



CHARLOTTE HISTORIC DISTRICT COMMISSION
CERTIFICATE OF APPROPRIATENESS

CERTIFICATE NUMBER: HDCADMRM-2019-00312

DATE: 16 September 2019

ADDRESS OF PROPERTY: 2237 Park Rd

HISTORIC DISTRICT: Dilworth

TAX PARCEL NUMBER: 12112331

APPLICANT/OWNER: Andrew Rowe / CDP Holdings Park Road, LLC

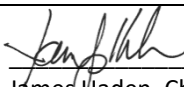
DETAILS OF APPROVED PROJECT: Retaining wall & Sign-After the Fact. A new brick retaining wall and wood sign were installed in the front yard. The retaining wall is approximately 18" in height with a soldier course roll lock to match the house. The wood sign will be modified to remove the bottom board in order to bring the sign into compliance with the 10-sf sign limit. A wood plank between the grass and gravel driveway on the left side front yard will be removed. See attached exhibits labeled 'Site Plan – September 2019,' and 'Sign Design – September 2019.'

1. Applicable Policy & Design Guidelines and Approval Authority – Projects Eligible for Administrative Approval, page 2.6: Landscape & Site Features and Signage.
2. The applicable Policy & Design Guidelines for Fences and Walls (page 8.6) have been met.

Contact staff prior to making any changes to this approval. Any deviation from the work/materials approved in this COA may result in 1.) a Notice of Violation and Stop Work Order, and 2.) required removal or replacement to bring the work into compliance with this COA and the Charlotte Historic District Design Guidelines.

- 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

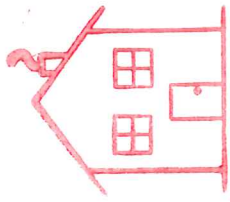
CHARLOTTE-MECKLENBURG PLANNING DEPARTMENT

www.charlotteplanning.org

600 East Fourth Street
Charlotte, NC 28202-2853
PH: (704)-336-2205
FAX: (704)-336-5123

2237 Park Rd

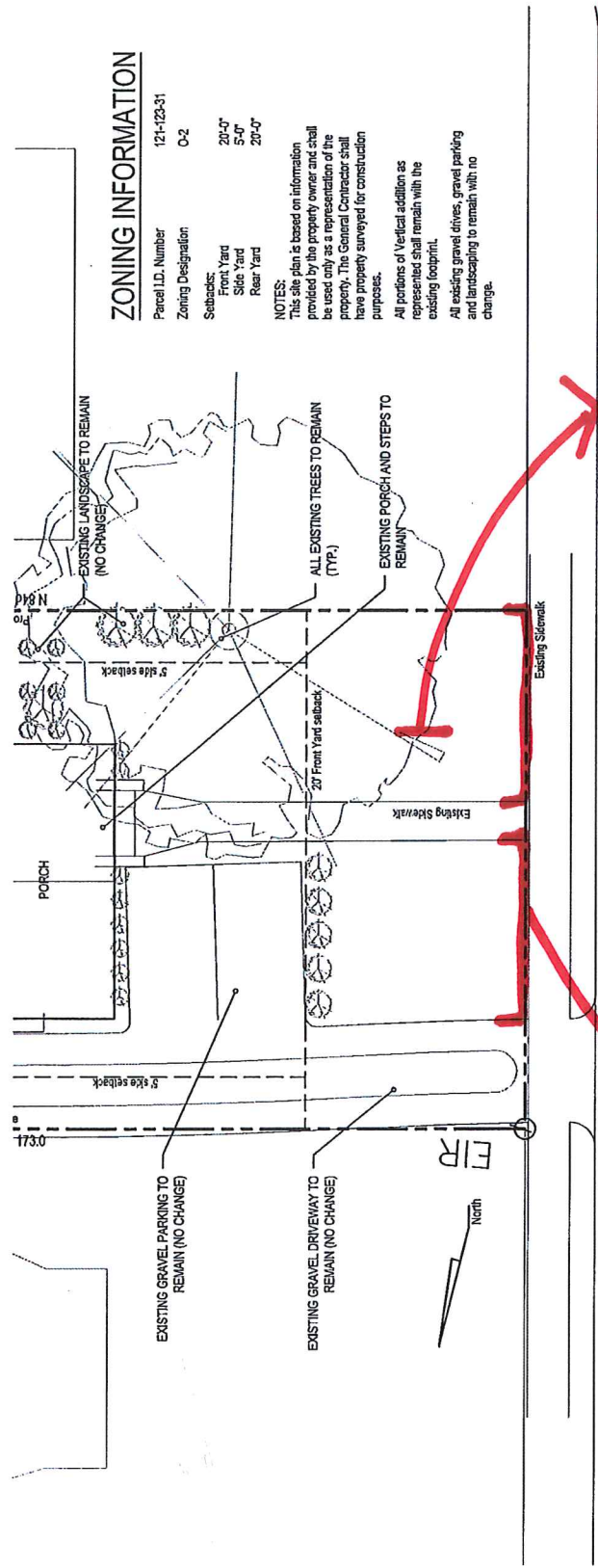
Site Plan - September 2019



APPROVED
Charlotte
Historic District
Commission

Certificate of Appropriateness

HDCADM-2019-00312



ZONING INFORMATION

Parcel I.D. Number 121-123-31
 Zoning Designation O-2
 Setbacks:
 Front Yard 20'-0"
 Side Yard 5'-0"
 Rear Yard 20'-0"

NOTES:
 This site plan is based on information provided by the property owner and shall be used only as a representation of the property. The General Contractor shall have property surveyed for construction purposes.
 All portions of vertical addition as represented shall remain with the existing footprint.
 All existing gravel drives, gravel parking and landscaping to remain with no change.

New sign
 solid wood
 stained to match structure
 ~10 SF

Brick retaining wall w/ soldier course roll look ~18" high

2237 Park Rd

Sign design - September 2019



Remove bottom rung
from sign to bring to
~10 sf

Remove top railroad tie so
this is not visible



HDCADMCM-2019-00312