

WAKE COUNTY, NC 70
LAURA M RIDDICK
REGISTER OF DEEDS
PRESENTED & RECORDED ON
01/07/2014 AT 09:32:30

Mail:
City of Raleigh
P.O. Box 590
Raleigh, NC 27602

BOOK:015551 PAGE:00106 - 00110

ORDINANCE NO. (2013) 250

AN ORDINANCE DESIGNATING THE **JOHN AND BELLE ANDERSON HOUSE** IN THE PLANNING JURISDICTION OF THE CITY OF RALEIGH, NORTH CAROLINA, A HISTORIC LANDMARK

WHEREAS, the property located at 1201 Park Drive, Raleigh, NC, is owned by Timmy Ellis Simmons and Frank H. Ernest; and

WHEREAS, the General Assembly of the State of North Carolina authorized the creation of the Raleigh Historic Development Commission for the City of Raleigh and otherwise provided for the preservation of certain historic sites and buildings by the passage of Part 3C, Chapter 160A, Article 19 of the North Carolina General Statutes; and

WHEREAS, the Raleigh Historic Development Commission has made an investigation and recommended the following property be designated a historic landmark; and

WHEREAS, the North Carolina Department of Cultural Resources has made an analysis and recommendation that the following property be designated a historic landmark; and

WHEREAS, on the 5th day of November, 2013, a joint public hearing was held in the Council Chamber of the Avery C. Upchurch Municipal Complex, Raleigh, before the City Council of the City of Raleigh and the Raleigh Historic Development Commission to determine whether the hereinafter described property should be designated a historic landmark; and

WHEREAS, all requirements of Part 3C, Chapter 160A, Article 19 of the North Carolina General Statutes, preceding the adoption of this ordinance, have been complied with.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF RALEIGH, NORTH CAROLINA THAT:

Section 1. The property designated as John and Belle Anderson House, in the planning jurisdiction of the City of Raleigh, North Carolina, be and is declared a Raleigh Historic Landmark. Said property being more particularly described as follows:

The property located at 1201 Park Drive, Raleigh, NC, owned by Timmy Ellis Simmons and Frank H. Ernest; that property described in deed book 9060, page 1175 recorded in Wake County Registry, comprising approximately .20 acres.

Section 2. Those elements of the property that are integral to its historical, prehistorical, architectural, archaeological and/or cultural significance or any combination thereof are as follows:

The 1923 one-story frame building and the approximately .20 acre upon which it sits. It is an excellent, intact example of a Sears catalog house. The model is the Argyle, a single-story Craftsman style bungalow with front-gabled roof and distinctive detailing at the rafter tails and eave brackets. The Argyle bungalow stands on a partially exposed brick basement. The dwelling has a front-gabled main roof with a smaller, projecting gable that shelters the porch. Weatherboards sheathe exterior walls and stucco covers the gable ends. Carved rafter tails underscore the broad, open eaves, while slender beams with faceted ends extend at the eaves of the gable ends. Fenestration includes a glazed, singleleaf front door and large, three-over-one, double-hung wood windows. Massive stuccoed porch columns are square in section and echoed in the porch railing's squared balusters and posts. The porch extends to the east just past the side elevation and beyond the east side of the porch gable—a distinctive element of the Sears Argyle plan. A compatible rear addition dates to 2000 and replaces a smaller 1950s addition.

The Anderson House is architecturally significant as an excellent and intact example of a kit house in an early twentieth-century Raleigh suburb. The house is a Sears Argyle model and it retains the carved rafter tails, faceted beams, stuccoed gables, and massive stuccoed porch posts which are hallmark details of the Argyle plan, as is the overall massing with the projecting gabled porch that extends beyond the east elevation.

A detailed architectural description and history is found in the 2013 Raleigh Historic Landmark designation application and report and is hereby referenced.

Section 3. No portion of the exterior features of any building, site, structure, or object (including windows, walls, fences, light fixtures, steps, pavement, paths, or any other appurtenant features), trees, nor above ground utility structure located on the hereinbefore described property that is designated in this ordinance may be altered, restored, moved, remodeled, or reconstructed so that a change in design, material or outer appearance occurs unless and until a certificate of appropriateness is obtained from the Raleigh Historic Development Commission or its successors; provided however that the Raleigh Planning Director or designee may approve certificates of appropriateness for minor works as listed in the Bylaws and Rules of Procedure of the Raleigh Historic Development Commission.

Section 4. No building, site, structure, or object (including walls, fences, light fixtures, steps, pavement, paths, or any other appurtenant features), trees, nor above ground utility structure located on the hereinbefore described property that is designated in this ordinance may be

demolished unless and until either approval of demolition is obtained from the Raleigh Historic Development Commission or a period of three hundred sixty-five (365) days has elapsed following final review by the Commission of a request for demolition (or any longer period of time required by N.C.G.S. 160A-400.14 as it maybe amended hereafter); provided however, that demolition may be denied by the Raleigh Historic Development Commission in the event that the State Historic Preservation Officer determines that the building, site, or structure has statewide significance as provided by N.C.G.S. 160A-400.14.

Section 5. The Raleigh Historic Development Commission shall have no jurisdiction over the interior features of the property.

Section 6. All owners and occupants of the property hereinabove described, whose identity and addresses can be ascertained by the exercise of due diligence shall be sent by certified mail a copy of this ordinance.

Section 7. This ordinance shall be indexed after the property owner's name in the grantor and grantee indexes in the Office of the Register of Deeds of Wake County.

Section 8. City administration and the Raleigh Historic Development Commission are hereby authorized and directed to have erected an appropriate sign on the site hereinabove described setting forth the fact that said site has been designated a historic landmark by action of the Raleigh Historic Development Commission and the City Council of the City of Raleigh provided, should the owners of the hereinabove described property not consent to the erection of said sign on the described premises, City administration and the Raleigh Historic Development Commission are hereby authorized and directed to have said sign located on the public right-of-way adjacent to said property.

Section 9. In the event any building, site, structure, or object designated by this ordinance is demolished in accordance with the ordinances of the City of Raleigh, this ordinance shall automatically be null and void.

Section 10. Any violation of this ordinance shall be unlawful as by law provided.

Adopted: December 3, 2013

Effective: December 3, 2013

Distribution: Department of City Planning
Inspections Department
Raleigh Historic Development Commission
Wake County Tax Assessor
Property Owner and Occupant (if not the owner)
Registrar of Deeds



City Of Raleigh
NORTH CAROLINA


STATE OF NORTH CAROLINA)
COUNTY OF WAKE)

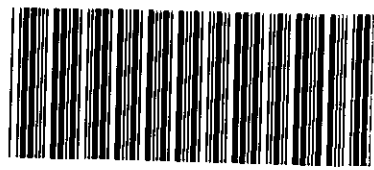
CERTIFICATION

I, Ralph L. Puccini, Assistant Deputy Clerk of the City of Raleigh, North Carolina,
do hereby certify that the attached is a true and exact copy of City of Raleigh
Ordinance No. (2013) 250 adopted December 3, 2013.

IN WITNESS WHEREOF, I have unto set my hand and have caused the Seal of
the City of Raleigh to be affixed this 3rd day of January, 2014.




Ralph L. Puccini
Assistant Deputy Clerk



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Please retain yellow trailer page

It is part of the recorded document and must be submitted with the original for re-recording.

Laura M. Riddick
Register of Deeds
Wake County Justice Center
300 South Salisbury Street, Suite 1700
Raleigh, NC 27601

New Time Stamp

\$25 Non-Standard Fee

Additional Document Fee

Additional Reference Fee

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