



CHARLOTTE HISTORIC DISTRICT COMMISSION
CERTIFICATE OF APPROPRIATENESS – Amended

CERTIFICATE NUMBER: 2015-214

DATE: March 13, 2017

ADDRESS OF PROPERTY: 1244 East Boulevard

TAX PARCEL NUMBER: 12111310

HISTORIC DISTRICT: Dilworth

OWNER(S): Bruce Bleiman

DETAILS OF APPROVED PROJECT: The project is a group of changes to the façade and site work. Front façade changes include the addition of shutters (sized appropriately with hinges and shutter dogs), removal of an existing window opening, addition of a hipped dormer on the front below the ridge, extension of a brick wall on the right side and new arched entrance. Siding material on the dormer will be wood lap or brick to match the building. Changes to the right side and rear include a new door and deck expansion with deck rails to match existing and new canvas awning. Changes to the left elevation are a new sign and windows. New windows will be wood or wood clad with exterior muntins and traditional casing. Site work includes the removal of a mature tree in the rear yard and installation of a new large maturing canopy tree, brick sidewalk and bluestone porch decking. The storage building has been relocated from its non-compliant location to the rear yard as noted on the revised site plan.

The project was approved by the HDC October 14, 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.

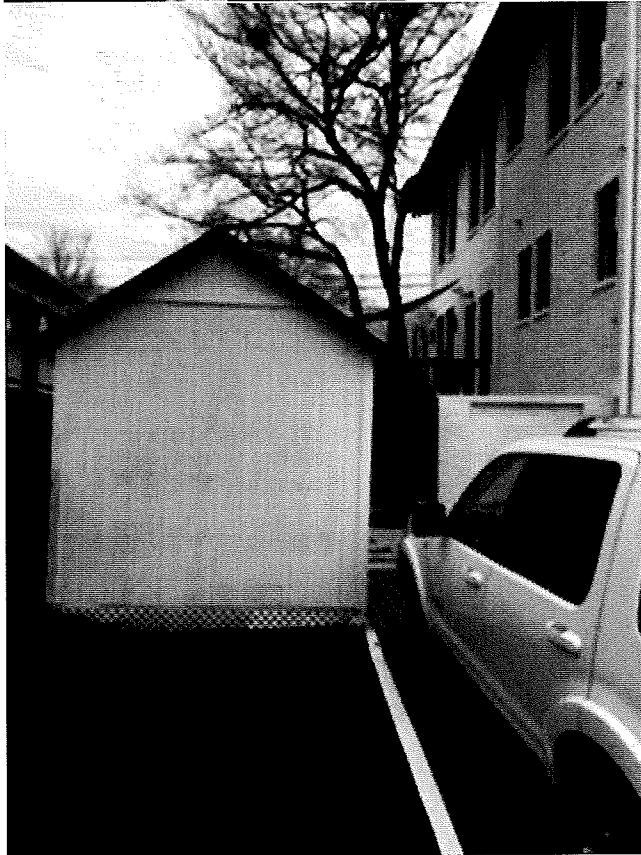
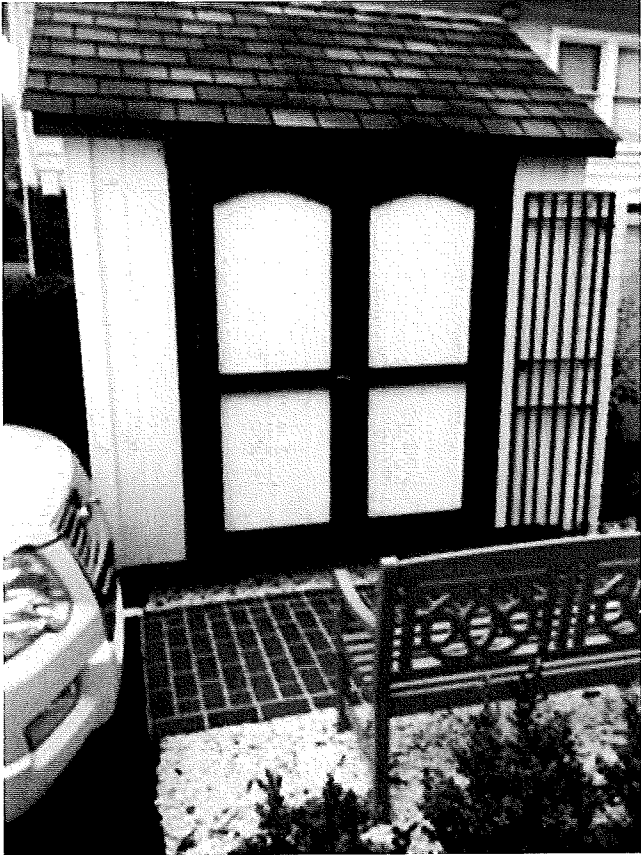
This Certificate is valid for a period of six months from the date of issuance. Failure to obtain a building permit in that time will be considered as a failure to comply with the Certificate and the Certificate will become invalid. If a building permit is not required, then the approved work must be 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.

