



CHARLOTTE HISTORIC DISTRICT COMMISSION

CERTIFICATE OF APPROPRIATENESS

CERTIFICATE NUMBER: 2018-00033

DATE: May 17, 2018

ADDRESS OF PROPERTY: 301 West Summit Avenue

TAX PARCEL NUMBER: 11908312

HISTORIC DISTRICT: Wilmore

APPLICANT/OWNER(S): Don Peadon/Kask Property Group, LLC

DETAILS OF APPROVED PROJECT: The project is the renovation of the industrial building for an adaptive reuse. Changes include new windows, doors, removal of existing siding, and construction of a new entry feature. Materials include wood and brick. The existing brick and mortar will remain unpainted but may be repaired and cleaned. Site features include new landscaping, walkways, curb and gutter. The building sign has not been approved by the HDC.

This project was approved by the Historic District Commission on February 14, 2018.

- 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

Staff

COV

CHARLOTTE, NC

owner

architect

INDEX OF DRAWINGS

[illegible]

Sheets revised per HDC approvals and building code review 05. 15. 18



301 WEST SUMMIT Ave. -HDC Submittal- Charlotte, NC

Charlotte, North Carolina
01.16.18
p | f arch Proj # 1743





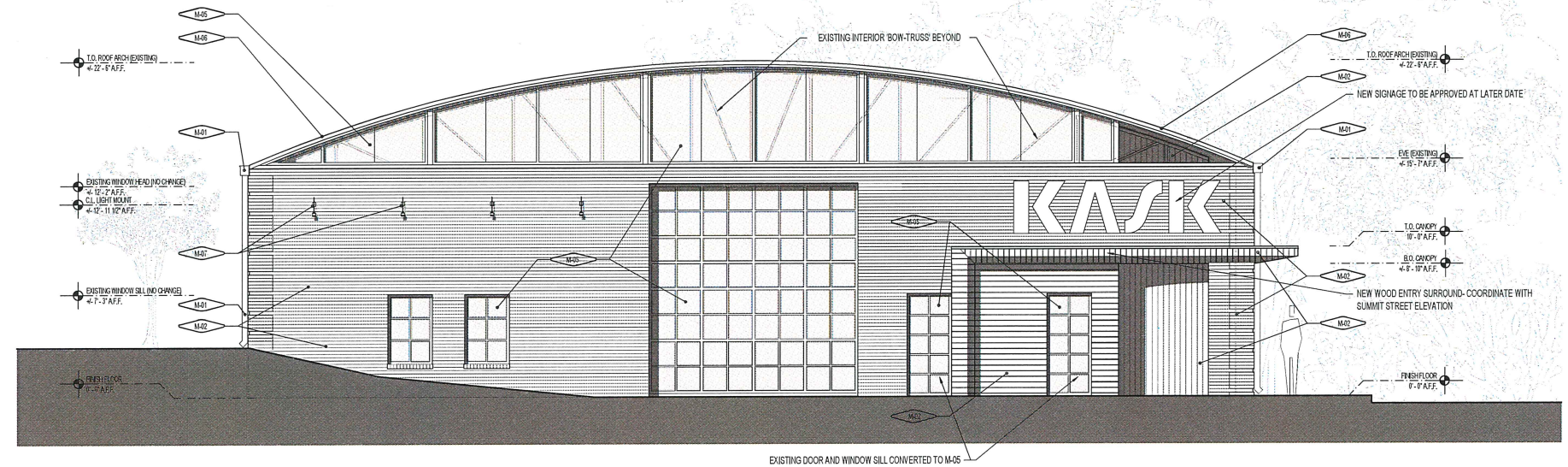
All existing drives, parking and landscaping area proposed to be changed as shown, although the project is currently under review with the Charlotte Planning Department , Any site changes will be only made upon the requested directive of their review.



