ms. Carpenter confirmed the fixture is not something that the Commission would be concerned about, only the structure.

Mr. Robert Noble, the homeowner, was sworn into the Public Hearing.

Mr. Noble confirmed Ms. Carpenter's presentation was factually correct. Mr. Noble explained the reason for the changing the window to a door was to allow access to bathroom from the outside. Mr. Noble advised the proposed change to retractable screens will allow more usage of area. The driveway post will make the driveway more visible.

Mr. Vincent asked if Commission members had questions for Mr. Noble.

Mr. Vincent wanted to confirm that the garage was not changing from the previous application. Mr. Noble confirmed there are no proposed changes to the garage. Mr. Herring asked for clarification regarding the position of the containers for the screens and suggested putting they be located on the inside of the roof overhang. Mr. Noble stated that he wasn't sure at this point and would have to see how they fit during installation. Mr. Herring asked if there would be railings on the addition to the deck since the rendering did not show any. Mr. Noble advised they will only install railing if code requires.

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-2024-00127) and find the proposed Major Work at 97 McKenzie Rd. W 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
Mr. Bramlage– Yes

The motion passed by a vote of 6-0.

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.

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.

Mr. Vincent asked if any questions for Mr. Carpenter.

Mr. Herring inquired if any work was being done on existing colonnade. Ms. Carpenter agreed no work will be done on colonnade. Mr. Vincent asked if property has been before board in previous years. Ms. Carpenter advised 2016 was the last COA. A pool was approved for previous owners. Due to differences of plans, was better to present to board for reapproval.

Mr. Christopher Jones, the applicant, was sworn into the Public Hearing.

Mr. Jones did not have anything to add to Ms. Carpenter's presentation.

The Commission did not have questions for the applicant.

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. Iverson moved that the Historic Preservation Commission approve a Certificate of Appropriateness (COA-2024-00131) and find the proposed Major Work at 270 Midland Rd. 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. Herring.

Mr. Vincent called for a poll vote.

Mr. Iverson – Yes
Ms. Fabiani – Yes
Mr. Vincent – Yes
Ms. Mathis – Yes
Mr. Herring – Yes
Mr. Bramlage– Yes

The motion passed by a vote of 6-0.

Mr. Herring moved to adjourn the Public Hearing and re-enter the Regular Meeting. Seconded by Ms. Fabiani. Approved by a vote of 6-0.

IV. Review of Normal Maintenance and Minor Work Items

A. Minor COA's Issued from 8/15/2024 – 9/14/2024

V. Next Meeting Date

A. 10-24-2024 Regular Meeting

VI. Motion to Adjourn

Mr. Herring moved to adjourn the Regular Meeting. Seconded by Mr. Iverson. Approved by a vote of 6-0 at 4:42 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.

The Village of Pinehurst is a charming, vibrant community which reflects our rich history and traditions.
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Values: Service, Initiative, Teamwork, and Improvement.

DRAFT

COA-2024-00141 (150 Linden 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 installation of an in ground pool at 150 Linden Rd. The property is identified as Moore County PID Number 00026265. The property owners are Lawrence and Colleen Early and applicant is Jeffrey Tucker.

FROM: Maria Carpenter, Planner
CC: Historic Preservation Commission;
DATE OF MEMO: 10/10/2024

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: October 16, 2024
Subject: **Major COA Request for 150 Linden Rd.**

Applicant:	Jeffrey Tucker
Owners:	Colleen & Lawrence Early
Property Location:	150 Linden Rd.
Land Use:	Single Family Residential
PID#	00026265
COA#:	2024-00141

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 150 Linden Rd. The property is further identified as Moore County PID Number 00026265. The principal structure was built in 1955 and the property is +/- 0.9 acres in size.

The applicant is proposing to construct an in-ground swimming pool with surrounding natural stone patio in rear yard and picket fencing to match and replace existing fencing in the front and side 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 fence is congruous with the Historic District and if they meet the Historic District Standards.

1895
VILLAGE OF
PINEHURST

HISTORY, CHARM, AND SOUTHERN HOSPITALITY

October 9, 2024

Dear Property Owner(s),

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

Thursday, October 24th, 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 installation of an in ground pool at 150 Linden Rd. The property is identified as Moore County PID Number 00026265. The property owners are Lawrence and Colleen Early and applicant is Jeffrey Tucker.

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/.

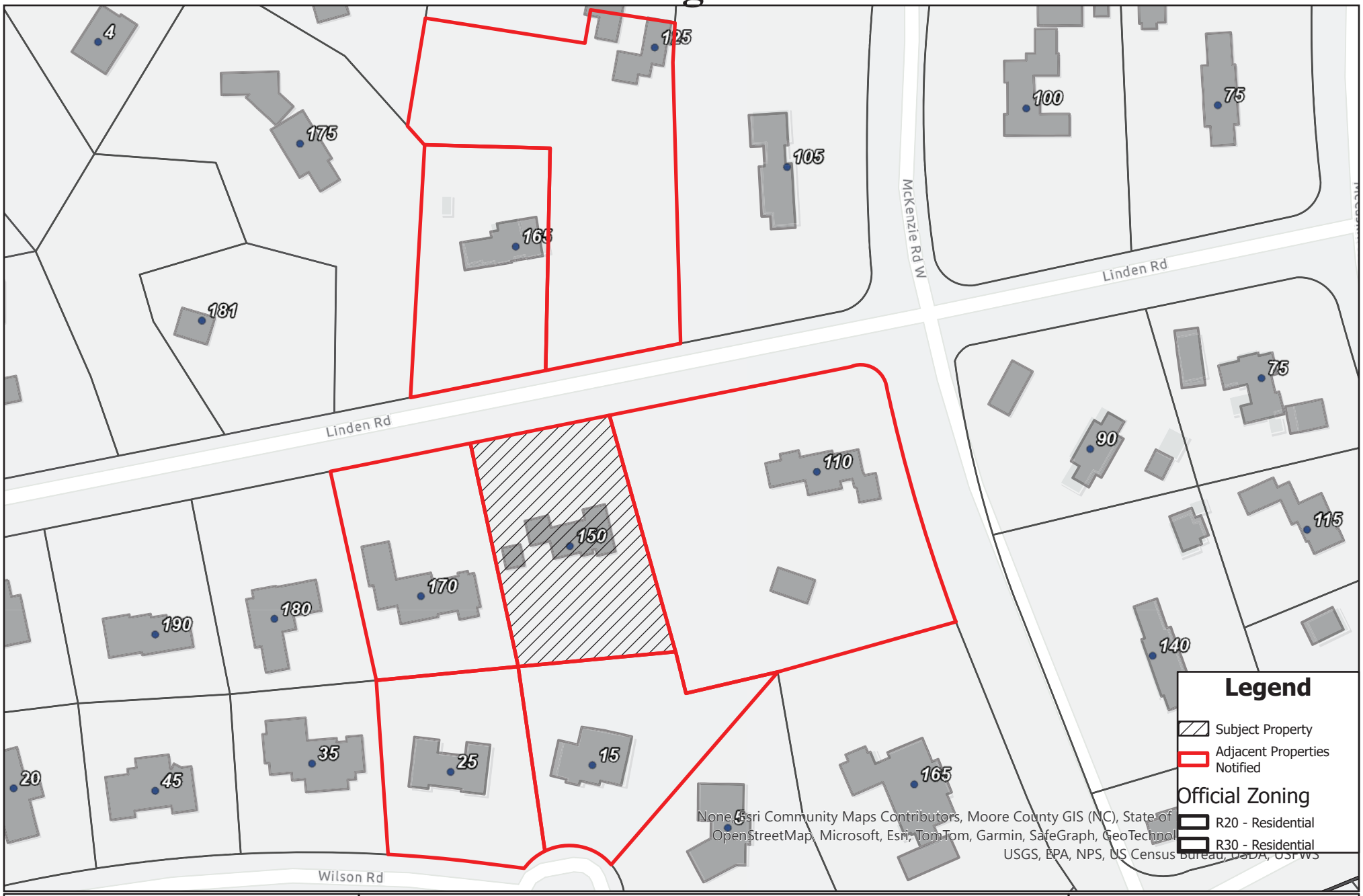
The meeting will be streamed in real-time on the Village's website, at www.vopnc.org/live.

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.

Public Hearing Notification

EXHIBIT S-1.4



0 200 400 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).

10/2/2024

October 24, 2024
Historic Preservation Commission
150 Midland Rd. Major COA Request

1895 Village of Pinehurst

N W E S

GRAY, MATTHEW RAYMOND
39757 MAZUCHET DR
HARRISON TOWNSHIP,MI,48045

BUCKMINSTER, GRETCHEN S (HRS)
C/O JOHN BUCKMINSTER
SHERRILLS FORD,NC,28673

FASOLAK, TINA M
170 LINDEN RD
PINEHURST,NC,28374

DAHLEM, DAVID
165 LINDEN ROAD
PINEHURST,NC,28374

EARLY, LAWRENCE J
150 LINDEN RD
PINEHURST,NC,28374

STETZ, LARRY W & CONNIE M
25 WILSON RD
PINEHURST,NC,28374

CHANG, SHANNON THOMSON TRUSTEE
PO BOX 107
POINT CLEAR,AL,36564

COA-2024-00141 - EARLY POOL

Menu Help

File Date: 09/26/2024

Application Status: In Review

Application Type: Historic Certificate of Appropriateness - Major

Application Detail: Detail

Description of Work: 14 X 30 FIBERGLASS POOL

Application Name: EARLY POOL

Address: 150 LINDEN, PH, 28374

Owner Name: EARLY, COLLEEN

Owner Address: 150 LINDEN RD, PINEHURST

Parcel No: 00026265

Contact Info:

Name	Organization Name	Contact Type	Contact Primary Address	Status
Jeffrey L Tucker		Applicant	Business, 965 Old US H...	Active
Jeffrey L Tucker		Business Owner	Business, 965 Old US H...	Active

Licensed Professionals Info:

Primary	License Number	License Type	Name	Business 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**
NO CHANGES TO STRUCTURE	Addition	Single Family Low Density
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
		concrete pavers	gray

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	09/26/2024	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	Docum
Colleen Early site pla...	PLN_HIST	Site Plan	site plan	application/pdf	Uploac
Early historic major (...	PLN_HIST	Certificate of ...	coa	application/pdf	Uploac
Early landscape plan .pdf	PLN_HIST	Other	landscape plan	application/pdf	Uploac
IMG_4861.jpg	PLN_HIST	Photo	proposed pool location	image/jpeg	Uploac
IMG_4862.jpg	PLN_HIST	Photo	proposed pool location	image/jpeg	Uploac
IMG_4863.jpg	PLN_HIST	Photo	proposed equipment ...	image/jpeg	Uploac
IMG_4864.jpg	PLN_HIST	Photo	proposed pool location	image/jpeg	Uploac
IMG_4865.jpg	PLN_HIST	Photo	yard photo	image/jpeg	Uploac
IMG_4866.jpg	PLN_HIST	Photo	proposed patio mate...	image/jpeg	Uploac
IMG_4867.jpg	PLN_HIST	Photo	patio/ deck material	image/jpeg	Uploac
IMG_4868.jpg	PLN_HIST	Photo	turf material	image/jpeg	Uploac

Show all

Application Comments:

