

Chief Executive Officer  
Michael Thurmond

DEPARTMENT OF PLANNING & SUSTAINABILITY

Director  
Andrew A. Baker, AICP

Application for Certificate of Appropriateness

Date Received: \_\_\_\_\_ Application No.: \_\_\_\_\_

Address of Subject Property: 1482 EMORY RD NE, ATLANTA, GA 30306

Applicant: CYNTHIA TAUXE, ARCHITECT PC E-Mail: CYNTAUXE@GMAIL.COM

Applicant Mailing Address: 1553 EMORY RD, NE  
ATLANTA, GA 30306

Applicant Phone(s): 404/377-3331, 404/468-0102 cell Fax: \_\_\_\_\_

Applicant's relationship to the owner: Owner  Architect:  Contractor/Builder  Other

\*\*\*\*\*  
Owner(s): JEFF BERRY E-Mail: JEFFBERRY@ZENITHPRODUCTS.COM

THU-HA DINH E-Mail: THUHAD@GMAIL.COM

Owner(s) Mailing Address: 1482 EMORY RD, NE  
ATLANTA, GA 30306

Owner(s) Telephone Number: 678/372-4242 (JEFF)

Approximate age or date of construction of the primary structure on the property and any secondary structures affected by this project: 1920'S

Nature of work (check all that apply):

- New construction
- Demolition
- Addition
- Moving a building
- Other building changes
- New accessory building
- Landscaping
- Fence/Wall
- Other environmental changes
- Sign installation or replacement
- Other

Description of Work:  
RENEW PREVIOUS SUBMITTAL TO REPLACE NON-HISTORIC  
ROOF & DORMERS WITH 3 SMALLER DORMERS & CLAY  
TILE ROOF FROM MARCH 2018.  
CLARIFY THAT WE MAY RE-ROOF WITH EXISTING TYPE OF  
COMPOSITE ROOFING SHINGLE

This form must be completed in its entirety and be accompanied by supporting documents, such as plans, list of materials, color samples, photographs, etc. All documents should be in PDF format, except for photographs, which may be in JPEG format. Email the application and supporting material to [plansustain@dekalbcountyga.gov](mailto:plansustain@dekalbcountyga.gov) An incomplete application will not be accepted.

Cynthia Tauxe 1/25/21  
Signature of Applicant/Date

DEPARTMENT OF PLANNING & SUSTAINABILITY

**Authorization of a Second Party to Apply for a Certificate of Appropriateness**

This form is required if the individual making the request is not the owner of the property.

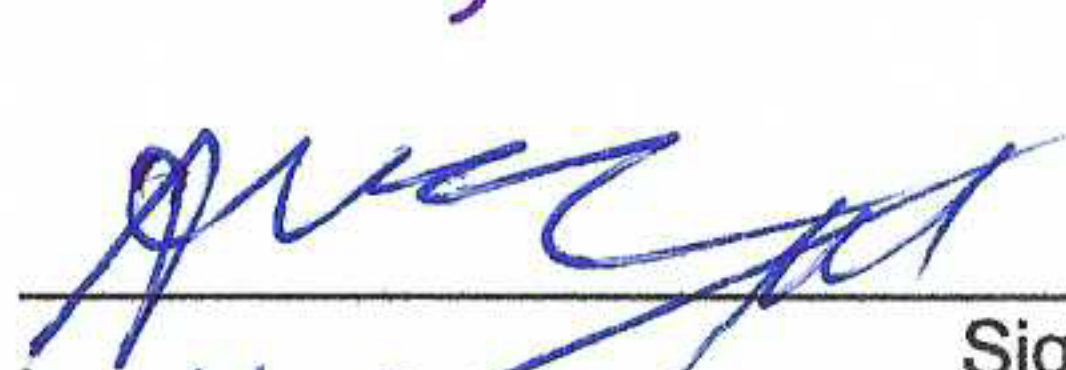
(I) / (We),

JEFF BERRY & THU-HA DINH

being (owner) (owners) of the property 1482 EMORY RD NE ATLANTA, GA 30306

hereby delegate authority to CYNTHIA TXUXE, ARCHITECT P.C.

to file an application in (my) (our) behalf.

  
04/23/2021 Signature of Owner/Date

**Please review the following information**

**Approval of this Certificate of Appropriateness does not release the recipient from compliance with all other pertinent county, state, and federal regulations.**

Before making any changes to your approved plans, contact the preservation planner (404/371- 2155). Some changes may fall within the scope of the existing approval, but others will require review by the preservation commission. If work is performed which is not in accordance with your certificate, the Preservation Commission will issue a cease and desist order and you may be subject to other penalties including monetary fines and/or required demolition of the non-conforming work.

If your project requires that the county issue a Certificate of Occupancy at the end of construction, the preservation planner will need to inspect the completed project to ensure that the work has been completed in accord with the Certificate of Appropriateness. The review may be conducted either before or after your building inspection. If you will be requiring a Certificate of Occupancy, please notify the preservation planner when your project nears completion. If the work as completed is not the same as that approved in the Certificate of Appropriateness you will not receive a Certificate of Occupancy. You may also be subject to other penalties including monetary fines and/or required demolition of the non-conforming work.

