



CHARLOTTE HISTORIC DISTRICT COMMISSION
CERTIFICATE OF APPROPRIATENESS

CERTIFICATE NUMBER: HDC-2015-053

DATE: March 5, 2015

ADDRESS OF PROPERTY: 1511 The Plaza

HISTORIC DISTRICT: Plaza Midwood

TAX PARCEL NUMBER: 081.187.03

OWNER(S): Larry Nabatoff and Kelly Katterhagen APPLICANT: Architect Kent Lineberger

DETAILS OF APPROVED PROJECT: Pool and Accessory Building. 9'x18' outbuilding will be located in rear yard to the left side, situated parallel to the property line with the gable end to the street. See exhibit labeled 'Site Plan March 2015 Accessory Structure'. Building height will not exceed 8'2". Cupola will be an additional 3'. Materials (including wooden shake siding, windows, trim, etc.) and details (including corner boards, window trim, soffit/fascia treatment, overhang, etc.) will match house or be proportionally appropriate. See exhibits labeled 'Elevations 1, 2, 3, 4 March 2015'. 9'x51'6" linear pool will be located parallel to rear property line with a raised planter between the edge of the pool and the rear property line. Edging will be 24". See exhibit labeled 'Site Plan March 2015'.

Applicable *Policy & Design Guidelines* - Accessory Buildings page 53

1. Accessory buildings cannot be located in front or side yards.
 2. Accessory buildings that are visible from the street must be constructed using materials and finishes that are in keeping with the main building they serve, and that are appropriate to the district.
 3. Design for accessory buildings must be inspired by the main building they serve. Building details must be derived from the main structure.
 4. Accessory buildings and their placement must be of a proper scale in relation to the main structure on a lot, and to structures on surrounding properties.
- Rear Yards page 64
1. The Commission may allow Staff approval of work in rear yards that will not be substantially visible from a street. This includes fencing, landscaping, driveways, parking pads, decks, patios, **POOLS**, and additions that are neither wider than the present house nor higher than the original roof line.