Chairman
CHAF

ANNING DEPARTMENT

Staff

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Charlotte, NC 28202-2853
PH: (704)-336-2205
FAX: (704)-336-5123



ADDITIONAL
CHARTER
RENTAL
2015-214

BUILDING MODIFICATIONS FOR GIVING TREE REALTY

1244 EAST BOULEVARD

CHARLOTTE, NC



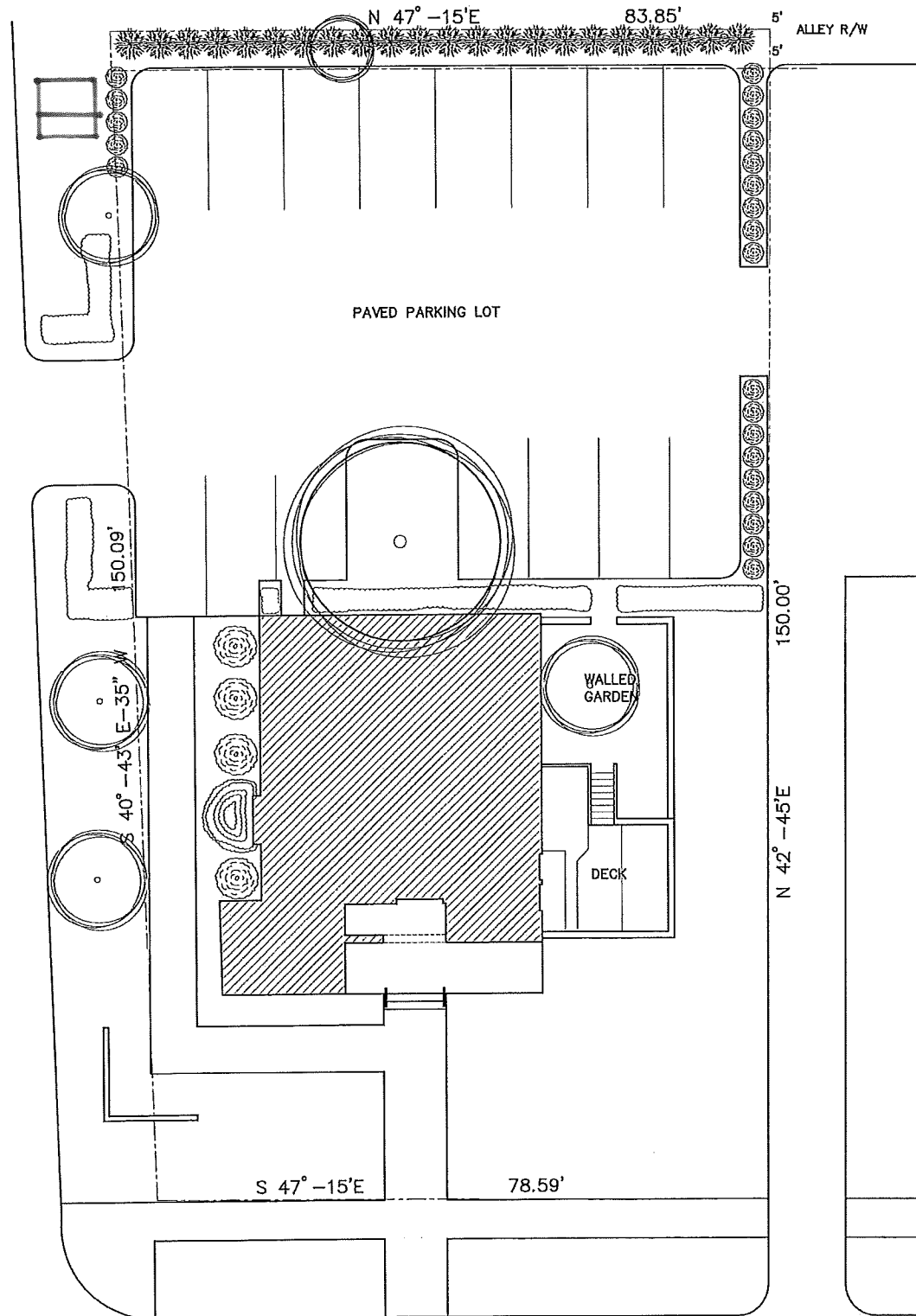
APPROVED

Charlotte
Historic District
Commission

Certificate of Appropriateness

2015-214

CHARLOTTE DRIVE



SITE PLAN - EXISTING

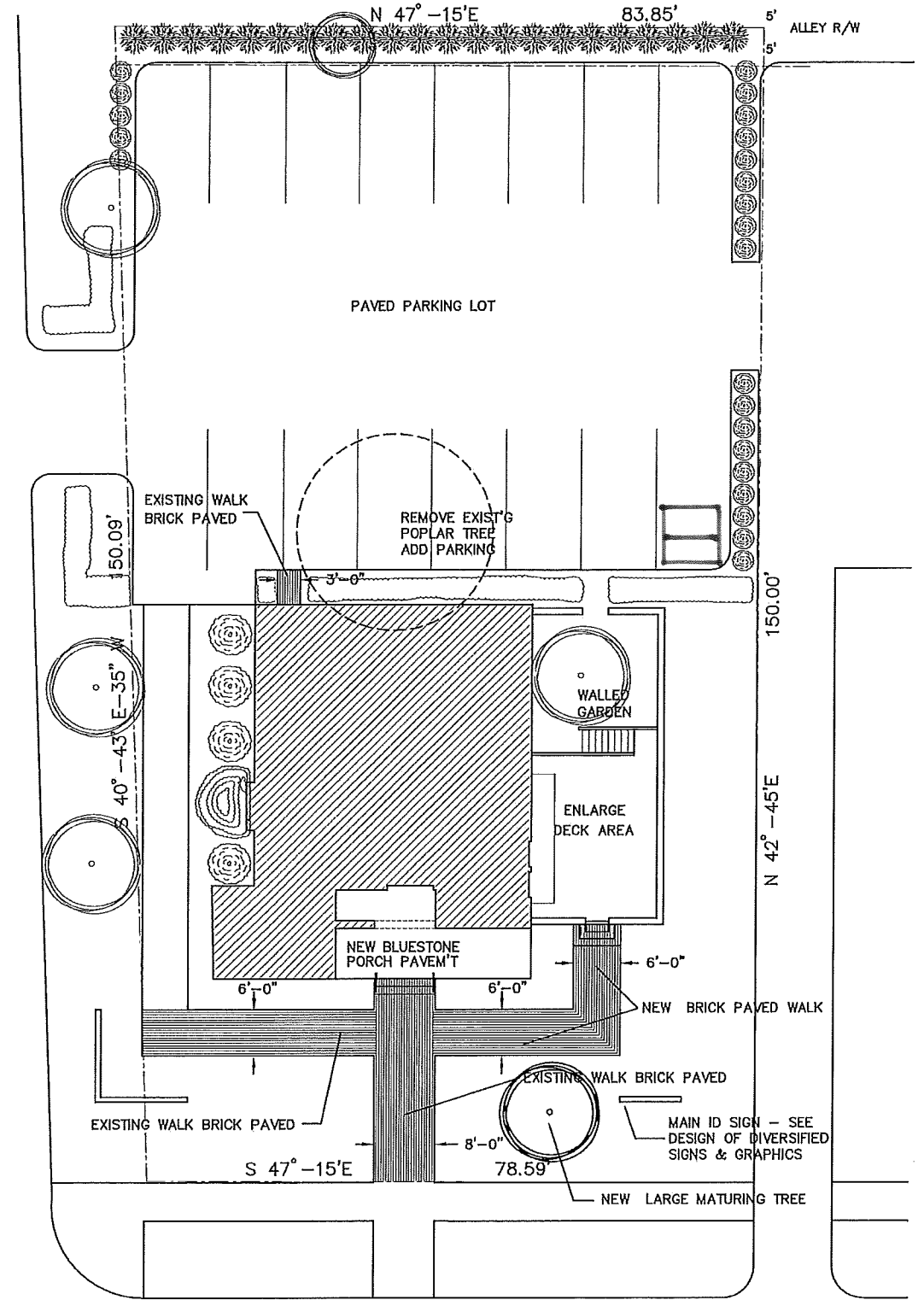
SCALE: 1" = 20'-0"