If you do not commence construction within twelve months of the date of approval, your Certificate of Appropriateness will become void. You will need to apply for a new certificate if you still intend to do the work.

Please contact the preservation planner, David Cullison (404/371-2155), if you have any questions.



Michael L. Thumond  
Chief Executive Officer

## DEKALB COUNTY HISTORIC PRESERVATION COMMISSION

330 Ponce De Leon Avenue Drive Suite 500  
Decatur, Ga 30030  
404/371-2155 or 404/371-2813 (Fax)



March 21, 2018

### CERTIFICATE OF APPROPRIATENESS

SITE ADDRESS	1482 Emory RD Atlanta, GA 30306
PARCEL ID:	18-054-11-033
APPLICATION DATE	March 2, 2018
APPLICANT	Cynthia Tauxe
MAILING ADDRESS	1352 Emory Rd Ne Atlanta, GA 30306

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**THIS IS TO ADVISE YOU THAT THE DEKALB COUNTY HISTORIC PRESERVATION COMMISSION, AT ITS REGULARLY SCHEDULED PUBLIC MEETING ON MARCH 19, 2018, REACHED THE FOLLOWING DECISION ON THIS APPLICATION:**

**ACTION: APPROVAL**

Replace the dormers with three smaller, arch-topped dormers. The arches will be roofed with either galvanized or copper sheet metal. Replace the asphalt shingle roofs on both the house and the garage with clay tile.

## Cullison, David

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**From:** Cynthia Tauxe <cyntauxe@gmail.com>  
**Sent:** Tuesday, March 20, 2018 2:38 PM  
**To:** Cullison, David  
**Subject:** 1482 Emory Road tile selection

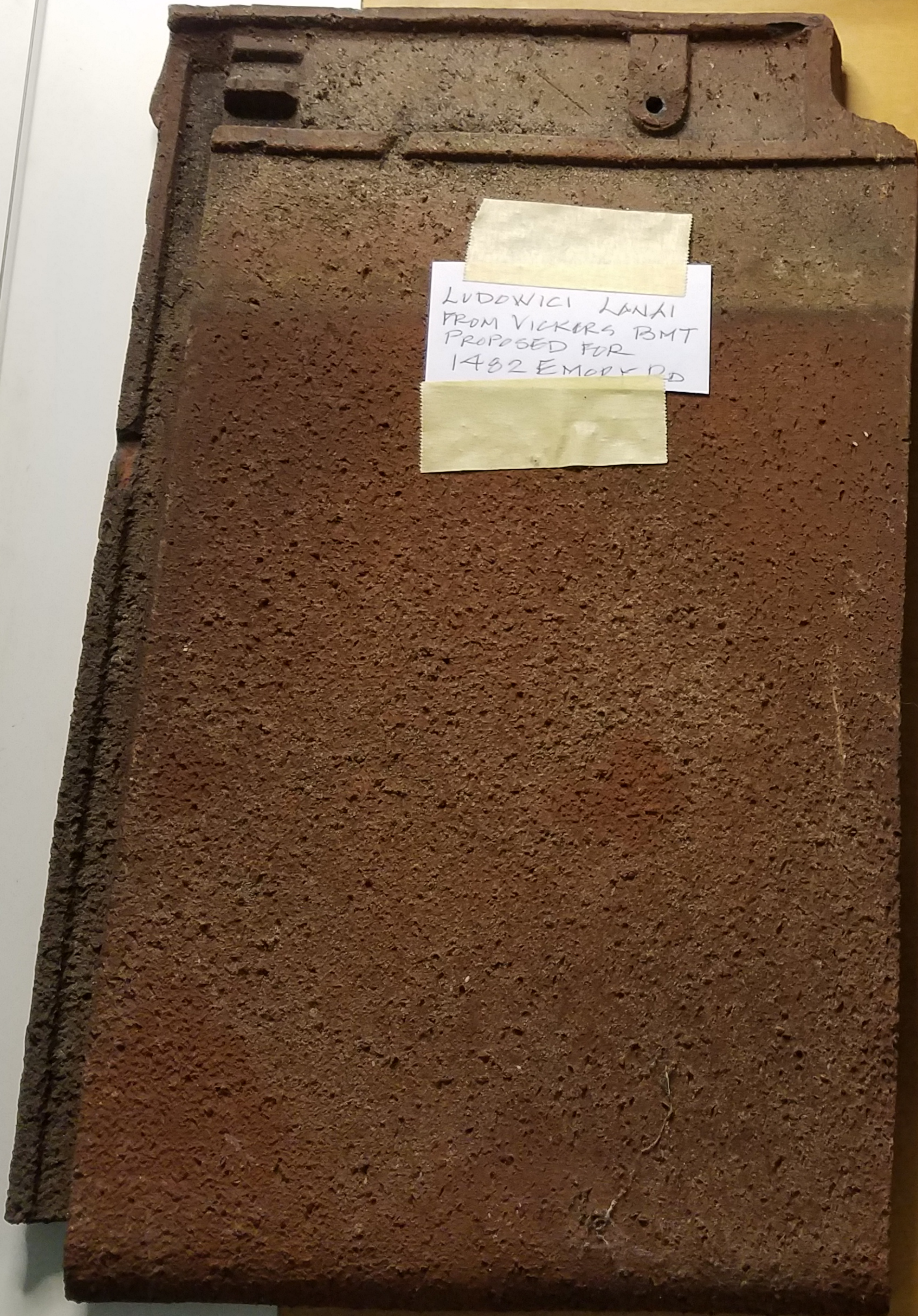
David, My clients, Jeff Berry and Thu-Ha Dinh, at 1482 Emory Road have decided to use salvaged tile for their house and garage roofs that they are getting from other clients of mine, John Besser and Kristi Larsen at 284 Vickers Drive. The attached photo shows the proposed tile on the left which was left in the Besser's basement by previous owners with no story about how it got there. It is not appropriate to the Vickers Drive minimal traditional proto-ranch, so the provenance is completely obscure. Yet, Jeff Berry was able to research it, and says it is Ludowici pattern "Lanai". He also says he can get more of them from the Ludowici factory, including any necessary rake, ridge or finial pieces.

