



CHARLOTTE HISTORIC DISTRICT COMMISSION

CERTIFICATE OF APPROPRIATENESS

CERTIFICATE NUMBER: 2016-248

DATE: October 18, 2016

ADDRESS OF PROPERTY: 428 North Poplar Street

TAX PARCEL NUMBER: 07802201

HISTORIC DISTRICT: Fourth Ward

OWNER(S): Richard and Courtney Goettke

DETAILS OF APPROVED PROJECT: The project is a second floor addition on the left and rear elevations. New windows, wood siding and trim will match existing. The slate roof will be reused on the addition. The new second floor will not exceed the original ridge line.

The project was approved by the HDC October 12, 2016.

- 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.

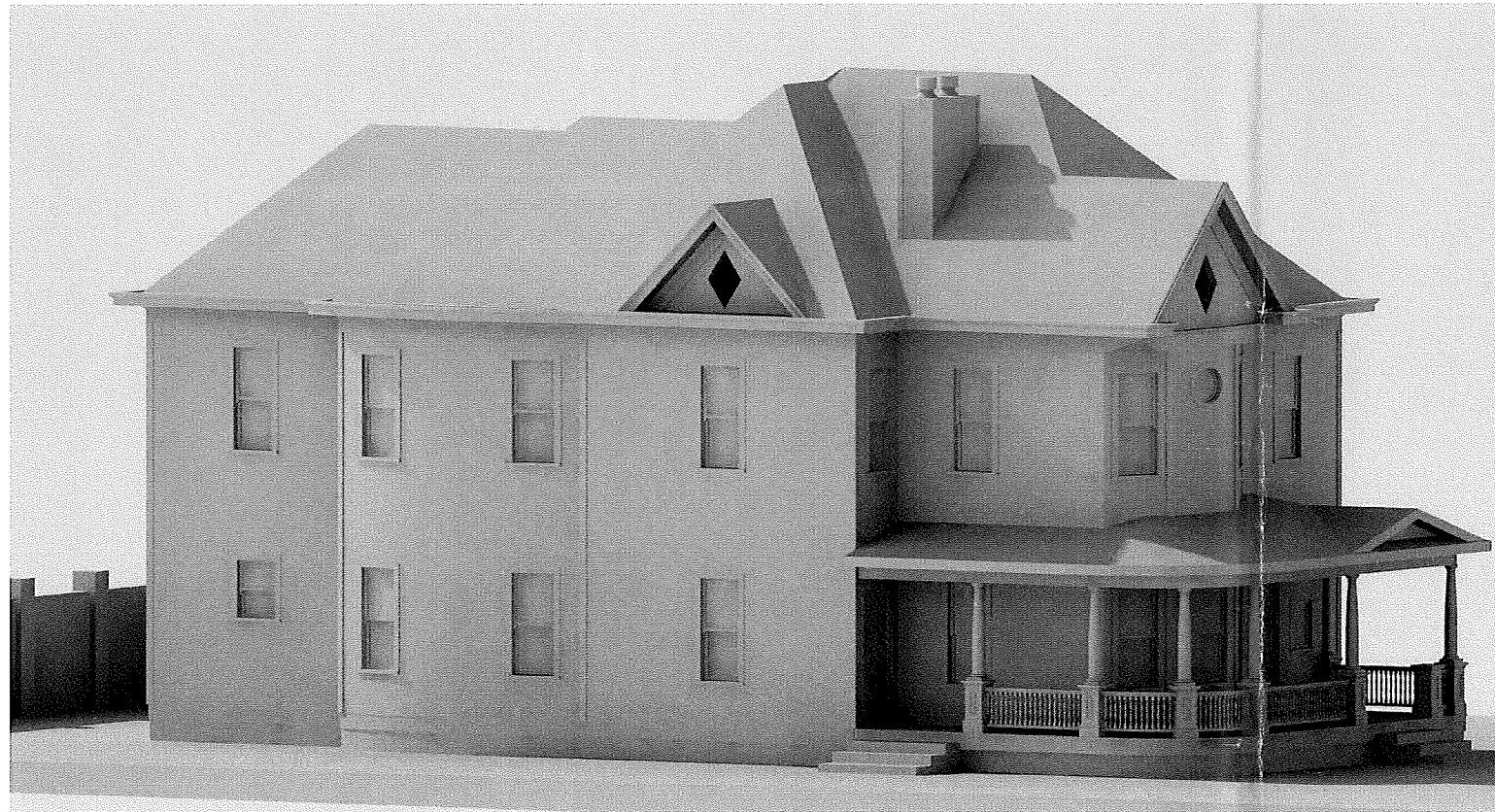
This Certificate is valid for a period of twelve (12) months from the date of issuance. Failure to obtain a building permit in that time will be considered as a failure to comply with the Certificate and the Certificate will become invalid. If a building permit is not required, then the approved work 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.

