



**CHARLOTTE HISTORIC DISTRICT COMMISSION**  
**CERTIFICATE OF APPROPRIATENESS - AMENDED**

**CERTIFICATE NUMBER:** 2015-062

**DATE:** 17 June 2015

**ADDRESS OF PROPERTY:** 527 Hermitage Court

**HISTORIC DISTRICT:** Hermitage Court

**TAX PARCEL NUMBER:** 15502326

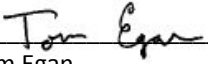
**OWNER(S):** Jeff and Elizabeth Turner

**DETAILS OF APPROVED PROJECT:** The project is a one and a half story detached accessory building located in the rear yard; the building footprint is 24' x 24' with a height not to exceed 22' (see Floorplan Exhibit, Front and Rear Elevation Exhibit and Side Elevation Exhibit). The gable roof will have shed dormers on the front and rear elevations (see Front and Rear Elevation Exhibit and Side Elevation Exhibit). Siding will be cedar lap with a 6" reveal and beveled corners. The doors are wood with True Divided Light (TDL) windows. Windows include salvaged diamond pane fixed sash windows in the dormers, a 107" x 48" casement window and new Anderson double-hung wood windows. If muntins bars are used, they will True Divided Light (TDL) or Simulated True Divided Light (STD). All trim and detail materials will be wood with dimensions to match house or be proportionally appropriate. The structure will meet the minimum side and rear setbacks. Approval of any substitute material is not implied. See attached plans.

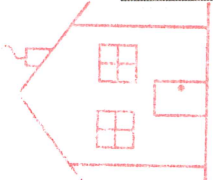
1. Applicable Policy & Design Guidelines and Approval Authority – Projects Eligible for Administrative Approval, page 23: Work in Rear Yards.
2. The applicable Policy & Design Guidelines for accessory buildings have been met.

- This Certificate of Appropriateness (COA) indicates that this project proposal has been determined to comply with the standards and policies of the Charlotte Historic District Commission.
- Display the blue COA placard in a visible location along with any required permits.
- No other approvals are to be inferred.
- No demolition other than that specifically indicated on any attached plans is authorized under this approval.
- All work must be completed in accordance with all other applicable state and local codes.
- Any changes from or additions or deletions to the plans referenced herein will void this Certificate, and a new application must be filed with the Historic District Commission.

**This Certificate is valid for a period of six months from the date of issuance. Failure to obtain a building permit in that time will be considered as a failure to comply with the Certificate and the Certificate will become invalid. If a building permit is not required, then the approved work must be completed within six months of the date of issuance of this Certificate. The Certificate can be renewed within twelve months of its issuance by Historic District Commission staff by written request and submission of a valid reason for failure to comply within the six-month deadline.**

