LOCAL HISTORIC DISTRICT: Dilworth

PROPERTY ADDRESS: 804 East Kingston Avenue

SUMMARY OF REQUEST: Tree removal

APPLICANT/OWNER: Keith Wesolowski

Details of Proposed Request
Existing Conditions
The property is the site of a single family house with a large, mature tree in the right side yard and partially on the adjacent property. There is second large maturing tree located in the rear yard.

Proposal
The project is the request to remove the large, mature tree in the side yard for a future garage in the rear yard.

Policy & Design Guidelines, page 59
1. A Certified Arborist should be consulted in all applications regarding the removal of trees, and regarding the planting of trees when necessary. For full HDC review cases, a written recommendation from a Certified Arborist may be required.
2. The removal of dead or diseased trees will not require a Certificate of Appropriateness, provided a written assessment by a Certified Arborist is submitted to HDC Staff in advance, and that the HDC Staff judges that removal is justified. Otherwise, the removal request will be reviewed by the full Historic District Commission.
3. Trees in rear yards that are less than six inches in diameter may be removed with administrative approval.
4. Large healthy trees in rear and side yards that make a major contribution to the neighborhood tree canopy cannot be removed without the approval of the full Historic District Commission.
5. Front yard trees less than six inches in diameter may be removed with administrative approval. The removal of larger trees will require the approval of the full Commission, unless a written assessment by a Certified Arborist is submitted to HDC Staff in advance, and that the HDC Staff judges that removal is justified.
6. Where necessary, applicants are responsible for obtaining a tree protection plan approval from the Charlotte Engineering Department for new construction and additions, as required by the Charlotte Tree Ordinance.

Staff Analysis
The Commission shall determine if the tree should be removed and replacement tree, if necessary.
AREA EXISTING REAR YARD (FROM THERMAL WALL) 2541 SQ/FT

AREA FOUNDATION AND UNHEATED PORCH'S 2699 SQ/FT

LOT AREA 50'x150' 7500SQ/FT

NEW IMPERVIOUS SURFACE ENCROACHING INTO REAR YARD 536 SQ/FT

EXISTING BRICK WALK 110 SQ FT

NEW BRICK PAVER PARKING AREA FRONT 300 SQ/FT

TOTAL IMPERVIOUS = 3109 SQ/FT
Provide exposed rafter tails matching house.

Exterior Elevation Front

Exterior Elevation Right

Exterior Elevation Back

Exterior Elevation Left

Garage Floor Plan

LIVING AREA
423 SQ FT

Slab on grade

all wood trim, soffits and fascia

cedar shake to match house

804 KINGSTON AVE.
CHARLOTTE, NC 28203