



**CHARLOTTE HISTORIC DISTRICT COMMISSION  
CERTIFICATE OF APPROPRIATENESS**

**CERTIFICATE NUMBER: HDCADMRM 2017-00700**

**DATE: 27 December 2017**

**ADDRESS OF PROPERTY: 428 East Kingston Avenue**

**TAX PARCEL NUMBER: 123.083.14**


**HISTORIC DISTRICT: Dilworth**

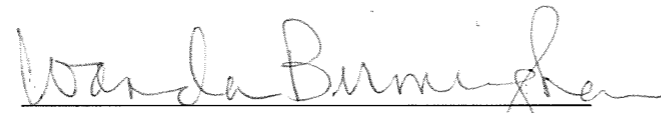
**OWNER/APPLICANT: Architect Don Duffy on behalf of owners the Chessons**

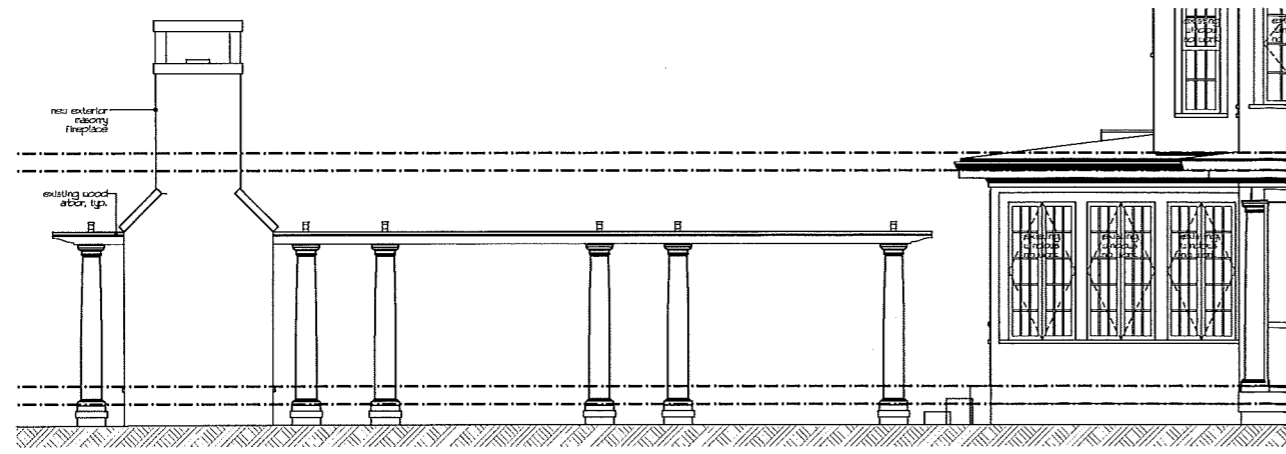
**DETAILS OF APPROVED PROJECT:** New masonry fireplace with chimney will be added between existing columns of rear yard pergola. Windows within side porch will be modified from a gang of three double hung windows to a new center door flanked by existing windows. On rear inner corner of house, a pair of double hung windows will be replaced by a pair of casement windows in the same opening with the existing trim remaining. See exhibit labeled 'Elevations December 2017'.

- This Certificate of Appropriateness (COA) indicates that this project proposal has been determined to comply with the *Charlotte Historic District Design Guidelines*.
- 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.

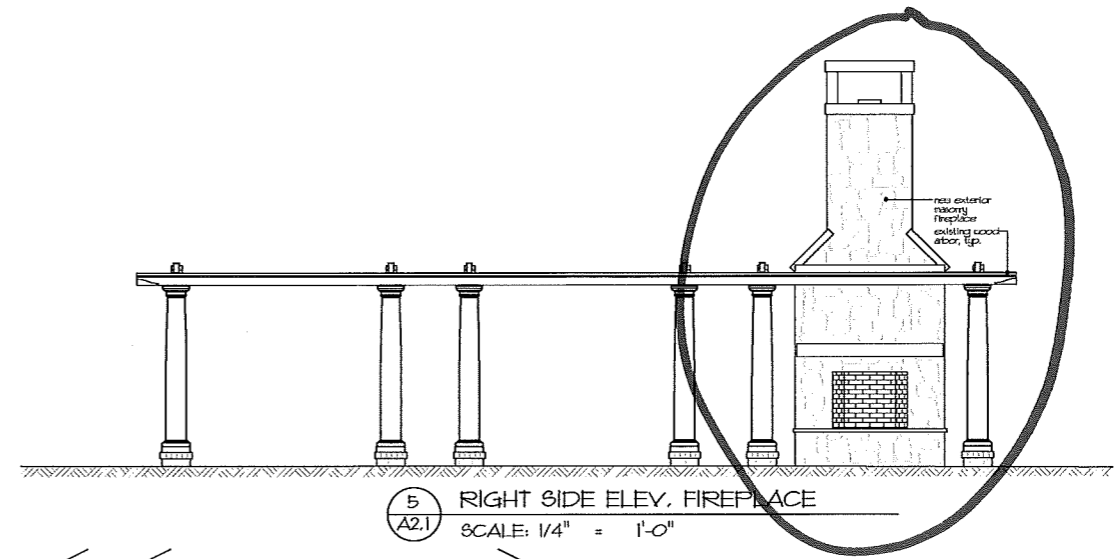
**This Certificate is valid for a period of twelve (12) months from the date of issuance. Failure to obtain a building permit in that time will be considered as a failure to comply with the Certificate and the Certificate will become invalid. If a building permit is not required, then the approved work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

