



CHARLOTTE HISTORIC DISTRICT COMMISSION

CERTIFICATE OF APPROPRIATENESS

CERTIFICATE NUMBER: HDCADMRM-2019-00150

DATE: 25 March 2019

ADDRESS OF PROPERTY: 2201 Sarah Marks Ave

HISTORIC DISTRICT: Dilworth

TAX PARCEL NUMBER: 12112207

OWNER(S): Hildegard Stevens & Edward Overman

DETAILS OF APPROVED PROJECT: Shed. The project is a single story shed located in the rear yard. Existing shed to be removed. No trees will be removed. The new building will meet all required setbacks and will be no wider and no taller than the main structure. The shed will set-in 3'-0" on both the rear and right-side property lines. The shed's footprint is approximately 10'-0" x 12'-0". The shed will be Horizontal LP Smart Panel Siding, have a masonry foundation and a metal roof. Post-completion the rear yard impermeable space will be approximately 25%. See attached exhibits "Site Plan – March 2019" & "Design – March 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.

- 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.

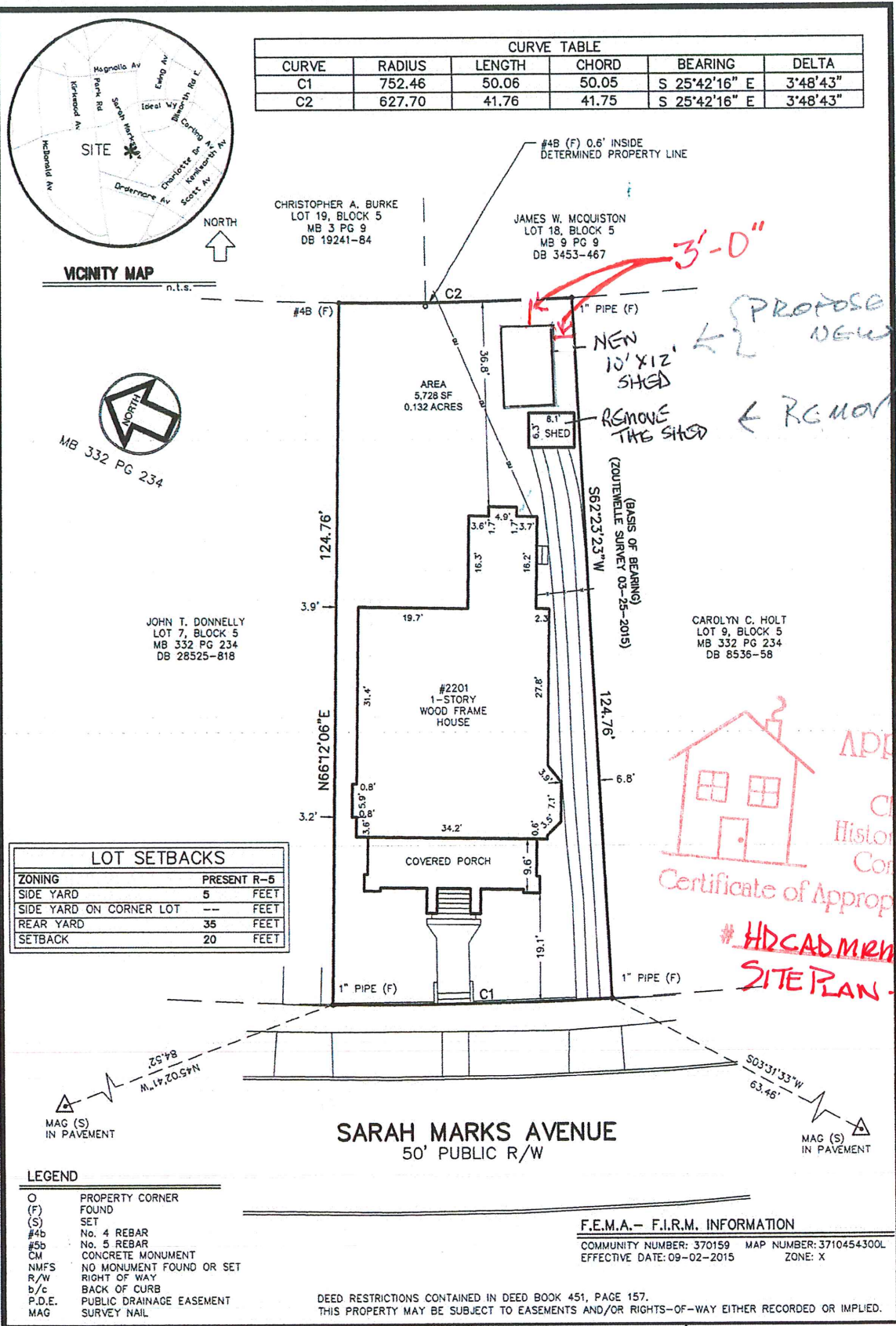
This Certificate is valid for a period of twelve (12) months from the date of issuance. Failure to obtain a building permit in that time will be considered as a failure to comply with the Certificate and the Certificate will become invalid. If a building permit is not required, then the approved work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

PROPOSED SITE PLAN

B.



