



**CHARLOTTE HISTORIC DISTRICT COMMISSION**

**CERTIFICATE OF APPROPRIATENESS**

**CERTIFICATE NUMBER:** HDCADMRM-2017-00478  
**Amended\***

**DATE:** 17 August 2017  
**27 February 2018\***

**ADDRESS OF PROPERTY:** 901 Mount Vernon Avenue

**HISTORIC DISTRICT:** Dilworth

**TAX PARCEL NUMBER:** 12305110

**OWNER(S):** Mark and Gretchen Bottrill

**APPLICANT:** Don Duffy Architecture

**DETAILS OF APPROVED PROJECT:** Rear Addition. The project is the removal of an existing deck and construction of a new covered porch. The project also includes a new rear addition above existing one story structure. The new addition will tie in beneath the existing ridge. Details of the additions will all match existing including the wood lap siding and corner boards, wood trim, wood columns, downspouts, and roof details. The new windows will be aluminum clad wood, double-hung with Simulated True Divided Light (STD L) molded muntins in a 6/6 pattern to match existing. Any new doors will also be either wood or clad with STD L muntins. See attached plans.


\*New rear porch floor will extend to the side of the new rear porch in a dimension equal to less than one bay. This area will be a space for a grill, outside the roof of the porch. See exhibits labeled 'Proposed Rear Elevation February 2018' on sheet A2.1 and 'Site Plan February 2018'.

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

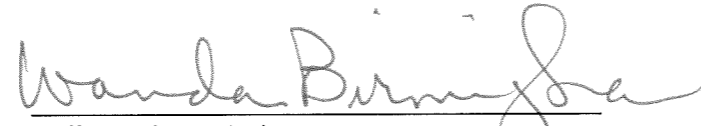
- This Certificate of Appropriateness (COA) indicates that this project proposal has been determined to comply with the standards and policies of the Charlotte Historic District Commission.
- Display the blue COA placard in a visible location along with any required permits.
- No other approvals are 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

