

City of Raleigh
PO Box 590
Raleigh, NC 27602

WAKE COUNTY, NC 321
LAURA M RIDDICK
REGISTER OF DEEDS
PRESENTED & RECORDED ON
08/05/2013 AT 13:27:04

BOOK:015392 PAGE:01409 - 01414

ORDINANCE NO. (2013) 195

AN ORDINANCE DESIGNATING THE **JOHN E. AND MARY FRANCES BEAMAN HOUSE** IN THE PLANNING JURISDICTION OF THE CITY OF RALEIGH, NORTH CAROLINA, A HISTORIC LANDMARK

WHEREAS, the property located at 2120 White Oak Road, Raleigh, NC, is owned by William Davis Jones, Jr, Revocable Trust; William Davis & Mildred Jones, Trustees; 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 7th day of May, 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 the John E. and Mary Frances Beaman 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 2120 White Oak Road, Raleigh, NC, owned by William Davis Jones, Jr, Revocable Trust; William Davis & Mildred Jones, Trustees, that property described in deed book 13538, page 2711 recorded in Wake County Registry, comprising approximately .59 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 1929 two story Georgian Revival-style house and the approximately .59 acre upon which it sits.

The house is textbook Georgian Revival: A side-gabled roof tops the two-story, double-pile house, which features a symmetrical, five-bay facade with an elaborate front entrance. An elliptical-arch portico on pairs of Tuscan columns shelters a broad, six-paneled front door flanked by leaded-glass sidelights and paired Tuscan pilasters. A leaded-glass fanlight tops the entry and matches the curve of the portico. An open side porch with rooftop deck extends from the north end of the dwelling. The house has a weatherboard exterior and is painted white. Windows at the facade are six-over-six double-hung wood sash; those of the second story are not as tall as the elongated, nearly full-height windows at the ground floor. The open porch at the north end stretches the full-width of that side elevation. Tuscan columns arranged in trios at the corners and singly across the longer north side support the flat roof. The rear elevation shows a pair of side-by-side end-gabled wings joined together by a flat-roofed section. At their south end is a one-and-a-half story block that projects beyond the rest of the rear elevation. Windows at the rear elevation are arranged singly and in trios at the ground floor and singly at the second story. Half-moon vents pierce the attic gables. The house has seen very few changes since construction, and the major alterations—the addition of a porch and a bay window—have both been made at the rear elevation.

While much of the landscaping dates to the 1960s, it is a design that is consistent with suburban residential properties. A gravel drive arcs through the front lawn and past the facade. A side branch of the driveway leads beyond the building's south elevation to an original single-story two-car garage at the southeast corner of the parcel. Another curb cut on Beechridge Road leads to a gravel parking area at the north side of the rear yard. A tall wood lattice fence with substantial brick posts partially encloses the rear and side yards, which are dotted with trees. Mature shrubs edge the north property line and the curving drive at the front. Brick footpaths lead from the front drive through the north side yard to the rear yard and the back porch.

The John E. and Mary Frances Beaman House is significant as a reflection of John Beaman's success as a building contractor who had a profound impact on Raleigh's appearance and development during a period of remarkable growth. The house is also architecturally significant as an excellent, intact example of the Georgian

Revival style, an architectural mode popular during the 1920s and 1930s for prosperous and prominent businessmen in Raleigh's suburbs. The property's overall architectural integrity is very much intact, retaining integrity of location, design, setting, materials, workmanship, feeling, and association.

A detailed architectural description and history is found in the 2012 Raleigh Historic Landmark designation application and report.

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: June 4, 2013

Effective: June 4, 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

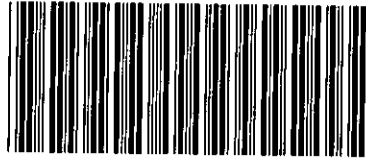
I, Ralph L. Puccini, Assistant Deputy Clerk of the City of Raleigh, North Carolina,
do hereby certify that the attached is a true and exact copy of City of Raleigh

Ordinance No. (2013) 195 adopted June 4, 2013.

IN WITNESS WHEREOF, I have unto set my hand and have caused the Seal of
the City of Raleigh to be affixed this 23rd day of July, 2013.



Ralph L. Puccini
Assistant Deputy Clerk



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**Wake County Register of Deeds
Laura M. Riddick
Register of Deeds**

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