

## **CHARLOTTE HISTORIC DISTRICT COMMISSION**

#### **CERTIFICATE OF APPROPRIATENESS**

**CERTIFICATE NUMBER: 2016-247** 

DATE: February 1, 2017

ADDRESS OF PROPERTY: 433 West Blvd.

TAX PARCEL NUMBER: 11907718

**HISTORIC DISTRICT:** Wilmore

**APPLICNT/OWNER:** Mike Towery, Iron River Building Group

**DETAILS OF APPROVED PROJECT:** The project is the construction of a new single family house. The front setback is approximately 35' from the porch to right of way. A new carriage track driveway will be constructed on the right side to the rear of the house. The height is +/-24' measured from grade to ridge. Exterior materials are brick and wood siding. Windows are wood with simulated true divided lights (STDL).

The project was approved by the Historic District Commission November 9, 2016.

- > 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.

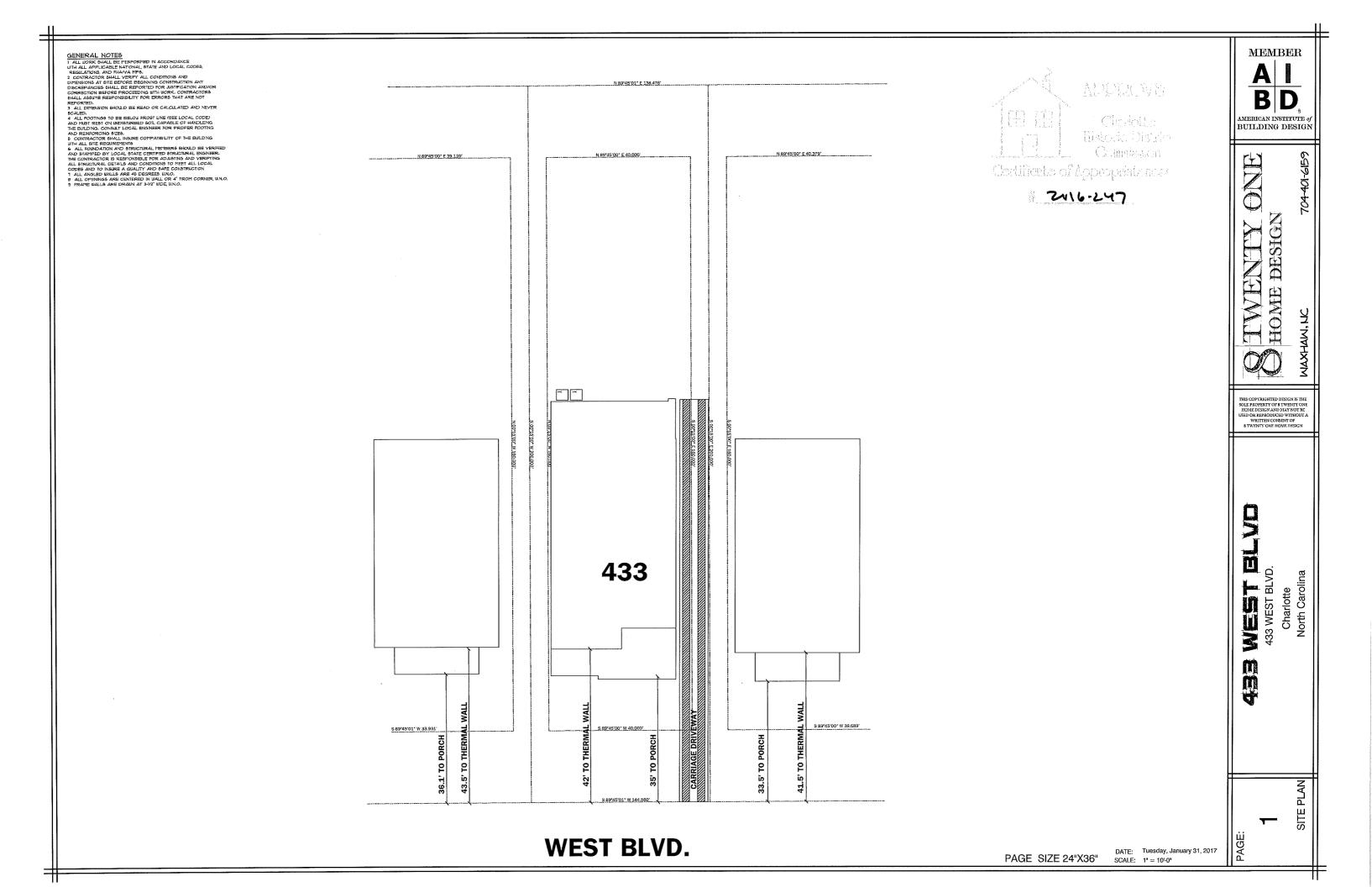
This Certificate is valid for a period of twelve (12) months from the date of issuance. Failure to obtain a building permit in that time will be considered as a failure to comply with the Certificate and the Certificate will become invalid. If a building permit is not required, then the approved work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