WB

  
Staff, Wanda Birmingham

Bottrill Residence  
 901 Mount Vernon Ave  
 Charlotte, NC

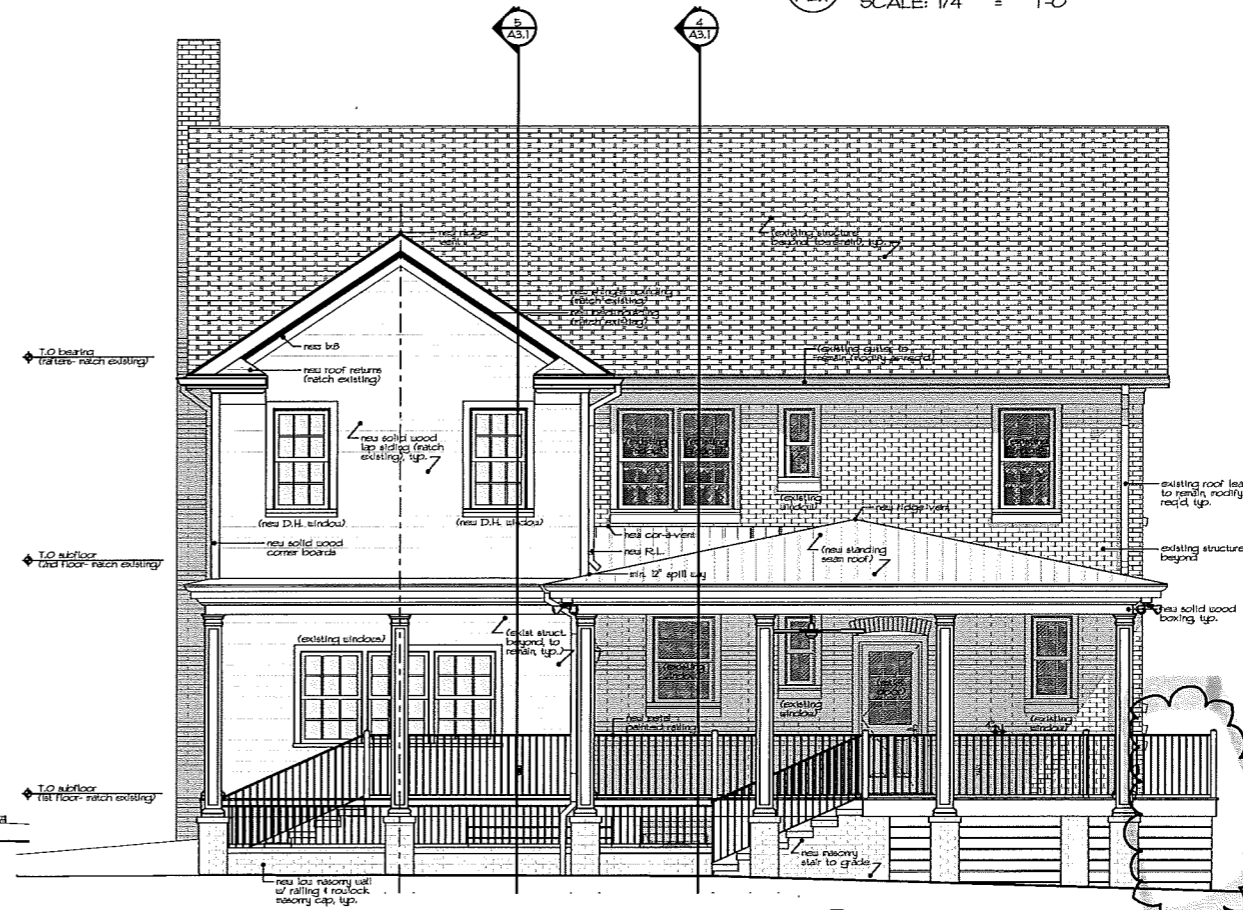


4 FRONT ELEVATION  
 SCALE: 1/4" = 1'-0"

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

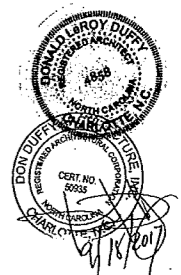


2 PROPOSED LEFT ELEVATION  
 SCALE: 1/4" = 1'-0"



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

February 2018



Don Duffy  
 Architecture  
 301 Providence Rd  
 Charlotte, NC 28207  
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 www.donduffyarchitecture.com

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Date: 9/18/2017  
 Revisions: 2/7/2018  
 Drawn By:  
 Sheet: A2.1  
 Bottrill Residence

Certified to only MARK E. BOTTRILL & GRETCHEN BURUD BOTTRILL:  
 that this survey is based upon my best knowledge, information and belief;  
 that this map was drawn under my supervision from an actual survey  
 made under my supervision (deed description recorded in deed and  
 map books as noted); that the boundaries not surveyed are indicated  
 as dashed lines drawn from adjoining deed sources as shown hereon;  
 that the ratio of precision or positional accuracy is 1:10,000;  
 that this map meets the requirements of The Standards of Practice  
 for Land Surveying in North Carolina (21 NCAC 56.1600).  
 This map is not intended to meet G.S. 47-30 recording requirements.

Andrew G. Zoutewelle, NC PLS # L-3098 Date

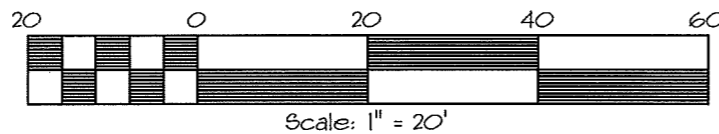
**GENERAL NOTES:**

1. Tax Identification Number: 123-051-10.
2. Area of Parcel: 12,720 square feet (0.2920 acre), as computed by coordinates.
3. Source of title: Deed Book 27269, Page 546. This lot is known as Lot 4, Block 36, of "DILLWORTH" subdivision as shown on plat in Map Book 3, Page 10. See also the revised plat recorded in Map Book 3, Page 438.
4. This survey does not reflect a complete title examination which may reveal additional easements, restrictions, and other matters of title. However, see restrictions recorded in Deed Book 674, Page 112.
5. Zoning of this property, per GIS, is R-4 (Residential), which has the following standards: Front setback: 30' Sideyards: 5' Rearyard: 40' Maximum Base Height: 40' This property is situated within the Dilworth Historic District and may be subject to additional design and construction restrictions. This survey does not reflect a complete zoning analysis. Development is subject to the approval of the City of Charlotte.
6. This survey does not reflect complete underground utilities. Contact the NC ONECALL Utility Location Service at 1-800-632-4949 before digging or design.
7. Per FEMA Flood Insurance Rate Map (FIRM) 3710454300K dated 9-2-2015, this property is situated entirely within Zone X (areas outside the 100-year Flood Zone).

