Charlotte Historic District Commission

Application for a Certificate of Appropriateness

March 14, 2012

ADDRESS OF PROPERTY 1721 The Plaza, Plaza Midwood Local Historic District HDC 2012-022

SUMMARY OF REQUEST Addition

OWNER Curtis Tutt

APPLICANT Ray Sheedy

Details of Proposed Request

This application is for a rear addition and the installation of a porte cochere to this existing one story cottage style house. The rear addition alone would be eligible for administrative approval, since it meets all current HDC requirements for such an approval. The porte cochere would be on the left side of the house, and takes all of its design elements, including the columns, from the existing structure.

Current Status and Context of Property

This house, constructed in 1930, is a one story wood frame structure with a front patio porch and a centered covered entrance element. There is a front-facing shed dormer centered over the entrance of the house. The house has a low-slope end gabled roof, and a rearward hipped element behind the ridge. This hip would be expanded by the rear addition.

Relevant HDC Design Guidelines

- Additions
- Building Materials

Relevant Secretary of Interior's Standards for Historic Rehabilitation

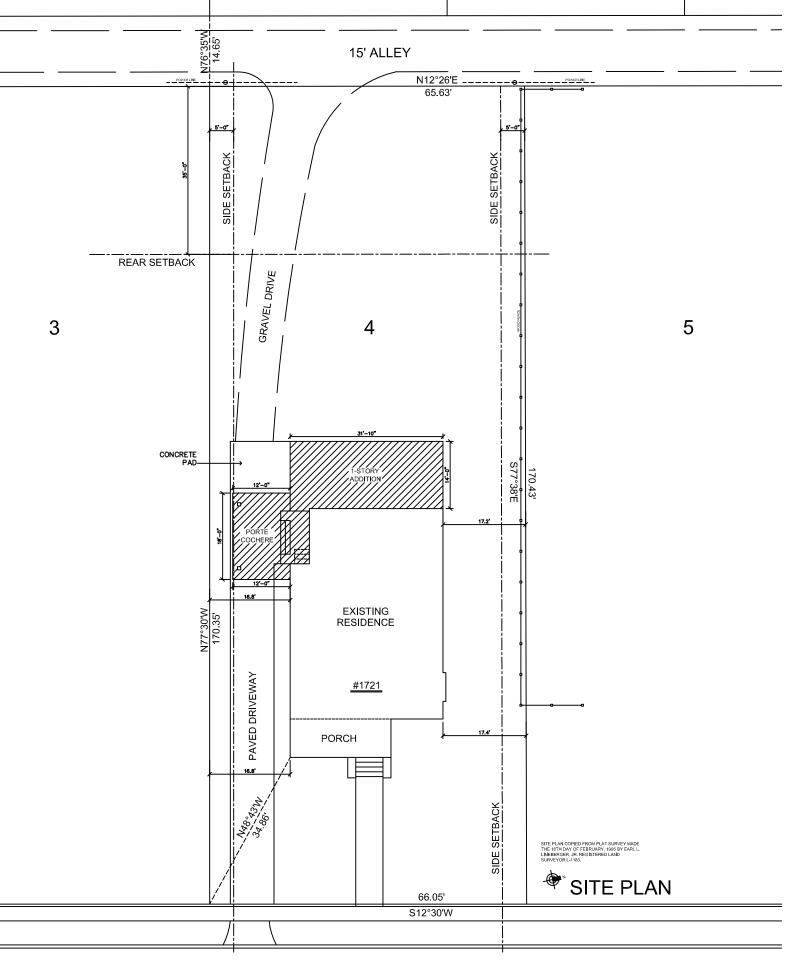
(As cited in the Charlotte Zoning Ordinance Section 10.210)

- (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.







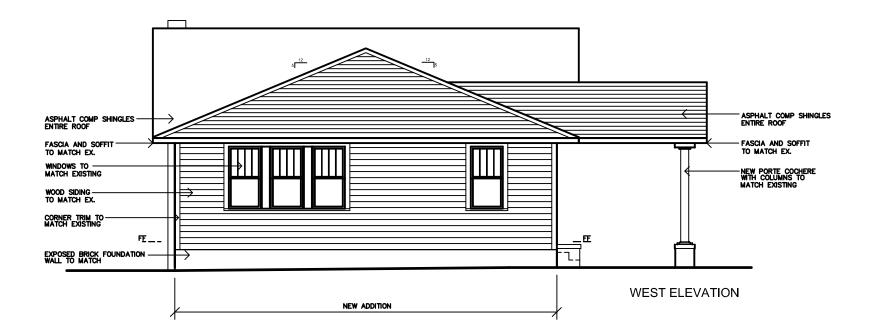


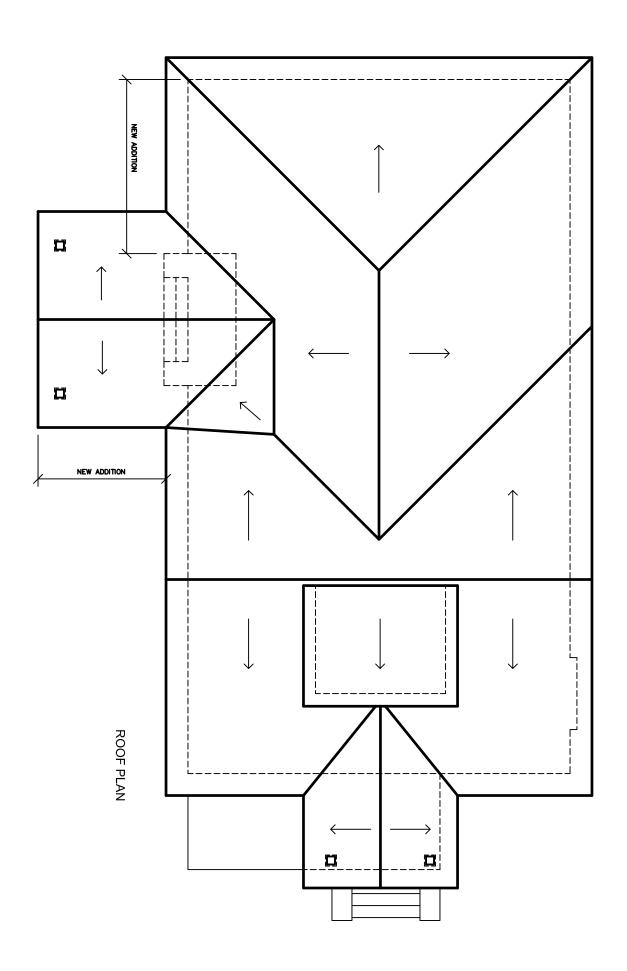


EAST ELEVATION









Charlotte Historic District Commission - Case 2012-022 The same of the sa 202/1 1518 1526 19/15/ 1909 1914 192/1 1920 1939 150/6 1908 192 Ay842 501/15071/511 /wood G1817 501/1507 191/3 **181/7** 180₽ 17/25 1733 N 1801/1805/1810 1809 1821 18/11 17/15/7/16/17/16 161/71/04/1620 1705/1708 170/1 1702 1700 16/15 160/1 Kensina 1825 1705 Kensi 15061508 D 15021504 1510 1570 15/42 1821 1829 Owning 616 1808 824 6 16 18 161/5 15/17 Vinton499 15/05 800 prague School St1433 1508 4429 14/25 1721 The Plaza all Ay2 1409 1411 **Property Lines Building Footprints** 418 14301434 Hamorton P Plaza Midwood Local 100 200 1327 1330 Feet 1323 1324 Historic District 132March 9322012 13/19 1317 1319 131/9 Hamorton