I happen to have in my office another tile (shown on the right in the photo) which was given to me years ago by the Emory University architect, Jen Fabrick, as a souvenir of a visit to the Emory architectural antiques depot on the Briarcliff campus. There was a huge pile of these tiles, which Jen said were removed from original Emory University buildings. Please note that the Emory tiles would look almost the same as the Besser's tile if installed at the same distance "to the weather". This suggests to me that the Lanai tile is in keeping with the style of the original Emory buildings near to Emory Road, showing that this tile is appropriate for this neighborhood. The color also just happens to be a nice match for the red/brown brick on the Emory Road house.

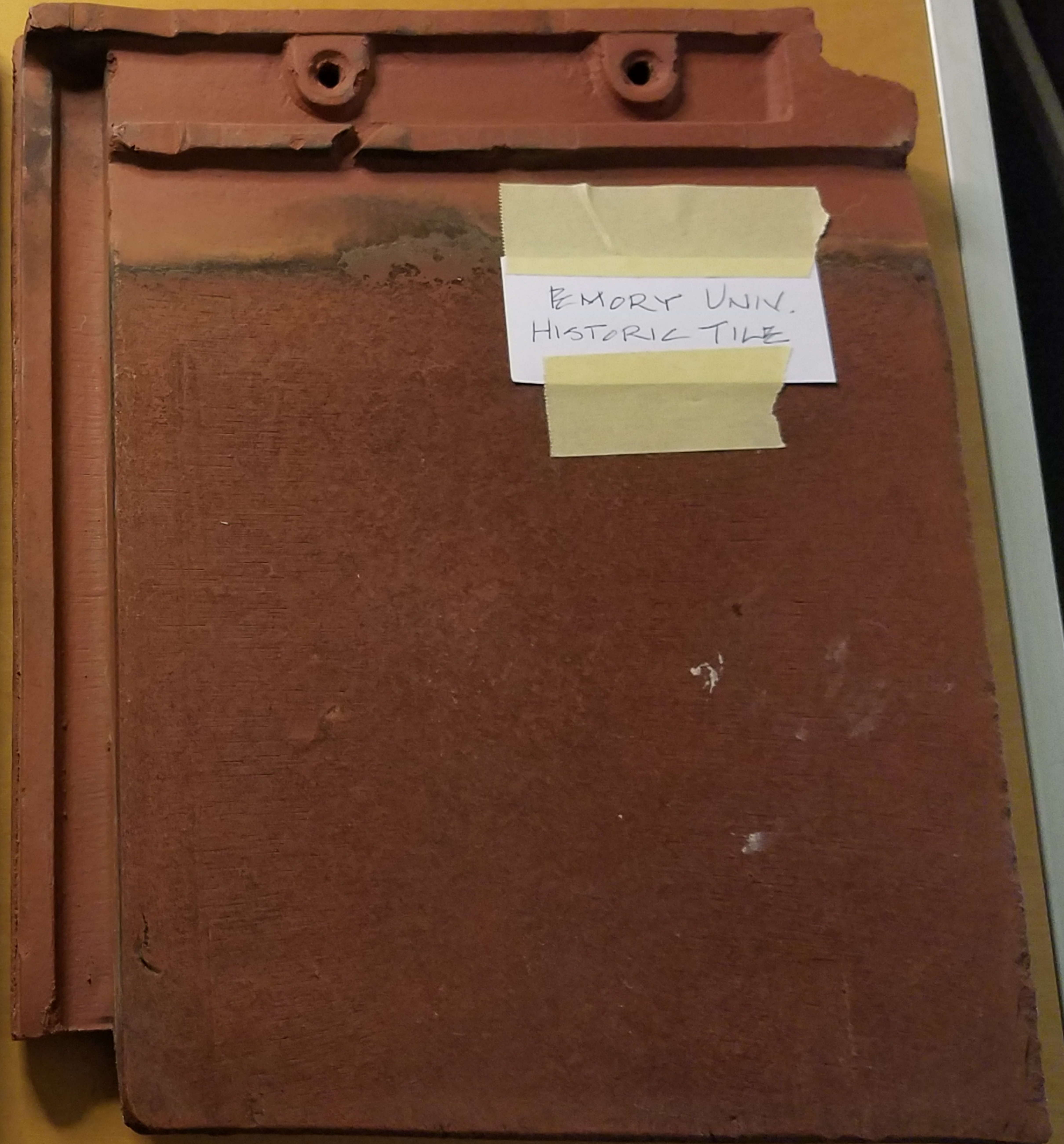
I am sorry this did not come up in time for the hearing last night, so I want to confirm with you that we would like to use this tile if you have no objections. We would also like to use it on the accessory garage roof, which was not explicitly called out in my submittal. Please let me know if you or the commission has any objections or need me to submit this again so we can move forward with acquiring the tile. Thanks so much, Cynthia