MATERIAL LEGEND	
M-01	EXISTING DARK BRONZE ALUMINUM GUTTER SYSTEM EXISTING TO REMAIN (NO CHANGE)
M-02	EXISTING BRICK TO REMAIN - TO BE STRIPPED OF ANY EXISTING PAINT, REPAIRED AND PATCHED
M-03	EXISTING STEEL FRAME INDUSTRIAL WINDOWS: MULLIONS REPAINTED TO MATCH DARK BRONZE S.F. COLOR. - GLASS TO BE REPLACED AND REPAIRED AS NEEDED TO MATCH EXISTING
M-04	WOOD SIDING SYSTEM: "FIBERCON COMPOSITE" WOOD SIDING RAIN SCREEN SYSTEM AT MAIN ENTRY 5.4" WIDTH BOARDS- COLOR: IPE (OR EQUAL)
M-05	STOREFRONT SYSTEM: ALUMINUM STOREFRONT SYSTEM, KAWNEER OR EQUAL, COLOR: DARK BRONZE - 4" EXTERIOR SYSTEM, WITH 3/4" FALSE MULLION (AS SHOWN), CENTER GLAZED WITH 1" LOW-E, INSULATED, GLASS FILLED WITH ARGON (U-VALUE OF 0.45 MAX.)
M-06	EXISTING TPO ROOF SYSTEM: TO REMAIN- PATCHED AND REPAIRED AS NEEDED
M-07	EXTERIOR GOOSENECK LIGHTING: PLACED AS SHOWN- 'K' SERIES- BASELIGHT CO.- E-34 ARM "DARK BRONZE" COLOR
NEW DOORS: ALL NEW DOORS IN STOREFRONT SYSTEM SHALL BE DARK BRONZE FRAMES WITH CLEAR INSULATED GLASS INSERT.	
SIGNAGE: ALL NEW SIGNAGE SHALL BE REVIEWED AND APPROVED BY THE H.D.C. AND MECK COUNTY PRIOR TO INSTALLATION AND PURCHASE.	

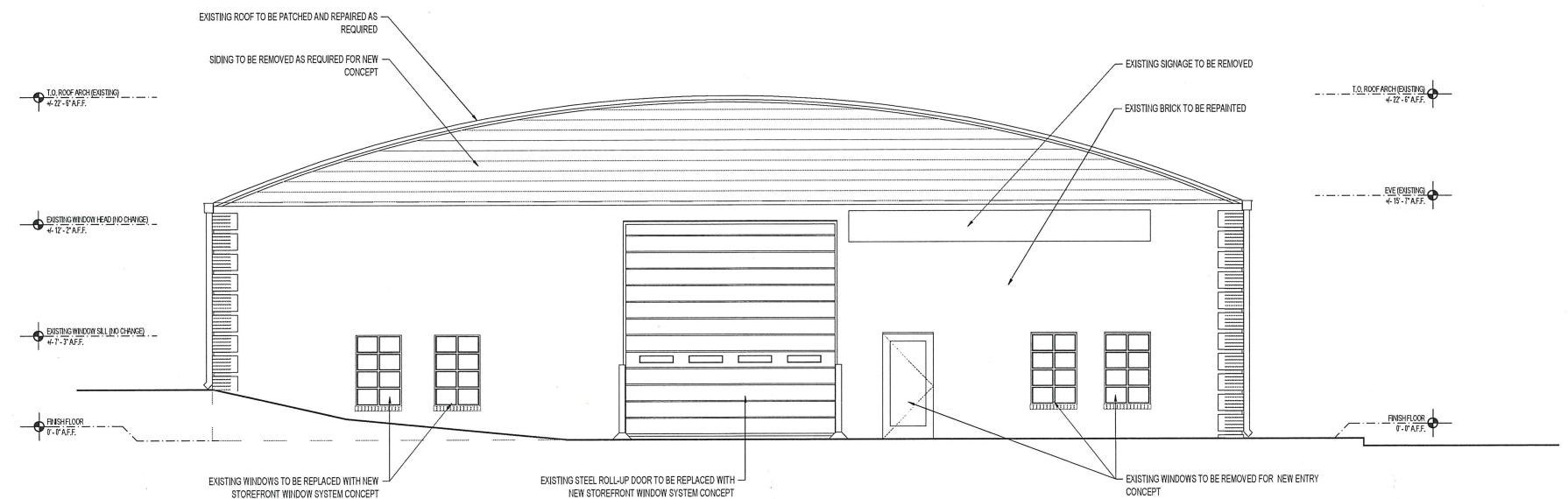
MATERIAL LEGEND

scale: n.t.s.



