



## CHARLOTTE HISTORIC DISTRICT COMMISSION

### CERTIFICATE OF APPROPRIATENESS

**CERTIFICATE NUMBER:** 2016-212

**DATE:** 16 August 2016

**ADDRESS OF PROPERTY:** 717 Walnut Avenue

**HISTORIC DISTRICT:** Dilworth

**TAX PARCEL NUMBER:** 07102215

**OWNER(S):** Stephen and Kim Sebo

**DETAILS OF APPROVED PROJECT:** Landscaping in the rear yard. The project includes the installation of a new patio, walkway, and fire pit in the rear yard, see attached exhibit labeled 'Site Plan – August 2016.' The existing deck and concrete patio will be removed. The patio measures approximately 15' x 20', the walkway measures 26' in length x 3' in width, and fire pit will be approximately 12' in diameter. The paver material will be stone in earth tones inspired by the principal dwelling, see attached exhibits labeled 'Patio/Walkway Pavers – August 2016' and 'Fire Pit Design – August 2016.' The patio and any plant materials will not obscure the structure.

1. Applicable Policy & Design Guidelines and Approval Authority – Projects Eligible for Administrative Approval, page 23: Landscaping.
2. The applicable Policy & Design Guidelines for landscaping (page 60) 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 twelve (12) 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 twelve (12) months of the date of issuance of this Certificate. In either situation, the Certificate can be renewed for an additional twelve (12) months by Historic District Commission staff by written request within the first twelve (12) months from the date of issuance.

James Haden, Chairman

Staff

CHARLOTTE-MECKLENBURG PLANNING DEPARTMENT

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# Site Plan - August 2016



APPROVED  
Charlotte  
Historic District  
Commission  
Certificate of Appropriateness

# 2016-212

Total Square Footage  
of new Pavers:  
(Patio, Walkway,  
fire pit) 491.1 S.F.

Carports

Existing Gravel Drive

12' diameter fire pit  
26' long x 3' wide  
paver ~~walkway~~  
walkway

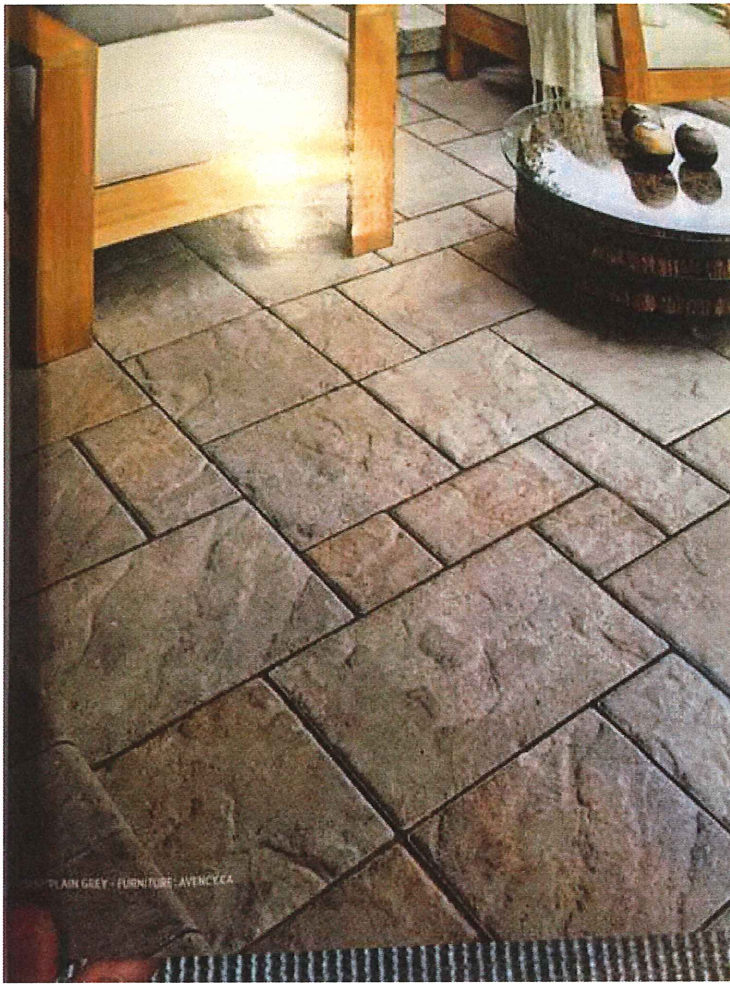
15' x 20'  
paver  
patio

55'  
717 WALNUT AVE

Walnut-Av

Walnut-Av





Patio/Walkway Pavers - August 2016



# VALENCIA

FIRE PIT



Fire Pit Design - August 2016



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