View ID	Comment	Date

Initiated by Product: ACA

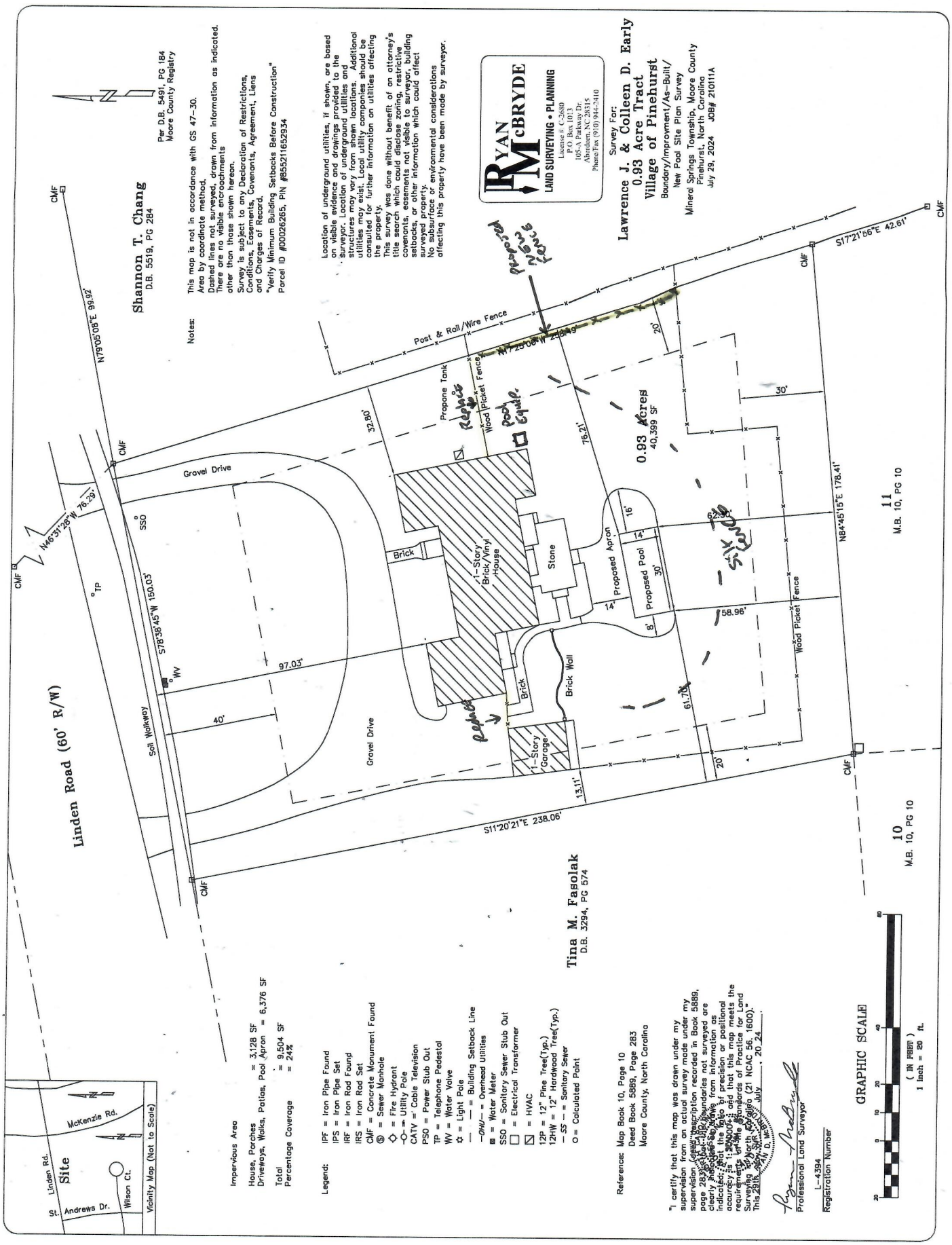
Scheduled/Pending Inspections:

Inspection Type	Scheduled Date	Inspector	Status	Comments

Resulted Inspections:

Inspection Type	Inspection Date	Inspector	Status	Comments

Required Inspections:


RYAN McBRYDE
LAND SURVEYING • PLANNING
License # C-2680
PO Box 1013
105-A Parkway Dr.
Aberdeen, NC 28315
Phone/Fax (910) 944-3410
Survey For:
Lawrence J. & Colleen D. Early
0.93 Acre Tract
Village of Pinehurst
Boundary/Improvement/As-Built/
New Pool Site Plan Survey
Mineral Springs Township, Moore County
Pinehurst, North Carolina
July 29, 2024 JOB# 210111A
Notes:
This map is not in accordance with GS 47-30.
Area by coordinate method.
Dashed lines not surveyed, drawn from information as indicated.
There are no visible encroachments other than those shown hereon.
Survey is subject to any Declaration of Restrictions, Conditions, Easements, Covenants, Agreement, Liens and Charges of Record.
"Verify Minimum Building Setbacks Before Construction"
Parcel ID #00026265, PIN #855211652934
Per D.B. 5491, PG 184 Moore County Registry
Location of underground utilities, if shown, are based on visible evidence and drawings provided to the surveyor. Location of underground utilities and structures may vary from shown locations. Additional utilities may exist. Local utility companies should be consulted for further information on utilities affecting the property.
This survey was done without benefit of an attorney's title search which could disclose zoning, restrictive covenants, easements not visible to surveyor, building setbacks, or other information which could affect surveyed property.
No subsurface or environmental considerations affecting this property have been made by surveyor.
Shannon T. Chang
D.B. 5519, PG 284
Linden Road (60' R/W)
Gravel Drive
Soil Walkway
Brick
1-Story Brick/Vinyl House
Stone
Propane Tank
Replace Wood Picket Fence
Post & Rail/Wire Fence
Proposed Pool
Proposed Apron
Pool Equip.
Slide
1-Story Garage
Brick Wall
Wood Picket Fence
0.93 Acres
40,399 SF
Tina M. Fasolak
D.B. 3294, PG 574
11
M.B. 10, PG 10
10
M.B. 10, PG 10
N79°05'08"E 99.92'
N46°31'28"W 76.29'
S78°38'45"W 150.03'
N7°25'08"W 238.46'
S17°21'56"E 42.61'
N84°45'15"E 178.41'
S11°20'21"E 238.06'
Impervious Area
House, Porches = 3,128 SF
Driveways, Walks, Patios, Pool Apron = 6,376 SF
Total = 9,504 SF
Percentage Coverage = 24%
Legend:
IPF = Iron Pipe Found
IPS = Iron Pipe Set
IRF = Iron Rod Found
IRS = Iron Rod Set
CMF = Concrete Monument Found
= Sewer Manhole
= Fire Hydrant
= Utility Pole
CATV = Cable Television
PSO = Power Stub Out
TP = Telephone Pedestal
WV = Water Valve
= Light Pole
= Building Setback Line
-OHU- = Overhead Utilities
= Water Meter
SSO = Sanitary Sewer Stub Out
= Electrical Transformer
= HVAC
12P = 12" Pine Tree(Typ.)
12HW = 12" Hardwood Tree(Typ.)
-SS- = Sanitary Sewer
= Calculated Point
Reference: Map Book 10, Page 10
Deed Book 5889, Page 283
Moore County, North Carolina
"I certify that this map was drawn under my supervision from an actual survey made under my supervision (deed description recorded in Book 5889, page 283; Book 10, Page 10); that boundaries not surveyed are clearly indicated as drawn from information as indicated; that the ratio of precision or positional accuracy is 1:10,000+; and that this map meets the requirements of the Standards of Practice for Land Surveying in North Carolina (21 NCAC 56 .1600)."
Witness my original signature, registration number and seal this 29th day of July, 20 24 A.D.
Professional Land Surveyor
L-4394
Registration Number
GRAPHIC SCALE
(IN FEET)
1 inch = 20 ft.
Vicinity Map (Not to Scale)
Site
Linden Rd.
St. Andrews Dr.
Wilson Ct.
McKenzie Rd.

↑ Everest slab in Greyed Nickel

↑ Various sizes - Shale Grey - Slate

Various sizes

13 × 6 ½ × 2 ⅜ in
330 × 165 × 60 mm

13 × 13 × 2 ⅜ in
330 × 330 × 60 mm

13 × 19 ½ × 2 ⅜ in
330 × 495 × 60 mm

6 × 13

13 × 6 ½ × 2 ⅜ in
330 × 165 × 60 mm

Grande

19 ½ × 32 ½ × 2 ⅜ in
495 × 825 × 60 mm

1. Only available in USA.
2. Sandlewood HD² only available in Eastern USA. See page 7 for list of Eastern States. Sandlewood is not available in 6 × 13.
3. Onyx Black and Chocolate Brown are only available in 6 × 13.

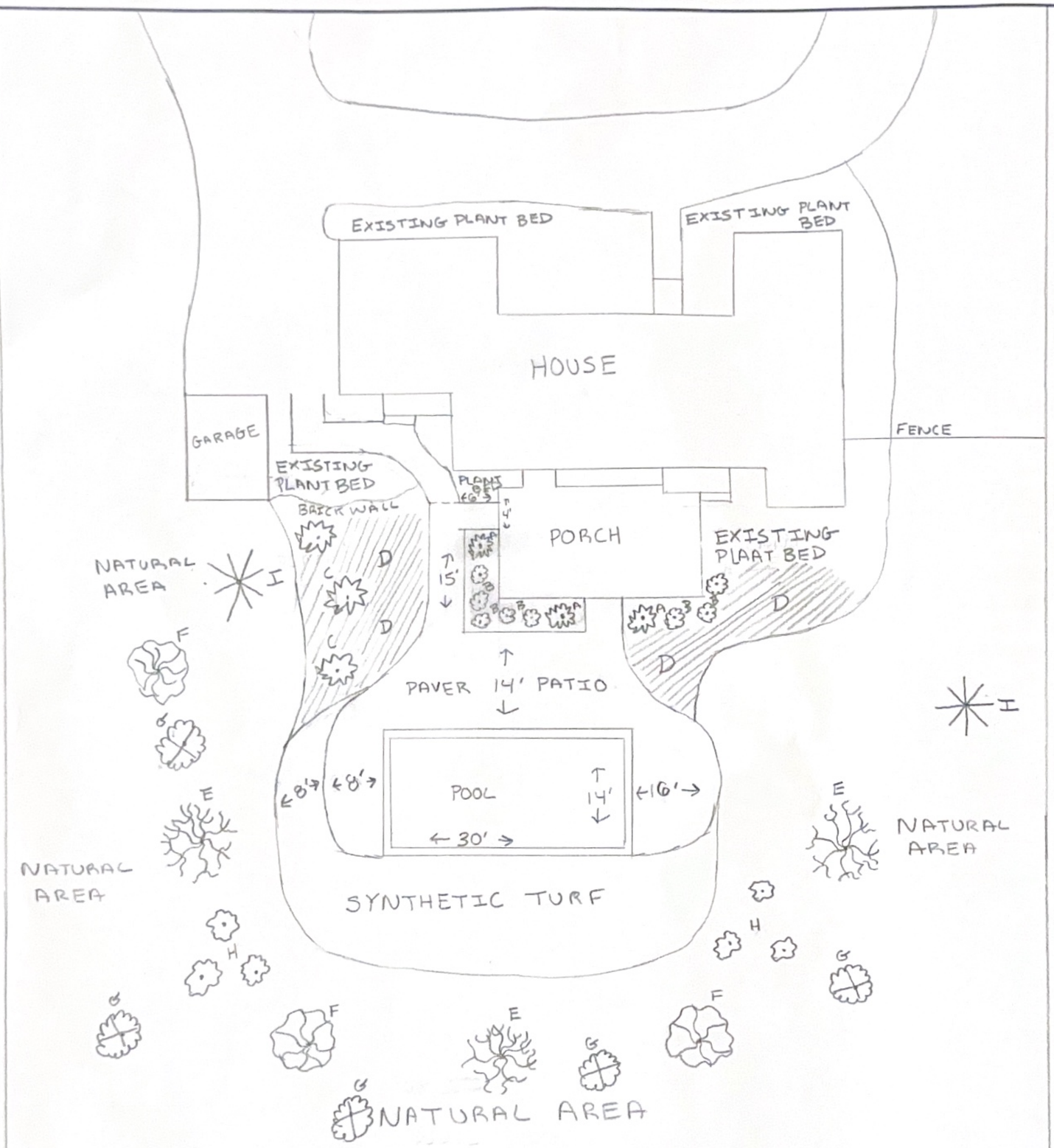
PT-TURF5-74-1.75-SAMPLE

BLADE COLOR: Field Green/Olive
THATCH COLOR: Green/Brown
FACE WEIGHT: 74 oz.
PILE HEIGHT: 1.75 in.

