



CHARLOTTE HISTORIC DISTRICT COMMISSION

CERTIFICATE OF APPROPRIATENESS

CERTIFICATE NUMBER: HDCADMRM-2017-00408 **DATE:** 26 July 2017

ADDRESS OF PROPERTY: 1921 Wilmore Drive

HISTORIC DISTRICT: Wilmore

TAX PARCEL NUMBER: 11907406

OWNER: James C. Neal

APPLICANT: Alicia Ross, Alter Architects

DETAILS OF APPROVED PROJECT: The project is a one-story rear addition, rear deck and siding/trim repairs. The new addition footprint measures approximately 25'-4" x 15'-4" and will tie in beneath the existing ridge. The addition includes an engaged screen porch. Details of the addition will all match existing including the wood lap siding, brick foundation, wood trim, and roof details. An existing original window on the right elevation will be removed and replaced with a new transom window, which will maintain the header height of the original window. The new windows will be full wood, double-hung with Simulated True Divided Light (STDL) molded muntins in a 6/6 pattern to match existing. All window trim will match existing. *Note: The use of Ply-Gem windows is not permitted as they do not meet HDC design standards.*

The project also includes a new rear deck that measures approximately 6'-0" x 10'-8". All materials will be wood. The deck handrail pickets will be centered on the top and bottom rails with an additional piece of handrail trim along the top rail.

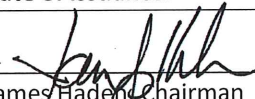
The house is currently wrapped in aluminum siding and trim, which will be removed and the original wood siding will be repaired as needed. This approval does not include the removal/replacement of all of the building's original siding. If the siding is too deteriorated to repair, then additional documentation and the approval of new siding material will be required. See attached plans.

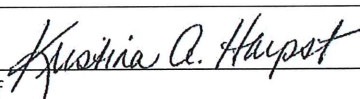
1. Applicable Policy & Design Guidelines and Approval Authority – Projects Eligible for Administrative Approval-Additions, page 2.6 Work in Rear Yards, Replacement Windows & Doors.
2. This application is in compliance with the Policy & Design Guidelines for both Additions (page 7.2) and Landscaping and Yards (page 8.4).