Jim Haden, Chairman

Staff

Goettke Residence

(Charlotte, NC)



301 Providence Road

Don Duffy
■ Architecture °

Charlotte, North Carolina 28207

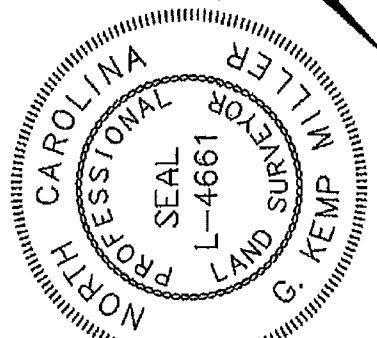
Goettke Residence
428 N. Poplar St.
Charlotte, NC

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■ Architecture °
301 Providence Rd
Charlotte, NC 28207
(p) 704 - 358 - 1878
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www.donduffyarchitecture.com

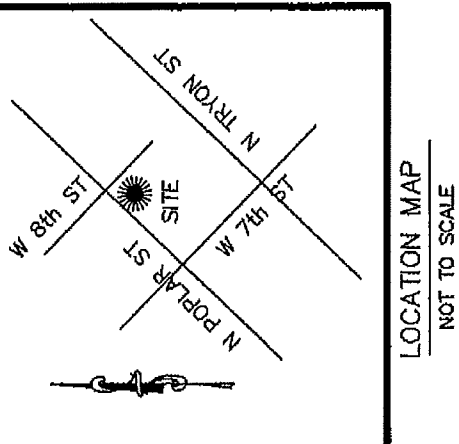
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■ Date: 9/21/2016 °
■ Revisions: °
■ Drawn By: °
■ Sheet CS1.1 °
Goettke Residence