7 58073 01939 8

PRO-TRADE®

EXHIBIT A-1.12



A-FRAGRANT TEA OSMAITHUS
B-ENGLISH BOXWOOD
C-CAMELLIA SASANQUA 'SHI-SHI"
D-PERENNIAL COLOR PLANTS
E-KOUSA DOGWOOD PINK OR WHITE
F-EASTERN RED BUD TREE
G-COMMON CAMELLIA
H-LIME LIGHT HYDRANGEA
I-SNOWBALL VIBURNUM

- HARDSCAPE PATIO PAVERS WILL BE TECHO-BLOC BLU 60 SLABS WITH SYNTHETIC TURF BETWEEN STONES. COLOR PAVER SHALE GREY

LANDSCAPE SKETCH

SCALE	APPROVED BY	DRAWN BY BJM
DATE		REVISED

COLLEEN EARLY

150 LINDEN RD. PINEHURST

DRAWING NUMBER

COA-2024-00142 (1 Carolina Vista)

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

FROM: Maria Carpenter, Planner
CC: Historic Preservation Commission;
DATE OF MEMO: 10/10/2024

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: October 16, 2024
Subject: **Major COA Request for 1 Carolina Vista Dr.**

Applicant:	Pinehurst, LLC
Owners:	Pinehurst, LLC
Property Location:	1 Carolina Vista Dr.
Land Use:	Recreational Development
PID#	00025800
COA#:	2024-00142

Request and Background:

The applicant requests a Certificate of Appropriateness (COA) for the modifications to the façade at 1 Carolina Vista Dr. The property is further identified as Moore County PID Number 00025800. The primary structure was built in 1922 and the property is +/- 69.73 acres in size.

The applicant proposes to build a new covered entryway with stairs and add a door on the western side of the building. A new small brick wall with brick to match existing brick on the main structure will be built, as well as replacing windows on the northern side of the building that will be aluminum clad SDL to match the existing windows.

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:

V. CHANGES TO EXISTING COMMERCIAL STRUCTURES

A. GENERAL STANDARDS

1. SECTION V.A.1 - Any changes or additions to a commercial building, including alterations in roofline, fenestration, architectural details, and materials, must be compatible with the architectural character of the structure and must be congruous with the Pinehurst Historic District.
2. SECTION V.A.2 - Commercial buildings and their facades, including fenestration and architectural details such as cornices, string courses, wall finishes, pilasters, and other decorative elements, should be retained and preserved.

B. STOREFRONTS

1. SECTION V.B.1 – Any changes or additions to the storefront or facades of commercial buildings **must** be compatible with the architectural character of the structure and **must** be congruous with the Pinehurst Historic District.

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 changes are congruous with the Historic District and meet the Historic District Standards.

1895
VILLAGE OF
PINEHURST

HISTORY, CHARM, AND SOUTHERN HOSPITALITY

October 9, 2024

Dear Property Owner(s),

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

Thursday, October 24th, 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 the façade at 1 Carolina Vista. The property is identified as Moore County PID Number 00025800. The property owner and applicant is Pinehurst, LLC.

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/.

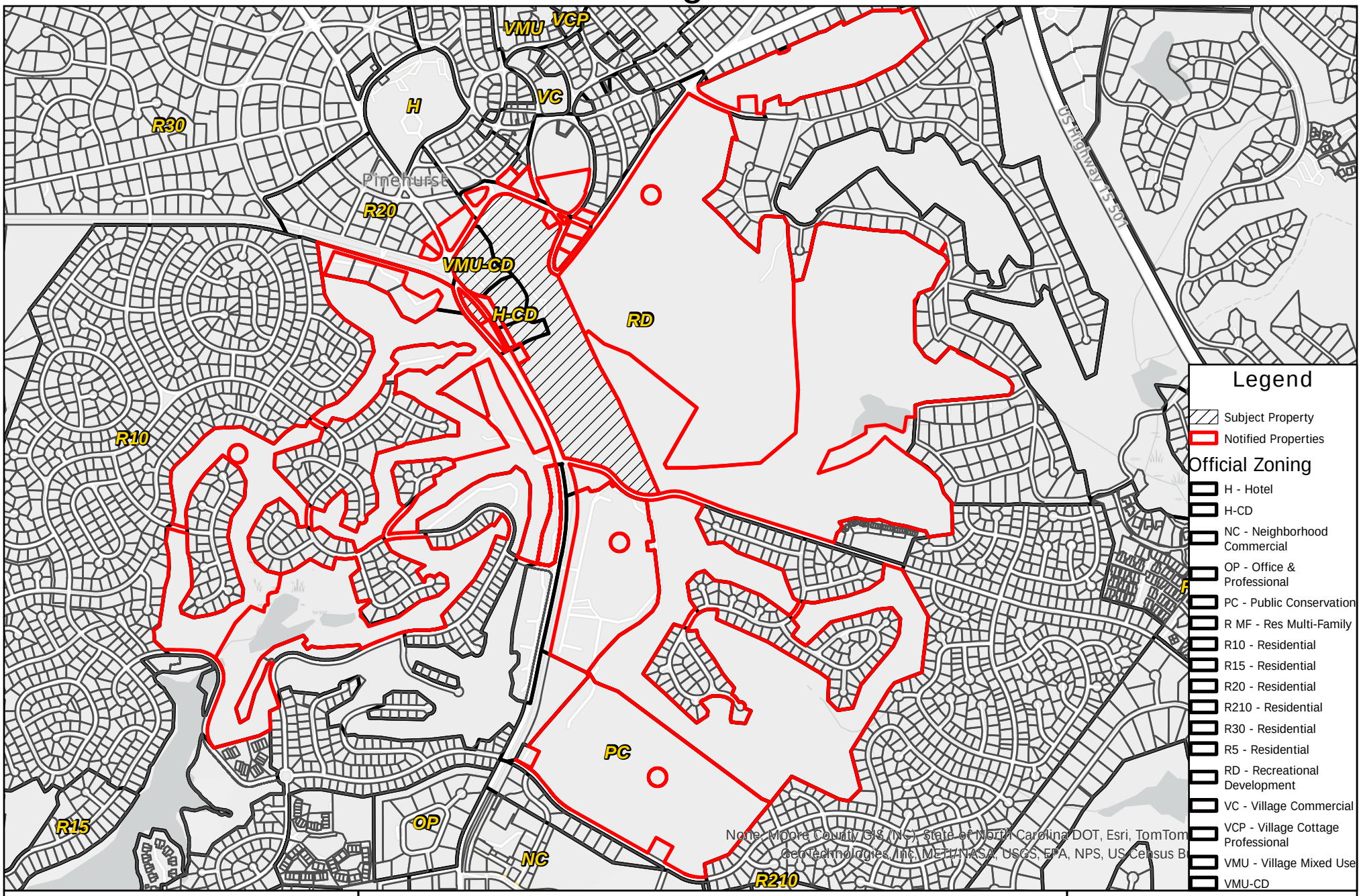
The meeting will be streamed in real-time on the Village's website, at www.vopnc.org/live.

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.

Public Hearing Notification

EXHIBIT S-1.4



0 2,000 4,000 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).

7/30/2024

October 24, 2024
Historic Preservation Commission
1 Carolina Vista Dr. Major COA Request

