On September 7, 2022, the Forsyth County Historic Resources Commission (“Commission”) conducted, in the above referenced matter, a public hearing in accordance with the statutes and case law pertaining to quasi-judicial proceedings for the issuance of certificates of appropriateness. During the hearing, Heather Bratland, Historic Resources Officer, presented the staff report, findings, and recommendation. Mark Boynton of Kilpatrick Townsend and Keith Wales, Jr., applicant, appeared to present testimony and evidence in support of the application. No one appeared to present testimony and evidence in opposition to the application.

After presentation of all testimony and evidence, the Forsyth County Historic Resources Commission, based upon the evidence presented in the application and during the hearing, finds that the proposed project is not incongruous with the character of the West End Historic Overlay District because:

1) The applicant proposes to construct a gazebo and pergola as focal points in the open space adjacent to the intersection of West Fourth and Glade Streets. Both pergolas and gazebos have roots in the ancient world and were features found in nineteenth and twentieth century American gardens. The gazebo design references the unique and steeply pitched roofs found on the turrets of the Hotel Zinzendorf, which occupied this site in 1892. The pergola is based on the one located in Reynolda Gardens, which is contemporaneous with West End’s period of significance. However, detailing is simplified as compared to historic models to differentiate the work as modern. The materials specified for the gazebo include red brick column bases; a brushed concrete floor; cast stone base caps; painted wood, fiber cement trim, and fiber reinforced plastic; and asphalt shingles. A metal lantern will hang from the ceiling. The pergola will be constructed from painted wood, fiber cement trim, and fiber reinforced plastic. These materials are compatible with historic materials and finishes in the West End in terms of scale, module, pattern, detail, and texture but differentiated from historic materials in composition. (Landscape Features, West End Standard 3; New Construction, West End Standard 7 and 8)

2) The lawn and raised terrace where the pergola is to be located will be connected with a new set of curved granite steps. Brick site walls with cast stone caps will be installed at the head of the lawn on either side of the granite steps to create a focal point at the pergola and terminate the view. This treatment references the low walls at the pergola in Reynolda Gardens, and the site wall design will match existing site walls at the western end of the lawn. The walls are compatible with the site in terms of setback, size, scale, and height. Next to the site walls, new concrete steps will navigate the small rise from the lawn and connect the sidewalks that encircle the lawn to new concrete sidewalks that will provide accessible paths to the area under the pergola. All materials are appropriate for hardscaping.
in the West End and will match the existing materials at the lawn. (*Walkways and Steps*, West End Standards 4 and 5; *Retaining and Other Landscaping Walls*, West End Standards 4, 5, and 7)

Based on the preceding findings, the Forsyth County Historic Resources Commission hereby approves COA2022-078 for work at 1012 Glade Street (PIN 6825-76-9375) and 1001 West Fourth Street (PIN 6825-76-8026), within the West End Historic Overlay District, with the following conditions:

1) The applicant shall receive, prior to commencement of the work, all other required permits or permissions from governmental agencies;

2) Commission staff shall review and approve any revisions or deviations to any portion of the as-submitted work, that qualifies as a minor work, prior to commencement of that portion of the project; and

3) The applicant shall submit the Certificate of Appropriateness Request for Certification of Completed Work form and photo documentation of the completed project to HRC staff within ten (10) days of its completion.

This the seventh day of September, 2022.

Mary Catherine Berry, Chair
Forsyth County Historic Resources Commission
On September 7, 2022, the Forsyth County Historic Resources Commission approved the issuance of this Certificate of Appropriateness (COA) on the application for the following work at Pilot Life Insurance Co. located at 1012 Glade Street and the Petree, Stockton and Robinson Law Offices located at 1001 West Fourth Street, both in the West End Historic Overlay District.

- Installation of a pergola and gazebo

Approval of this item was granted **subject to the following conditions:**

1) The applicant shall receive, prior to commencement of the work, all other required permits or permissions from governmental agencies;

2) Commission staff shall review and approve any revisions or deviations to any portion of the as-submitted work, which qualify as minor work, prior to commencement of that portion of the project; and,

3) The applicant shall submit the Certificate of Appropriateness Request for Certification of Completed Work form and photo documentation of the completed project to HRC staff within ten (10) days of its completion.

This COA runs with the property upon which the work is to be performed. The COA does not serve in any manner as a certification by the HRC or the Winston-Salem/Forsyth County Planning Division that the applicant or anyone else has the authority to be on the subject property to perform the approved work. You should perform your own due diligence to confirm whether you have the legal authority to be on the property to perform the approved work.

This Certificate of Appropriateness expires on September 8, 2025.

Mary Catherine Berry, Chair
Forsyth County Historic Resources Commission