  
Staff, Wanda Birmingham



6 LEFT SIDE HOUSE ELEVATION  
A2.1 SCALE: 1/4" = 1'-0"



5 RIGHT SIDE ELEV. FIREPLACE  
A2.1 SCALE: 1/4" = 1'-0"



2 LEFT SIDE HOUSE DEMO ELEVATION  
A2.1 SCALE: 1/4" = 1'-0"

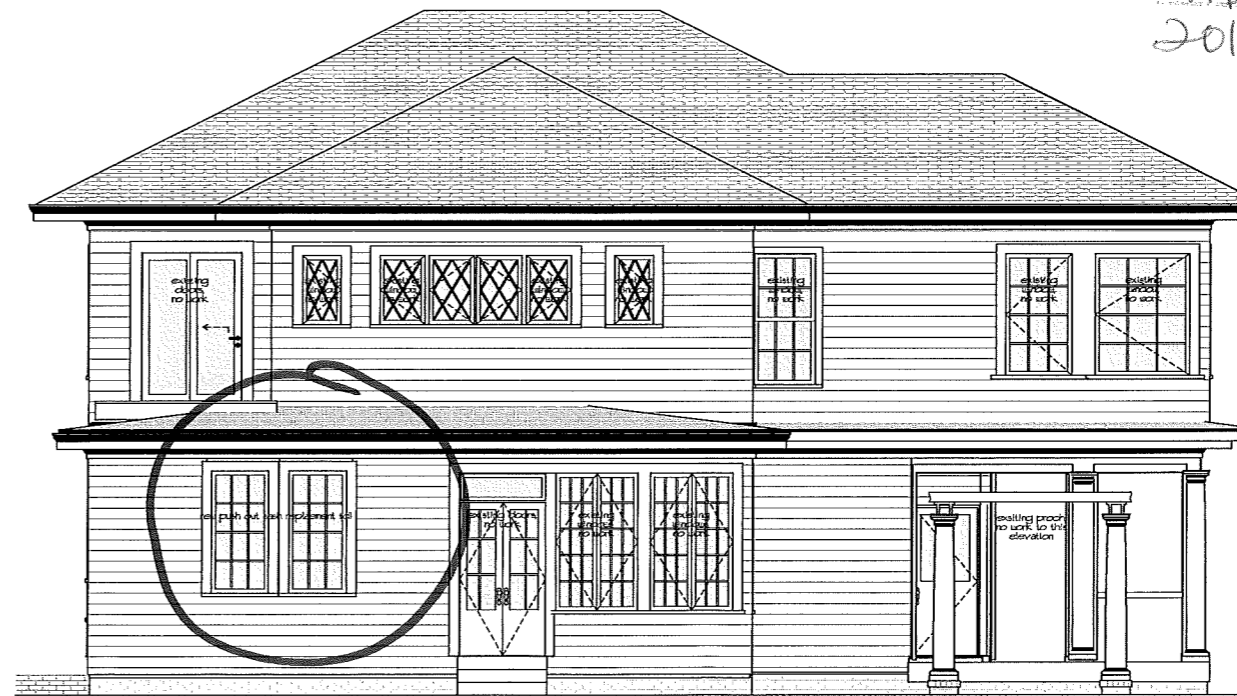


3 LEFT SIDE HOUSE ELEVATION  
A2.1 SCALE: 1/4" = 1'-0"

APPROVED  
 [Signature]  
 Director of Appropriations  
 H.D.C. ADM RM  
 2017-00700



1 REAR HOUSE DEMO ELEVATION  
A2.1 SCALE: 1/4" = 1'-0"



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

Chesson Residence  
 428 E. Kingston Ave  
 Charlotte, NC

PRELIMINARY  
 NOT FOR CONSTRUCTION

DonDuffy  
 Architecture  
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 Charlotte, NC 28207  
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 www.donduffyarchitecture.com

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Date: 11/15/2017  
 Revisions:  
 Drawn By:  
 Sheet: A2.1  
 Chesson Residence

Elevations December 2017