ELLIS, CRAIG ALLEN TRUSTEE
15 BEULAH HILL ROAD NORTH
PINEHURST,NC,28374

MYSTICO ENTERPRISES, LLC
1845 LAKE ROAD
SILVER CREEK,NY,14136

ALPENFELS, ERIC
170 QUAIL RUN
PINEHURST,NC,28374

VILLAGE GREEN EAST LLC
352 COURTYARD LN
FAYETTEVILLE,NC,28303

STOREY, MATTHEW A
108 TOWNSEND DRIVE
CLAYTON,NC,27527

J CHEEK BUILDERS, LLC
583 CARTHAGE ST
CAMERON,NC,28326-6383

FLATTERY, JEFFREY
2874 CHESTNUT GROVE CHURCH ROAD
SPARTA,NC,28675

WEGNER, PATRICIA VICERE TRSTEE
3622 REDFIELD DR
GREENSBORO,NC,27410-2830

METZGER, WALSON
2909 SKYE DR
FAYETTEVILLE,NC,28303-5928

SMITH, WESLEY M
60 E CHEROKEE ROAD
PINEHURST,NC,28374

KEENER, GAITHER MCDONALD
5500 BIRCHFIELD CIRCLE
WAXHAW,NC,28173

MALONEY, EMILY JUNE COUCH
12613 DOSTER AVE
CHARLOTTE,NC,28277-8163

GRIMSHAW, GREGORY R
30 VILLAGE GREEN ROAD
PINEHURST,NC,28374

WU, YANPING
3308 COTTON RD
RALEIGH,NC,27602

REX OIL CO
1000 LEXINGTON AVE
THOMASVILLE,NC,27360-3541

PRITCHARD, GILBERT JR &
PO BOX 931
PINEHURST,NC,28370-0931

DAVIS, KELLY
187 MAGNOLIA HILL DR
CARTHAGE,NC,28327

SCHORN, KAREN
5 PINE TREE RD #116
PINEHURST,NC,28374

FINSBURY PARK ADVISORY, LLC
11 HILLCREST DR
PELHAM,NY,10803

MURRAY, CHARLOTTE
425 BRIGHTWOOD DR
FAYETTEVILLE,NC,28303-5107

CAMP, DAVID GEORGE II
125 WILLIAM CHAMBERS JR DR
GLEN BURNIE,MD,21060

PINEHURST RESORTS CO
PO BOX 4000
PINEHURST,NC,28374

LIVENSPIRE, BRIAN
425 COLLIER RD
MERCER,PA,16137

PARKER AND PARKER PARTNERSHIP
1046 BURNING TREE DR
CHAPEL HILL,NC,27517

VILLAGE REAL ESTATE PARTNERS LLC
2075 JUNIPER LAKE ROAD
WEST END,NC,27376

BEACON MANAGEMENT CORP
408 BATTLEGROUND AVE
GREENSBORO,NC,27401

HIGASHIDE, NAOKO
508 JEFFERSON ST #101
RALEIGH,NC,27605

PRINCE MANOR PROPERTY
C/O CAS PINEHURST HOA
PINEHURST,NC,28374

ANTONICELLO, MICHAEL
518 GREGORY AVENUE, A305
WEEHAWKEN,NJ,07086

CHRISCOE, DAVID W
4691 NC HWY 73
WEST END,NC,27376-9146

SHERMAR PROPERTIES, LTD
5055 PEBBLEVALLEY DR
CINCINNATI,OH,45252

MCCORD, TIMOTHY
409 N WASHINGTON ST
TITUSVILLE,PA,16354

BIRON, EVE-LYNE
660 RABASTALIERE E
CANADA J3V653,,

SCULLY, EDWARD
2205 WINTON LN
HIGHTSTOWN,NJ,08520

WALSTON, ABE II
825 FOX RIDGE LN
WILMINGTON,NC,28405

NORIEGA, JOHN
5008 SUNSET FAIRWAYS DRIVE
HOLLY SPRINGS,NC,27540

BROWN, GEORGE T JR &
33 HEATHER HILL RD
CRESSKILL,NJ,07626

MARKS, JAIME
46 JUNIPER CREEK BLVD
PINEHURST,NC,28374

WALSH, MICHAEL J
40 PINE MEADOWS ROAD
PINEHURST,NC,28374

GAVIN, NORMA I &
720 TUSCAN WAY
WILMINGTON,NC,28411

BURNS, ROBERT E
15567 DUCK TRIAL LANE
SAINT PAUL,MN,55124

DROZEK, ARTHUR MICHAEL
357 BRIARWOOD LANE
PALATINE,IL,60067

WILLARD, CHRISTOPHER L
704 RUNNYMEDE RD
RALEIGH,NC,27607

BOLTON PROPERTY GROUP, LLC
25 GLEN MEADOW COURT
PINEHURST,NC,28374

EICK, ANGELA GALE
830 MAXWELL ST
ORLANDO,FL,32804

EASTERN REHAB PRODUCTS, LLC
717 BLOOMFIELD AVE
BLOOMFIELD,CT,06002

KINGSTON, RICHARD T & MARY L
2414 SCHOENERSVILLE RD
BETHLEHEM,PA,18017

BROWN, GEORGE T
33 HEATHER HILL RD
CRESSKILL,NJ,07626

GOMMER, HINDRIK
2271 TX VOORBURG
,,

ESSICK, MATTHEW C
P O BOX 3111
PINEHURST,NC,28374-3111

PINEHURST, INC
PO BOX 4000
PINEHURST,NC,28374-4000

MCFATTER, DOUGLAS WAYNE
3542 TERRAULT DR
GREENSBORO,NC,27410

HAMERNICK, JAMES L &
20 THUNDERBIRD CIR
PINEHURST,NC,28374-8623

RESORTS OF PINEHURST INC
PO BOX 4000
PINEHURST,NC,28374

LOWRIE, MICHAEL A
106 WICKSHIRE CIRCLE
LITITZ,PA,17543

MARSH, ALLISON
PO BOX 4011
PINEHURST,NC,28374

UNITED STATES GOLF ASSOCIATION
77 LIBERTY CORNER ROAD
LIBERTY CORNER,NJ,07938

CONLEY, BRIAN C
11911 JENNIFER WAY
HOLLYWOOD,FL,33026

SCHMITT, TERRY J
7004 KIMI ROAD
WAKE FOREST,NC,27587-1700

PINEHURST, INC
PO BOX 4000
PINEHURST,NC,28374-4000

RESORTS OF PINEHURST INC
PO BOX 4000
PINEHURST,NC,28374

PINEHURST, LLC
PO BOX 4000
PINEHURST,NC,28374

RESORTS OF PINEHURST INC
PO BOX 4000
PINEHURST,NC,28374

RESORTS OF PINEHURST INC
PO BOX 4000
PINEHURST,NC,28374

RESORTS OF PINEHURST INC
PO BOX 4000
PINEHURST,NC,28374

CHRODITOAN, LLC
1515 FRANKLIN ROAD SW
ROANOKE,VA,24016

SANDHILLS WOMAN'S EXCHANGE
PO BOX 215
PINEHURST,NC,28370

VILLAGE OF PINEHURST
395 MAGNOLIA RD
PINEHURST,NC,28374

VILLAGE CHAPEL INC
10 AZALEA RD
PINEHURST,NC,28374

VILLAGE OF PINEHURST
395 MAGNOLIA RD
PINEHURST,NC,28374

VILLAGE OF PINEHURST
395 MAGNOLIA RD
PINEHURST,NC,28374

COA-2024-00142 - Wiregrass and Rye

Menu Help

File Date: 09/26/2024

Application Status: In Review

Application Type: Historic Certificate of Appropriateness - Major

Application Detail: Detail

Description of Work: The project involves a change in the exterior of the western side of the building, including new entry stairs, a small brick wall, and a like for like change in windows on the clad SDL.

Application Name: Wiregrass and Rye

Address: 1 Carolina Vista Dr, Pinehurst, NC 28374

Owner Name: Pinehurst, LLC

Owner Address: PO Box 4000, 80 Carolina Vista, Pinehurst, NC 28374

Parcel No: 00025800

Contact Info:

Name	Organization Name	Contact Type	Contact Primary Address	Status
Pinehurst LLC	Pinehurst LLC	Applicant		Active
Pinehurst LLC	Pinehurst LLC	Applicant		Active

Licensed Professionals Info:

Primary	License Number	License Type	Name	Business 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
New covered entry stair, new brick wall, window change to aluminum clad sdl on one portion	Alteration	Recreational

Proposed Use	Includes Demolition?	Includes Tree Removal?
Recreational	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
Stucco	Cream		

REAR ELEVATION

Existing Material	Existing Color	Proposed Material	Proposed Color
Stucco	Cream		

RIGHT ELEVATION

Existing Material	Existing Color	Proposed Material	Proposed Color
Stucco	Cream		

LEFT ELEVATION

Existing Material	Existing Color	Proposed Material	Proposed Color
Stucco	Cream		

TRIM

Existing Material	Existing Color	Proposed Material	Proposed Color
Painted Wood	White	wood	match existing

WINDOWS

Existing Material	Existing Color	Proposed Material	Proposed Color
vinyl	White	aluminum clad sdl	match existing

CHIMNEY

Existing Material	Existing Color	Proposed Material	Proposed Color

FOUNDATION

Existing Material	Existing Color	Proposed Material	Proposed Color
		brick	red

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
NA	NA	metal awning	red

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	09/27/2024	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	Docum
2024-0925- Wiregrass a...	PLN_HIST	Other	Presentation	application/pdf	Uploac
HistoricCOAMajorMinor ...	PLN_HIST	Other	Signed application	application/pdf	Uploac

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:

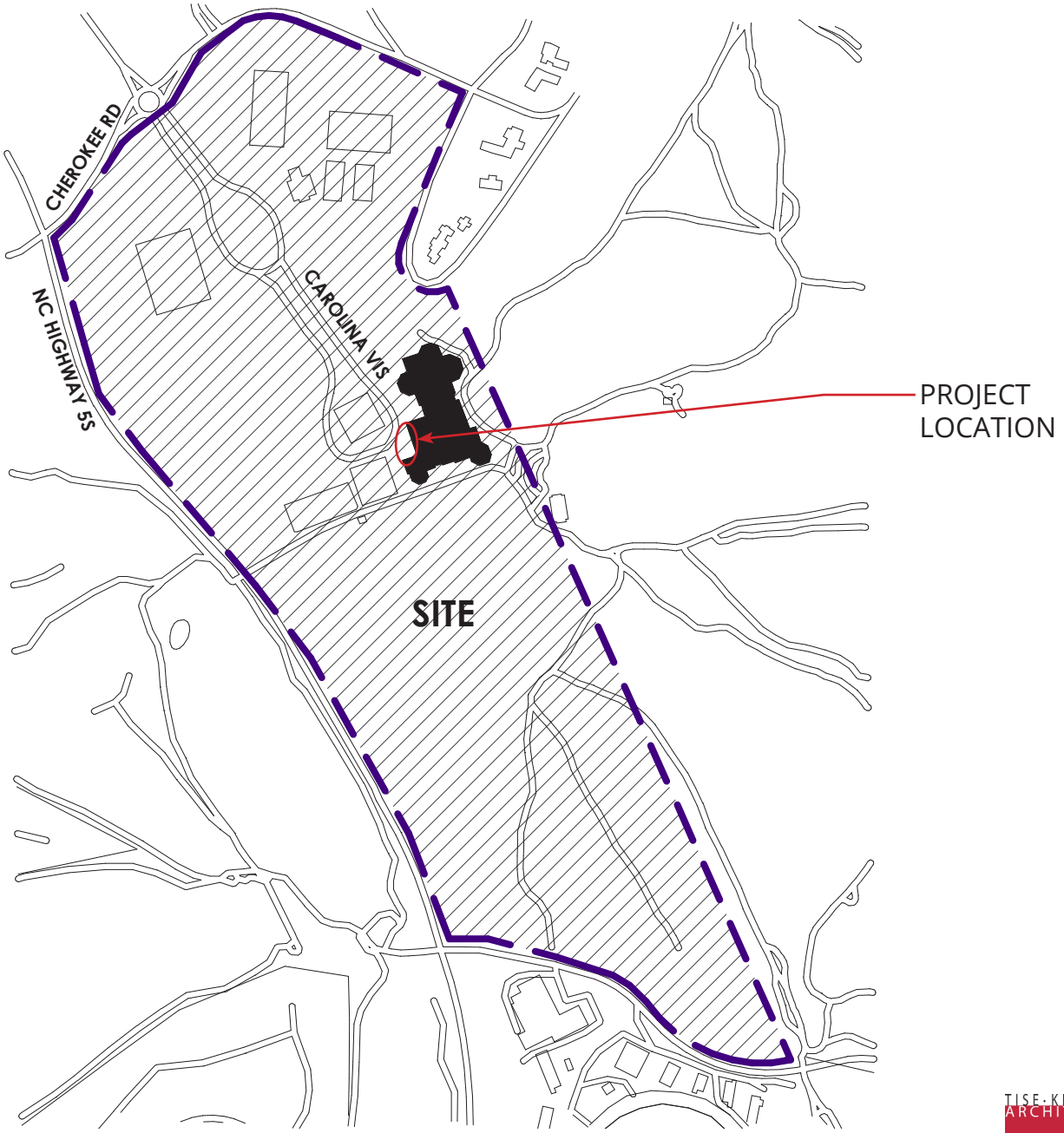
PINEHURST COUNTRY CLUB

WIREGRASS & RYE RESTAURANT EXTERIOR

HISTORIC PRESERVATION COMMISSION | 09/25/2024

VICINITY MAP

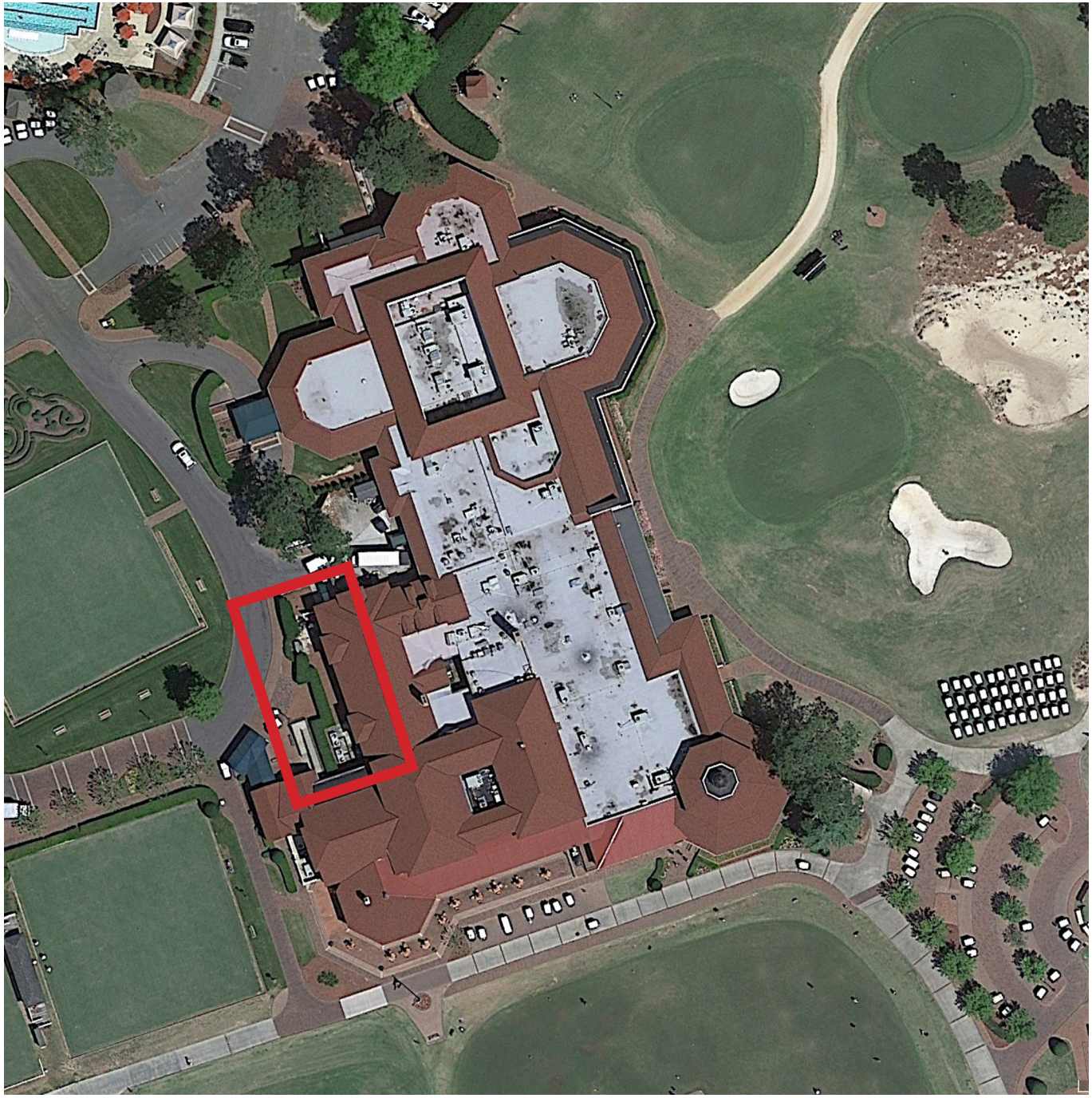
1CAROLINA VISTA DR,
PINEHURST , NC 28374