01 | PROPOSED SUMMIT STREET ELEVATION

scale: 3/32" = 1'-0"



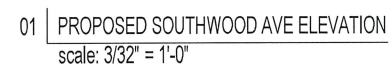
02 | EXISTING SUMMIT STREET ELEVATION

scale: 3/32" = 1'-0"



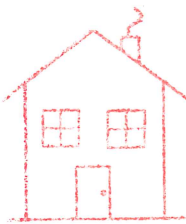
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A-1.2



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architecture



APPROVED

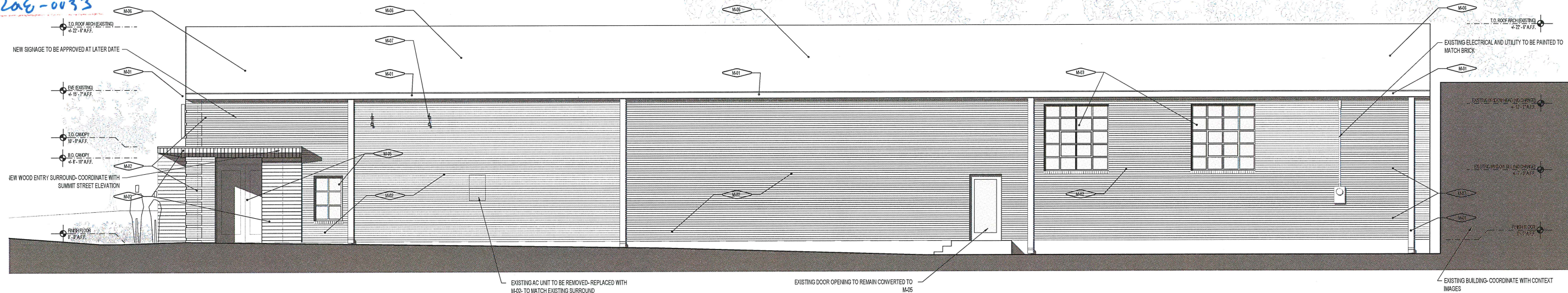
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Certificate of Appropriateness

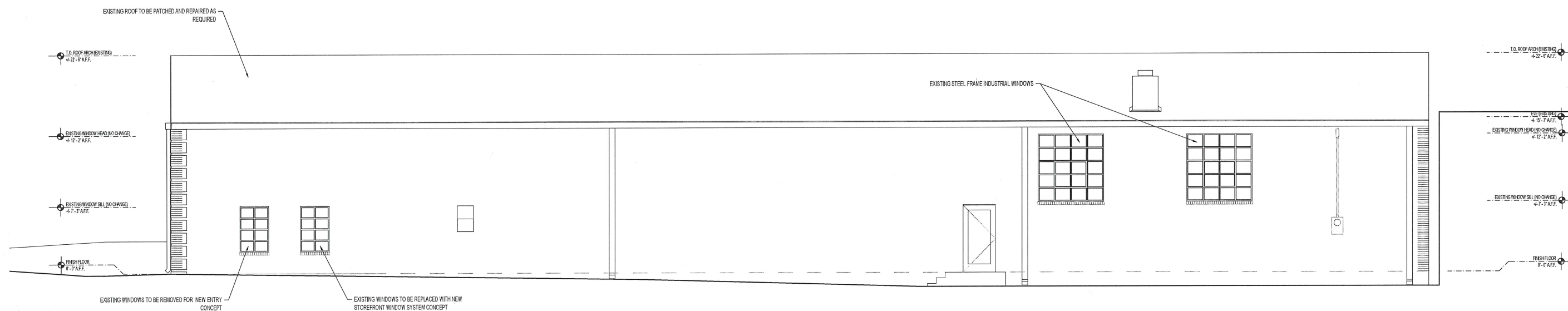
206-0033

SHEET NUMBER

A-1.3



01 | PROPOSED PARKING SIDE ELEVATION
scale: 3/32" = 1'-0"



02 | EXISTING PARKING SIDE ELEVATION
scale: 3/32" = 1'-0"

