



**CHARLOTTE HISTORIC DISTRICT COMMISSION**  
**CERTIFICATE OF APPROPRIATENESS**

**CERTIFICATE NUMBER:** HDCADMRM-2019-00536

**DATE:** 13 September 2019

**ADDRESS OF PROPERTY:** 315 E. Kingston Ave

**HISTORIC DISTRICT:** Dilworth

**TAX PARCEL NUMBER:** 12307603

**OWNER/APPLICANT:** Stephen Rhyne

**DETAILS OF APPROVED PROJECT:** Accessory Building. The project is a new detached accessory building located in the right side rear yard. The new shed will meet all required setbacks and has a footprint of 8' x 12'. The shed will have an architectural asphalt shingle roof and LP Engineered wood siding that will have vertical battens applied to each groove. The shed will be painted or stained. Rear yard open space will be 84.8% after the shed is installed. See attached exhibits labeled 'Site Plan - September 2019', 'Shed Design - September 2019', 'Batten Example - September 2019' and 'Shed Yard Location - September 2019'.

1. Applicable Policy & Design Guidelines and Approval Authority – Projects Eligible for Administrative Approval, page 2.6: Work in Rear Yards.
2. The applicable Policy & Design Guidelines for Materials (page 6.15) and Accessory Buildings (page 8.9) 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.

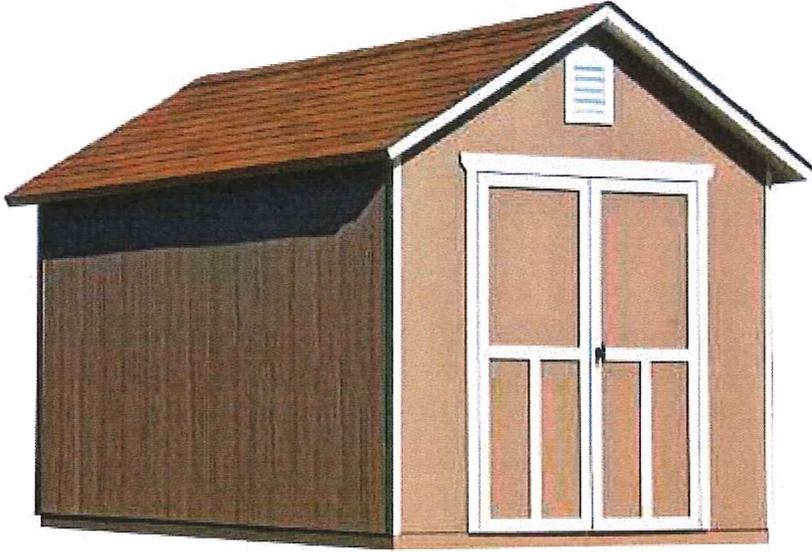
**This Certificate is valid for a period of twelve (12) months from the date of issuance. Failure to obtain a building permit in that time will be considered as a failure to comply with the Certificate and the Certificate will become invalid. If a building permit is not required, then the approved work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



Exhibit 2 - Shed Design - 8' x 12' Gable Shed - September 2019



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Exhibit 3 – Batten Example - September 2019



  
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Exhibit 4 - Shed Yard Location - September 2019



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