TISE·KIESTER
ARCHITECTS

EXHIBIT A-1.5

SITE PLAN



TISE-KIESTER ARCHITECTS

3D VIEW

EXISTING

TISE·KIESTER ARCHITECTS

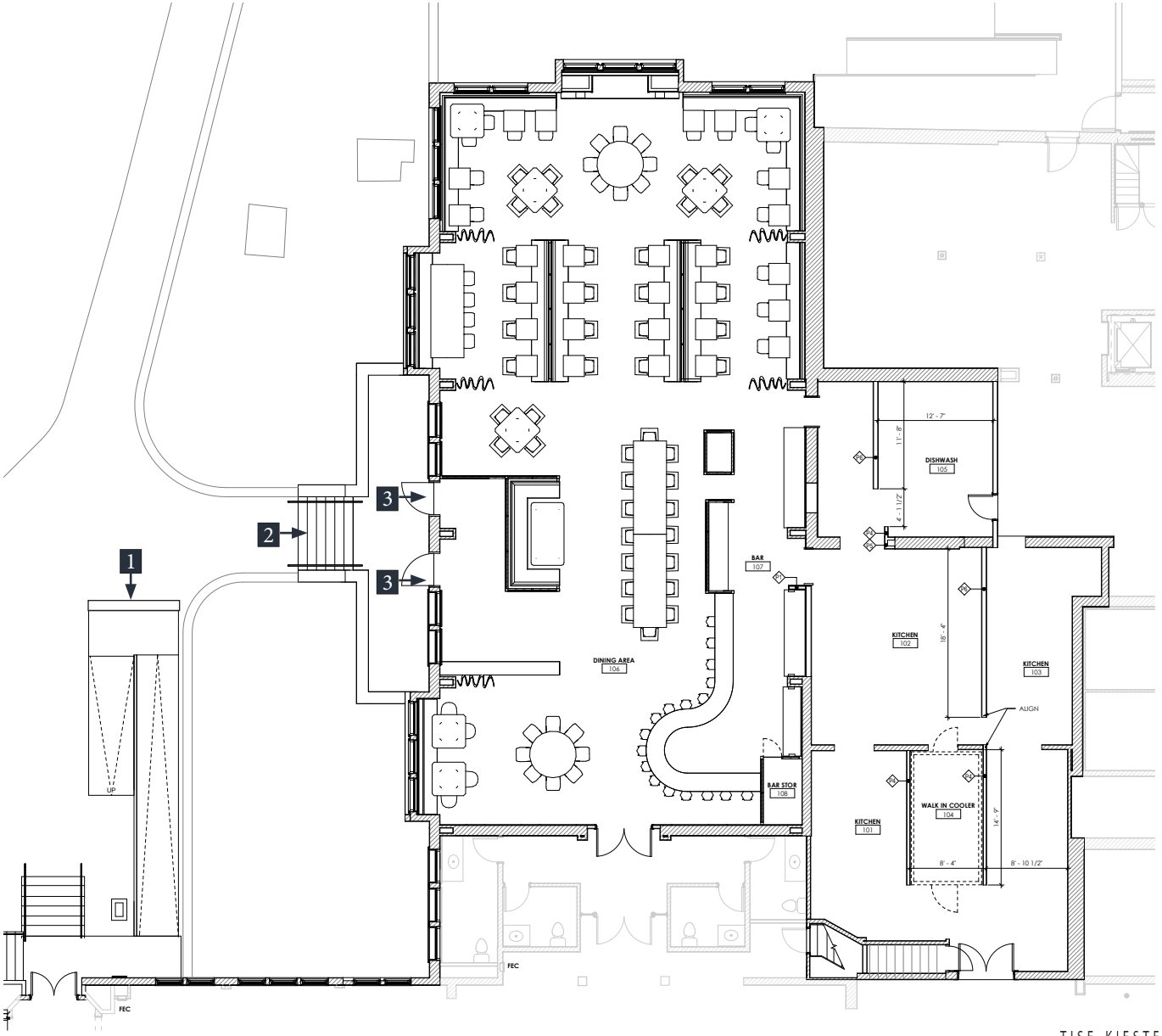
3D VIEW

PROPOSED

TISE-KIESTER ARCHITECTS

PLAN
PROPOSED

1. New half brick wall with signage
2. New stair
3. New restaurant entry doors

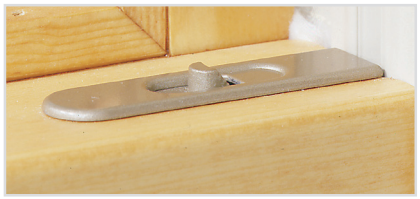


TISE·KIESTER ARCHITECTS

Pinnacle Clad Impact Double Hung

Features and Benefits

- Clear Select Pine interior
- Clad units offer a strong, durable extruded aluminum sash and frame for low maintenance
- Glass is replaceable in case of damage
- EZ Tilt operation available for easy removal and replacement of sash (double hung only)



- Recessed lock and keeper for a sleek appearance

- Block and tackle balance system for ease of operation
- No-finger pull option for hardware application
- Certified against hurricane blasts: Laminated glass allows unit to crack instead of shatter when under great pressure
- Meets and exceeds building codes for extreme coastal environment conditions
- Laminated glass dampens sounds from traffic, neighbors and the outdoors
- Preserve protective film standard
- Head frame corners will be secured with corner keys, injected silicone and screws for improved stability
- A new, full-size, inverted block and tackle balance provides support for a heavier sash
- Jamb jacks provide the ability to make future adjustments after settling
- A trim identification line on the side and head inside stops provides easy alignment during installation
- Exterior jamb covers are available in finishes that match the aluminum, while interior species matches jamb covers, providing an all wood interior look

Sizes

Available in hundreds of standard and custom sizes

Glazing

- Glazed with tape and structural glazing sealant
- Cardinal Sea-Storm® LoE 366 insulated glass standard, featuring stainless steel spacers; tinted, tempered and laminated glass available
- Custom and special glass types available
- Insulated glass utilizes annealed glass on exterior and laminated glass on interior
- Laminated glass features PVB inner layer on operating units and SGP inner layer on picture units

Exterior Trim

- Clad windows available with WM 180 brickmould, Williamsburg or 3-1/2" flat casing; 3/8", 1-1/4" and 2-1/4" subsill available

Grilles

Windsor Divided Lite (WDL) = simulated divided lite

- 7/8" and 1-1/4" Perimeter Grille *(NOT available on radius double hung)*
- 7/8" and 1-1/4" Stick Grille
- 3/4" and 1" Profiled Inner Grille
- 13/16" Flat Inner Grille
- 7/8v and 1-1/4" Ogee WDL
- 5/8", 7/8", 1-1/4" and 2" Short Putty WDL
- 5/8", 7/8", 1-1/4" and 2" Short Contemporary WDL
- 2" Simulated Check Rail *(DH picture only)*
- Standard and custom grille patterns available

Finishes

- Interior – Available in Clear Select Pine
  - Primed: white or black
  - Painted: white, black or gray
  - Stained: 9 color options
- Exterior – Clad windows feature heavy-duty extruded aluminum cladding on sash and frame

Clad Colors

All clad colors painted in-house with the highly durable AAMA 2604 standard finish, or upgrade to AAMA 2605 for the most challenging of environments

- 24 Standard Clad Colors available in 2604 and 2605 finish
- 20 Feature Clad Colors available in 2604 and 2605 finish (Custom color matching is also available)
- 7 Matte Clad Colors available in the 2604 finish only

Hardware

Double hung lock available in champagne, white, bronze and black; optional finishes in faux bronze, oil rubbed bronze, satin nickel and bright brass

Performance Ratings

For current performance ratings, visit our website at windsorwindows.com and click on "Professional Information" in the menu bar

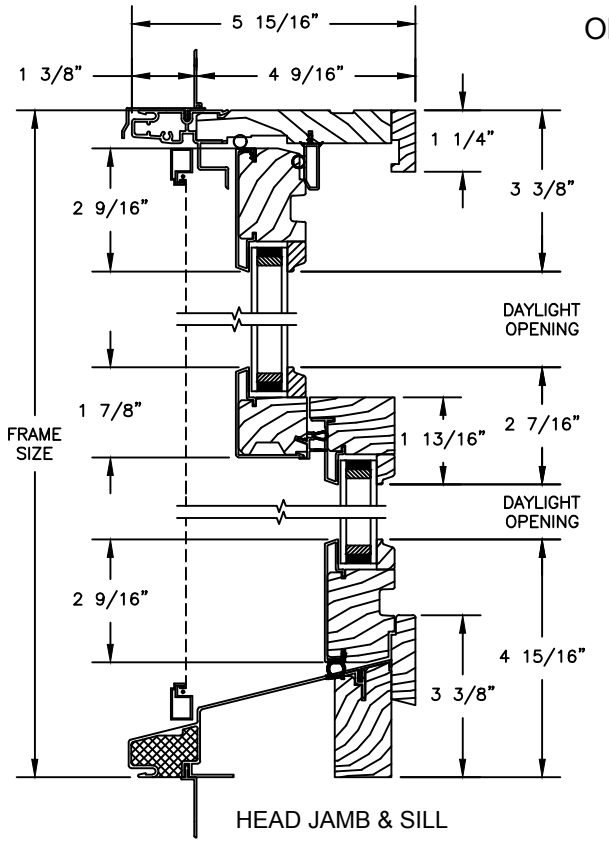
Pinnacle Series

CLAD DOUBLE HUNG

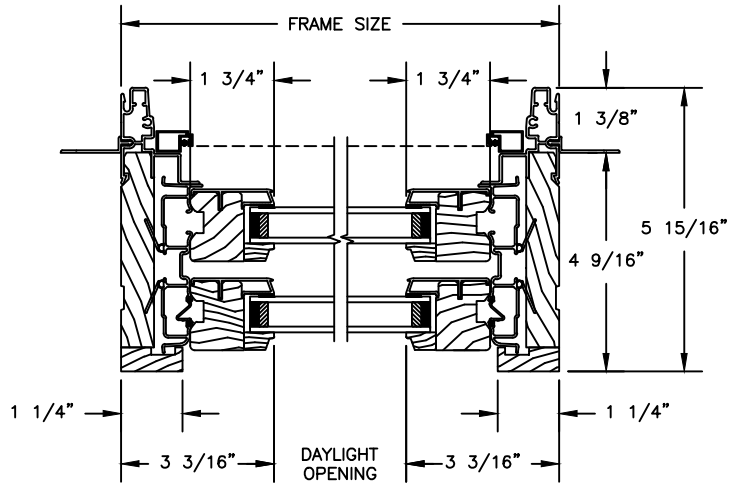
SECTION DETAILS : OPERATING / PICTURE

SCALE: 3" = 1'-0"