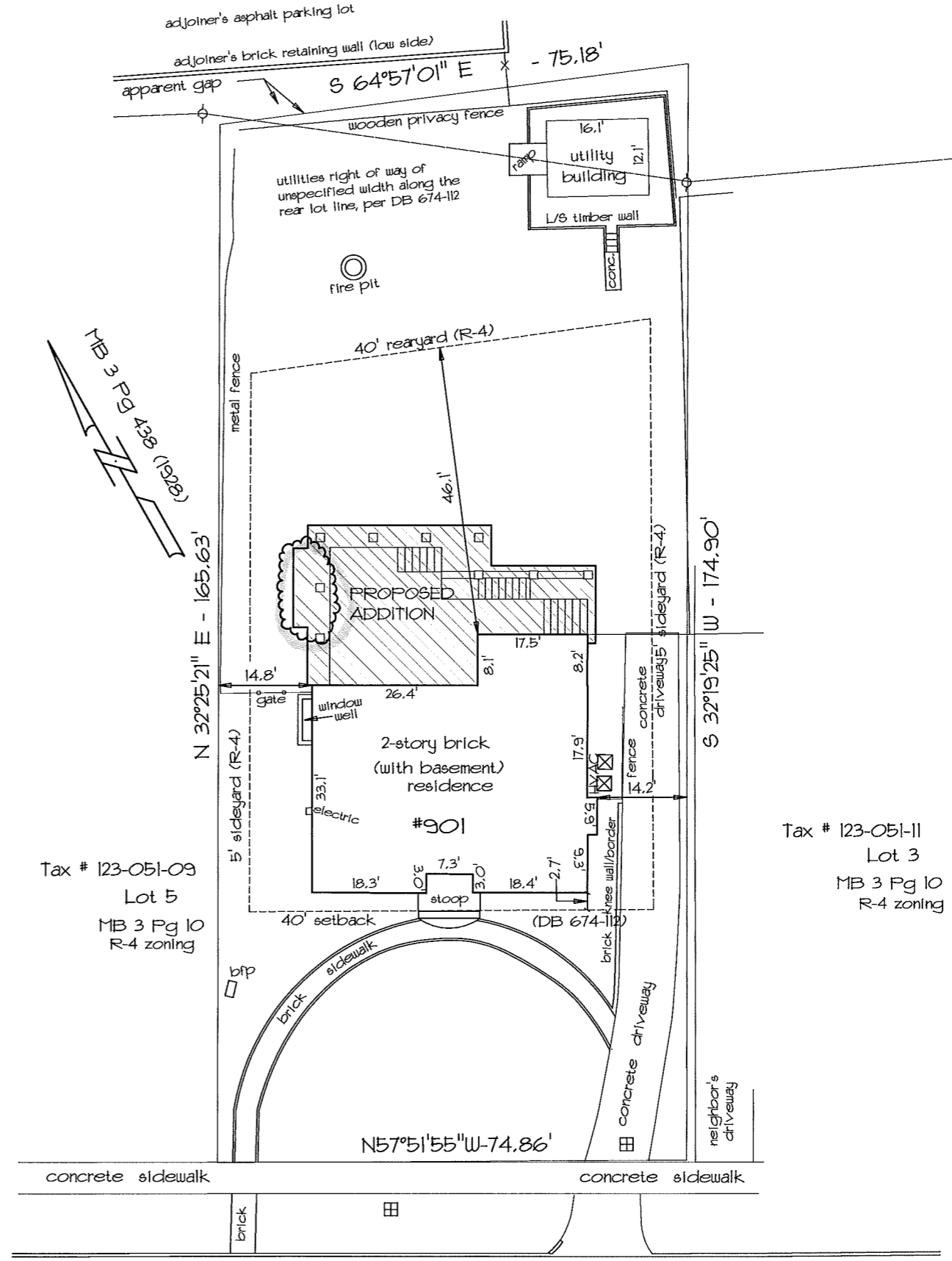


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**PHYSICAL SURVEY**  
**901 Mount Vernon Avenue**  
 CITY OF CHARLOTTE, MECKLENBURG COUNTY, N.C.  
 MARK E. BOTTRILL & GRETCHEN BURUD BOTTRILL

Survey Date: June 29, 2017



**A.G. ZOUTEWELLE**  
**SURVEYORS**  
 1418 East Fifth St. Charlotte, NC 28204  
 Phone: 704-372-9444 Fax: 704-372-9555  
 Firm Licensure Number: C-1054



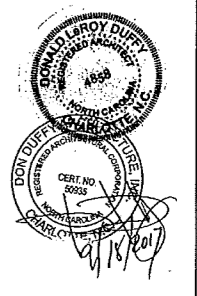
Tax # 123-051-09  
 Lot 5  
 MB 3 Pg 10  
 R-4 zoning

Tax # 123-051-11  
 Lot 3  
 MB 3 Pg 10  
 R-4 zoning

① SITE PLAN  
 CYLI SCALE: 1" = 10'

Site Plan February 2018

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- Date: 9/18/2017
- Revisions: 2/7/2018
- Drawn By:
- Sheet: **CV1.1**  
 Bottrill Residence