0 5 10 15 20 25

GRAPHIC SCALE IN FEET

EAST BOULEVARD

CHARLOTTE DRIVE



SITE PLAN - REVISED

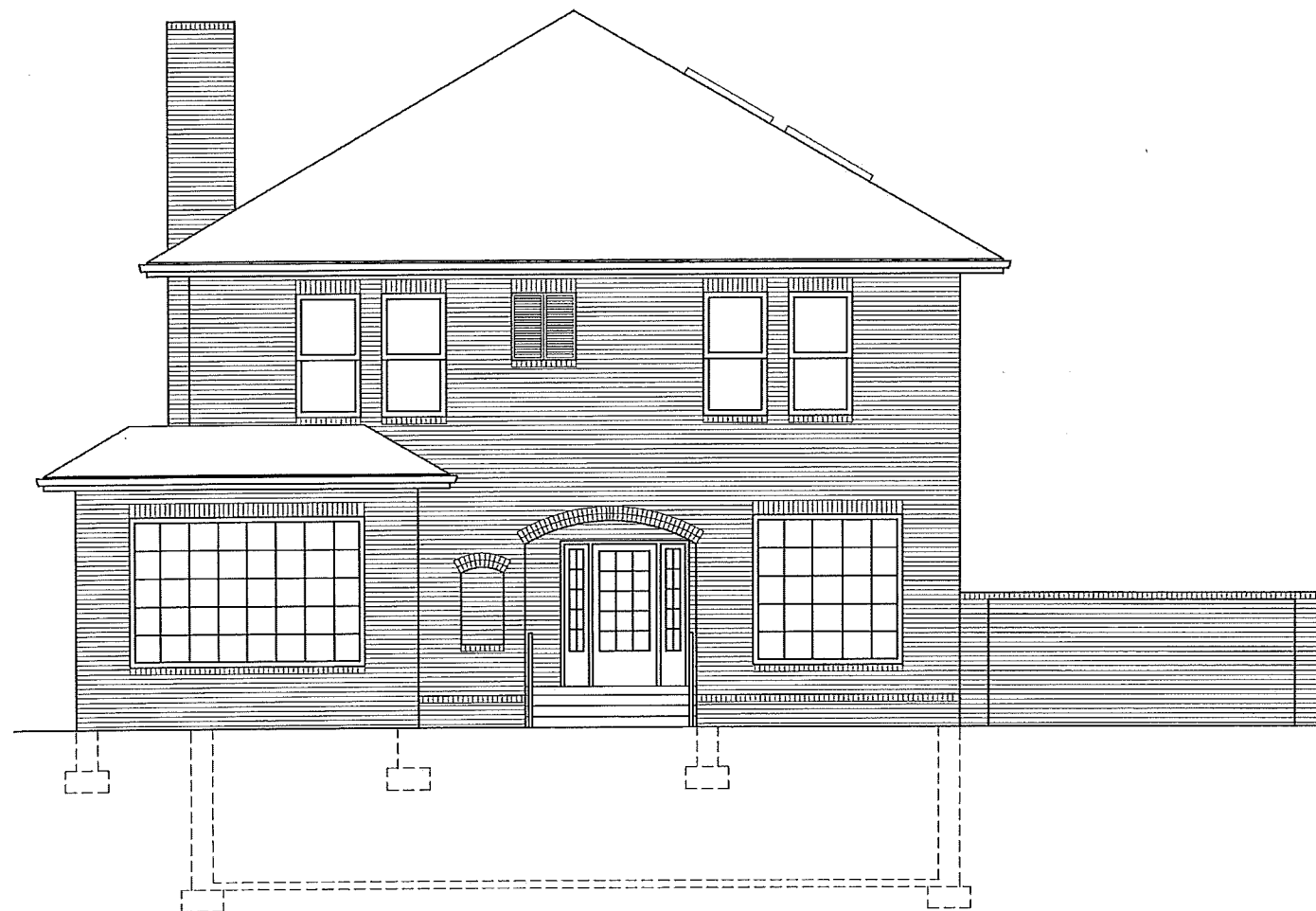
SCALE: 1" = 20'-0"