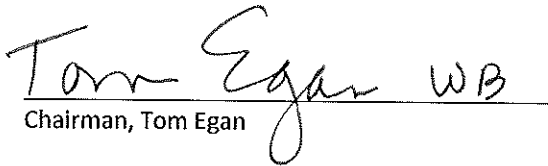
COA#

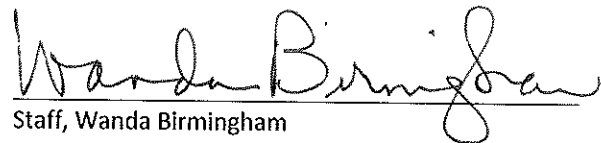
Page 2

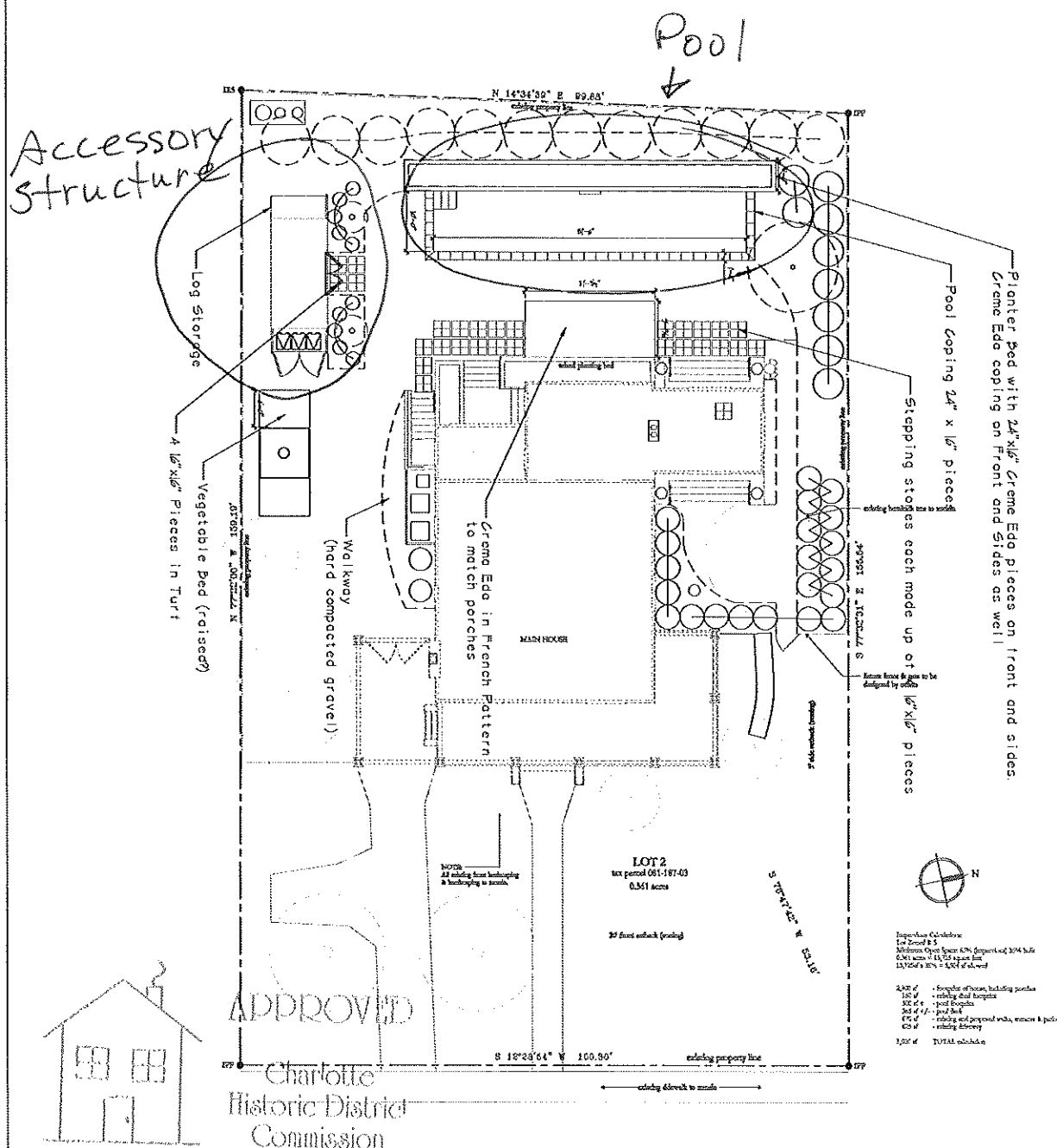
Date

- 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.

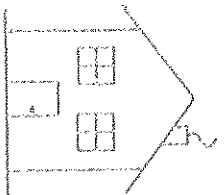
This Certificate is valid for a period of six months from the date of issuance. Failure to obtain a building permit in that time will be considered as a failure to comply with the Certificate and the Certificate will become invalid. If a building permit is not required, then the approved work must be completed within six months of the date of issuance of this Certificate. The Certificate can be renewed within twelve months of its issuance by Historic District Commission staff by written request and submission of a valid reason for failure to comply within the six-month deadline.

 WB
Chairman, Tom Egan


Staff, Wanda Birmingham



Current Status	
Site Plan	
March 2015	
Project Name Nobletti - Katterhagen Residence The Plaza Charlotte, NC	
Architect Burtin Wilson Gordon Designs 3341 Queen Road Charlotte, NC 28207 info@burtinwilson.com	
Scale 1" = 10'	