Continued on next page

- 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



APPROVED

Charlotte
Historic District
Commission

Certificate of Appropriateness

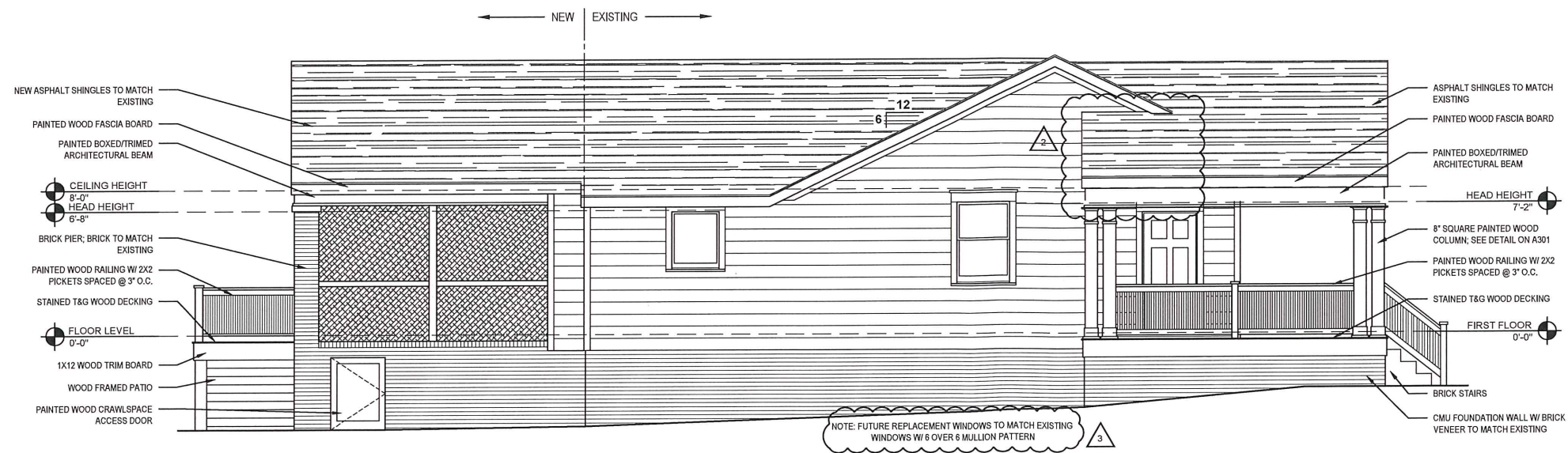
#HDCADMRM-2017-00408

FLOOR LEVEL
0'-0"



EXISTING ELEVATION

PROPOSED ELEVATION



alter
ARCHITECTS

The Alter Architect's Studio, PLLC
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Charlotte, NC 28205
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ph: 704.577.3632



1921 Wilmore Drive
Prepared for: James and Mary Neal

Project name/#: Wilmore Drive Remodel / 017011
CAD File Name: 1921_WilmoreDr
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Mark	Date	Description
01	07/12/2017	HDC Review
02	07/20/2017	HDC Revisions
03	07/25/2017	HDC Revisions

Left Side Elevation
Existing and Proposed



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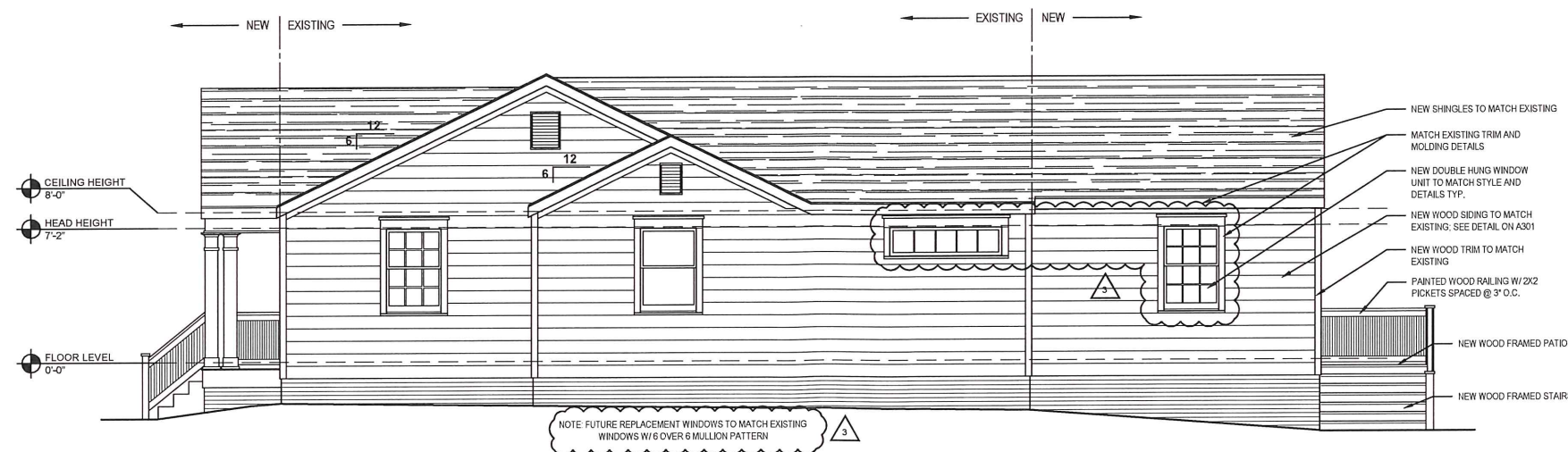
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Right Side Elevation
Existing and Proposed

