



CHARLOTTE HISTORIC DISTRICT COMMISSION
CERTIFICATE OF APPROPRIATENESS - Amended

CERTIFICATE NUMBER: 2016-317

DATE: March 17, 2017

ADDRESS OF PROPERTY: 300 West Park Avenue

TAX PARCEL NUMBER: 11908710

HISTORIC DISTRICT: Wilmore

OWNER(S): Robert and Kelly St. Louis

DETAILS OF APPROVED PROJECT: The project is a one story detached garage with access from the adjoining alley. The side setback is 15 feet from right of way, 20 feet from the alley, and 50 feet from the house. Garage height is approximately 17 feet. Exterior siding is 'Hardie Artisan' to match the house. Additional landscaping is proposed on the side facing the street. The secondary entrance is set back 5' from the primary entrance and lower in height. The revision is a the reduction of the left side depth to 28' and right side depth to 23' to meet zoning requirements.

The project was approved by the Historic District Commission February 8, 2017.

- 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.

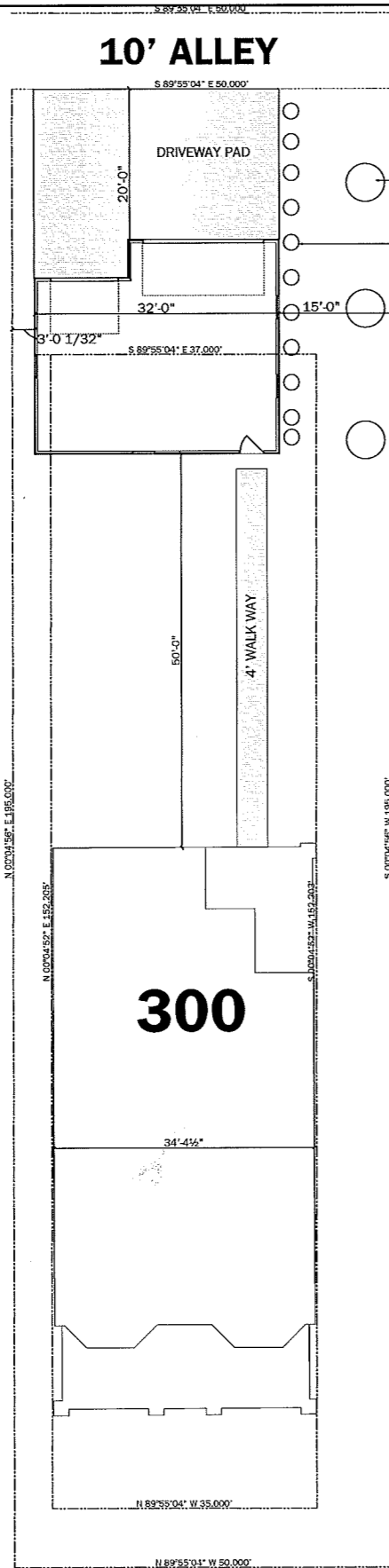
This Certificate is valid for a period of twelve (12) months from the date of issuance. Failure to obtain a building permit in that time will be considered as a failure to comply with the Certificate and the Certificate will become invalid. If a building permit is not required, then the approved work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

Chairman
CHARLOTTE-MECKLENBURG PLANNING DEPARTMENT

Staff

www.charlotteplanning.org
600 East Fourth Street
Charlotte, NC 28202-2853
PH: (704)-336-2205
FAX: (704)-336-5123