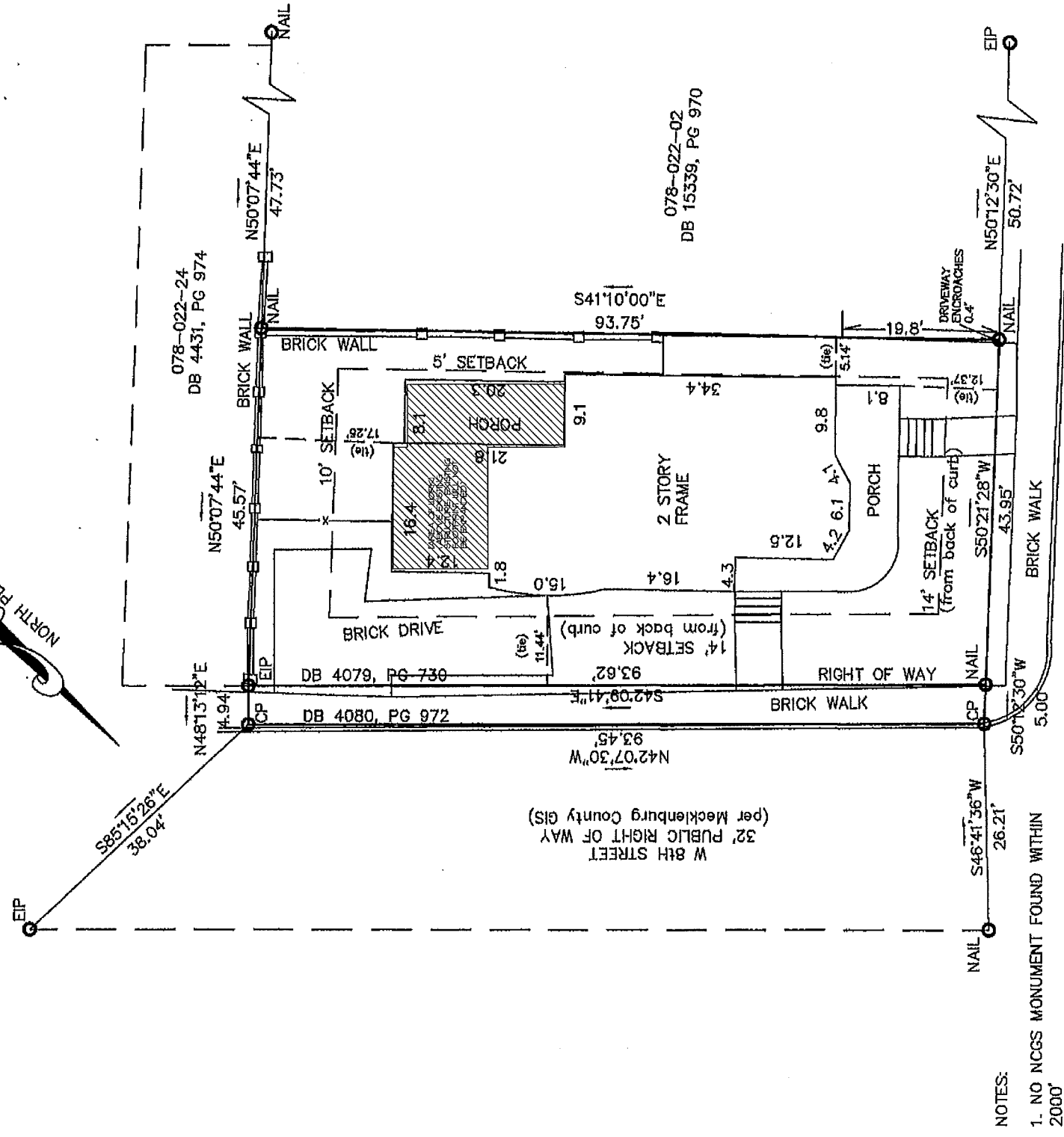


I certify that this survey was completed under my direct supervision (as recorded in DB 23751, PG 877); the lines not surveyed were drawn from the deeds referenced on the adjoining lots; that the ratio of precision is 1:28124; and that this map meets the requirement of The Standards of Practice for Land Surveying in North Carolina (21 NCAC 56.1800).
This 22nd day of June, 2015.

G. KEMP MILLER, PLS, CFS
7330 E. Lakeside Dr.
Charlotte, NC 28215
704-535-0287
704-577-6516



LOCATION MAP
NOT TO SCALE



- NOTES:
1. NO NCGS MONUMENT FOUND WITHIN 2000'
 2. PROPERTY MAY BE SUBJECT TO OTHER COVENANTS, RESTRICTIONS, EASEMENTS, BUILDING SETBACKS, OR RIGHTS-OF-WAY THAT MAY BE DISCLOSED BY A FULL AND ACCURATE TITLE SEARCH.
 3. PROPERTY CURRENTLY ZONED: UR-1
 4. EIP = EXISTING IRON PIN
CP = COMPUTED POINT
 5. THIS PROPERTY IS NOT IN A SPECIAL FLOOD HAZARD AREA PER FEMA PANEL 3710455400K, DATED 2/19/2014.

N. POPLAR STREET
46' PUBLIC RIGHT OF WAY
(per Mecklenburg County GIS)

TOTAL AREA:
4,655.28 SQ.FT.
0.11 AC.

AREA IN R/W
464.51 SQ.FT.
0.01 AC.

6. SETBACKS ARE SHOWN PER CURRENT CHARLOTTE ZONING ORDINANCE AND SHOULD BE VERIFIED WITH CHARLOTTE ZONING PRIOR TO ANY CONSTRUCTION.

PHYSICAL SURVEY OF 428 N. POPLAR ST.

EXISTING SITE PLAN
SCALE: 1/8" = 1'-0"