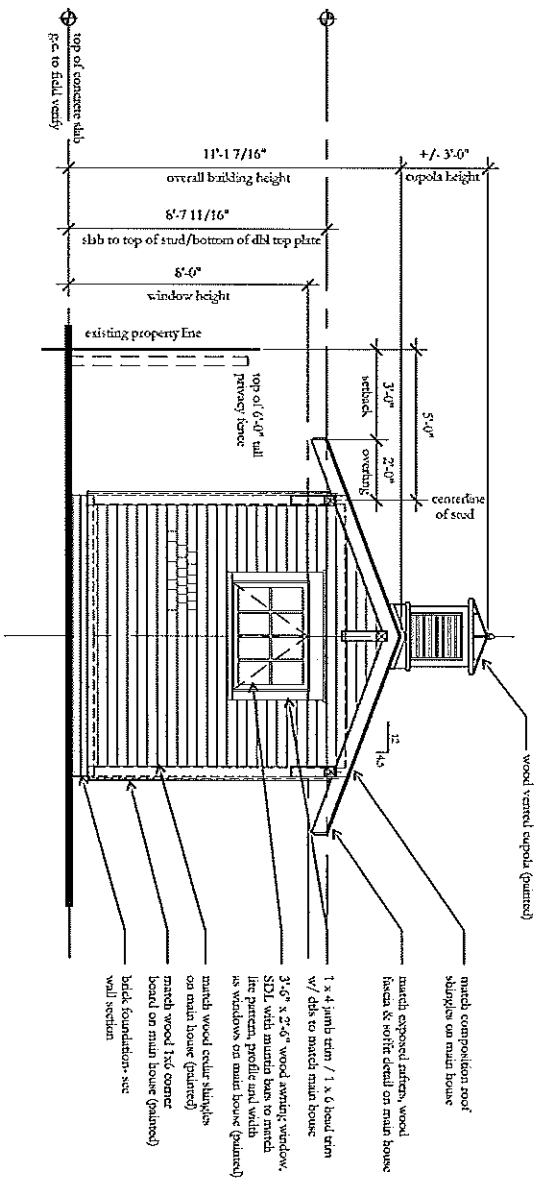


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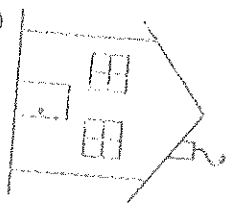