A203



EXISTING ELEVATION
PROPOSED ELEVATION

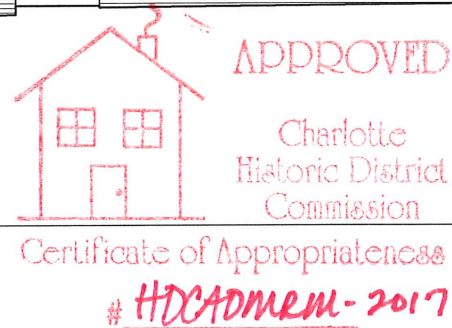




Front

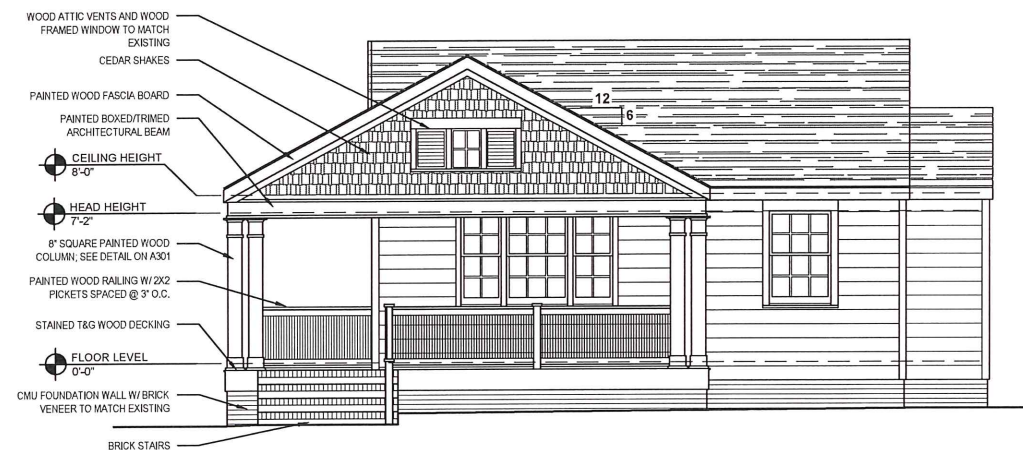


Rear

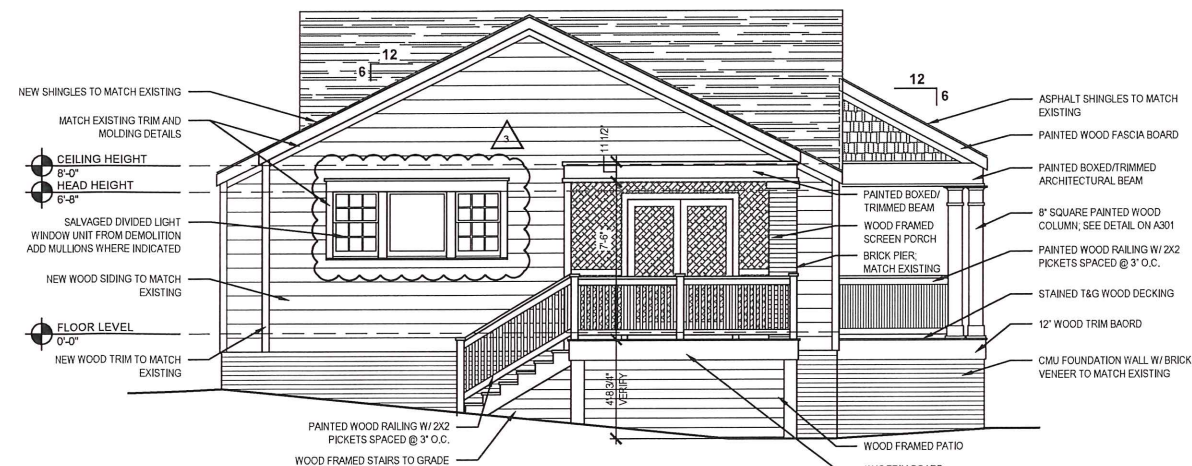


EXISTING ELEVATIONS

PROPOSED ELEVATIONS



Front



Rear



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Front and Rear Elevations
Existing and Proposed