CHARLOTTE HISTORIC DISTRICT COMMISSION

CERTIFICATE OF APPROPRIATENESS

CERTIFICATE NUMBER: HDCRMA-2018-00417
DATE: January 18, 2019

ADDRESS OF PROPERTY: 700 Grandin Road
TAX PARCEL NUMBER: 07102234

HISTORIC DISTRICT: Wesley Heights

APPLICANT/OWNER: Stephen Chuillii, Lagniappe Builders LLC

DETAILS OF APPROVED PROJECT: The project is a new single-family house and detached garage. The front setback will be aligned with the existing adjacent houses. Building height is +/-31'-5" from grade. Materials include Nichiha Savannah Smooth or Hardie Artisan smooth or wood lap siding with window/door trim and corner boards to stand proud of siding, front porch with wood tongue and groove flooring run perpendicular to the front and side thermal walls of the house, and an unpainted brick foundation. Front porch railing will be wood constructed with the pickets centered on the top and bottom horizontal rail with an additional piece of trim along the top handrail. Jeld-Wen wood or aluminum clad windows with Simulated True Divided Light (STDL). All clustered windows will be individual units with a trimmed shared jam. All details and trim (cornice, corner boards, wood columns, roof details, etc.) will be of a single consistent material throughout. A cluster of trees in the middle of the lot will be removed and two new Willow oaks will be planted. The accessory building is approximately 20'-6" in height and secondary to the house in size and scale with materials and details to match the house. The garage door will be trimmed out to appear to be two separate doors. See attached plans.

The project was approved by the HDC December 19, 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 placed 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.

[Signature]

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