  
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Tom Egan,

  
\_\_\_\_\_  
Kristina A. Harpst, Staff

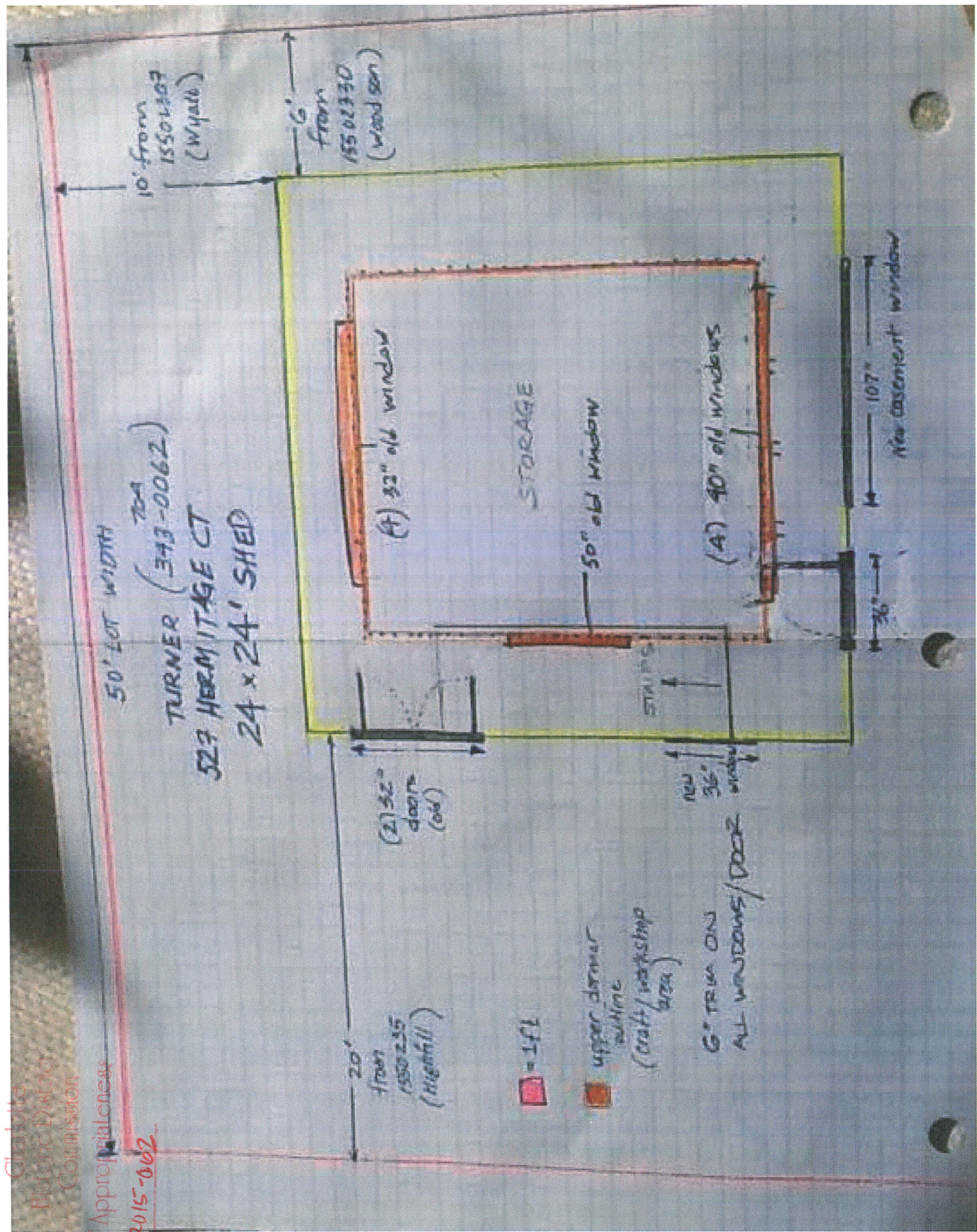


APPROVED

City of  
Historic District  
Commission

Certificate of Appropriateness

# HDC 2015-062

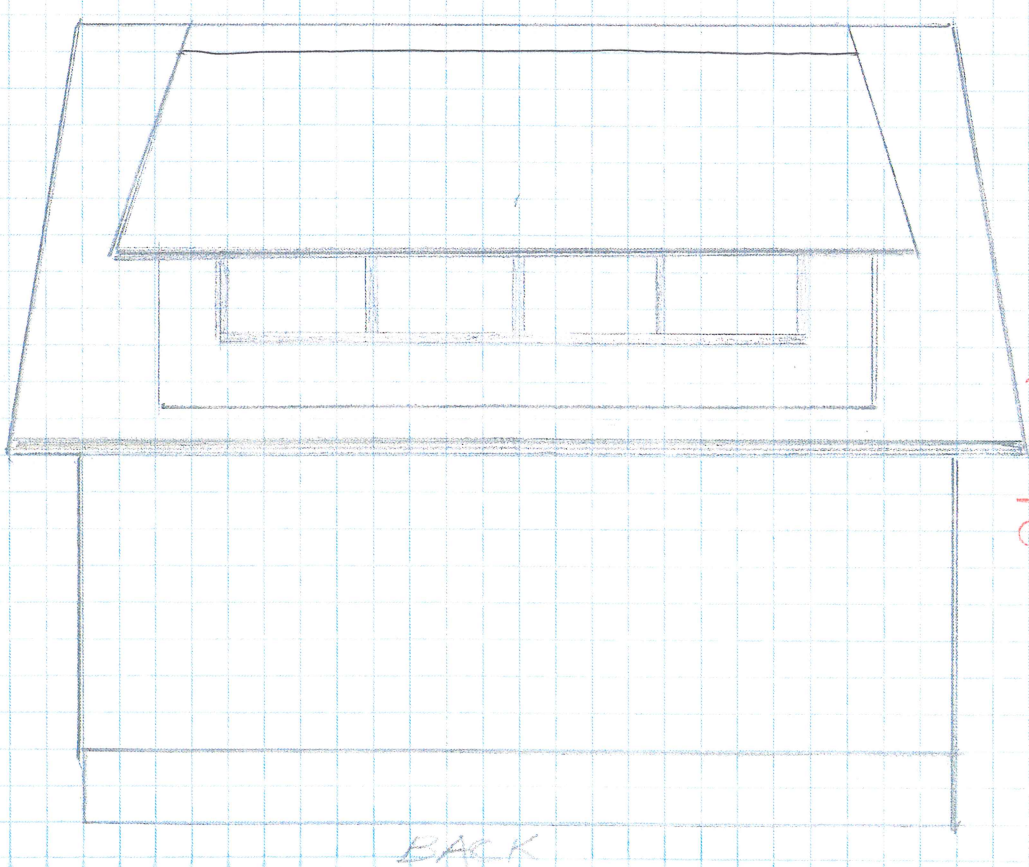


Floorplan Exhibit March 2015

527 HERMITAGE COURT



12'  
CEDAR SHAKE  
8'  
CEDAR PLANK  
WITH 6" REVEAL  
BRICK  
VENEUR 2'