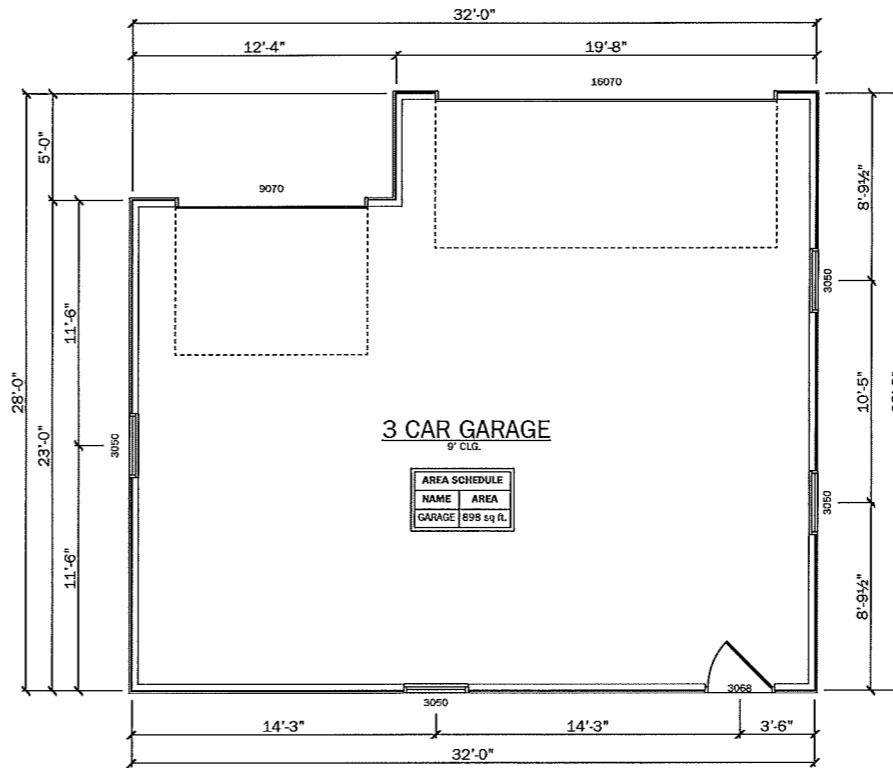
- GENERAL NOTES**
1. ALL WORK SHALL BE PERFORMED IN ACCORDANCE WITH ALL APPLICABLE NATIONAL, STATE AND LOCAL CODES, REGULATIONS, AND FRAYVA 1996.
 2. CONTRACTOR SHALL VERIFY ALL CONDITIONS AND DIMENSIONS AT SITE BEFORE BEGINNING CONSTRUCTION. ANY DISCREPANCIES SHALL BE REPORTED FOR JUSTIFICATION AND/OR CORRECTION BEFORE PROCEEDING WITH WORK. CONTRACTORS SHALL ASSUME RESPONSIBILITY FOR ERRORS THAT ARE NOT REPORTED.
 3. ALL DIMENSIONS SHOULD BE READ OR CALCULATED AND NEVER SCALED.
 4. ALL FOOTINGS TO BE BELOW FROST LINE (SEE LOCAL CODES) AND MUST REST ON UNDISTURBED SOIL CAPABLE OF HANDLING THE BUILDING. CONSULT LOCAL ENGINEER FOR PROPER FOOTING AND REINFORCING SIZES.
 5. CONTRACTOR SHALL INSURE COMPATIBILITY OF THE BUILDING WITH ALL SITE REQUIREMENTS.
 6. ALL FOUNDATION AND STRUCTURAL MEMBERS SHOULD BE VERIFIED AND STAMPED BY LOCAL STATE CERTIFIED STRUCTURAL ENGINEER. THE CONTRACTOR IS RESPONSIBLE FOR ADJUSTING AND VERIFYING ALL STRUCTURAL DETAILS AND CONDITIONS TO MEET ALL LOCAL CODES AND TO INSURE A QUALITY AND SAFE CONSTRUCTION.
 7. ALL ANGLED WALLS ARE 45 DEGREES, U.N.O.
 8. ALL OPENINGS ARE CENTERED IN WALL OR 4" FROM CORNER, U.N.O.
 9. FRAME WALLS ARE DRAWN AT 3-1/2" WIDE, U.N.O.



SOUTHWOOD AVE.

SITE
SCALE: 1" = 10'-0"

W. PARK AVE.



GARAGE WALLS
SCALE: 1/4" = 1'-0"

APPROVED
Charlotte
Engineer/Architect
Outside of Jurisdiction
2016-317

MEMBER
A I B D
AMERICAN INSTITUTE of
BUILDING DESIGN

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HOME DESIGN
WAXHAW, NC
704-401-6159

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ST. LOUIS RESIDENCE
300 W. PARK AVE.
Charlotte
North Carolina

PAGE: **1**
GARAGE PLAN

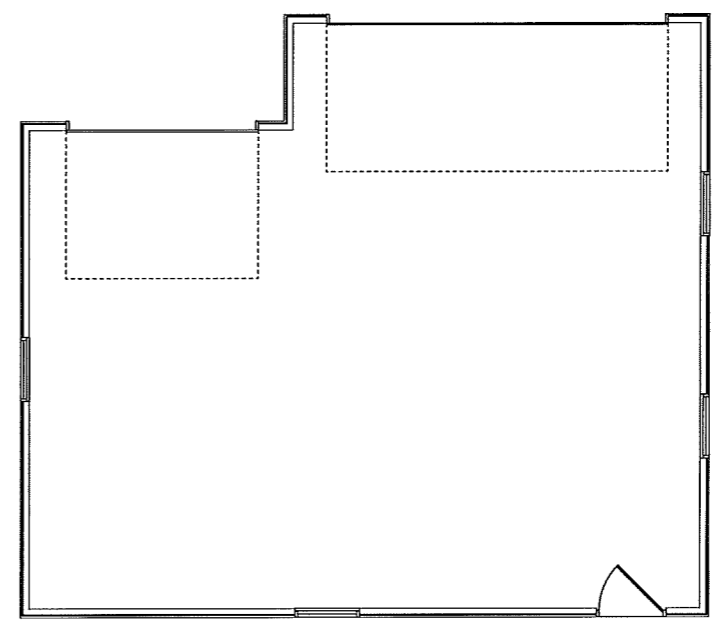
PAGE SIZE 24"X36"