OPERATING

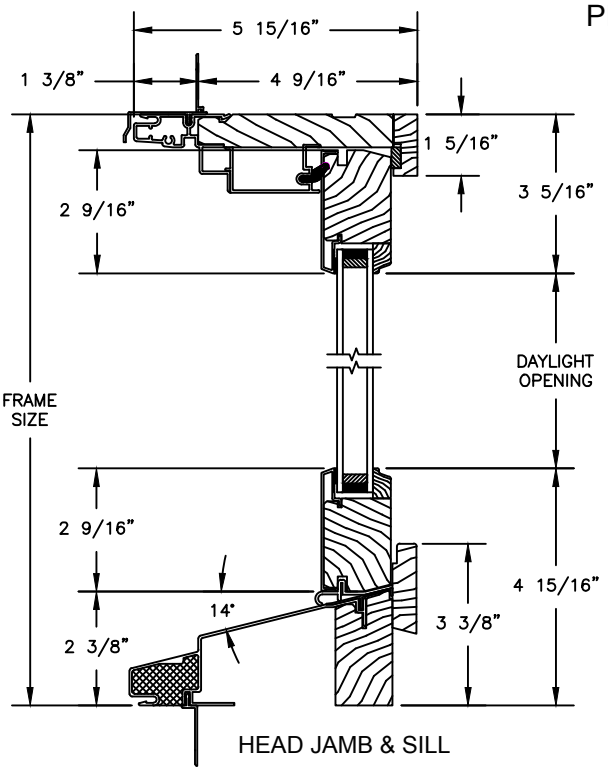


HEAD JAMB & SILL

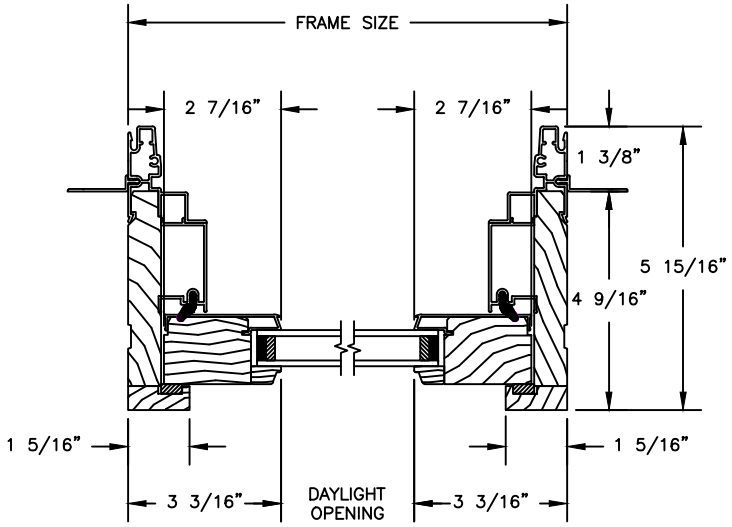


JAMBS

PICTURE



HEAD JAMB & SILL



JAMBS

Pinnacle Series

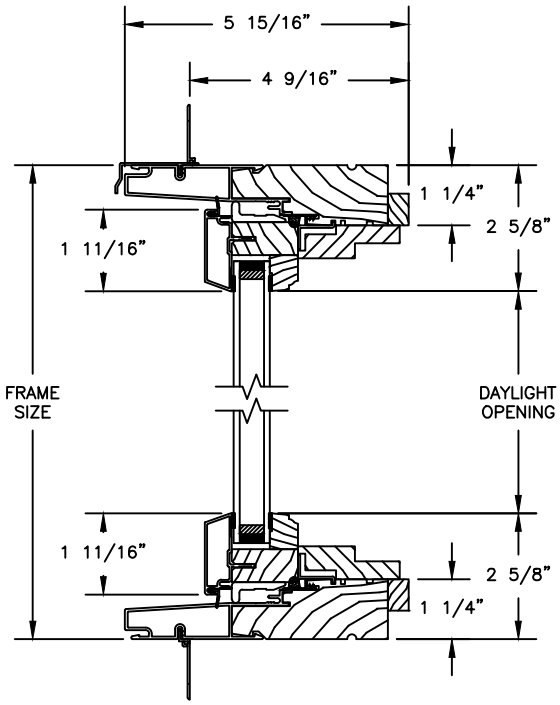
EXHIBIT A-1.12

CLAD DOUBLE HUNG

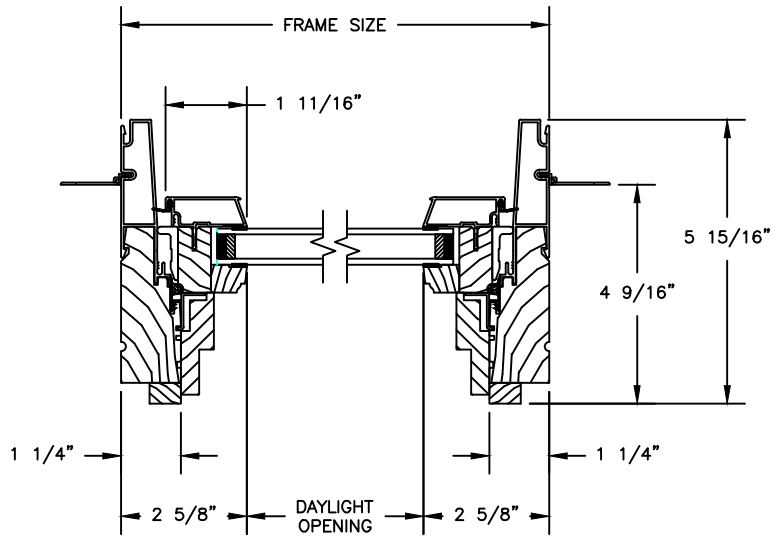
SECTION DETAILS : TRANSOM

SCALE: 3" = 1'-0"

TRANSOM



HEAD JAMB & SILL



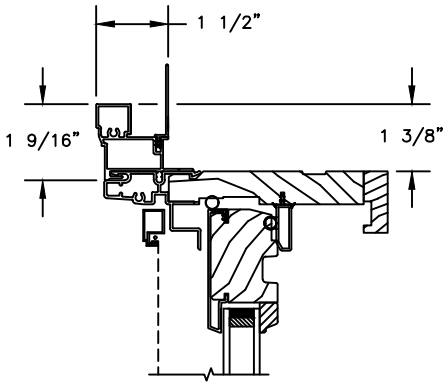
JAMBS

Pinnacle Series

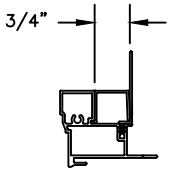
CLAD DOUBLE HUNG

SECTION DETAILS : CASING OPTIONS

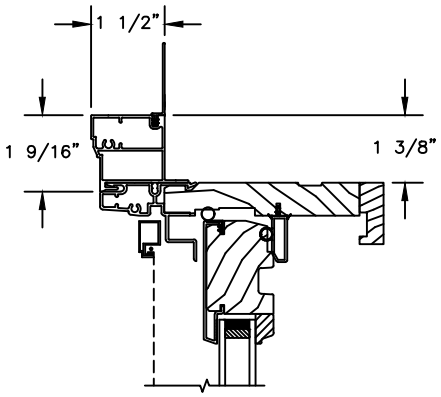
SCALE: 3" = 1'-0"



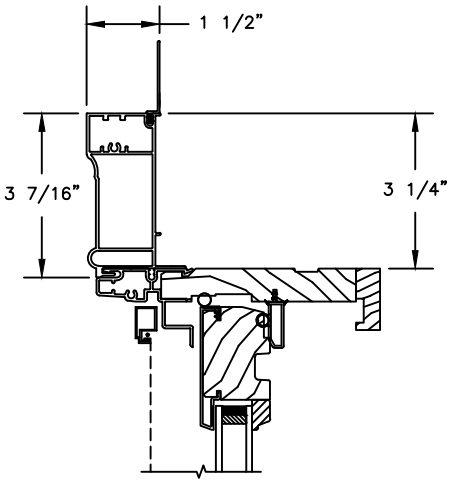
HEAD JAMB WITH
CLAD 180 BRICKMOULD CASING



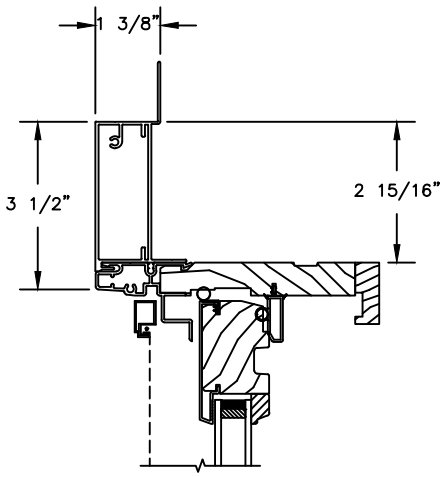
CLAD BRICKMOULD CASING
WITH OPTIONAL J-CHANNEL COVER



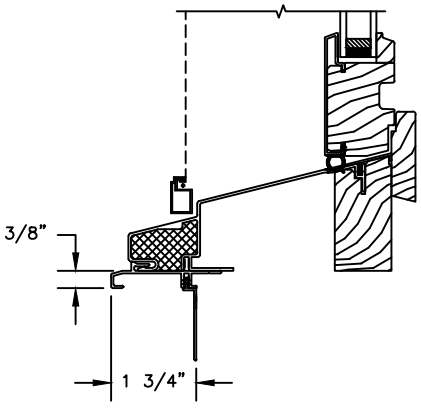
HEAD JAMB WITH
CLAD SQUARE BRICKMOULD CASING



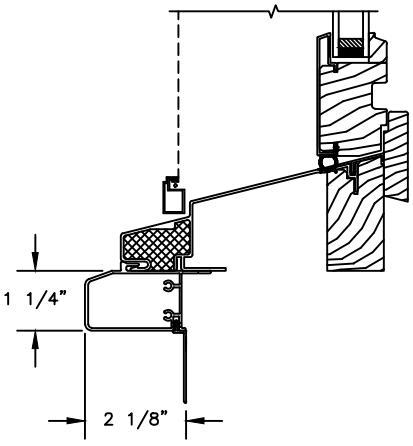
HEAD JAMB WITH
CLAD WILLIAMSBURG CASING



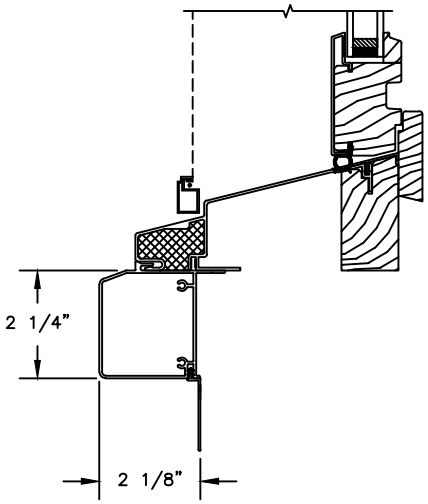
HEAD JAMB WITH
3 1/2" CLAD FLAT CASING



SILL WITH
3/8" CLAD SUBSILL



SILL WITH
1 1/4" CLAD SUBSILL



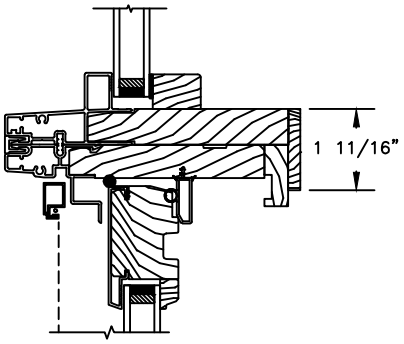
SILL WITH
2 1/4" CLAD SUBSILL

8/6/19

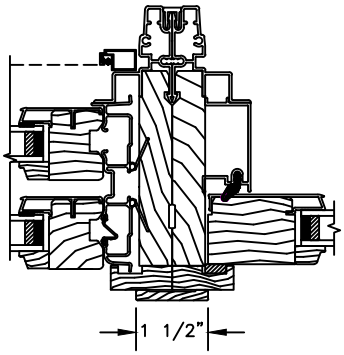
Pinnacle Series

CLAD DOUBLE HUNG

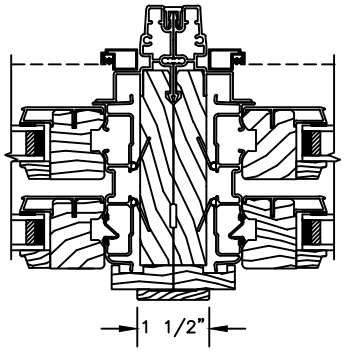
SECTION DETAILS : MULLIONS
SCALE: 3" = 1'-0"



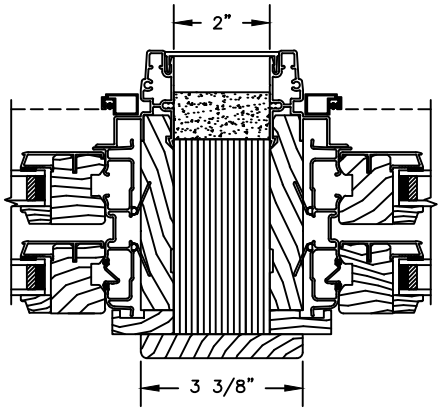
HORIZONTAL MULLION
RADIUS/OPERATOR



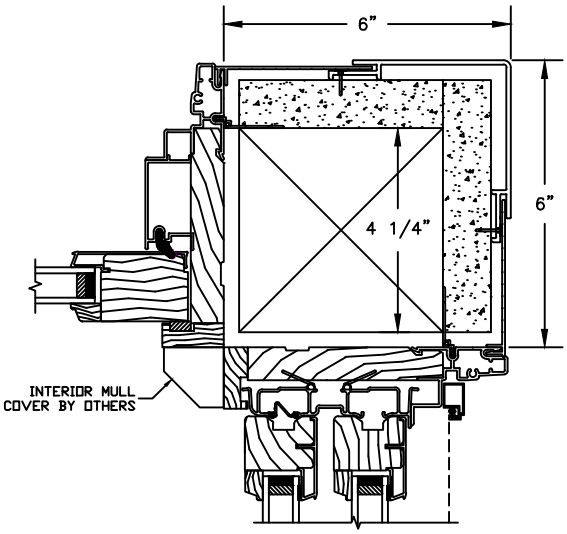
VERTICAL MULLION
OPERATOR/PICTURE



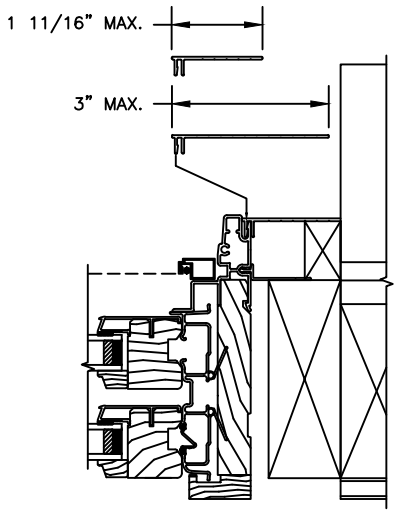
VERTICAL MULLION
OPERATOR/OPERATOR



VERTICAL MULLION WITH
2" SPREAD MULL
ADDITIONAL WIDTHS INCLUDE:
1", 2", 2 1/2", 3", & 4"



90° MULLION
PICTURE/OPERATOR
(ONLY USED WITH 4 9/16" JAMB & 3 1/4"
FRAME EXPANDER)



NOTE :
FOR INFORMATION ON STRUCTURAL MULLIONS REFER TO
THE PRODUCT PERFORMANCE AND INFORMATION SECTION.