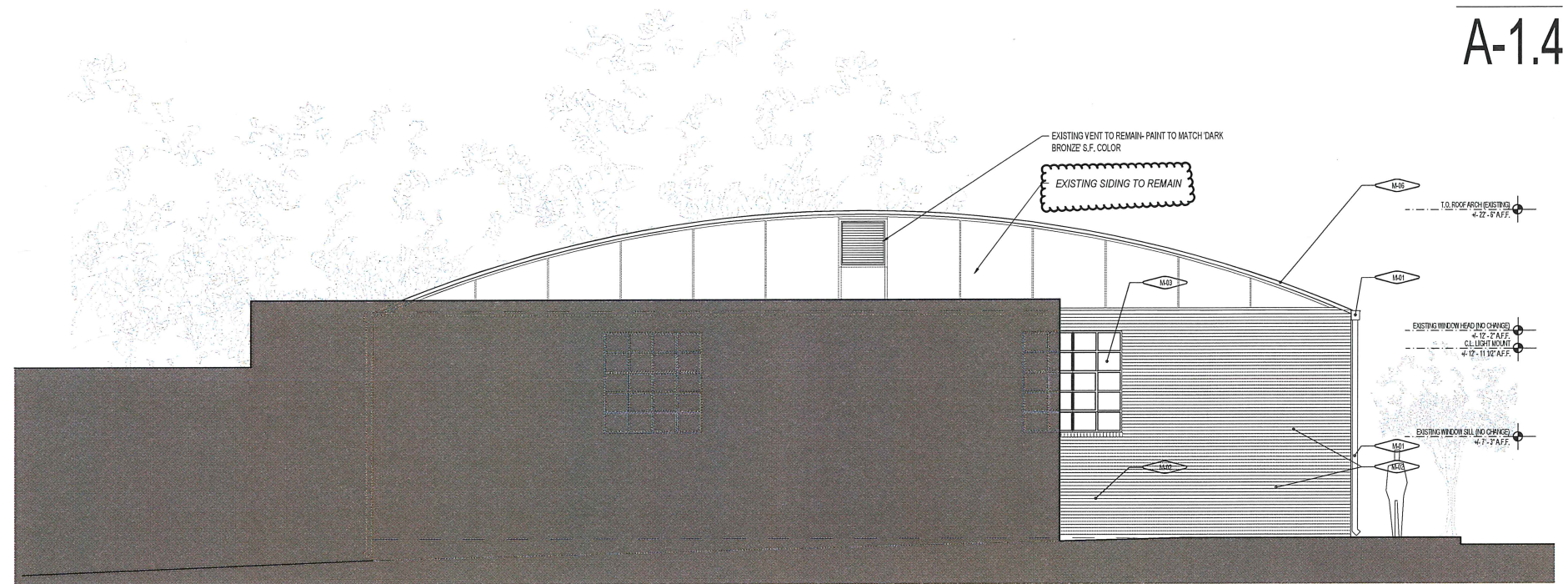
301 WEST SUMMIT Ave. -HDC Submittal- Charlotte, NC