- Janfohh	John Gonal		
Chairman	Staff		

CHARLOTTE-MECKLENBURG PLANNING DEPARTMENT

600 East Fourth Street Charlotte, NC 28202-2853 PH: (704)-336-2205 FAX: (704)-336-5123

www.charlotteplanning.org



GENERAL NOTES

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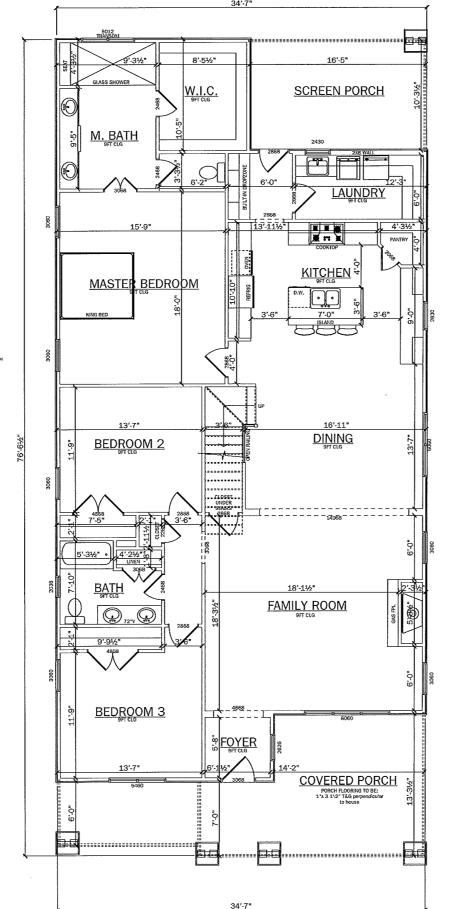
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MEMBER

HOME DESIGN TWENTY MAXHAM, NC

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WEST BLVD. Charlotte North Carolina

4 mm

FIRST FLOOR S

PAGE SIZE 24"X36"

Sq Footage

2145 677

2822

318 172

FIRST FLOOR

SECOND FLOOR

TOTAL HEATED

FRONT PORCH

SCREEN PORCH TOTAL UNDER ROOF 3312

ALL WINDOWS TO BE: MW pro series 200 wood Windows

DATE: Tuesday, January 31, 2017 SCALE: 1/4" = 1'-0"

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1 ALL ANGLED WALLS ARE 49 DEGREES, UN.O.

9 FRAME WALLS ARE DRAWN AT 3-1/2" WIDE UN.O.

3'-6" 13'-7" 16'-11" BEDROOM 4 **BONUS ROOM** 



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> ONE 704-401-6159

HOME DESIGN

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WEST BLVD.