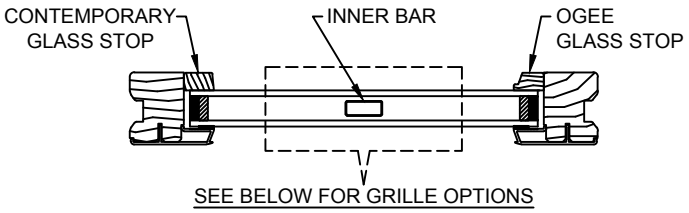
Pinnacle Series

CLAD DOUBLE HUNG

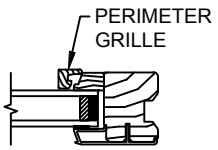
SECTION DETAILS : DIVIDED LITE OPTIONS
SCALE: 3" = 1'-0"

AVAILABLE STYLES

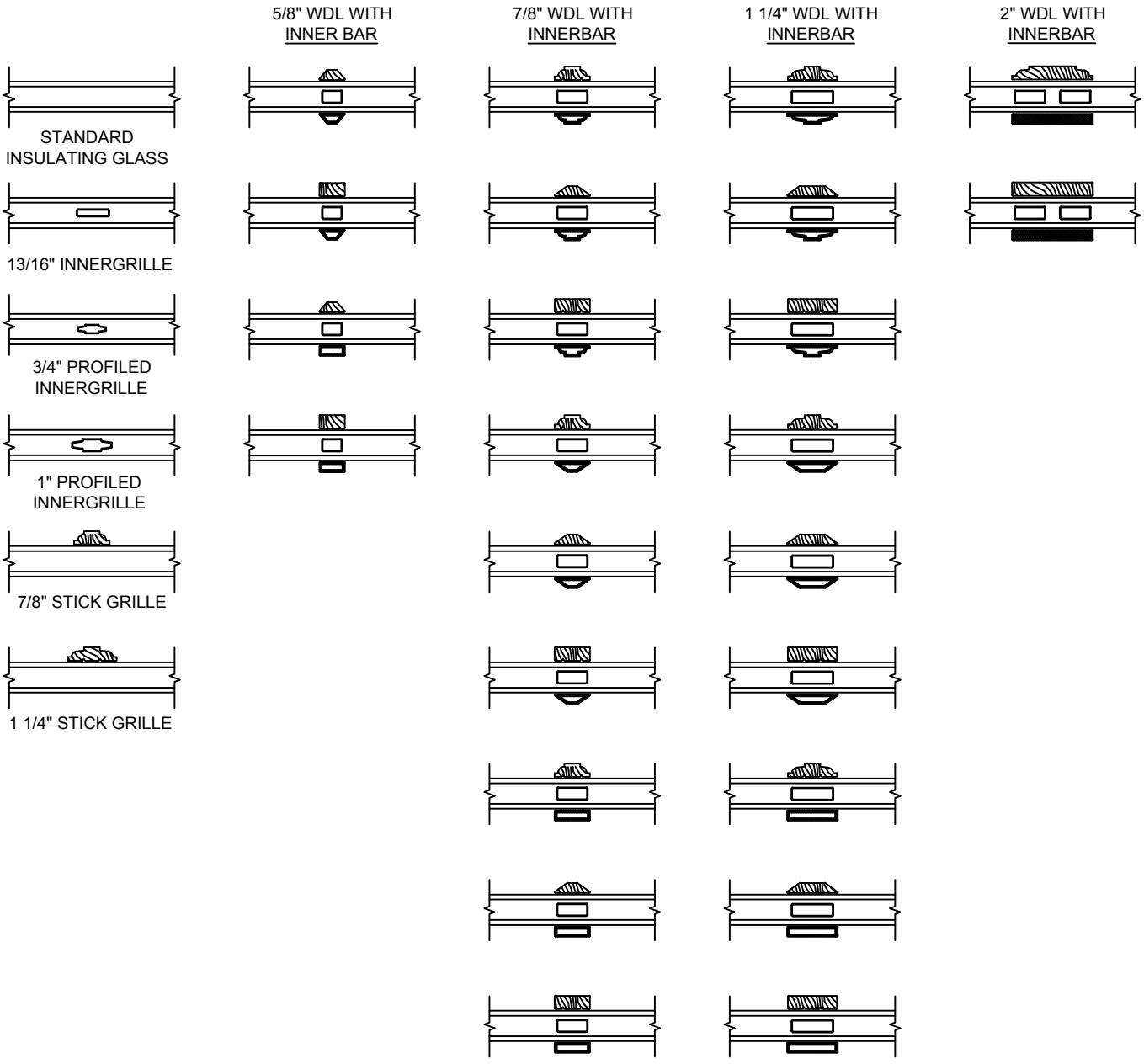
- PUTTY
- OGEE
- CONTEMPORARY



SEE BELOW FOR GRILLE OPTIONS



DETAIL: A



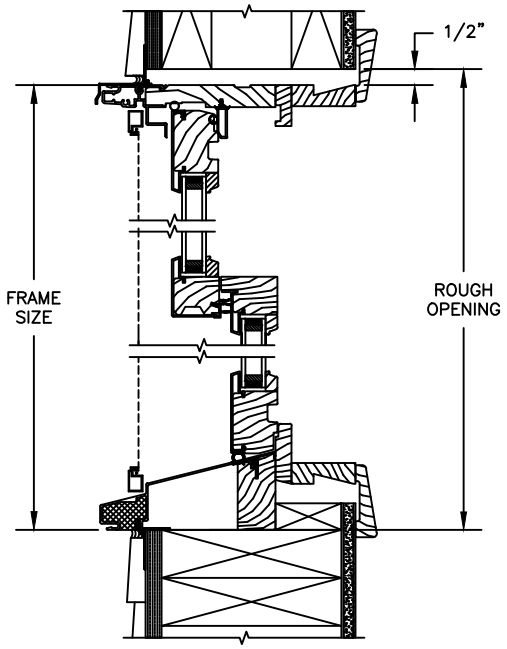
NOTE:
* ALL WDL OPTIONS CAN BE ORDERED WITH OR WITHOUT INNER BAR
* PERIMETER GRILLES ONLY AVAILABLE IN THE 7/8" AND 1 1/4" OGEE STYLE GLASS STOP (SEE DETAIL: A)

8/6/19

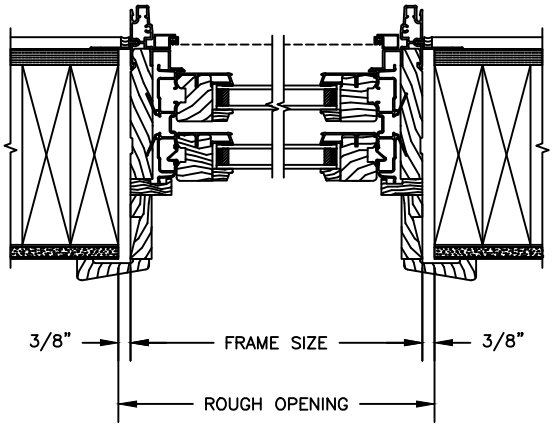
Pinnacle Series

CLAD DOUBLE HUNG

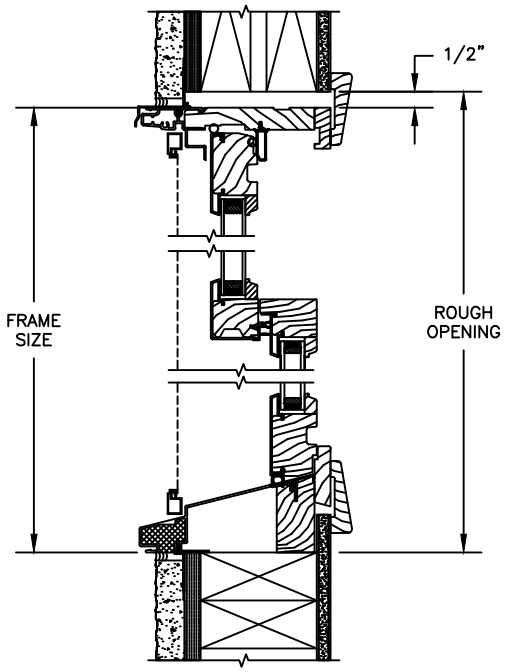
SECTION DETAILS : CONSTRUCTION
SCALE: 2" = 1'-0"



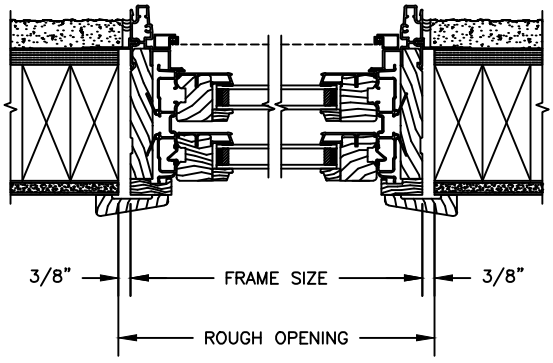
HEAD JAMB & SILL
2 X 6 FRAME WITH SIDING



HEAD JAMB & SILL
2 X 6 FRAME WITH SIDING



HEAD JAMB & SILL
2 X 4 FRAME WITH STUCCO



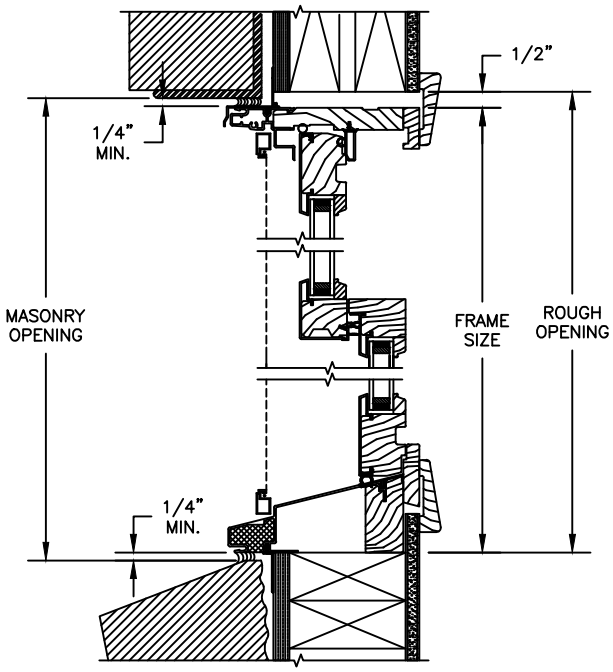
JAMBS
2 X 4 FRAME WITH STUCCO

NOTE :
THE ABOVE WALL SECTIONS REPRESENT TYPICAL WALL CONDITIONS, THESE DETAILS ARE NOT INTENDED AS INSTALLATIONS INSTRUCTIONS. PLEASE REFER TO THE INSTALLATION INSTRUCTIONS PROVIDED WITH THE PURCHASED UNITS.