Cynthia Tauxe, Architect P.C.

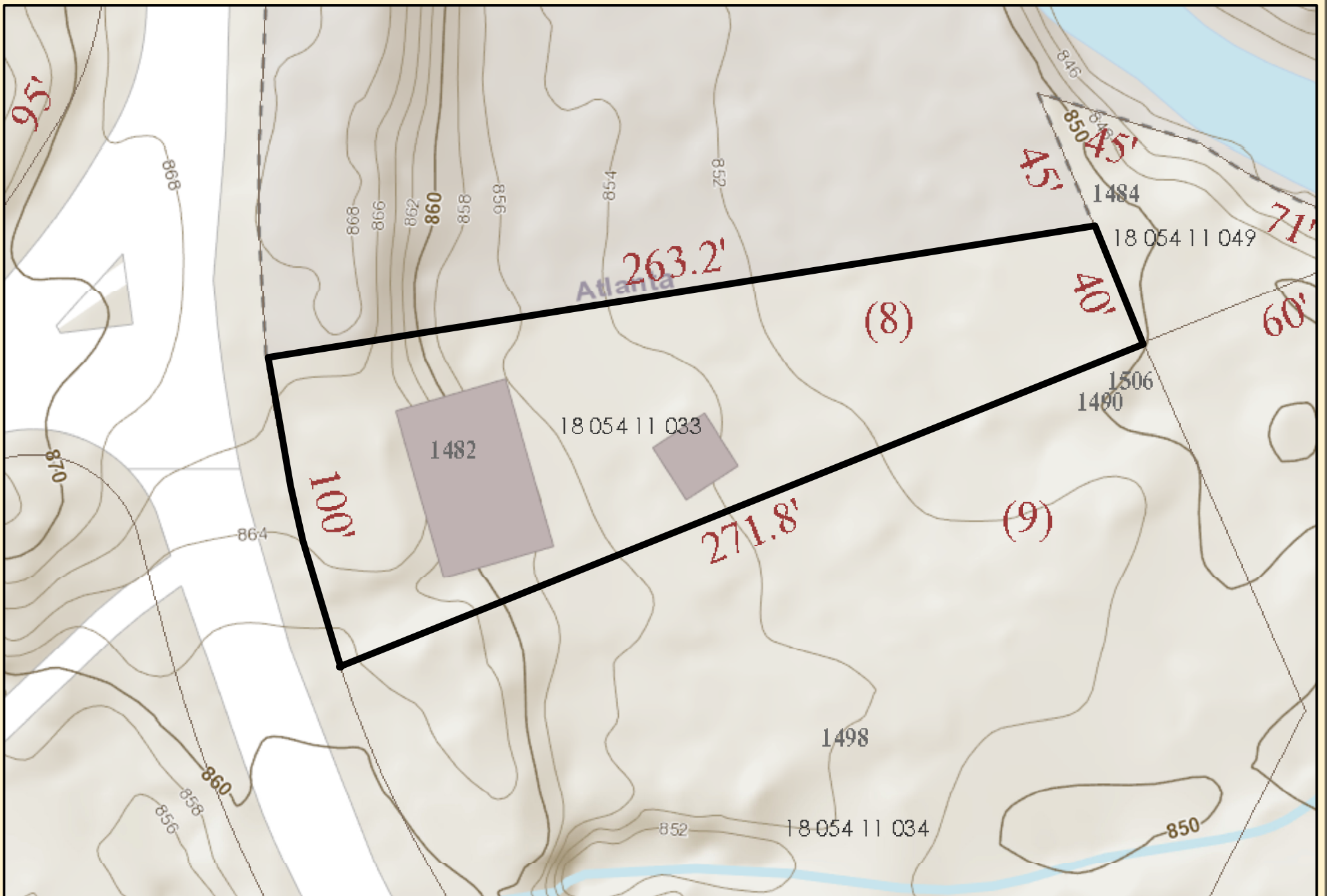
1553 Emory Road, NE  
Atlanta, GA 30306-2417  
404/377-3331



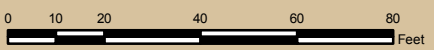
LUDOWICI LANKI  
FROM VICKERS BMT  
PROPOSED FOR  
1482 EMORY RD



