



## Charlotte Historic District Commission Application for a Certificate of Appropriateness

December 8, 2010

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ADDRESS OF PROPERTY	900 East Worthington Avenue, Dilworth Local Historic District	HDC 2010-117
SUMMARY OF REQUEST	Tree Removal	
OWNERS	James and Tracy Stouse	
APPLICANT	Rick Norvell of Absolute Remodeling	

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### **Details of Proposed Request**

The contractor is representing the owner in this application for a Certificate of Appropriateness.

The applicant is seeking approval for the removal of two cedar trees on the lot. The trees are healthy.

There is an approved plan for an addition to this house that was approved by the HDC in June of this year.

### **Current Status and Context of Property**

This house, built c. 1925, is a one story wood-sided bungalow with an engaged front porch under a side-facing gable roof. The house is listed as a contributing structure to the Dilworth National Register Historic District.

The house is of similar scale and style to other houses in the immediate vicinity.

The house is located on a corner lot, at the intersection of East Worthington Avenue and Park Road.

### **Relevant HDC Design Guidelines**

- *Landscaping – Tree Removal*

### **Relevant Secretary of Interior's Standards for Historic Rehabilitation**

(As cited in the Charlotte Zoning Ordinance Section 10.210)

- (i) New additions, exterior alterations, or related new construction shall not destroy historic materials that characterize the property. The new work shall be differentiated from the old and shall be compatible with the massing, size, scale, and architectural features to protect the historic integrity of the property and its environment.
- (j) New additions and adjacent or new construction shall be undertaken in such a manner that if removed in the future, the essential form and integrity of the historic property and its environment would be unimpaired.

**Outstanding Issues**

Current HDC policy allows for the removal of trees with administrative approval, provided that the property owner supplies HDC staff with a signed letter from a Certified Arborist stating that there is some arboricultural reason for the removal, such as disease or imminent danger, which cannot otherwise be addressed.

The owners of this property acknowledge that the two cedar trees on their lot are in good health, but they wish to remove them. Such removals require the approval of the full Historic District Commission.

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# Charlotte Historic District Commission - Case 2010-117

