



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

**CERTIFICATE NUMBER:** HDC 2015-042

**DATE:** 16 June 2015

**ADDRESS OF PROPERTY:** 1915 Springdale Avenue

**HISTORIC DISTRICT:** Dilworth

**TAX PARCEL NUMBER:** 12108619

**OWNER(S):** Doug Ehmann

**DETAILS OF APPROVED PROJECT:** Pool, fence and landscaping in rear yard. The project is an in-ground pool and a raised spa in the rear yard. The total proposed rear yard coverage of the pool, spa and pool decking is 1184.2 square feet. The raised spa will be 18" above the pool coping, see exhibit labeled 'Site Plan – 2015'. The materials include: Tennessee Flagstone for pool and spa coping and pre-cast concrete brick paving stone. The pool will be enclosed by a 60" high security fence and gates to meet code requirements, see 'Fence Exhibit – March 2015'. The fence and gates will be black aluminum with a standard picket configuration, see 'Fence Exhibit – March 2015'. A privacy screen of 6' tall evergreen trees will be installed inside the security fence along two sides. The pool mechanical equipment will be screened by 3'-4' tall evergreen shrubs. The impermeable coverage of the rear yard by the pool, spa and pool coping and a proposed garage (HDC 2015-070) is 49.7 percent.

Applicable Policy & Design Guidelines and Approval Authority – Projects Eligible for Administrative Approval, Work in Rear Yards, page 64.

The applicable Policy & Design Guidelines for Rear Yards (pg. 64) have been met, including:

1. The Commission may allow Staff approval of work in rear yards that will not be substantially visible from a street. This includes fencing, landscaping, driveways, parking pads, decks, patios, pools and additions that are no wider than the present house and no higher than the original roof line.
2. In a single-family use no more than 50% of the rear yard can be of impermeable material, including the roofs of additions to original buildings, paving, decks, patios and accessory buildings.

*Continued on next page.*

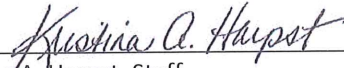
16 June 2015

- 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.



Tom Egan, Chairman

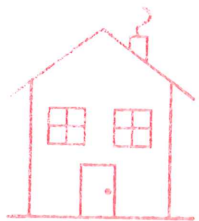


Kristina A. Harpst, Staff

# Site Plan Exhibit - June 2015

**Ehmann Residence**  
1915 Springdale Avenue  
Charlotte, North Carolina 28202

**Ward Design, Inc.**  
349-B West Tremont Avenue  
Charlotte, North Carolina 28203  
(704)619-8407  
[www.warddesign.com](http://www.warddesign.com) E-mail



APPROVED

Charlotte  
Historic District  
Commission

Certificate of Appropriateness

# HDC 2015-042

and

# HDC 2015-070

Height of spa - 18" above coping

## ZONING DATA: R-5

REAR YARD SIZE: 6345 SQ. FT.

MAXIMUM COVERAGE

ALLOWED: 3172.5 SQ. FT.

NEW ADDITION: 994.2 SQ. FT.

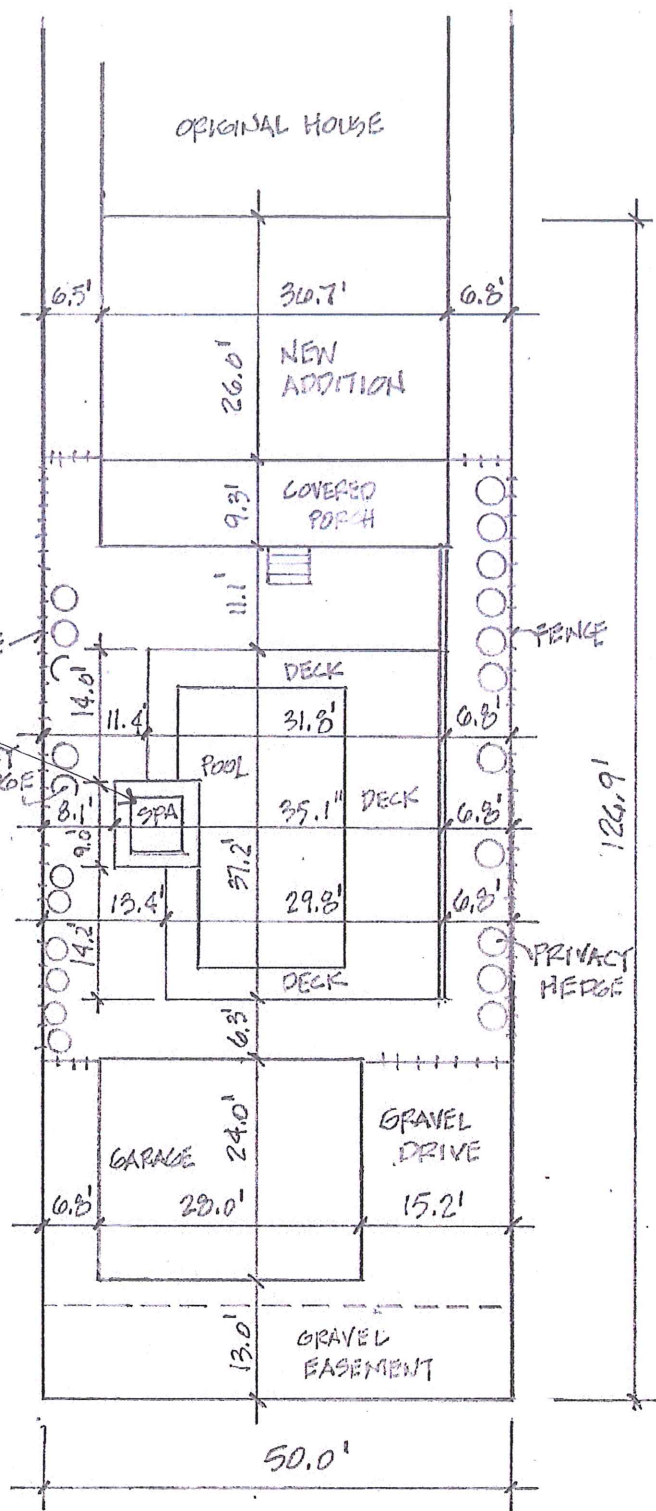
NEW COVERED PORCH: 341.3 SQ. FT.