Charlotte North Carolina 433

SECOND FLOOR

PAGE SIZE 24"X36"

DATE: Tuesday, January 31, 2017 SCALE: 1/4" = 1'-0"

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9 FRAME WALLS ARE DRAWN AT 3-10<sup>2</sup> WIDE UN.O.
9 FRAME WALLS ARE DRAWN AT 3-10<sup>2</sup> WIDE UN.O.

Top of Plate Jop of Subfloor Jop of Plate WOOD POSTS BRICK, TYP. RAILING Top of Subfloor
Top of Foundation

**FRONT ELEVATION** 

#### **ELEVATION NOTES:**

- ALL WINDOWS TO BE WOOD WITH PAINTABLE SIMULATED DWIDED LIGHT (SDL)

DWINGE USING TOB \$1,4748" SELECT CEDAR SIDING

- 4735 (MODDIN FLYWOOD FOR BOARD ON BOARD AND BATTER SIDING

- 4735 (MODDIN FLYWOOD FOR BOARD ON BOARD AND BATTER SIDING

- 1736" SELECT CEDAR TRAIN BOARDS

- 1736" SELECT CEDAR TRAIN BOARDS

- 1736" SELECT CEDAR TRAIN BOARDS

- 1736" AT SIDING TO CORNER BOARD INTERSECTIONS; MAINTAIN 1,4" REVEAL, PACKOUT

CORNER BOARDS ACCORDINGLY

- BATTERIS TO BE FLUSH WITH FREEZE BOARDS

Charlette Tolonio Didisa - Consideration Certificate of Appropriateses

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Charlotte North Carolina

FRONT 4

Too of Plate Top of Subfloor Top of Plate Top of Subfloor

LEFT ELEVATION SCALE: V4" = 1-0"

PAGE SIZE 24"X36"

DATE: Tuesday, January 31, 2017 SCALE: 1/4" = 1'-0"

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7 ALL ANGLED WALLS ARE 45 DESCREES UNJO.

8 ALL OPENINGS AND CONTREED IN WALL OF 4" FROM CORNER, UNJO.

9 FRAME WALLS ARE DRAWN AT 3-1/2" WIDE UNJO.



**REAR ELEVATION** 

### **ELEVATION NOTES:**

ALL WINDOWS TO BE WOOD WITH PAINTABLE SIMULATED DIVIDED LIGHT (SDL)

DAVIDED LIGHT (SUL)

- SIDINIG TO BE 3/4"X8" SELECT CEDAR SIDING

- 4'X5" SMOOTH PLYWOOD FOR BOARD ON BOARD AND BATTEN SIDING

- 1'X6" SELECT CEDAR TRING TO BOARD AND BATTEN SIDING

- 1'X6" SELECT CEDAR TRING BOARDS

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HOME DESIGN TWENTY

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**RIGHT ELEVATION** 

PAGE SIZE 24"X36"

DATE: Tuesday, January 31, 2017 SCALE: 1/4" = 1'-0"

- GENERAL NOTES

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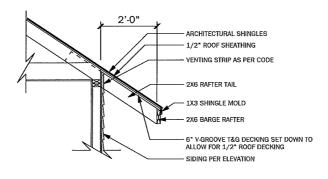
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  5 REAL WELLS ARE DRAIN AT 3-1/2 WIDE UN.O.

- ARCHITECTURAL SHINGLES 1/2" ROOF SHEATHING 1X3 SHINGLE MOLD 2X6 BARGE RAFTER 6" V-GROOVE T&G DECKING SET DOWN TO ALLOW FOR 1/2" ROOF DECKING BEAD MOLDING — 5/4X6 TRIM BOARD — SIDING PER ELEVATION







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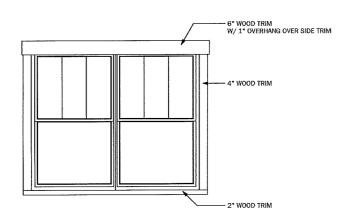
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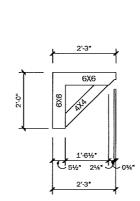
## RAKE OVERHANG DETAIL

SCALE: 0.6563" = 1'-0"



