



CHARLOTTE HISTORIC DISTRICT COMMISSION
CERTIFICATE OF APPROPRIATENESS

CERTIFICATE NUMBER: HDCADMRM-2019-00400

DATE: 16 July 2019

ADDRESS OF PROPERTY: 1613 Wilmore Dr.

HISTORIC DISTRICT: Wilmore

TAX PARCEL NUMBER: 11908113


OWNER(S): Andrew Sawyers & Lauren Wildrick

DETAILS OF APPROVED PROJECT: Shed. The project is a single story shed located in the rear yard. The shed will set-in 3'-0" on both the rear and right-side property lines. The existing fence will be moved to accommodate the new shed but will be rebuilt to match existing. The shed's footprint is approximately 10'-0" x 10'-0". The shed will be LP Smart Panel Siding with a shingle roof. Vertical wood batten will be applied over each groove of the siding. The shed will be painted or stained. See attached exhibits "Plan – July 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.
3. **If changes to the approved plans are needed, please contact staff as soon as possible. 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.

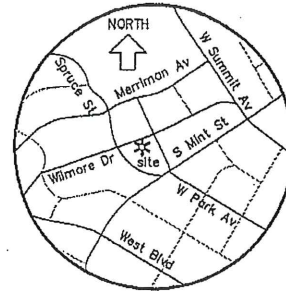
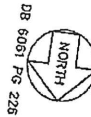
This Certificate is valid for a period of twelve (12) months from the date of issuance. Failure to obtain a building permit in that time will be considered as a failure to comply with the Certificate and the Certificate will become invalid. If a building permit is not required, then the approved work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

F.E.M.A. - F.I.R.M. INFORMATION

COMMUNITY NUMBER: 370159 MAP NUMBER: 3710454300K
EFFECTIVE DATE: FEBRUARY 19, 2014 ZONE: X (OUT)



VICINITY MAP

n.t.s.

N/F
GREATER GAULEE
BAPTIST CHURCH
LOT 12 BLOCK 26
MB 230 PG 297
DB 4921-59

N/F
GREATER GAULEE
BAPTIST CHURCH
P/O LOTS 3 & 4
BLOCK 26
MB 230 PG 297
DB 6061-226

*Proposed
Shed location
10'x10'*

*Fence
To Be moved*

*3' setback
from side
and back*

7,741 sq. ft.
0.178 acres

APPROVED

Charlotte
Historic District
Commission

Certificate of Appropriateness

HDCADMCM

2019-00400

PLAN - July 2019

N/F
SABRE VALUE
QUEEN CITY FUND
LOT 9 BLOCK 26
MB 230 PG 297
DB 25368-394

N/F
CHARLOTTE S KNOWLES
LOT 7 BLOCK 26
MB 230 PG 297
DB 25481-985

WILMORE DRIVE
50' PUBLIC R/W

LEGEND

O PROPERTY CORNER
(F) FOUND
(S) SET
#4b No. 4 REBAR
#5b No. 5 REBAR
-X- FENCING
NMF'S NO MONUMENT FOUND OR SET
R/W RIGHT OF WAY
b/c BACK OF CURB
-DU- OVERHEAD UTILITY
P.D.E. PUBLIC DRAINAGE EASEMENT
MAG SURVEY NAIL
C/L POWER POLE

LOT SETBACKS

ZONING	R-5
SIDE YARD	5 FEET
SIDE YARD ON CORNER LOT	FEET
REAR YARD	35 FEET
SETBACK	32 from b/c FEET

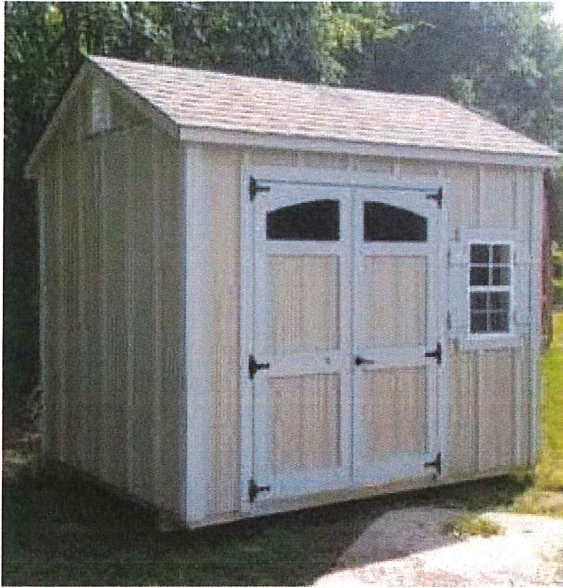
THIS PROPERTY MAY BE SUBJECT TO EASEMENTS AND/OR RIGHTS-OF-WAY EITHER RECORDED OR IMPLIED.

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

PHYSICAL SURVEY
of
1613 WILMORE DRIVE
CITY OF CHARLOTTE, MECKLENBURG COUNTY, N.C.
LOT 8 BLOCK 26 MAPBOOK 230 PAGE 297
SUBDIVISION WILMOORE SECTION 2
DEED REFERENCE: DB 28371-980
for
MATT ALEXANDER
SURVEYED: D.B. GODBOLD DATE: 12.31.2015 REV.
DRAWN: R.S. HENSLEY UPDATE:

SEAL
NORTH CAROLINA
PROFESSIONAL
LAND SURVEYOR
ARTHUR F. FORMAN
L-3141
JOB# 14161 FILE# 15

Accessory Building. The project is a new detached accessory building located in the rear yard. The new shed will meet all required setback requirements (3' from property line) and has a footprint of 10x10. The new shed is a custom build Premium Gable with architectural shingles and Smart Panel siding. Battens will be attached to the gaps in the Smart Panel Siding and the shed will be painted. The existing diagonal fence in the back left of the property lot will be removed to make room for the shed and re-installed around the new structure. See attached exhibits including Site Plan and Shed Design example.



Front of proposed building



Side of proposed building



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Charlotte
Historic District
Commission
of Appropriation
HDCADMEM
2019-02400
PLAN-July
2019

Site location – fence to be removed in order to build structure and replaced to enclose the accessory building into the lot. New structure will fill the gap behind existing diagonal fence where tree used to be. Tree removal was approved by HDC in March 2019.