EMORY UNIV.  
HISTORIC TILE



# 1482 Emory Rd



Date Printed: 3/5/2018



### DeKalb County GIS Disclaimer

The maps and data, contained on DeKalb County's Geographic Information System (GIS) are subject to constant change. While DeKalb County strives to provide accurate and up-to-date information, the information is provided "as is" without warranty, representation or guarantee of any kind as to the content, sequence, accuracy, timeliness or completeness of any of the database information provided herein. DeKalb County explicitly disclaims all representations and warranties, including, without limitation, the implied warranties of merchantability and fitness for a particular purpose. In no event shall DeKalb County be liable for any special, indirect, or consequential damages whatsoever resulting from loss of use, data, or profits, whether in an action of contract, negligence, or other actions, arising out of or in connection with the use of the maps and/or data herein provided. The maps and data are for illustration purposes only and should not be relied upon for any reason. The maps and data are not suitable for site-specific decision-making nor should it be construed or used as a legal description. The areas depicted by maps and data are approximate, and are not necessarily accurate to surveying or engineering standards.

Cynthia Tauxe, Architect PC  
Certificate of Appropriateness Application for March 2018  
Berry/Dinh Residence  
1482 Emory Road, Atlanta, GA



**Note elegant elliptical fanlight over door and slender columns typical of Federal Revival Style.**

**Arched fanlight suggests an arched element in the proposed dormers.**

**Detailed brickwork around window jambs is high-style for this neighborhood suggesting a more refined roofing material would be appropriate.**

