



CHARLOTTE HISTORIC DISTRICT COMMISSION

CERTIFICATE OF APPROPRIATENESS

CERTIFICATE NUMBER: 2017-00453

DATE: August 11, 2017

ADDRESS OF PROPERTY: 615 Walnut Avenue

TAX PARCEL NUMBER: 07102207

HISTORIC DISTRICT: Wesley Heights

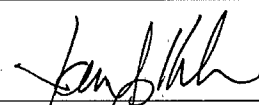
OWNER(S): Patricia and Timothy Gleason

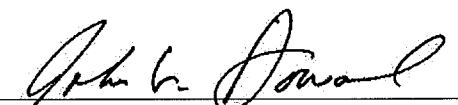
DETAILS OF APPROVED PROJECT: The project is a porch restoration and an upper level/rear addition. The project raises the ridge 2' and increase the pitch to accommodate the second floor. The front dormer is replaced with a larger gabled dormer. New paired windows are located on the side gables, other window replacements are noted on the side and rear elevations. The rear addition ties into the new ridge and extends approximately 15' behind the house. New roof, eave bracket, and window trim details will match the original structure. New siding will be wood lap.

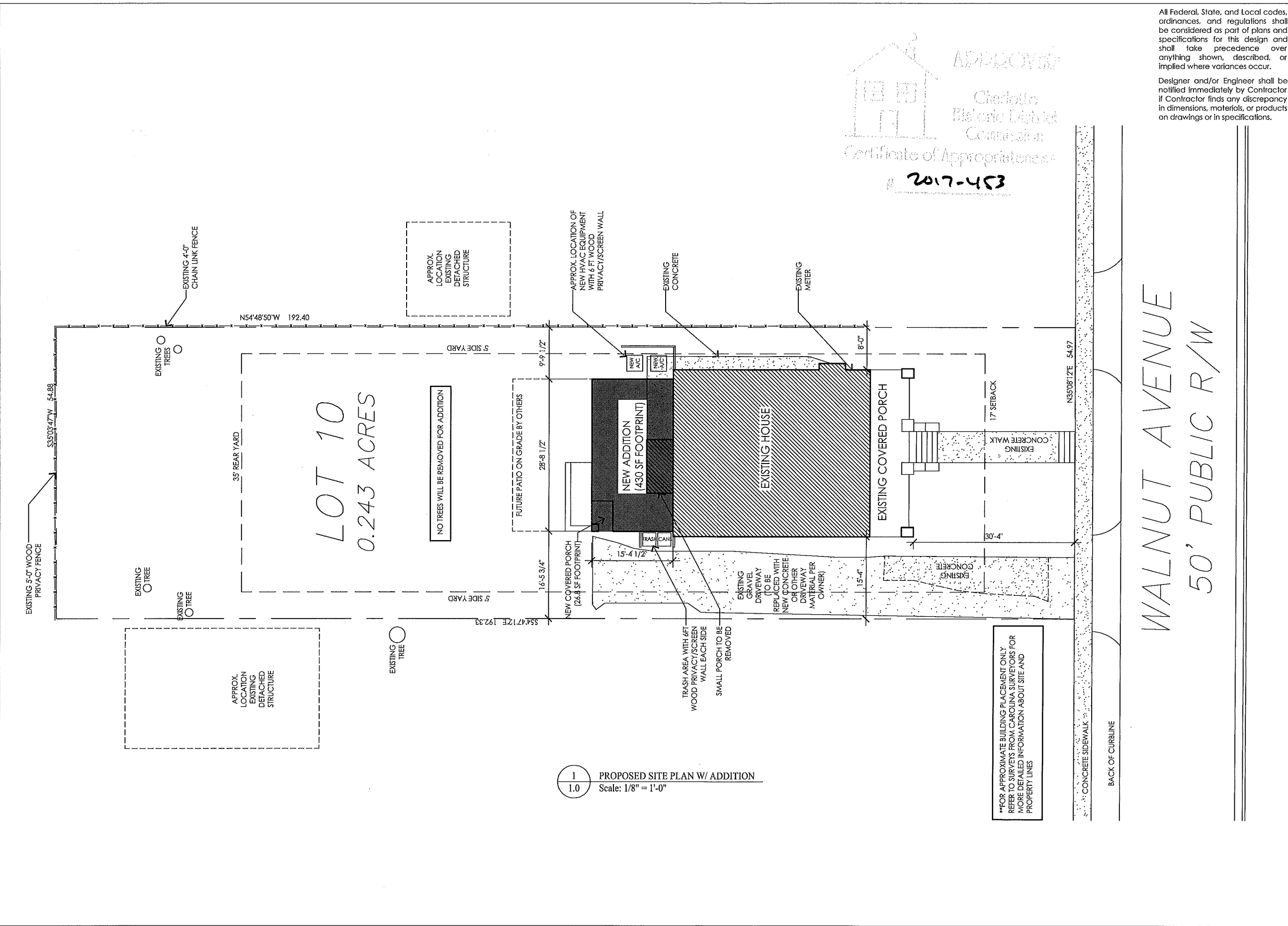
The project was approved by the HDC August 9, 2017.