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EAST BOULEVARD

BUILDING MODIFICATIONS FOR GIVING TREE REALTY

1244 EAST BOULEVARD CHARLOTTE, N.C.

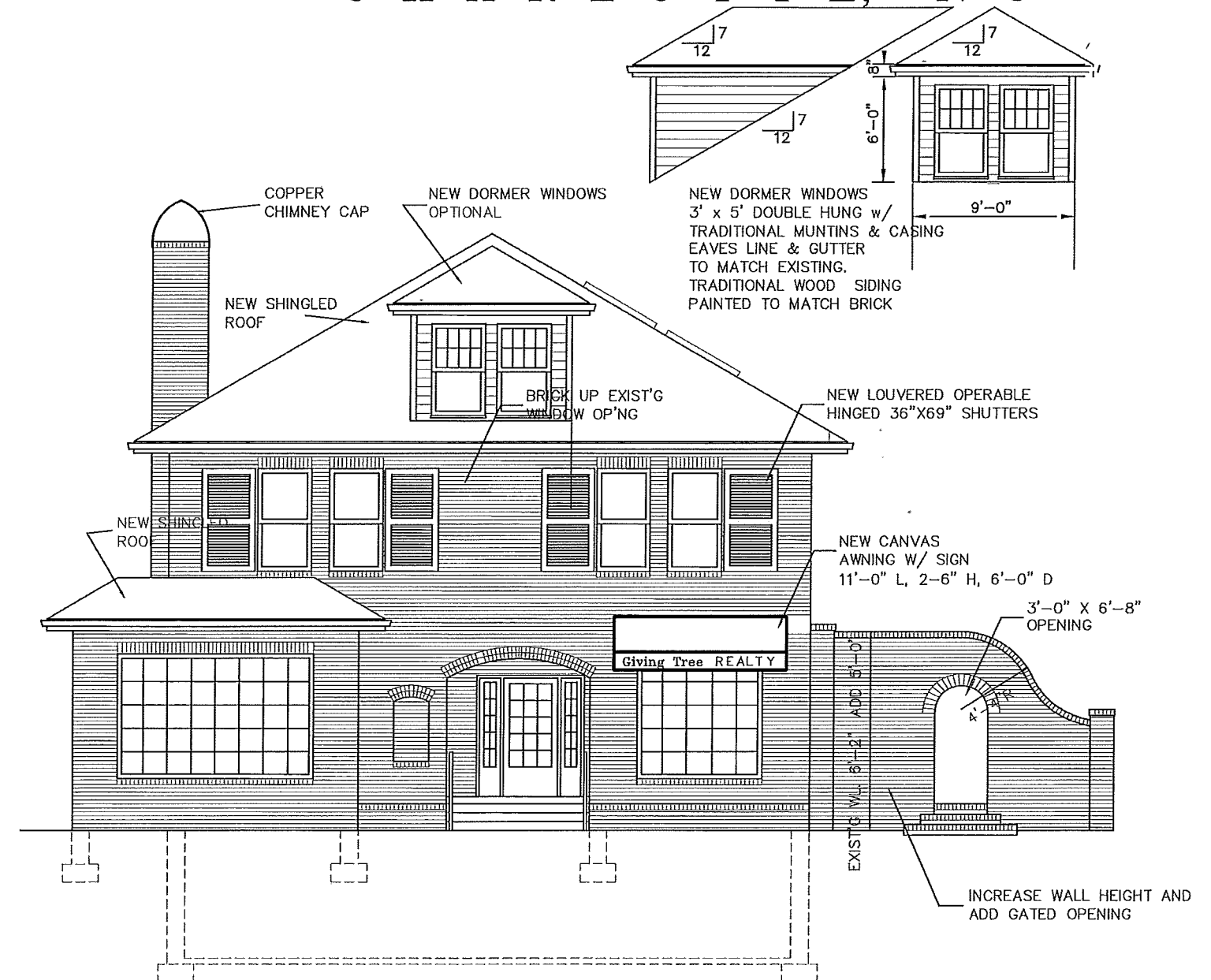


FRONT ELEVATION — EXISTING

SCALE: 1/8" = 1'-0"

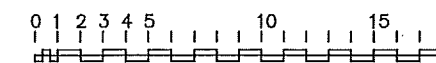


GRAPHIC SCALE IN FEET



FRONT ELEVATION — REVISED

SCALE: 1/8" = 1'-0"