**Also note wide 5 bay facade suggesting room for 3 dormers in roof.**

**Cynthia Tauxe, Architect PC  
Certificate of Appropriateness Application**

**Berry/Dinh Residence 1482 Emory Road**

Clifton1021c



Oakdale1207



Springdale0995a



Springdale1057a



Springdale1226

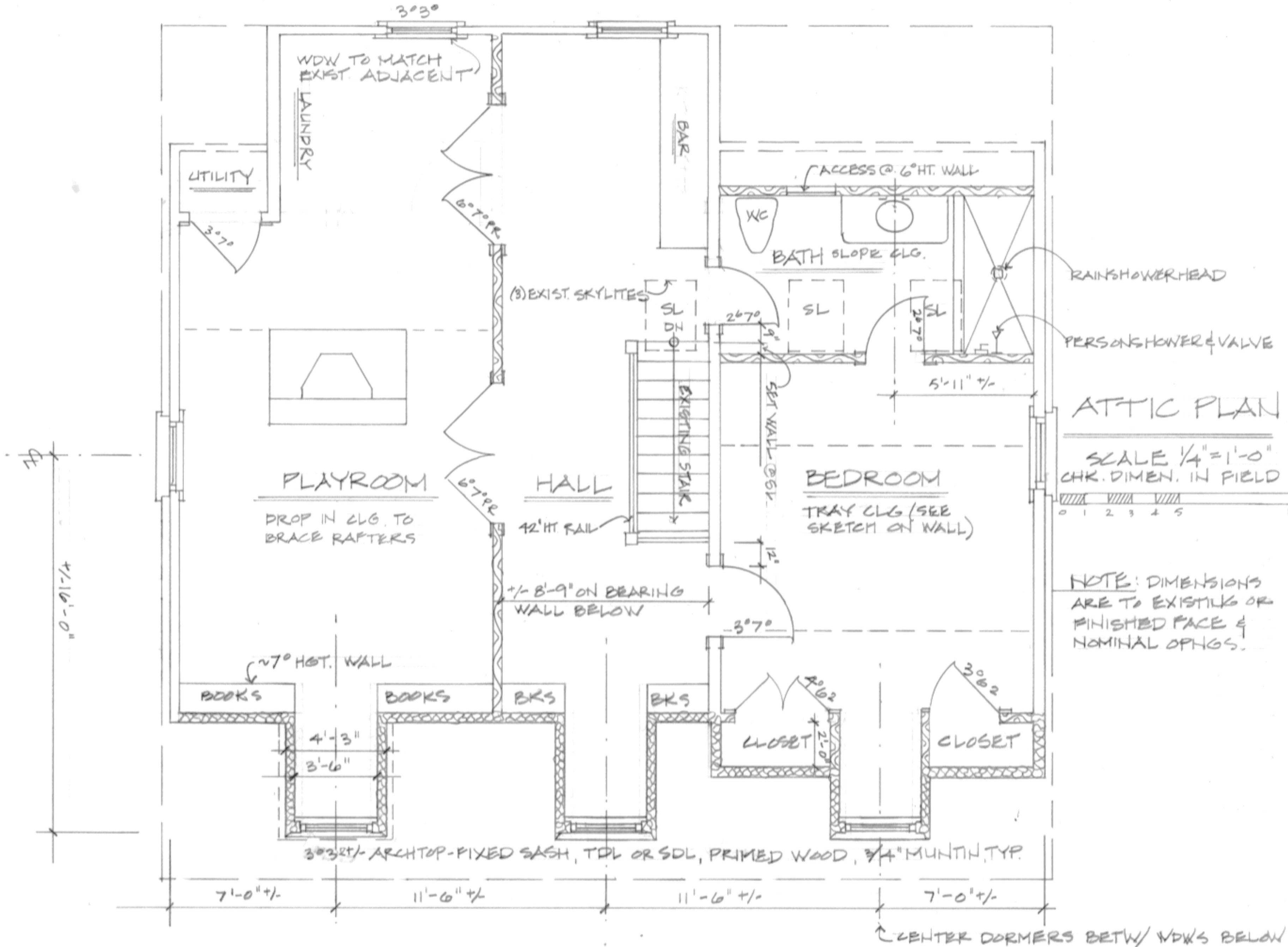


Selected examples of two-story houses in adjacent character areas with three dormers, wide facades, or arched dormers.

Note how the arched dormer usually mimics an arch in the fanlight or porch below.

The smallest profiles are produced where the window sash arch is tucked up into the slope of the roof, rather than below a horizontal header as in 1226 Springdale.





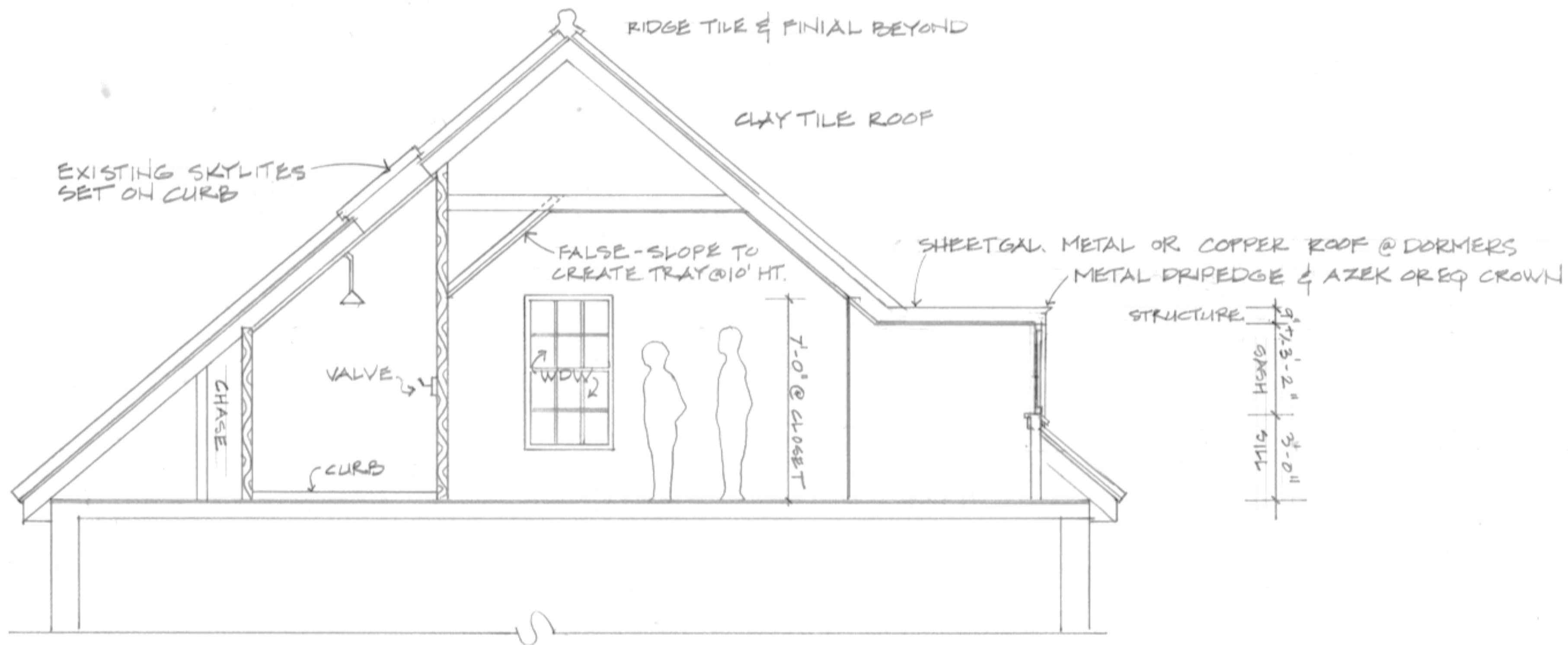
RAIN SHOWERHEAD  
 PERSON SHOWER & VALVE  
**ATTIC PLAN**  
 SCALE 1/4" = 1'-0"  
 CHK. DIMEN. IN FIELD  
 0 1 2 3 4 5 10  
 NOTE: DIMENSIONS ARE TO EXISTING OR FINISHED FACE & NOMINAL OPHGS.