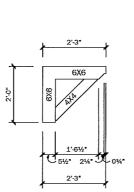
## SLOPED OVERHANG DETAIL

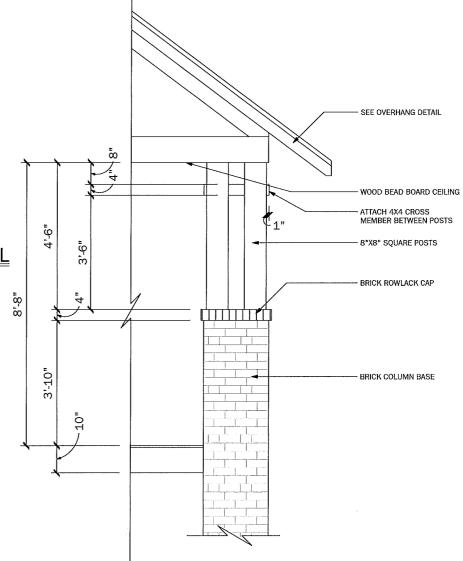
SCALE: 0.6563" = 1'-0"



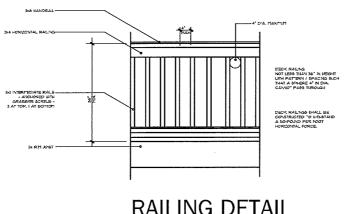
## BRACKET OVERHANG DETAIL

SCALE: 0.6563" = 1'-0"





# WINDOW TRIM DETAIL



RAILING DETAIL SCALE: 0.7656" = 1'-0"

PORCH POST DETAIL

SCALE: 0,7656" = 1'-0"

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DATE: Tuesday, January 31, 2017 PAGE SIZE 24"X36"

GENERAL NOTES

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433 WEST BLVD.

Charlotte

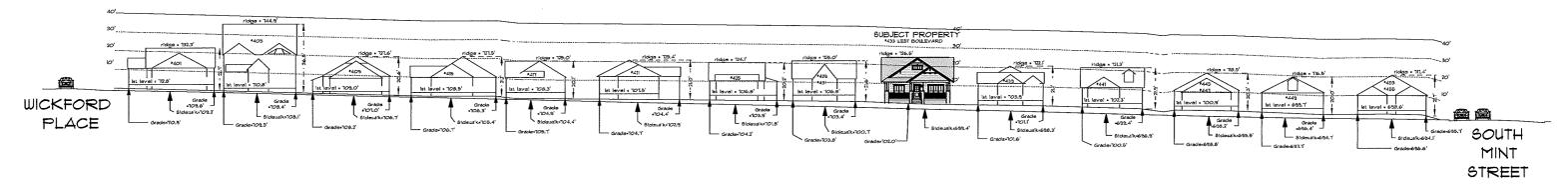
North Carolina

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DATE: Tuesday, January 31, 2017 SCALE: 1/4° = 1'-0°

PAGE SIZE 24"X36"





## WEST BOULEYARD

#### General Notes:

General Notes:

1. The purpose of this Building Heights Sketch is to show existing building fecade heights relative to the elevation points at the public sidewalk or top of curb, front yard grade ("Grade"), lat level, and ridgeline of the houses depicted hereon. No rearyard or sideyard measurements were made. The heights shown hereon were derived from Indirect measurements and are not Intended for structural

2. The vertical datum for these elevation measurements is the North American Vertical Datum of 1988 (i.e., sea level). All other information and graphics are conceptual in nature and are not intended to represent accurate architectural or landscape features.



Copyright 2016
Building Heights Sketch of 400 BLOCK of WEST BOULEYARD ODD SIDE - FACING SOUTHWEST CHARLOTTE, MECKLENBURG COUNTY, N.C. for Charlotte-Mecklenburg Planning Department October 5, 2016

Z/QD%DUXX/ZAC/JEST BOLE/ARD 400 BLOCK OCD &CE/JEST BOLE/ARD 400 BLOCK OCD &CE