GRAPHIC SCALE IN FEET



BUILDING MODIFICATIONS FOR GIVING TREE REALTY

1 2 4 4 E A S T B O U L E V A R D C H A R L O T T E, N C

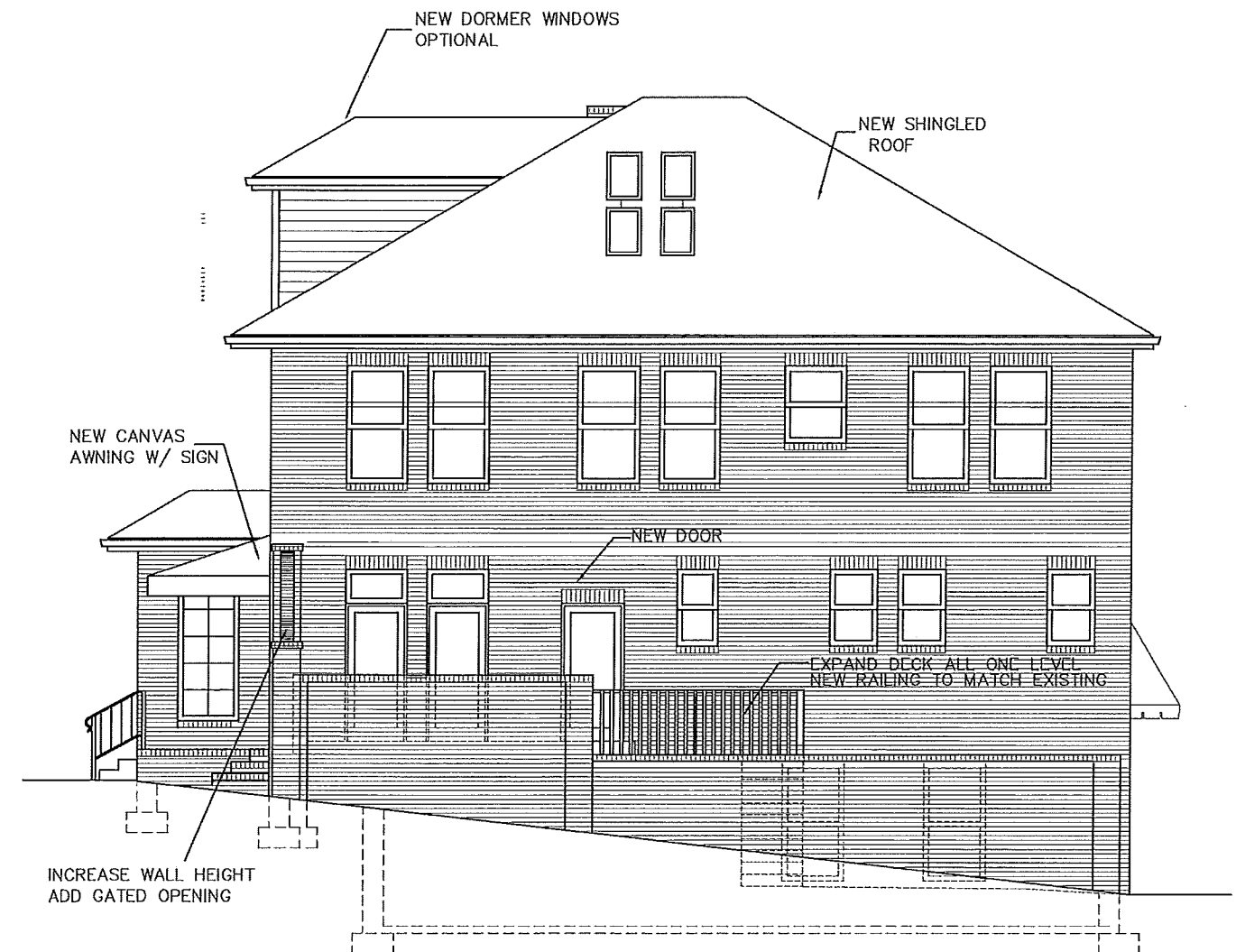


RIGHT SIDE ELEVATION — EXISTING

SCALE: 1/8" = 1'-0"



GRAPHIC SCALE IN FEET



RIGHT SIDE ELEVATION — REVISED

SCALE: 1/8" = 1'-0"

