## Project Overview

**Project Title:** 102 S Cherry St.

**Application Type:** 01.16) Application for Certificate of Appropriateness

**Workflow:** 01.16) Application for Certificate of Appropriateness

**Jurisdiction:** City of Winston-Salem

**State:** NC

**County:** Forsyth

### 01.16) Application for Certificate of Appropriateness

**Address of Subject Property:**
- 102 CHERRY ST WINSTON SALEM NC (Unverified)
- 102 S CHERRY ST (6835-15-6438.000)

**Local Historic Landmark?** Yes

**Landmark Number (if applicable. Type "N/A: if not):** 40

**Are you amending a previously submitted COA?** Yes

**Is this an "After the Fact" COA application?** No

**PIN(s) of subject property:**
- 102 CHERRY ST WINSTON SALEM NC (Unverified)
- 102 S CHERRY ST (6835-15-6436.000)

**Landmark Name (If applicable. Type "N/A: if not):** Rogers House

**Local Historic District:** Non-Applicable

**Prior COA case # (if applicable):** COA00022-113

## Project Description

**COA Project Intent and Background Statement (click "help" for description):**

Rebuild staircase.

**COA Scope of Work (click the "help" button for description):**

Rebuilding old damaged staircase located in front of the home to give access to sidewalk from the main entrance of the Rogers House. The old staircase was too close to the intersection resulting in significant damage from commercial trucks trying to make turn. New staircase will be centered with the front door by moving it roughly 15 feet from where the old stairs were located. On each end of the steps we will build a matching brick retaining wall across the front of the home running parallel with the sidewalk. The 1st run of wall will be 24 feet long at 44 inches high, the second run will be 23 feet long and 47 inches high and the last run will be 23 feet at 50 inches tall. There will be 2 brick columns to the left of the staircase. The furthest will be 57 inches high and the next one will be 55 inches high right next to staircase. There will also be 2 columns to the right of the staircase. The one closest to the stairs will be 48 inches tall and the one nearest the intersection will be 44 inches high. We would like to install landscape wall lights. They will be 14 inches above the sidewalk and be 3.5 inches wide by 2 13/16ths tall. There will be 17 lights that run along the brick wall, they will be spaced out 57 inches apart. There will be 4 sets of lights on the left and right sides of the stairs themselves. They will be spaced out 30 inches from each other.
COA Compliance with Design Review Standards and/or Guidelines (Copies of the Design Review standards for each district can be found online here:
https://www.cityofws.org/1397/Publications): Introduce new walkways, driveways, and on-site parking areas in locations, configurations, materials, and scale that are compatible with the landmark building and site. It is not appropriate to introduce new walkways, driveways, or on-site parking areas if doing so will substantially alter the site topography or necessitate the loss of significant site features. - The original steps were built using a full variation red brick with a small concrete and stone retaining wall that ran just inside the sidewalk along Cherry.

**Project Contacts**

**Applicant Full Name:** Adam Speer  
**Applicant Address:** 18 South Cherry St, Winston-Salem NC 27101  
**Applicant Email Address:** Adam@speerproperties.com

**Owner Full Name (If not the applicant):**  
**Owner Address:**

**Owner Phone Number (if not the applicant):**  
**Owner Email Address:**

**COA Consent Statement**

We, the applicant and owner (if not the applicant), do hereby make an application for a Certificate of Appropriateness (COA) for the following project to be undertaken within the boundaries of a Historic District, Historic Overlay District, or Local Historic Landmark.

We understand that all required information must be submitted for this application to be considered complete, assigned a case number, and either (a) processed by staff as a minor work project, or (b) placed on the agenda of the Forsyth County Historic Resources Commission. By applying for a COA and signing below, we give permission to staff of Winston-Salem/Forsyth County Planning & Development Services to enter upon the property to (1) post signage at the property regarding a pending COA application and (2) inspect the property for any reason related to this application and/or an issued COA. We understand that an interior inspection may be necessary for proposed changes to the interior of a Local Historic Landmark.