DATE: Thursday, March 16, 2017
SCALE: As Noted

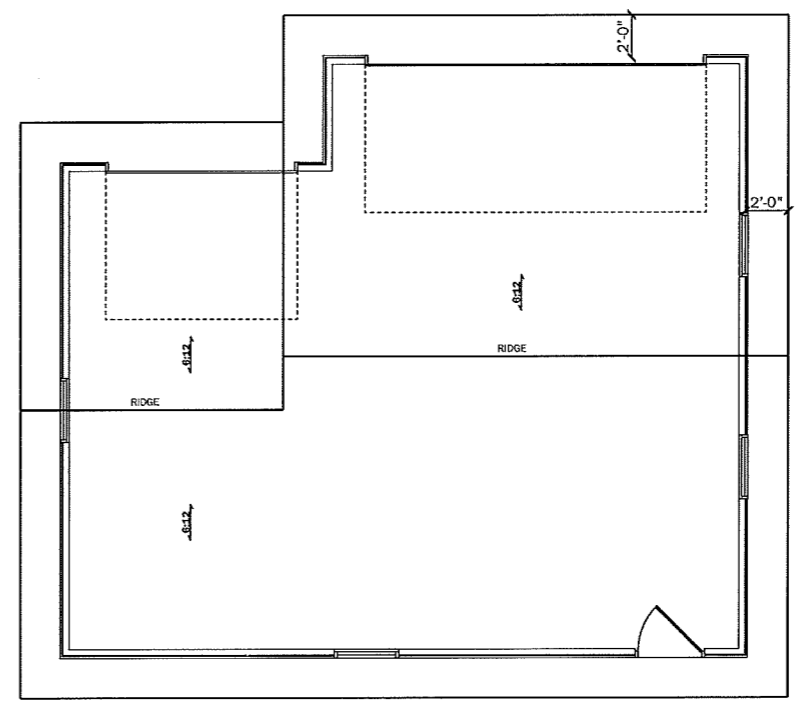
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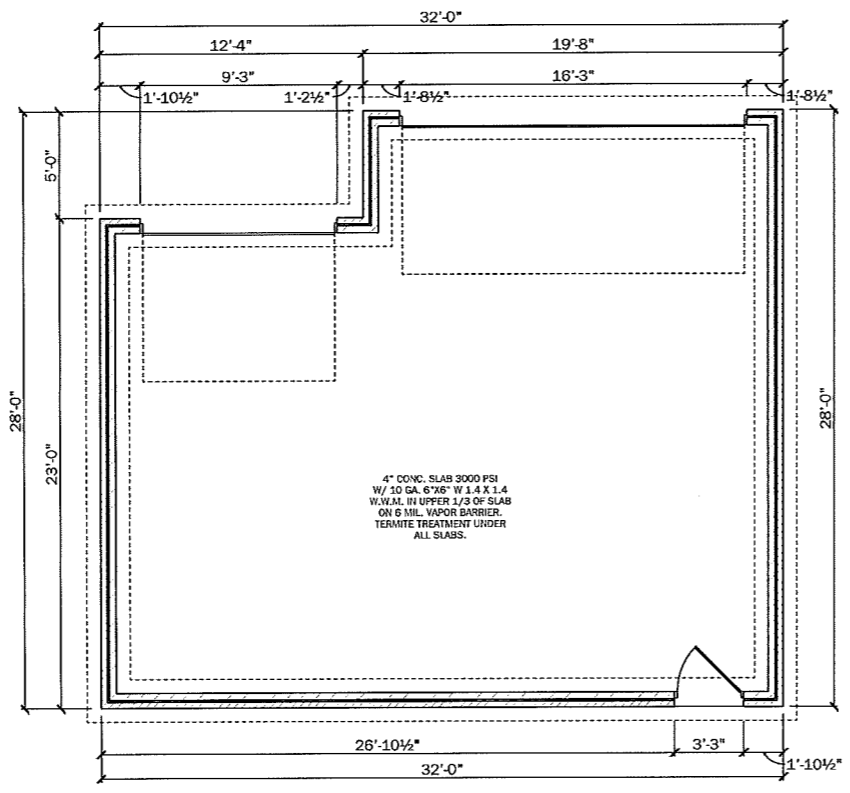
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 Charlotte
 Historic District
 Commission
 Certificate of Appropriateness
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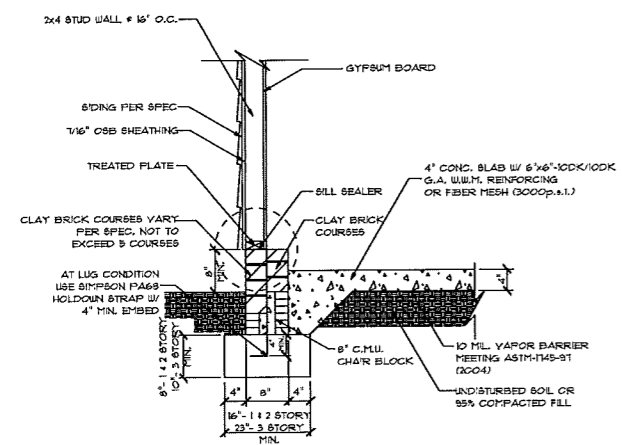
GARAGE CEILING
SCALE: 1/4" = 1'-0"