LOT SETBACKS	
ZONING	PRESENT R-5
SIDE YARD	5 FEET
SIDE YARD ON CORNER LOT	— FEET
REAR YARD	35 FEET
SETBACK	20 FEET

APPROVED
Charlotte
Historic District
Commission
Certificate of Appropriateness

#HDCADM2019-00150
SITE PLAN - MARCH
2019

LEGEND	
O	PROPERTY CORNER
(F)	FOUND
(S)	SET
#4b	No. 4 REBAR
#5b	No. 5 REBAR
CM	CONCRETE MONUMENT
NMFS	NO MONUMENT FOUND OR SET
R/W	RIGHT OF WAY
b/c	BACK OF CURB
P.D.E.	PUBLIC DRAINAGE EASEMENT
MAG	SURVEY NAIL

F.E.M.A.- F.I.R.M. INFORMATION
COMMUNITY NUMBER: 370159 MAP NUMBER: 3710454300L
EFFECTIVE DATE: 09-02-2015 ZONE: X

DEED RESTRICTIONS CONTAINED IN DEED BOOK 451, PAGE 157.
THIS PROPERTY MAY BE SUBJECT TO EASEMENTS AND/OR RIGHTS-OF-WAY EITHER RECORDED OR IMPLIED.

Lucas-Forman Incorporated
Land Surveying
Planning & Engineering
N.C. License C-1215
4000 Stuart Andrew Boulevard
Charlotte, North Carolina 28217
P.O. Box 11386 28220-1386
(704) 527-6626 Fax 527-9640

PHYSICAL SURVEY
of
2201 SARAH MARKS AVENUE

LOT 8 BLOCK 5 MAPBOOK 332 PAGE 234
SUBDIVISION Dilworth
DEED REFERENCE: 2444-248
for
E. Gerard Overman Jr. & wf Hildegard Stephens

SURVEYED: DATE: 05-26-2016 REV. FILE# 12
DRAWN: AFF UPDATE: FILE# 12

ARTHUR F. FORMAN
LAND SURVEYOR
L-3141

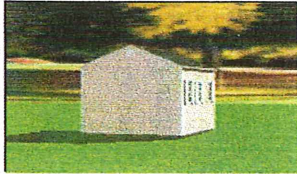
D.

Leonard Buildings & Truck Accessories
630 W Independence Blvd
Mt. Airy, NC, 27030
Phone: 877-458-1001
Fax:
Email: ksorensen@leonardusa.com

Design ID:
Phone:
Email:

THE PRE FABRICATED
SHED WE PROPOSE
PLACING IN THE SAME
LOCATION AS THE
PREVIOUSLY PROPOSED
11'x22' GARAGE

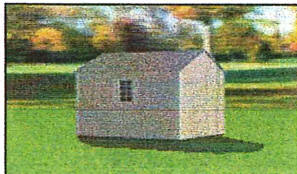
Left View



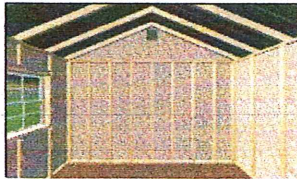
Right View



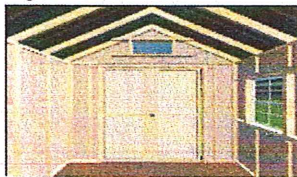
Rear View



Left Interior View



Right Interior View



Piedmont: 10x12 \$ 2846.00
Panel-Loc Roofing - Charcoal: \$0.00
Kilim Beige (SW6106) Smart Panel Siding: \$0.00
Door: 6 ft Wood Double Door (DR-10) in Kilim Beige Standard
Hinge(\$0.00) 190.00
Window: 30 inch Transom Window (WD-01) \$35.00
Window: 18x27 Window with Shutters (WD-08) \$70.00
Window: 18x27 Window with Shutters (WD-08) \$70.00
Window: 18x27 Window with Shutters (WD-08) \$70.00
Option: Rectangle Vent (VT-3) \$20.00
Window: 18x27 Window with Shutters (WD-08) \$70.00
Sub Total Cash Price as Shown: \$ 3371.00
Tax (6.9%): \$ 232.60
Total Cash Price with Tax: \$3603.60
Ask about our Rent to Own option.

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DESIGN - MARCH 2019

Pricing shown is subject to change without notice. Order and pricing to be reviewed by sales staff before order is finalized.

Roof IS RIBBED, INTER LOCKING METAL