**BERRY/DINH RESIDENCE**  
 1422 EMERY RD, ATLANTA GA 30306  
**CYNTHIA TAUXE ARCHT. P.C.**  
 1553 EMERY RD, ATLANTA GA 30306 CYN.TAUXE@GMAIL.COM

2/28/18, 3/1/18

A-1

↑ CENTER DORMERS BETW/ WDW'S BELOW



PROPOSED SECTION @ ATTIC BATH DORMER

SCALE 1/4" = 1'-0"

BERRY / DINH RESIDENCE

1482 EMORY RD, ATLANTA, GA 30306

CYNTHIA TAUXE, ARCHT. PC

1553 EMORY RD, ATLANTA, GA 30307 CYN.TAUXE@GMAIL

2/28/18

A-2

NOTE: ROOF WAS REPLACED IN 1988, INCLUDING DECKING & RAFTERS.  
 ORIGINAL SLOPE & MATERIALS ARE UNKNOWN. WE PROPOSE REPLACING  
 NON-HISTORIC OVERSIZED DORMERS W/ 3 MODEST ARCH-TOP DORMERS  
 AS SHOWN, W/ A RECYCLED (SALVAGE) CLAY TILE ROOF & FINIALS.



PROPOSED FRONT ELEV.

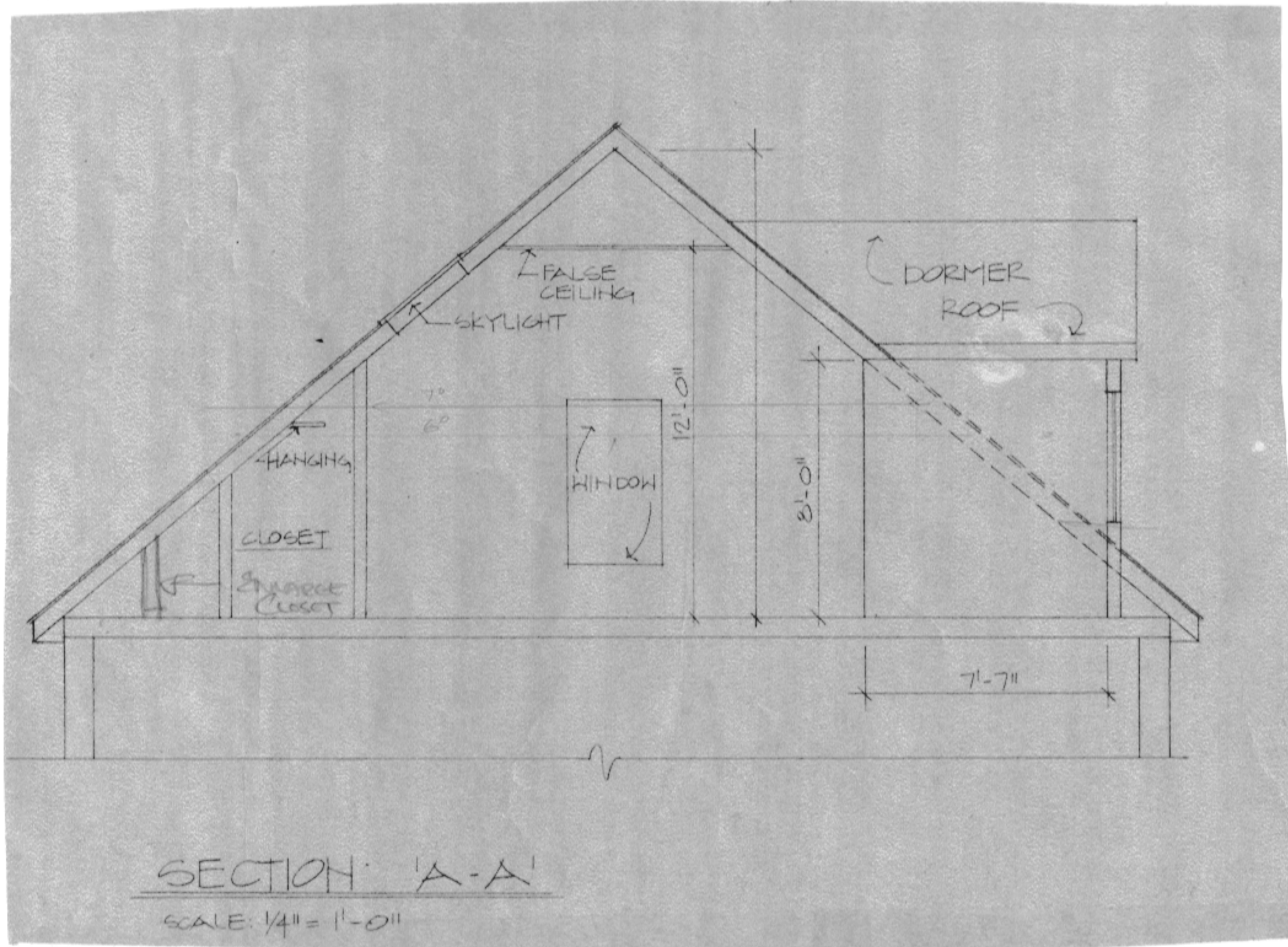
NOT TO SCALE - SEE ACCOMPANYING MEASURED DRAWINGS  
 DRAWN BASED ON CURRENT PHOTO.