GARAGE ROOF
SCALE: 1/4" = 1'-0"



FOUNDATION
SCALE: 1/4" = 1'-0"



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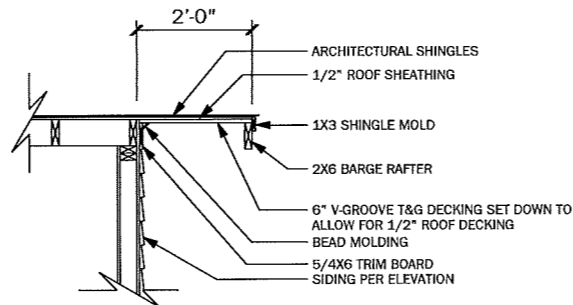
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PAGE: **2**
 STRUCTURAL

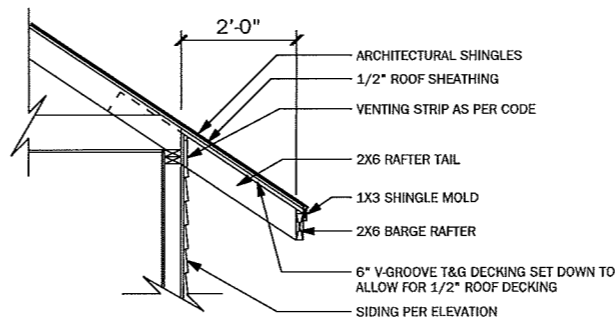
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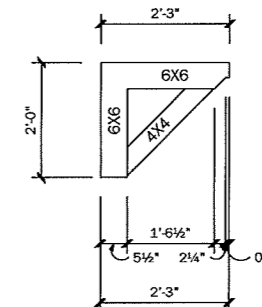
RAKE OVERHANG DETAIL

SCALE: 0.6719" = 1'-0"



SLOPED OVERHANG DETAIL

SCALE: 0.6719" = 1'-0"



BRACKET OVERHANG DETAIL

SCALE: 0.6719" = 1'-0"



LEFT ELEVATION

SCALE: 1/4" = 1'-0"

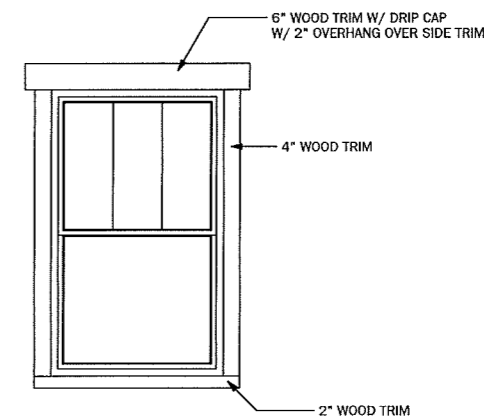


FRONT ELEVATION

SCALE: 1/4" = 1'-0"