Charlotte, North Carolina
01.16.18
p | f arch Proj # 1743

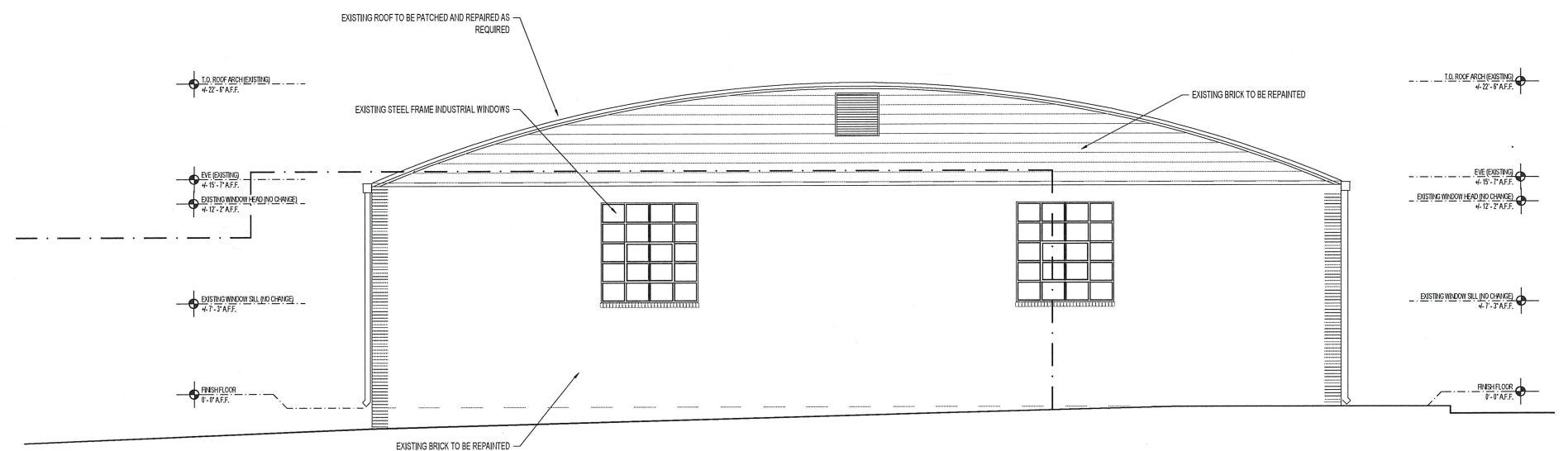


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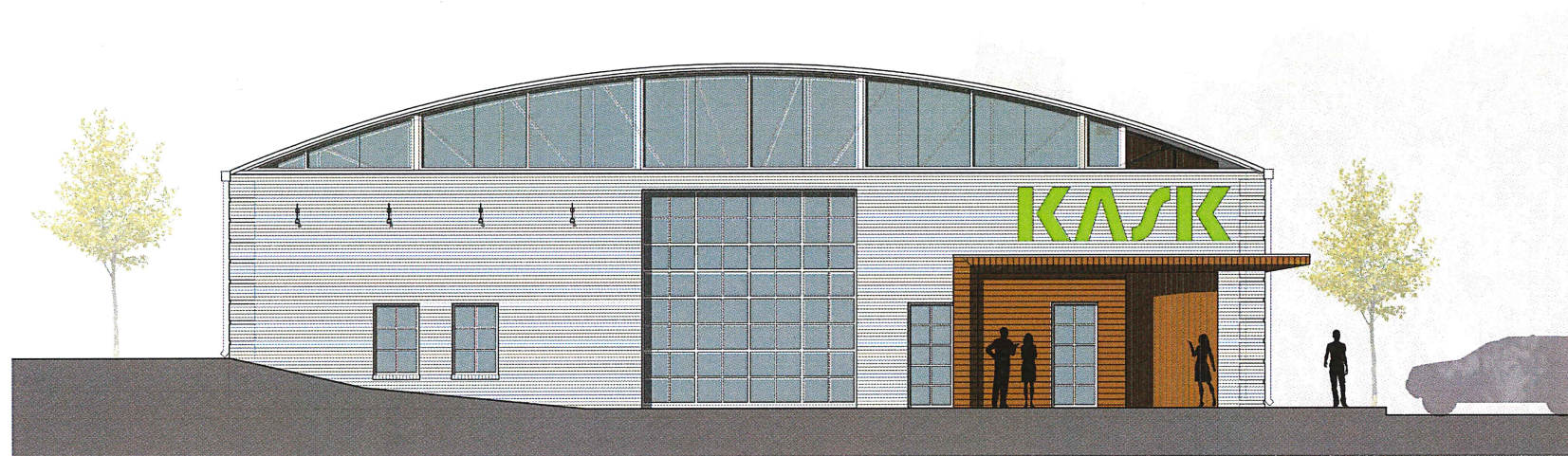
01 PROPOSED REAR ELEVATION
scale: 3/32" = 1'-0"



02 EXISTING REAR ELEVATION
scale: 3/32" = 1'-0"

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01 | PROPOSED SUMMIT AVE COLOR ELEVATION
scale: n.t.s.



02 | PROPOSED PARKING SIDE FRONT COLOR ELEVATION
scale: n.t.s.