- 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



SHELLEY HUGHES
DESIGN, LLC

704.575.9594

615 WALNUT AVE.
CHARLOTTE, NC
RENOVATION/ADDITION

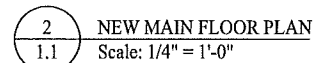
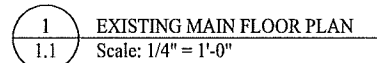
NOT FOR
CONSTRUCTION
Concept Only

REVISIONS

SHEET TITLE
PROPOSED SITE PLAN

ISSUE DATE
JULY 19, 2017

SHEET NUMBER
1.0

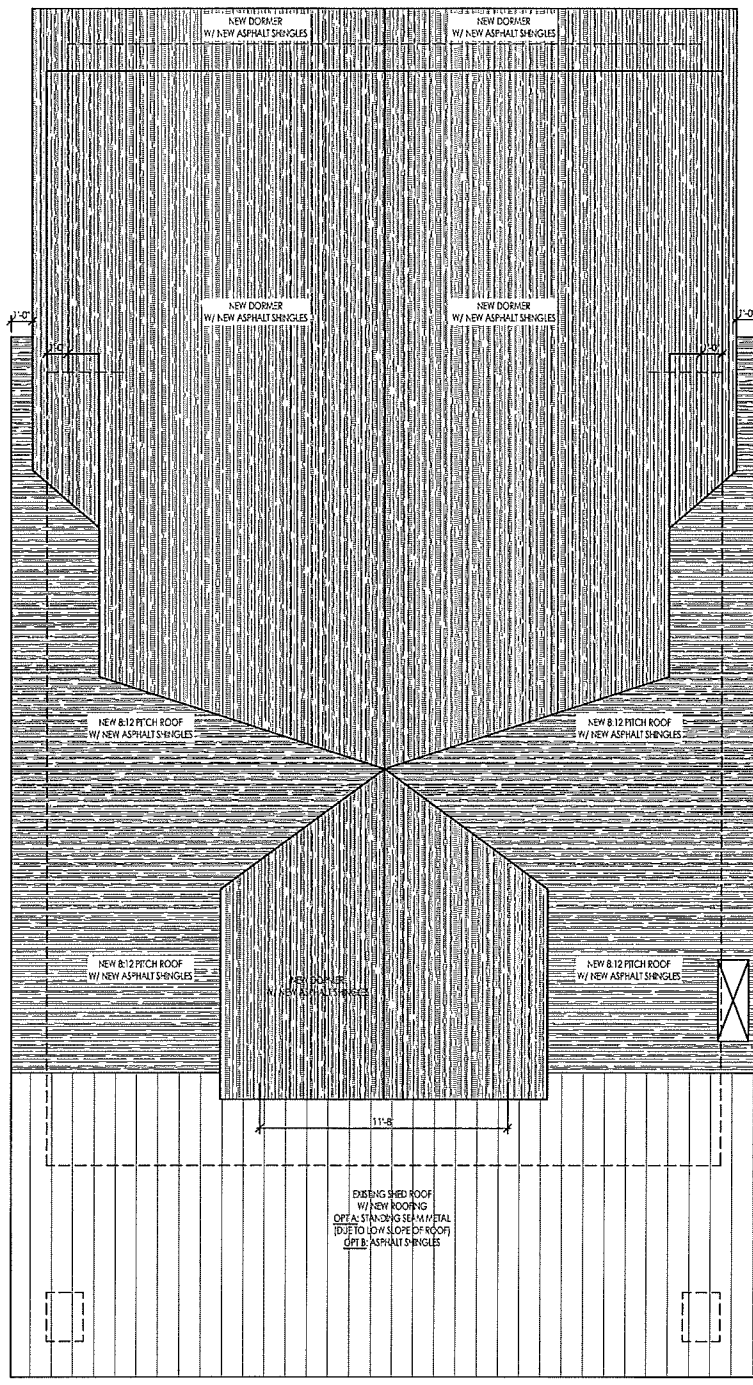


Designer and/or Engineer shall be notified immediately by Contractor if Contractor finds any discrepancy in dimensions, materials, or products on drawings or in specifications.

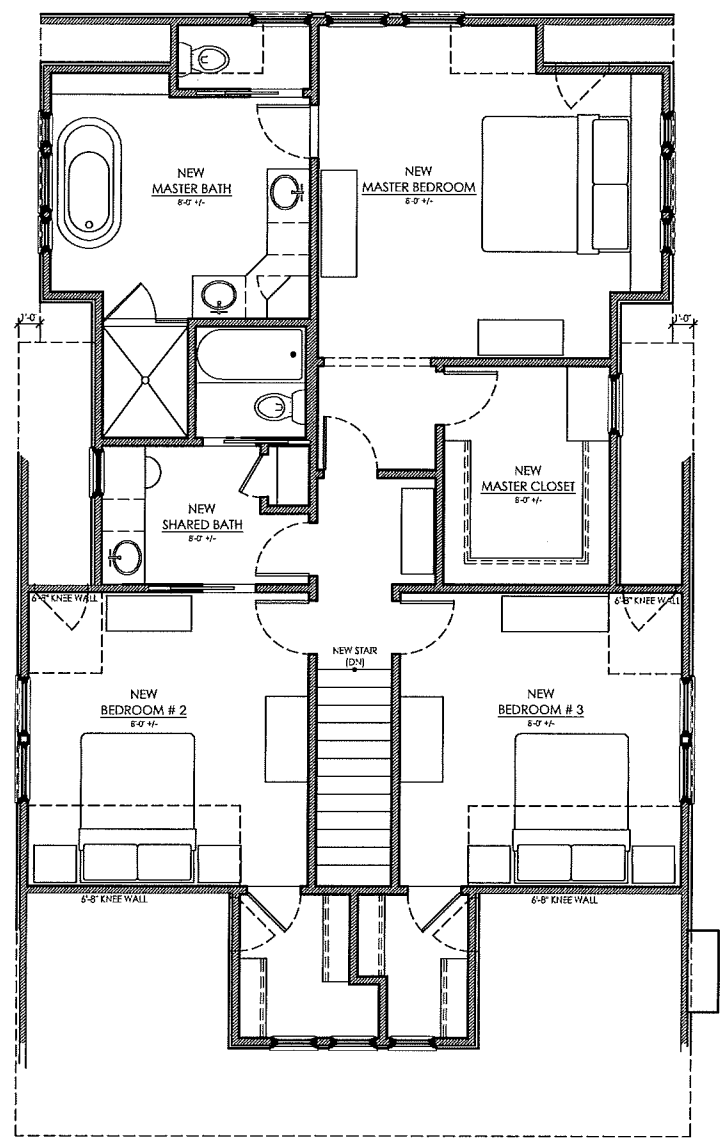
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CONSTRUCTION
Concept Only