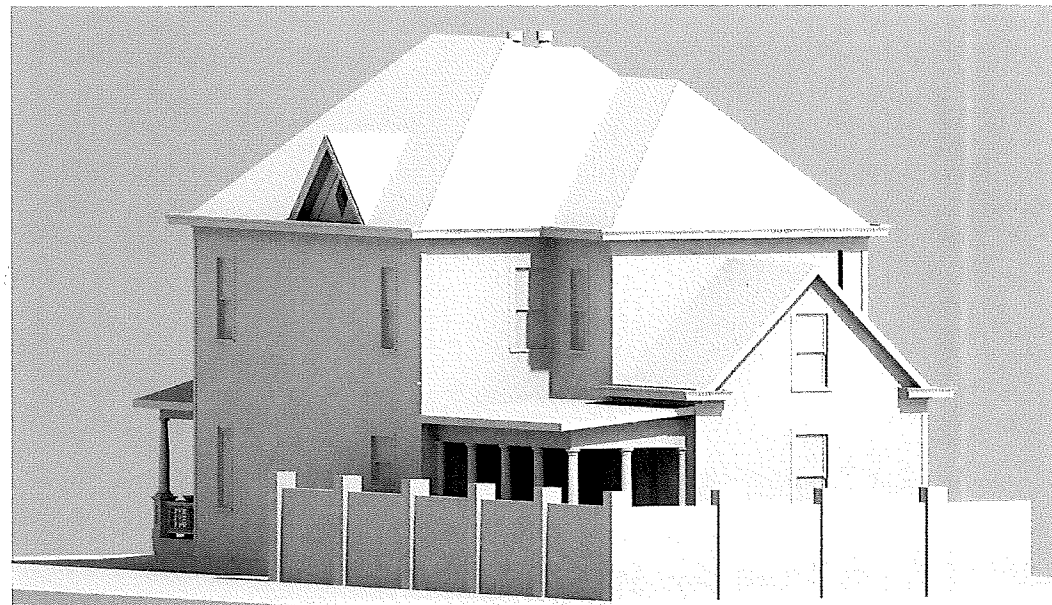
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6 EXISTING REAR (RENDERING)
RA1.3
FOR REFERENCE ONLY, IMAGE IS AN ARTISTIC REPRESENTATION AND SUBJECT TO CHANGE



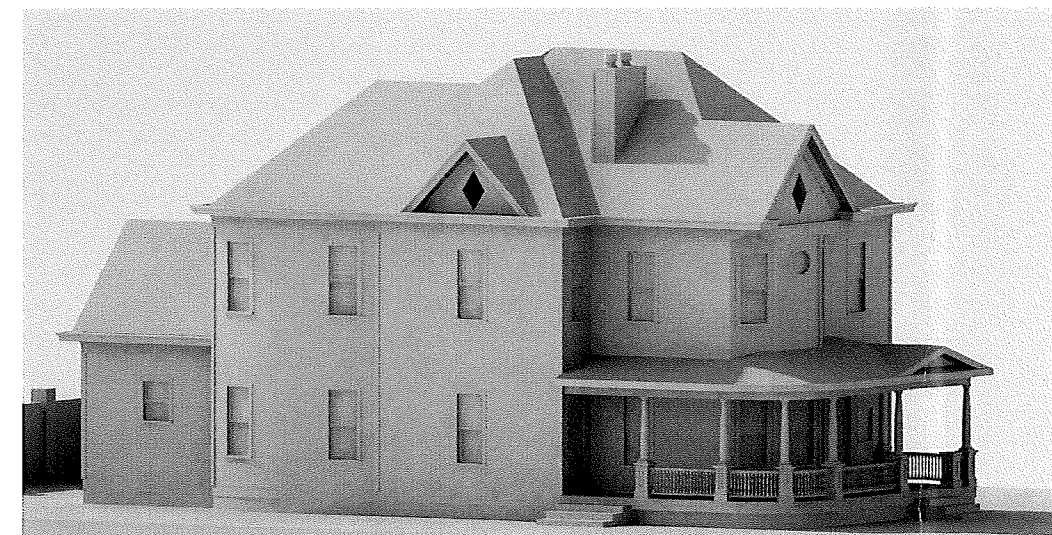
5 PROPOSED REAR (RENDERING)
RA1.3
FOR REFERENCE ONLY, IMAGE IS AN ARTISTIC REPRESENTATION AND SUBJECT TO CHANGE



4 EXISTING RIGHT (RENDERING)
RA1.3
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3 PROPOSED RIGHT (RENDERING)
RA1.3
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2 EXISTING LEFT (RENDERING)
RA1.3
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1 PROPOSED LEFT (RENDERING)
RA1.3
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■ Sheet: RA1.3
Goettke Residence



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1 PROPOSED LEFT ELEVATION
SCALE: 1/4" = 1'-0"



3 EXISTING LEFT ELEVATION
SCALE: 1/4" = 1'-0"



2 EXISTING FRONT ELEVATION
SCALE: 1/4" = 1'-0"

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Goettke Residence



2
A2.2 EXISTING RIGHT ELEVATION
SCALE: 1/4" = 1'-0"



1
A2.2 EXISTING REAR ELEVATION
SCALE: 1/4" = 1'-0"



4
A2.2 PROPOSED RIGHT ELEVATION
SCALE: 1/4" = 1'-0"



3
A2.2 PROPOSED REAR ELEVATION
SCALE: 1/4" = 1'-0"

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