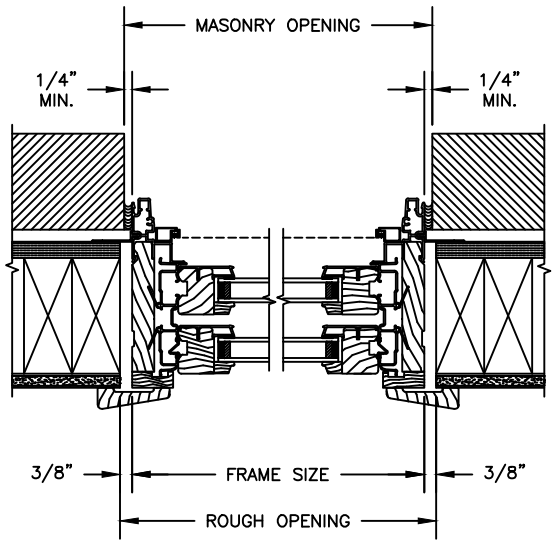
Pinnacle Series

CLAD DOUBLE HUNG

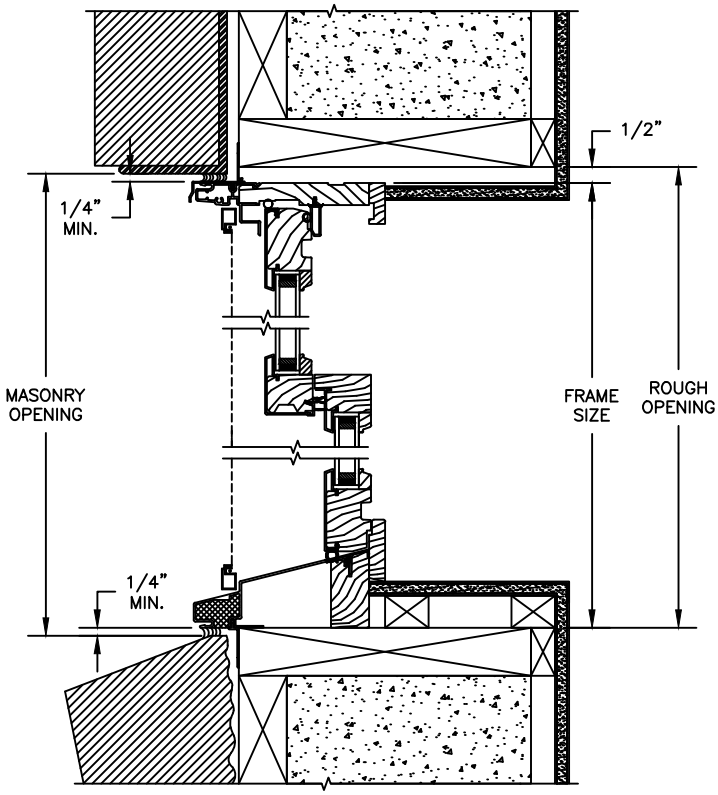
SECTION DETAILS : CONSTRUCTION
SCALE: 2" = 1'-0"



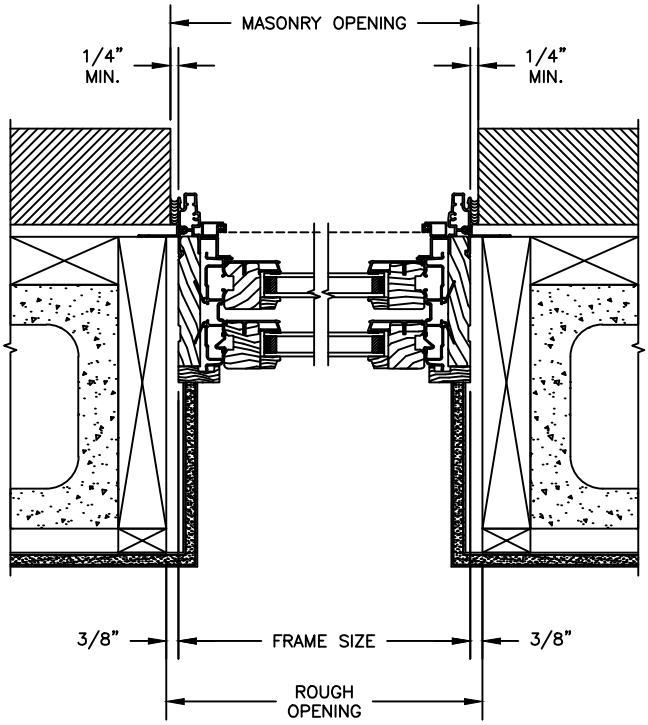
HEAD JAMB & SILL
2 X 4 FRAME WITH BRICK VENEER



JAMBS
2 X 4 FRAME WITH BRICK VENEER



HEAD JAMB & SILL
8" CONCRETE BLOCK WALL
WITH BRICK VENEER



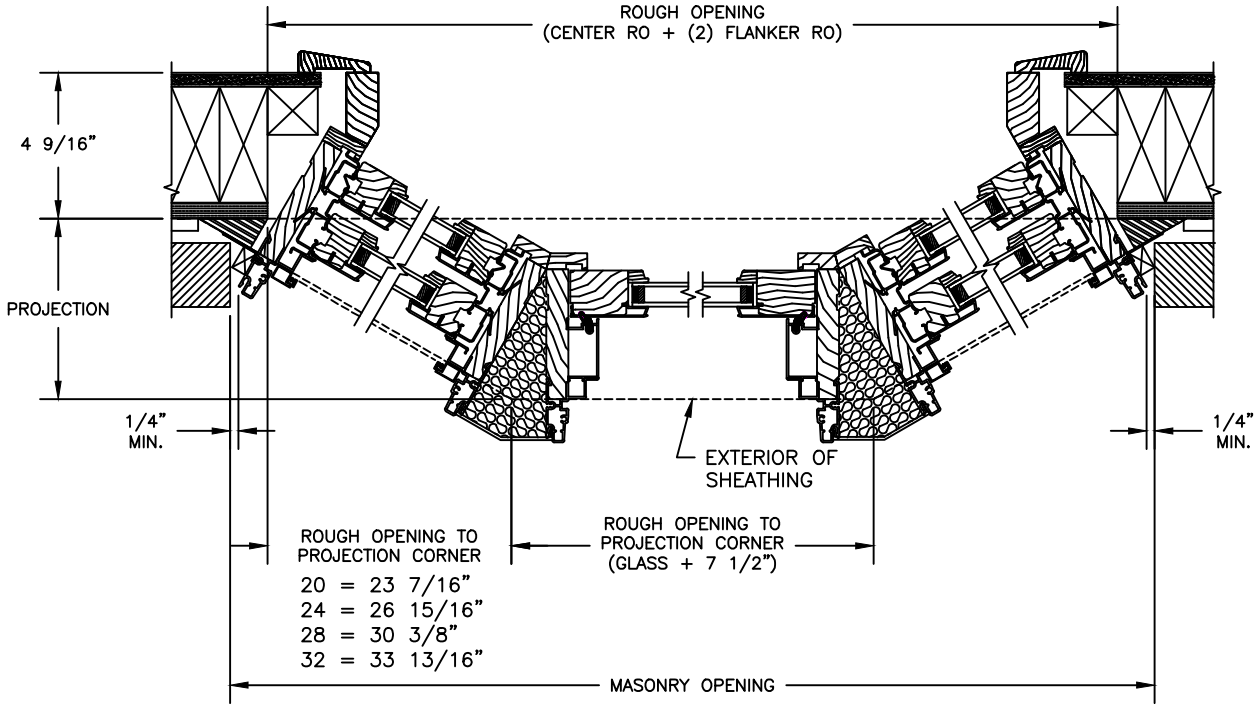
JAMBS
8" CONCRETE BLOCK WALL
WITH BRICK VENEER

Pinnacle Series

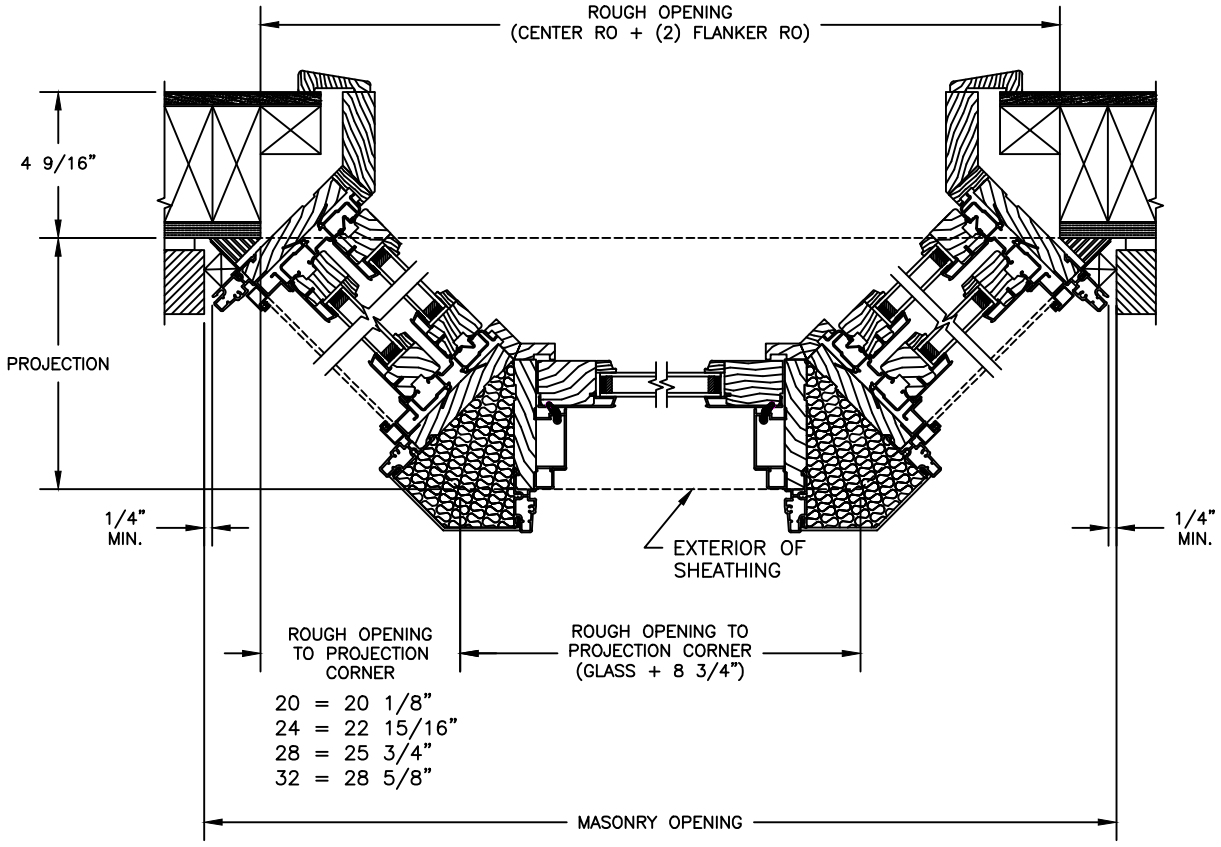
CLAD DOUBLE HUNG

SECTION DETAILS : 30/45 DEGREES BAY

SCALE: 2" = 1'-0"



30 DEGREE BAY



45 DEGREE BAY

PLANNING AND INSPECTIONS DEPARTMENT

TO: Pinehurst Historic Preservation Commission
FROM: Maria Carpenter, Planner
DATE: October 16, 2024
SUBJECT: Minor Work COA's Issued 9/15/24 – 10/14/24

REPORT OF STAFF APPROVALS
OCTOBER 24, 2024 MEETING
9/15/2024-10/14/2024

Record #	Nature of Work	Application Date	Issued Date	Address	Property Owner
COA-2024-00143	Fence	9/30/2024	10/1/2024	80 Ritter Rd	William Hughes