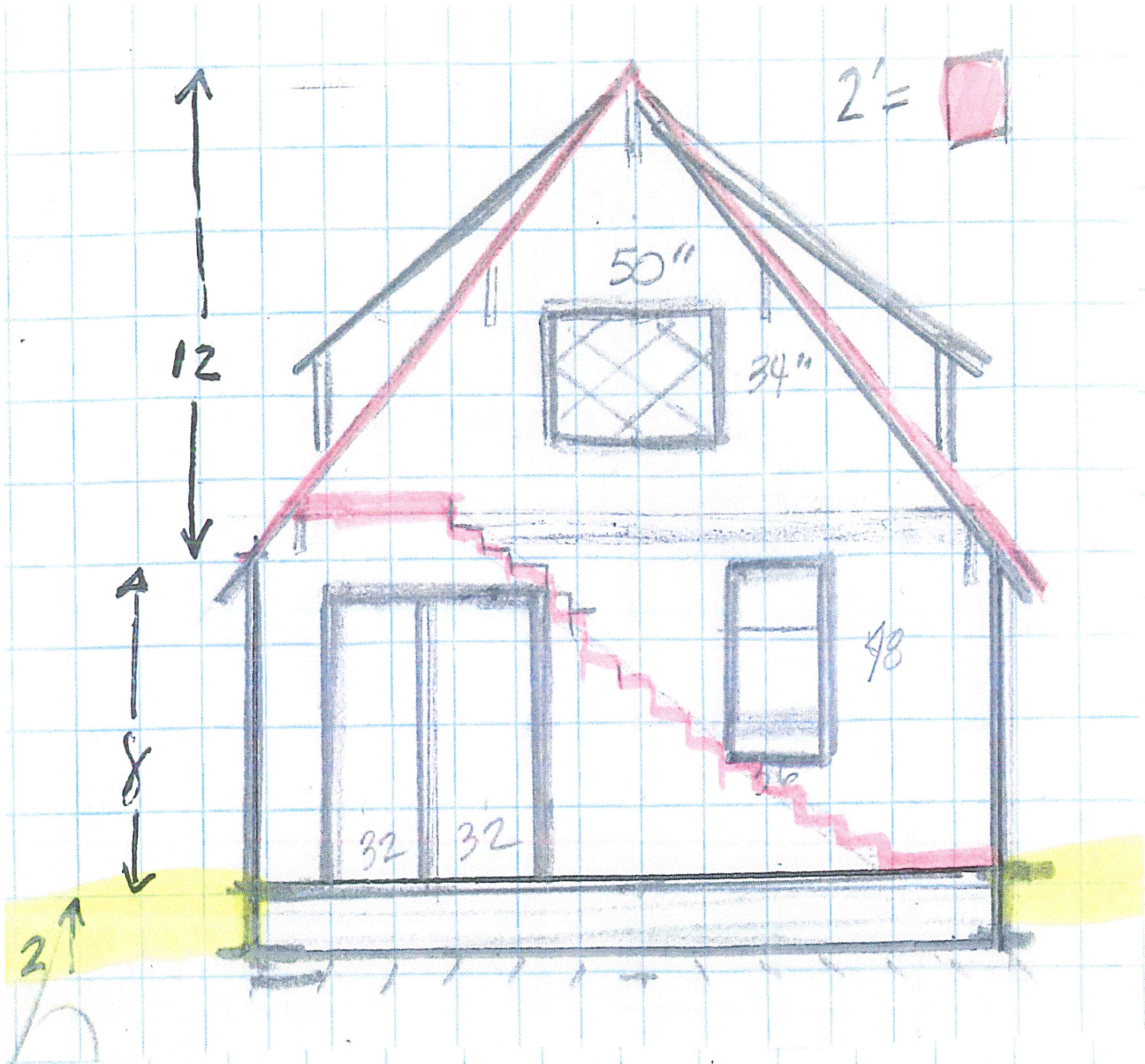
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FRONT + REAR  
ELEVATION EXHIBIT

MARCH 2015



HIGHFILL SIDE



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SIDE ELEVATION EXHIBIT  
March 2015

**POLARIS 3**

Parcel ID: 045-001  
 Address: 587 HERMITAGE CT, CHARLOTTE, NC 28207  
 Owner Name: [Redacted]  
 Mailing Address: [Redacted]  
 [Image of a house]

587 HERMITAGE CT, CHARLOTTE, NC 28207

Area Measure: 0.21 acres  
 9077.49 sq ft

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SITE PLAN EXHIBIT  
 MARCH 2015