



CHARLOTTE HISTORIC DISTRICT COMMISSION
CERTIFICATE OF APPROPRIATENESS – AMENDMENT

CERTIFICATE NUMBER: HDCADMRM-2018-00223

DATE: 12 March 2019

ADDRESS OF PROPERTY: 425 E Worthington Ave

HISTORIC DISTRICT: Dilworth

TAX PARCEL NUMBER: 12105207

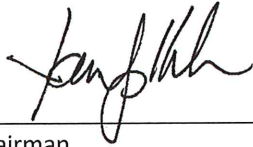
OWNER: Courtenay Buchan & Nathan Lechman

DETAILS OF APPROVED PROJECT: Original COA Approved 8 May 2018. Amendment supersedes some but not all of the items in the original COA. Amendment (3/12/19): Site Improvements. This project is the addition of new small-scale vegetation, to include repurposing existing patio, add a new section of fence in the rear and adding a pool. All existing trees will remain. New and existing vegetation will not obscure the view of the main house. Fence Repair to Match Existing: A new section of (wood) fence will be installed along the rear right side of the house and will match existing. The new fence will be wood with panels of vertical pickets butt-joined to substantial uprights. The fence will not exceed six feet in height with the exception of any chamfered elements or decorative caps atop the uprights, which may exceed a reasonable proportional amount. All framing members of the fence will face inward to the property being enclosed or both sides of the fence will be the same. The finished fence will be painted or stained after an appropriate curing period. Repurposed Patio: Redesign existing patio with the addition of bluestone pavers set in existing artificial turf to the left of the house and an addition of unpainted brick fireplace to the existing patio to the right. Pool: The new pool will 16'-0" x 31'-0". The pool meets all required setbacks with at least 3'-0" from the left side property line and at least 15'-0" from the rear property line. The pool will include brick (with tile inlay) and bluestone coping. After project total impermeable is approximately 30%. See attached exhibits labeled 'Site Plan – March 2019'

1. Applicable Design Guidelines and Approval Authority – Projects Eligible for Administrative Approval, page 2.6: Landscape & Site Features.
2. The applicable Design Guidelines for Landscaping and Yards (page 8.4) have been met.

- 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.

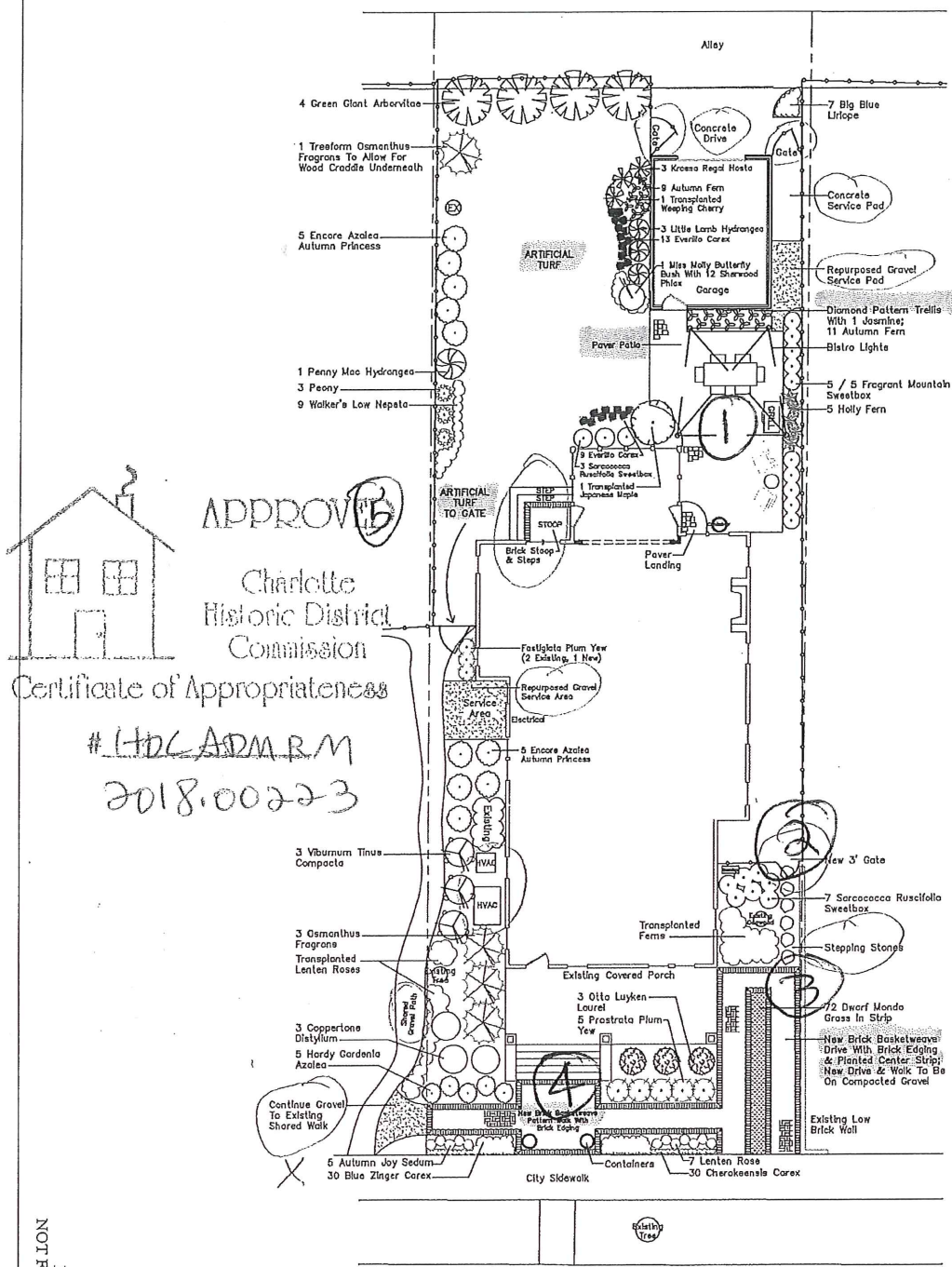
This Certificate is valid for a period of twelve (12) months from the date of issuance. Failure to obtain a building permit in that time will be considered as a failure to comply with the Certificate and the Certificate will become invalid. If a building permit is not required, then the approved work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



Landscape Plan May 2018



Myron Greer
Garden Design Horticulture

THE BUCHAN RESIDENCE
425 EAST WORTHINGTON AVENUE
CHARLOTTE, NC 28203

GARDEN PLAN

MARCH 27, 2018

SCALE 1" = 10'

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