1 PROPOSED EAST ELEVATION

A-2

Elevation March 2015

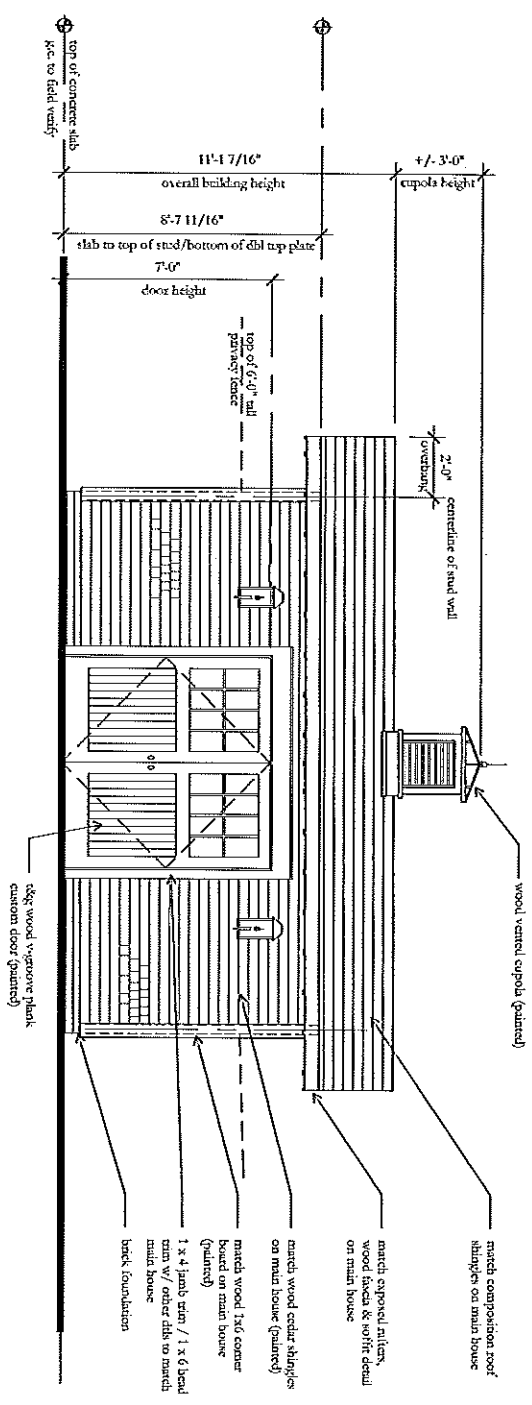
one quarter of an inch equals a foot



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A-2

PROPOSED NORTH ELEVATION

Elevation March 2015

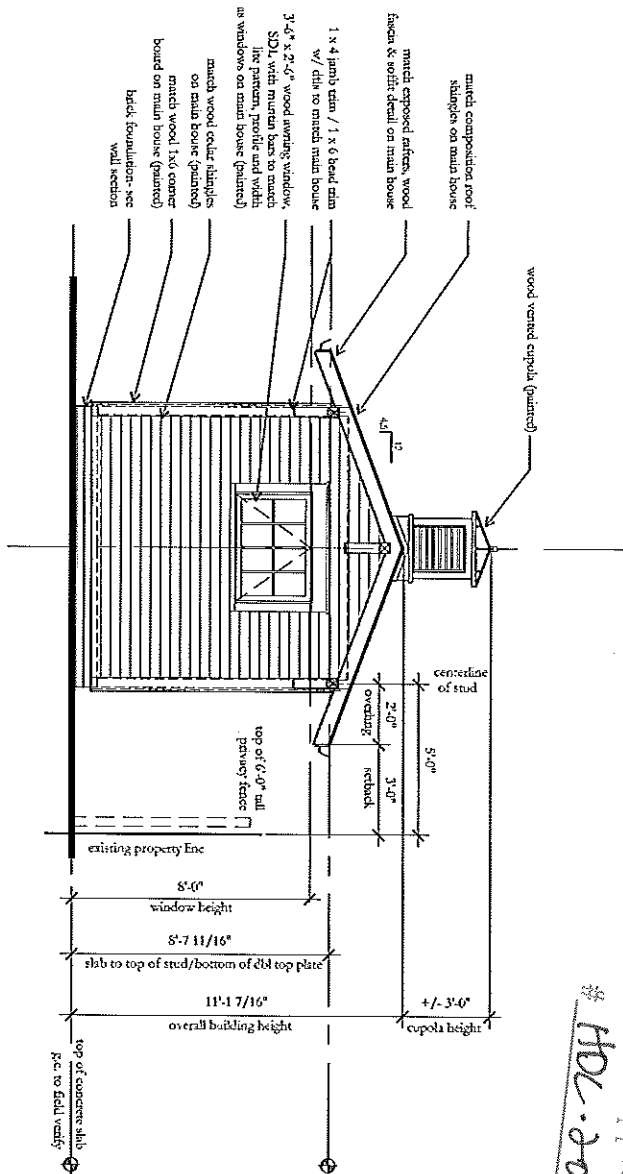
one quarter of an inch equals a foot

A-2

3 PROPOSED WEST ELEVATION

Elevation March 2015

one quarter of an inch equals a foot

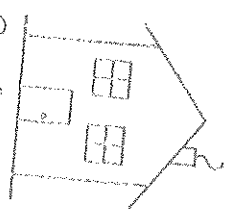


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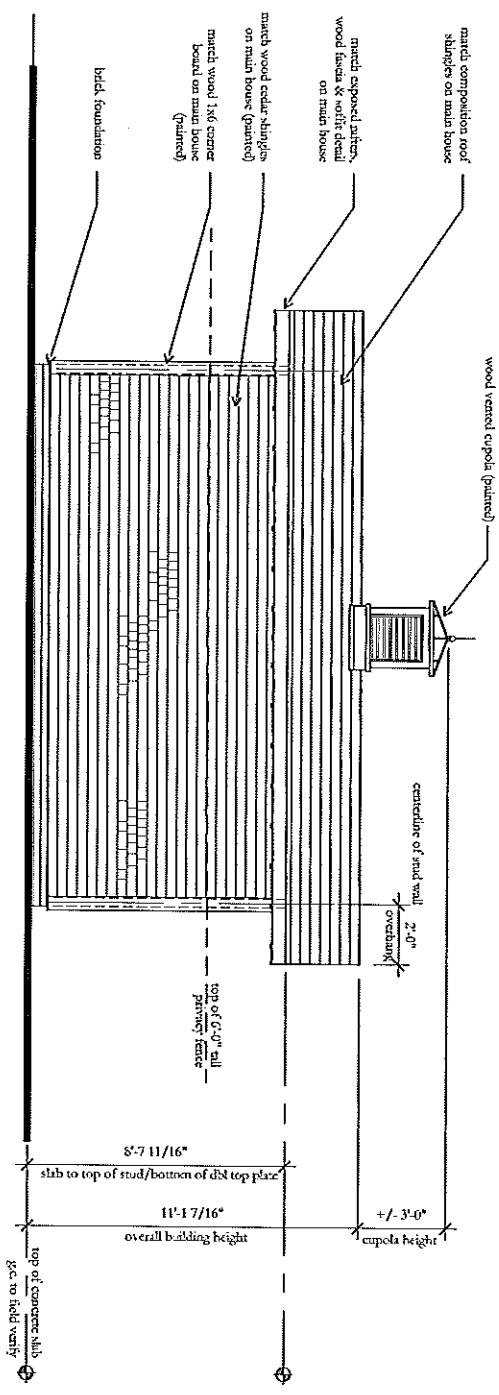
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#HDC-2015-053



4 PROPOSED SOUTH ELEVATION

A-2

Elevation March 2015

one quarter of an inch equals a foot