POOL & DECK: 1124.2 SQ. FT.

GARAGE: 672 SQ. FT.

TOTAL COVERAGE: 3151.7 SQ. FT.

PERCENTAGE OF COVERAGE: 49.7%



REAR YARD SITE PLAN

SCALE: 1/20



Fence Exhibit - March 2015

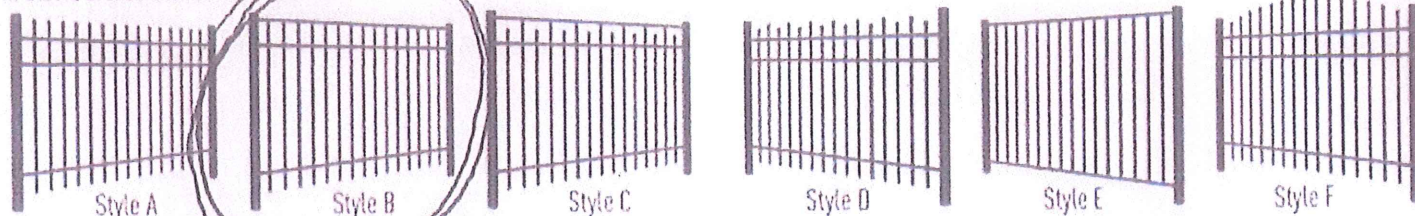
# HUDSON

FENCE SUPPLY, INC.

1402 Waxhaw Indian Trail Rd.  
Indian Trail, NC 28079  
Phone: 704.821.5323  
Fax: 704.821.5332  
www.HudsonFenceSupply.com

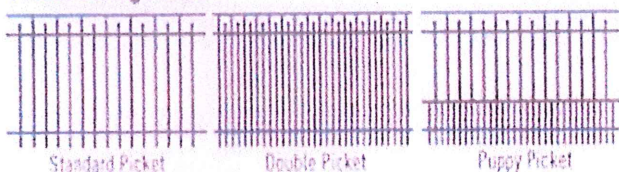
THE FENCE PROS FOR OVER 20 YEARS

Hudson Aluminum Fencing is offered in 6 styles, in several heights and in three picket configurations; Standard Picket, Double Picket and Puppy Picket. Available in Black, Bronze and White.



- **Style A: 3-Rail Picket Top** Available Heights: 36", 48", 54", 60" and 72" Available Picket Configurations: Standard Picket, Double Picket and Puppy Picket
- **Style B: 3-Rail Smooth Top** Available Heights: 36", 48", 54", 60" and 72" Available Picket Configurations: Standard Picket, Double Picket and Puppy Picket
- **Style C: 3-Rail Smooth Top With Pickets** Available Heights: 36", 48", 54", 60" and 72" Available Picket Configurations: Standard Picket, Double Picket and Puppy Picket
- **Style D: 3-Rail Alternating Picket Top** Available Heights: 36", 48", 54", 60" and 72" Available Picket Configurations: Standard Picket, Double Picket and Puppy Picket
- **Style E: 2-Rail Smooth Top** Available Heights: 36", 48", 54" and 60" Available Picket Configurations: Standard Picket and Double Picket
- **Style F: 3-Rail Arched Picket Top** Available Heights: 36", 48", 54" and 60" Available Picket Configurations: Standard Picket and Puppy Picket

## Picket Configurations



## B.O.C.A. Pool Code Approved Heights

Style A Standard Picket: 60" Flush Bottom and 72" Double Picket: 48", 54", 60" and 72"  
 Styles B and C Standard Picket: 54" Flush Bottom, 60" and 72" Double Picket: 48", 54", 60" and 72"  
 Style D Standard Picket: 60" Flush Bottom and 72" Double Picket: 54", 60" and 72"  
 Style E Standard Picket: 48", 54" and 60" Double Picket: 48", 54" and 60"  
 Style F Standard Picket: 60" Flush Bottom

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 #HDC 2015-042

Hudson Aluminum Gates are offered in all of the above Fence Section styles, heights and picket configurations. Gates are available in Straight Top, Arched Top, Rainbow Arch and Estate Top styles in several widths. All Styles can be fabricated as Single or Double Gates.



## Custom Gate Fabrication

Hudson Fence Supply offers custom gate fabrication, at our facility, for gate sizes up 244" (20ft) width x 72" height



## Decorative Accents

Hudson Fence Supply carries several decorative accents

- Triad, Victorian and Quad Picket Finials
- Butterfly and Estate Scrolls
- Decorative Accent Rings
- Post Caps Offered in Standard Flat and 2" Diameter Ball



All Hudson Fence Sections, Posts and Gates are Proudly Made In The USA with American Materials