BERRY/DINH RESIDENCE  
 1482 EMORY RD, ATLANTA, GA 30306  
 CYNTHIA TAUXE, ARCHT. P.C.  
 1553 EMORY RD, ATLANTA, GA 30306 404-377-3331

2/28/18

A-3



SECTION 'A-A'  
SCALE: 1/4" = 1'-0"

EXISTING SECTION @ ATTIC STORY

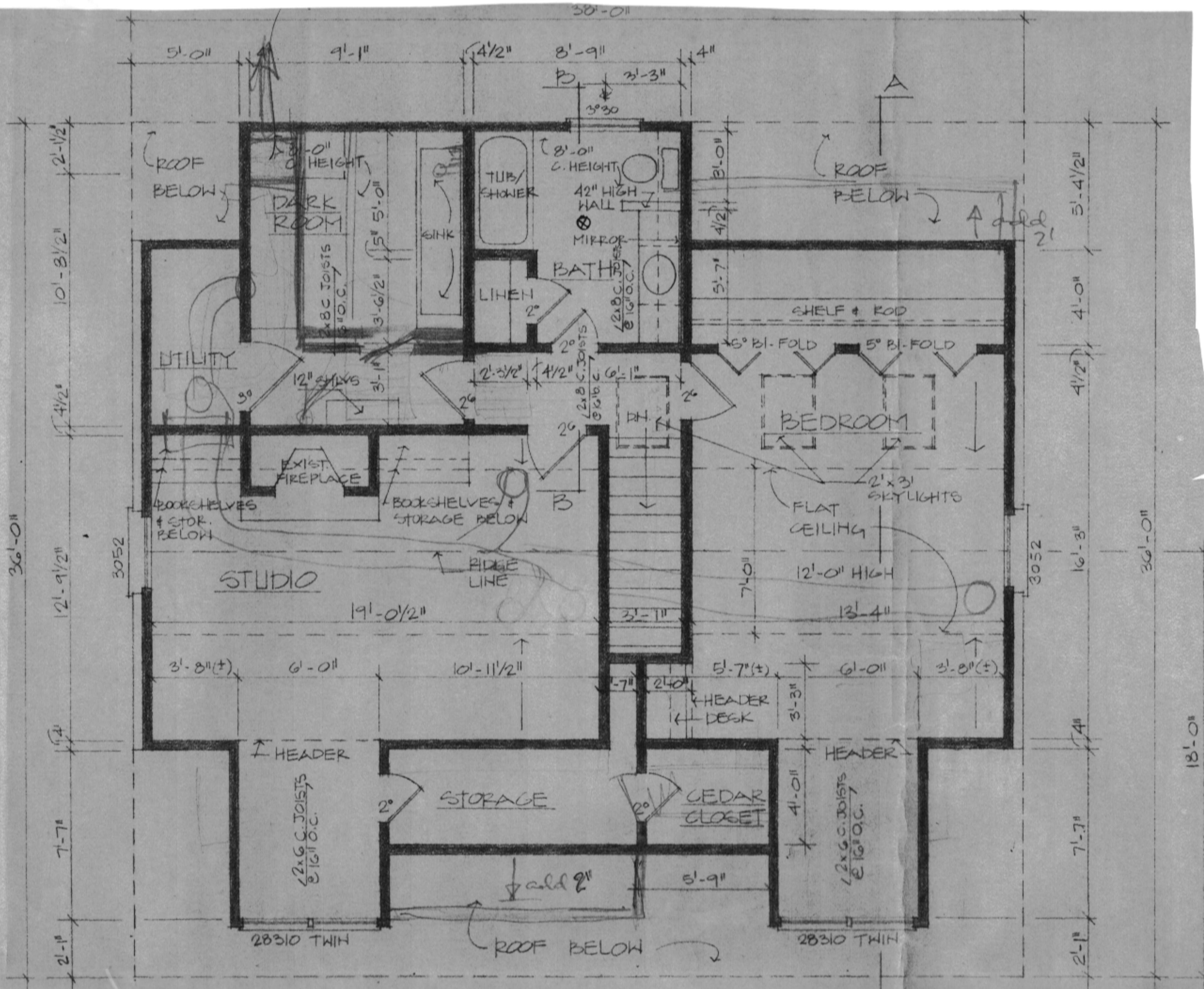
SCALE 1/4" = 1'-0" AS DRAWN IN 1988 REMODEL BY S&S KITCHEN & DESIGN CONSULTANTS



BERRY/DINH RESIDENCE  
1482 EMORY RD, ATLANTA, GA 30306  
CYNTHIA TAUXE, ARCHT. PC.  
1553 EMORY RD, ATLANTA, GA 30306 4/377-3331

2/23/18

D-2



EXISTING ATTIC FLOOR PLAN

SCALE 1/4"=1'-0" AS DRAWN BY SKETCHES & DESIGN CONSULTANTS IN 1988 REMODEL



BERRY/DINH RESIDENCE

1482 EMORY RD, ATLANTA, GA 30306

CYNTHIA TAUXE, ARCHT. P.C.

1553 EMORY RD, ATLANTA, GA 30306 4/377-3331

2/28/18

D-1