



**CHARLOTTE HISTORIC DISTRICT COMMISSION**  
**CERTIFICATE OF APPROPRIATENESS**

**CERTIFICATE NUMBER:** HDCADMRM 2017-00661

**DATE:** August 23, 2018

**ADDRESS OF PROPERTY:** 309 Walnut Avenue

**TAX PARCEL NUMBER:** 07101206

**HISTORIC DISTRICT:** Wesley Heights

**OWNER:** John Farnham

**DETAILS OF APPROVED PROJECT:** The project is a new accessory building located in the rear yard. The new building will meet all required setbacks. The building footprint is approximately 10' x 8'. The height, as measured from grade to ridge, is approximately 6'. Exterior materials are wood. See attached exhibits.

1. Applicable Policy & Design Guidelines and Approval Authority – Projects Eligible for Administrative Approval, page 2.6: Work in Rear Yards.
2. The applicable Policy & Design Guidelines for Materials (page 6.15) and Accessory Buildings (page 8.9) have been met.

- 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.

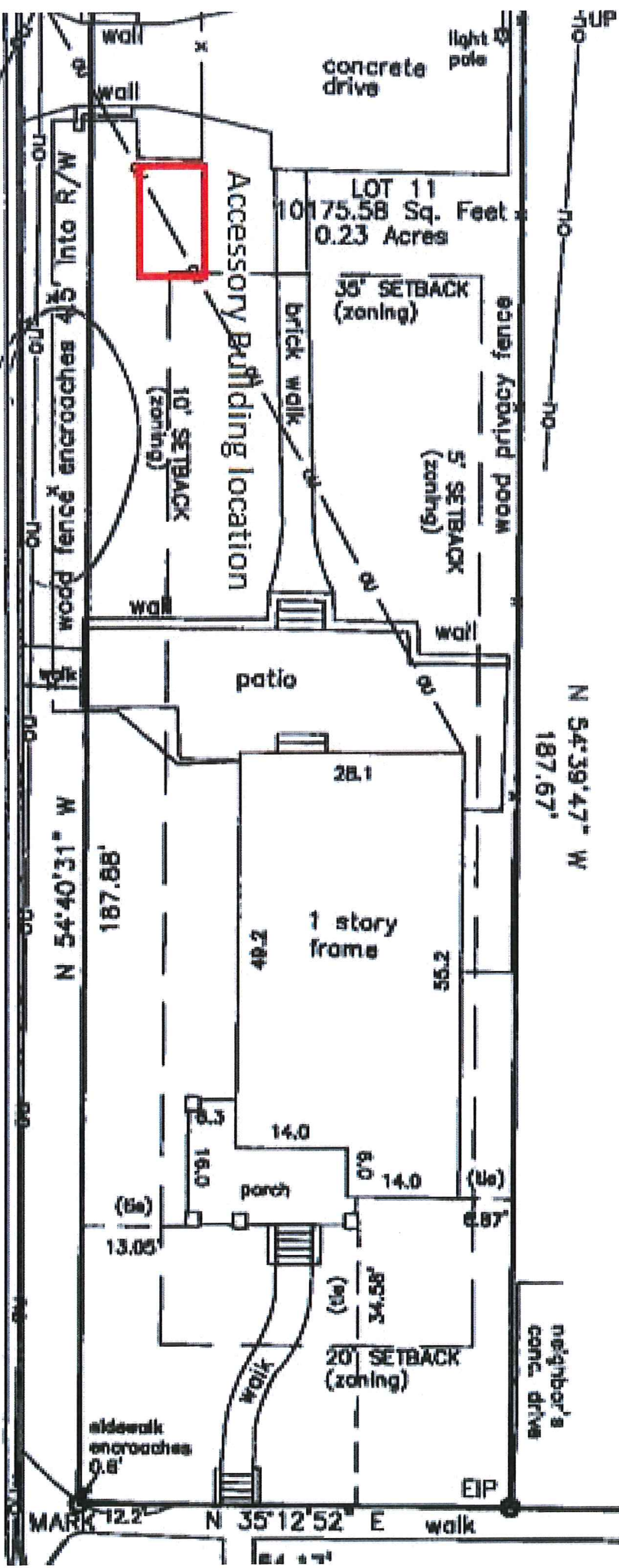
This Certificate is valid for a period of twelve (12) months from the date of issuance. Failure to obtain a building permit in that time will be considered as a failure to comply with the Certificate and the Certificate will become invalid. If a building permit is not required, then the approved work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

Staff

[www.charlotteplanning.org](http://www.charlotteplanning.org)  
600 East Fourth Street  
Charlotte, NC 28202-2853  
PH: (704)-336-2205  
FAX: (704)-336-5123

50' PUBLIC RIGHT OF WAY



54.09'



APPROVED

Charlotte  
Historic District  
Commission

Certificate of Appropriateness

# 2017-667

### **Specifications of the building:**

- **Dimensions:** 9.708' W x 8' D x 8.625' H
- **Actual floor size:** 10' W x 8' D
- **Cubic foot storage:** 550
- **Sidewall height:** 6'
- **Peak height:** 8.625'
- **Double door opening:** 56" W | Height: 72"
- **Window:** Includes window with shutters | Size: 16"x24"
- **Rafters:** 4 sets
- **Floor joist spacing:** 16" on center
- **Overhang length:** 2" (front) | 5" (sides)
- **Roof pitch:** 5/12
- **Siding:** LP® wood siding
- **Paint: Siding & Doors:** Paint color will match the exterior of the main structure
- **Shingles:** 25-year asphalt shingles included – Black to match the color and style of the main structure





# ✓ INCLUDES WINDOW & SHUTTERS

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Certificate of Appropriateness

# 2012-167  
*adding to  
match  
house*