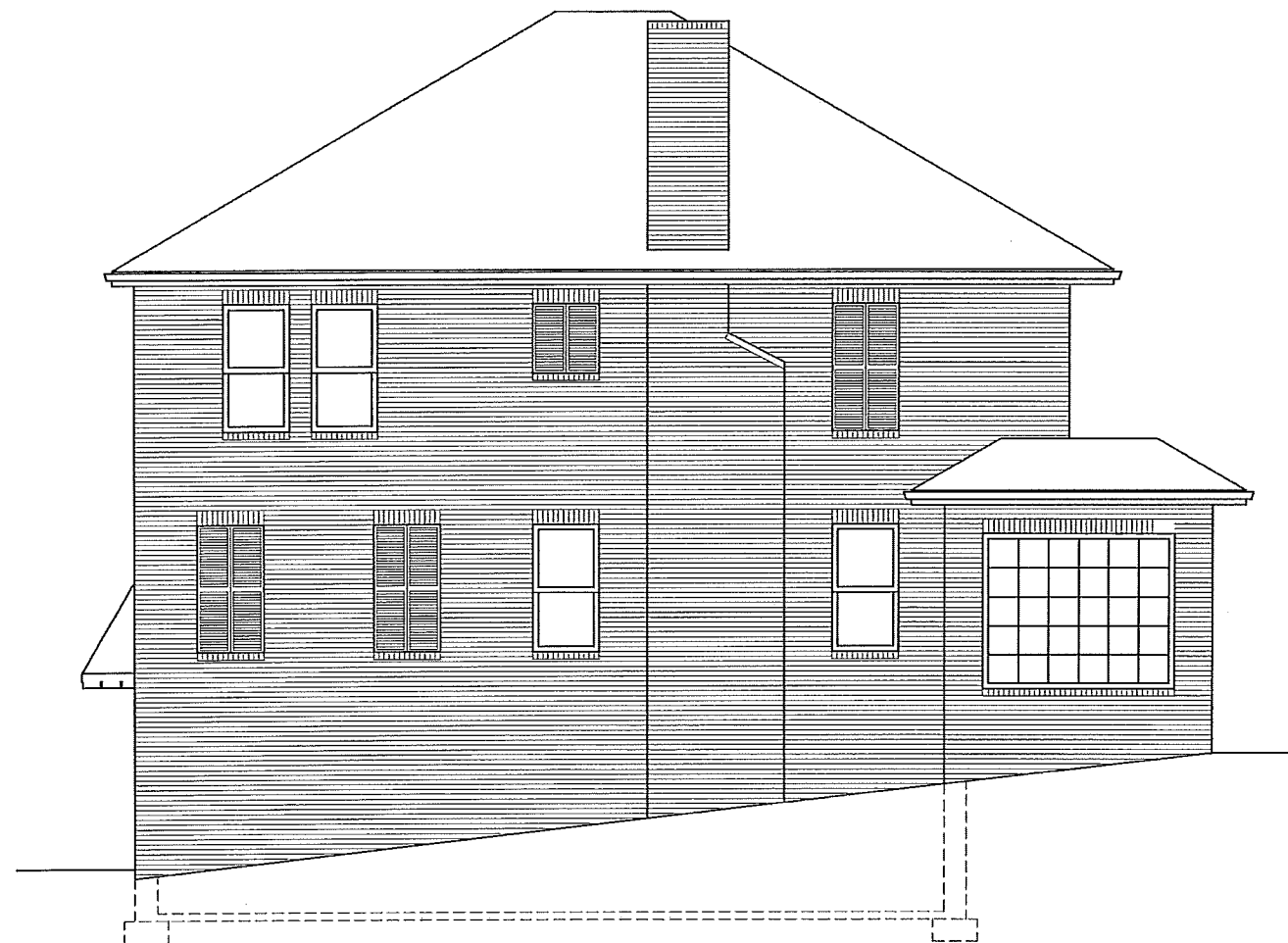
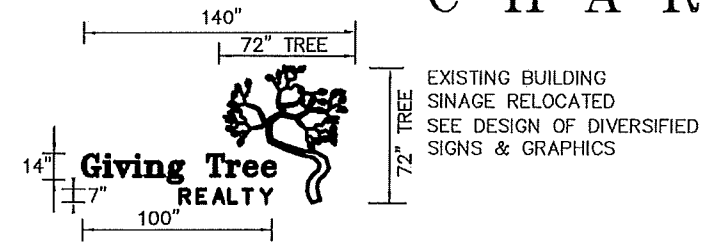


GRAPHIC SCALE IN FEET



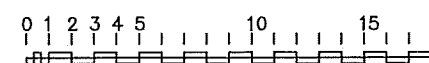
BUILDING MODIFICATIONS FOR GIVING TREE REALTY