1.1

APPROVED
Charlotte
Historic District
Commission
Certificate of Appropriateness
207-453



2 NEW ROOF PLAN
1.2 Scale: 1/4" = 1'-0"



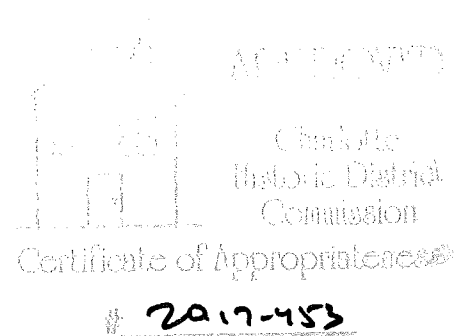
1 NEW 2ND FLOOR PLAN
1.2 Scale: 1/4" = 1'-0"

All Federal, State, and Local codes, ordinances, and regulations shall be considered as part of plans and specifications for this design and shall take precedence over anything shown, described, or implied where variances occur.
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615 WALNUT AVE.
CHARLOTTE, NC
RENOVATION/ADDITION
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Concept Only

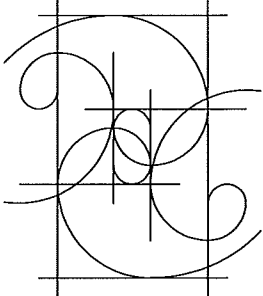
REVISIONS	
SHEET TITLE	NEW 2ND FLOOR & ROOF PLAN
ISSUE DATE	JULY 19, 2017
SHEET NUMBER	1.2



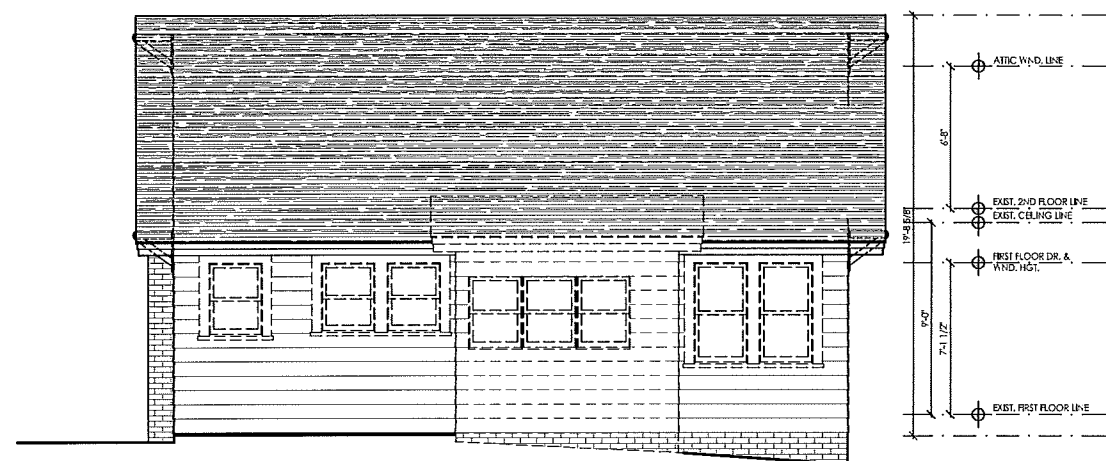
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2A EXISTING REAR ELEVATION
2.1 Scale: 1/4" = 1'-0"



1A EXISTING FRONT ELEVATION
2.1 Scale: 1/4" = 1'-0"



2B NEW REAR ELEVATION
2.1 Scale: 1/4" = 1'-0"



1B NEW FRONT ELEVATION
2.1 Scale: 1/4" = 1'-0"

615 WALNUT AVE.
CHARLOTTE, NC
RENOVATION/ADDITION

NOT FOR
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REVISIONS

SHEET TITLE
FRONT & REAR
ELEVATIONS

ISSUE DATE
JULY 19, 2017

SHEET NUMBER

2.1

Designer and/or Engineer shall be notified immediately by Contractor if Contractor finds any discrepancy in dimensions, materials, or products on drawings or in specifications.