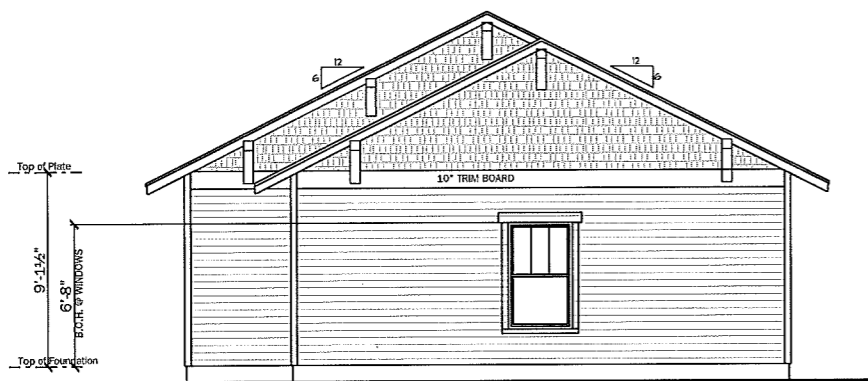
ELEVATION NOTES:

- ALL WINDOWS TO BE WOOD WITH PAINTABLE SIMULATED DIVIDED LIGHT (SDL)
- SIDING TO BE HARDI-ARTISAN OR CEDAR LAP SIDING
- 1"X6" SELECT HARDI TRIM BOARDS
- SHAKE TO BE CEDAR SHAKE
- AT SIDING TO CORNER BOARD INTERSECTIONS; MAINTAIN 1/4" REVEAL, PACKOUT CORNER BOARDS ACCORDINGLY
- ALL TRIM SHOULD BE 2" BUILD MATERIALS, EX. WINDOWS 2"X2" SIDES, WINDOW HEADER 2"X4", AND CORNER BOARDS 2"X6"



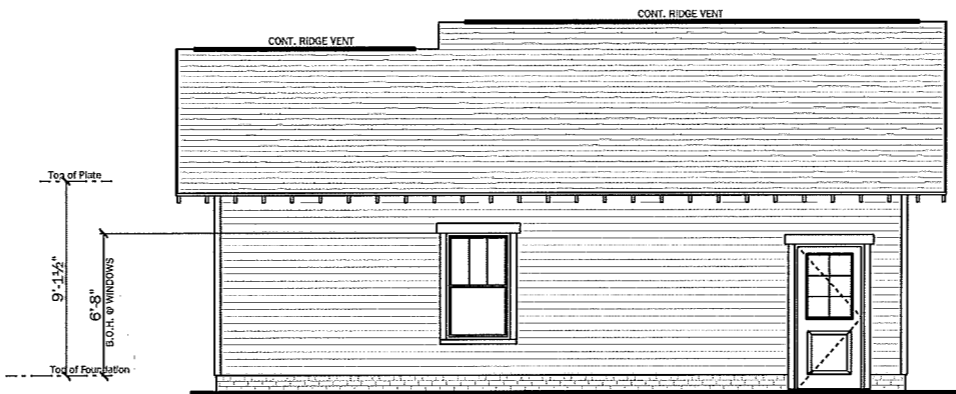
WINDOW TRIM DETAIL

SCALE: 0.6719" = 1'-0"



RIGHT ELEVATION

SCALE: 1/4" = 1'-0"



REAR ELEVATION

SCALE: 1/4" = 1'-0"

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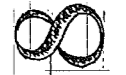
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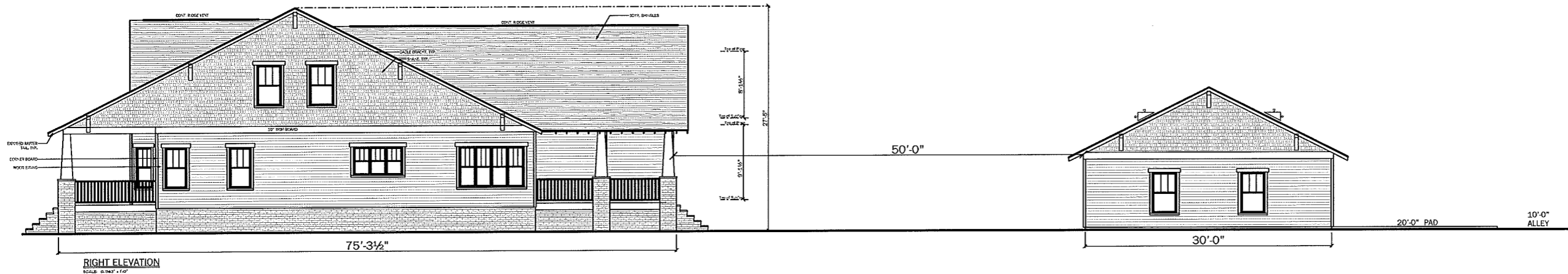
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RIGHT ELEVATION
SCALE: 3/8" = 1'-0"

PAGE:

4

SIDE VIEW

PAGE SIZE 24"X36"

DATE: Thursday, March 16, 2017
SCALE: 0.1563" = 1'-0"