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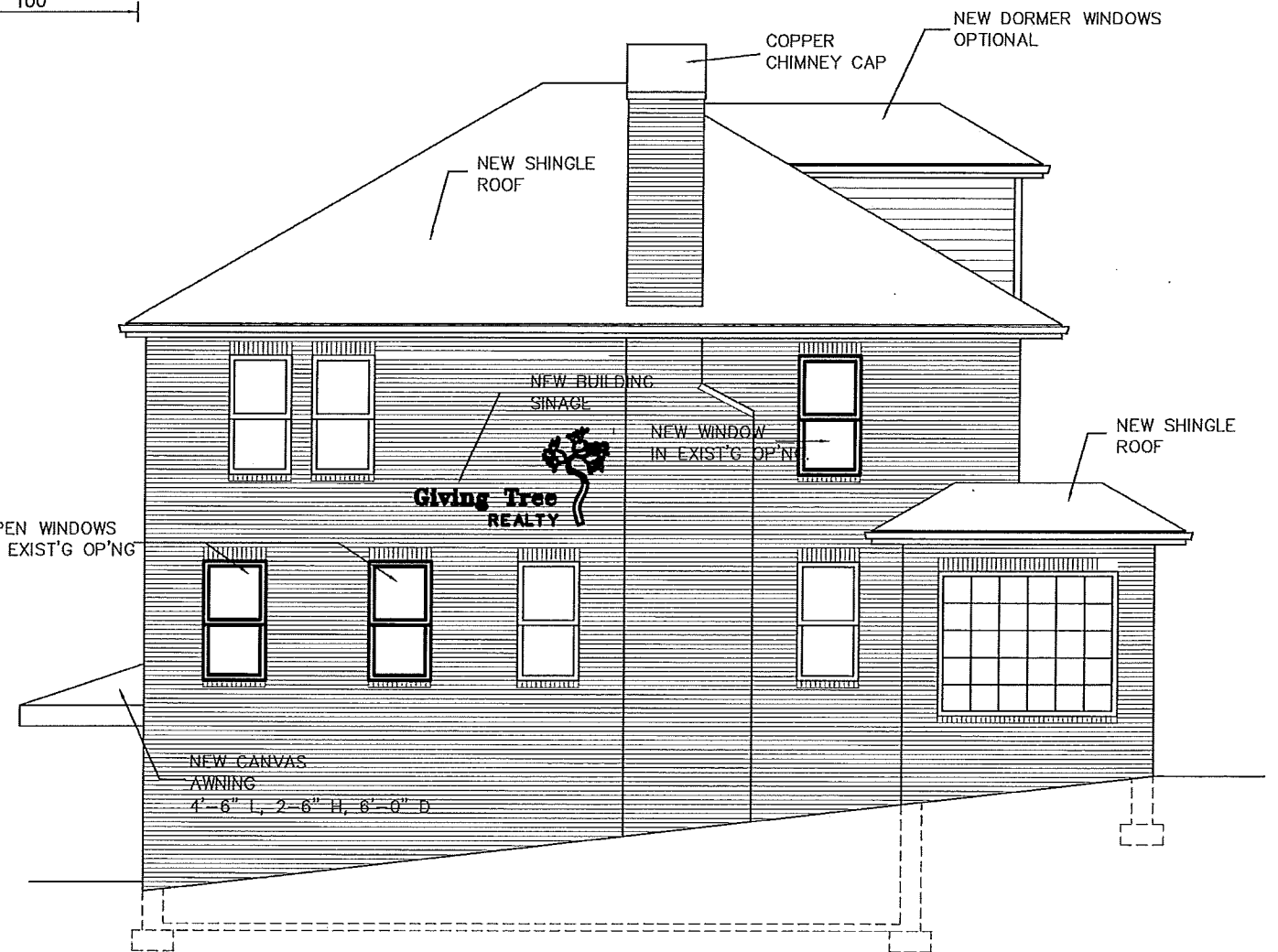


LEFT SIDE ELEVATION — EXISTING

SCALE: 1/8" = 1'-0"

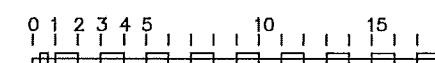


GRAPHIC SCALE IN FEET



LEFT SIDE ELEVATION — REVISED

SCALE: 1/8" = 1'-0"



GRAPHIC SCALE IN FEET



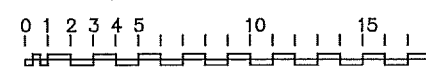
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1 2 4 4 E A S T B O U L E V A R D C H A R L O T T E , N C

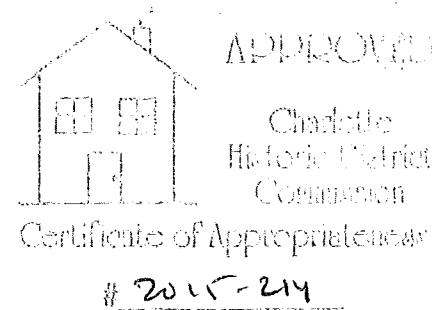


REAR ELEVATION - EXISTING

SCALE: 1/8" = 1'-0"



GRAPHIC SCALE IN FEET



REAR ELEVATION - REVISED

SCALE: 1/8" = 1'-0"



GRAPHIC SCALE IN FEET