615 WALNUT AVE.
CHARLOTTE, NC
RENOVATION/ADDITION

NOT FOR
CONSTRUCTION
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2.2

APPLY TO THE
CITY OF
HISTORIC PRESERVATION
COMMISSION
Certificate of Appropriateness
2017-453

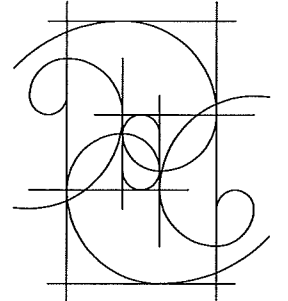
2017-153



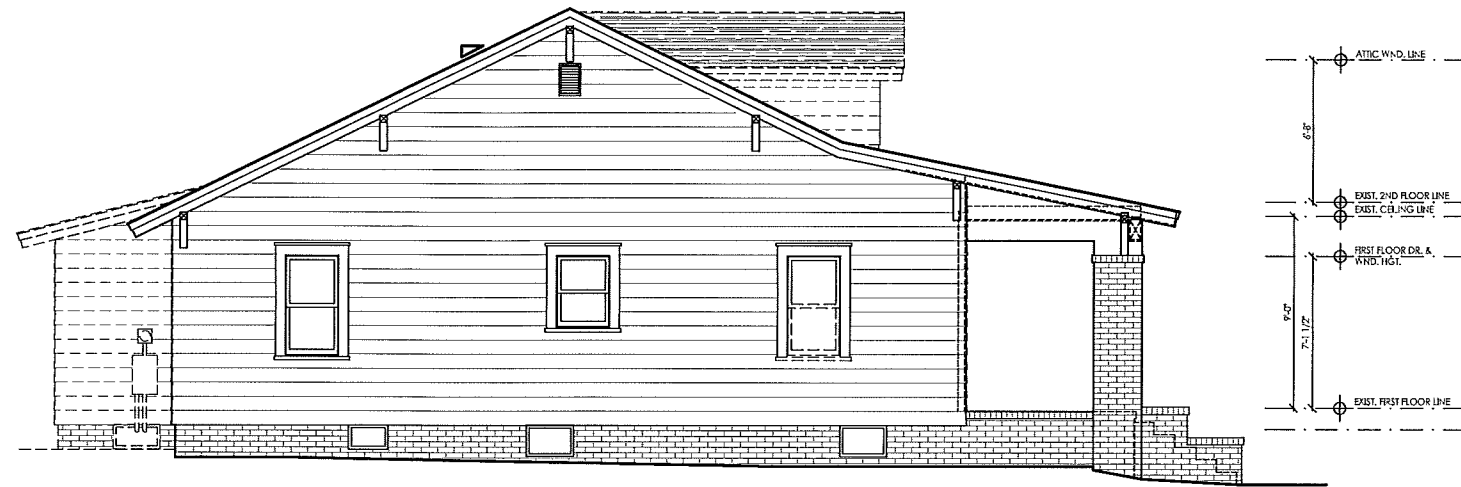
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1A EXISTING LEFT ELEVATION
2.3 Scale: 1/4" = 1'-0"



1B NEW LEFT ELEVATION
2.3 Scale: 1/4" = 1'-0"

615 WALNUT AVE.
CHARLOTTE, NC
RENOVATION/ADDITION

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Concept Only

REVISIONS

SHEET TITLE
LEFT ELEVATIONS

ISSUE DATE
JULY 19, 2017

SHEET NUMBER

2.3