



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

**CERTIFICATE NUMBER:** HDCADMRM-2019-00148

**DATE:** 2 April 2019

**ADDRESS OF PROPERTY:** 324 Grandin Road

**HISTORIC DISTRICT:** Wesley Heights

**TAX PARCEL NUMBER:** 07101301

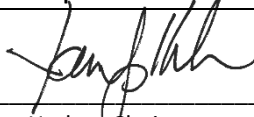
**OWNER(S):** Joel & Tiffany Lassiter

**DETAILS OF APPROVED PROJECT:** Fence. The project is the installation of a fence and gates in the rear and on the side yards of a corner lot. The new fence will be wood with panels of vertical pickets butt-joined to 6x6 posts. The fence will be framed off with 1 x 4 rails at the top and bottom with an additional rail approximately 1' below the top rail. Both sides of the fence will be the same or the framing members will face inward to the property being enclosed. The height will not exceed six feet with the exception of any decorative elements atop the 6x6 posts, which may extend a reasonable proportional amount. The fence will decrease to 5' in height at the rear corners of the house to the mid-point of the side yards where the fence will terminate. The driveway gate will match the proposed fence and the passage gate will be an open square design. Landscape plantings will be used to soften the effect of the new fence. The finished fence will be painted or stained. See attached exhibits labeled, 'Proposed Site Plan – April 2019', 'Simplified Site Plan – April 2019', 'Proposed Streetscape of W 2<sup>nd</sup> Street – April 2019', 'Proposed Gate Designs – April 2019', 'Proposed Fence Design (2 sheets) – April 2019 and 'Passage Gate Example – April 2019'.

1. Applicable Policy & Design Guidelines and Approval Authority – Projects Eligible for Administrative Approval, page 2.6 Fences
2. The applicable Policy & Design Guidelines for Fences and Walls (page 8.6) 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

  
Staff

CHARLOTTE-MECKLENBURG PLANNING DEPARTMENT

[www.charlotteplanning.org](http://www.charlotteplanning.org)

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Charlotte, NC 28202-2853  
PH: (704)-336-2205  
FAX: (704)-336-5123

[illegible]

GRANDIN ROAD  
60' PUBLIC RIGHT OF WAY

04\_SitePlanV4\_324Grandin

[illegible]

GRANDIN ROAD  
60' PUBLIC RIGHT OF WAY

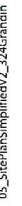
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# HDC ADMIN - 2019 - 00148

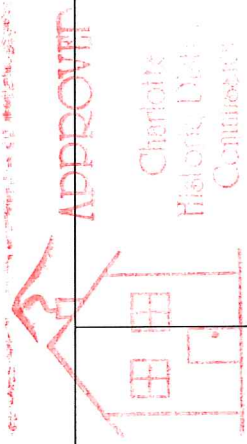
April 2019

# HDCADM2M-2019-00148



<p><b>Existing Streetscape of W 2nd Street</b> (not to scale)</p>	<p><b>Proposed Streetscape of W 2nd Street</b> (not to scale)</p>	<p><b>Owner</b> Joel Lassiter 704-545-2424 joel@lassiterphotography.com</p> <p><b>Project</b> Fence 324 Grandin Road Charlotte, NC 28208</p> <p><b>Street scape</b> Not to scale</p>
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- April 2019

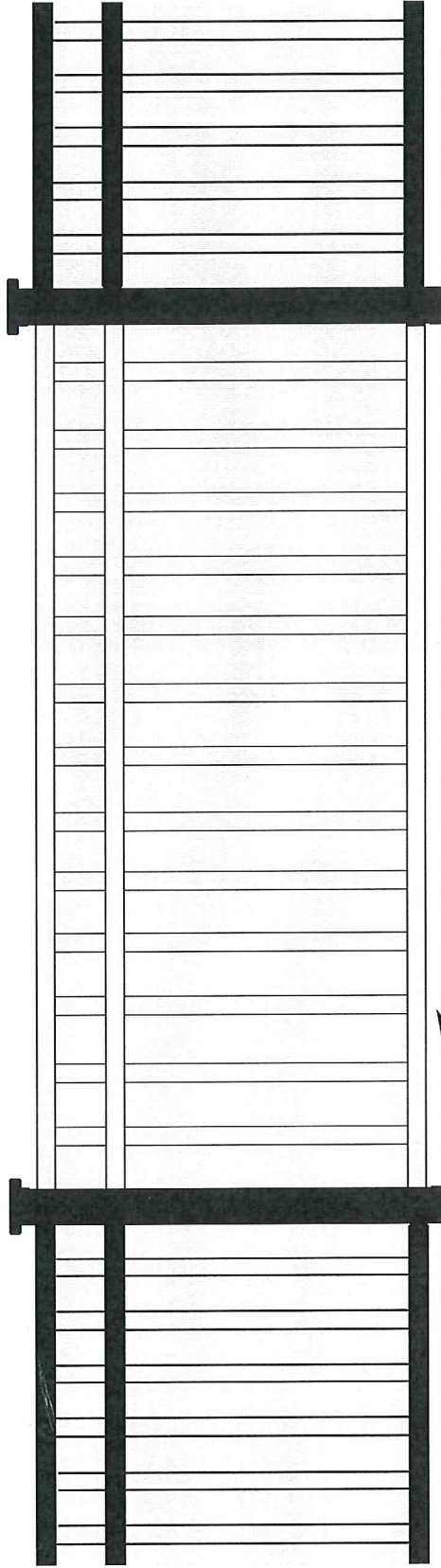


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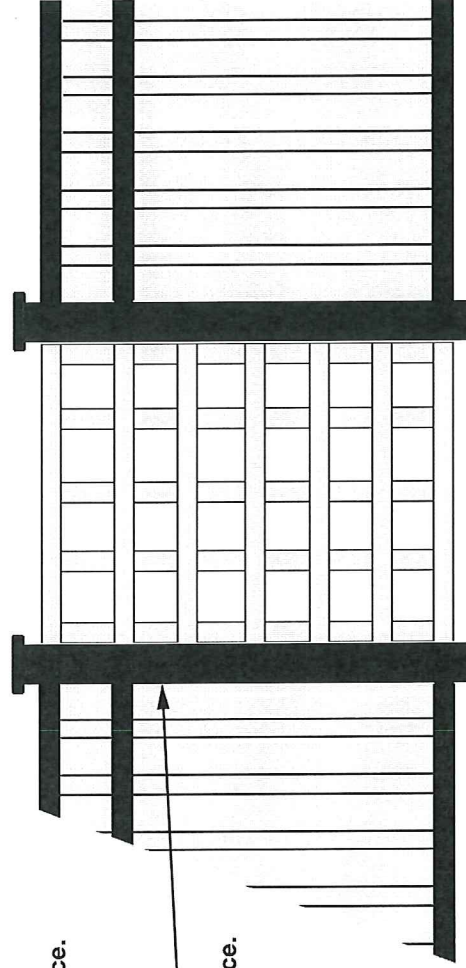
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7 - April 2019

Proposed Gate Designs



Driveway gate  
Solid wood - similar construction to fence.  
Stained or painted



Passage gate  
Open wood - similar construction to fence.  
Stained or painted



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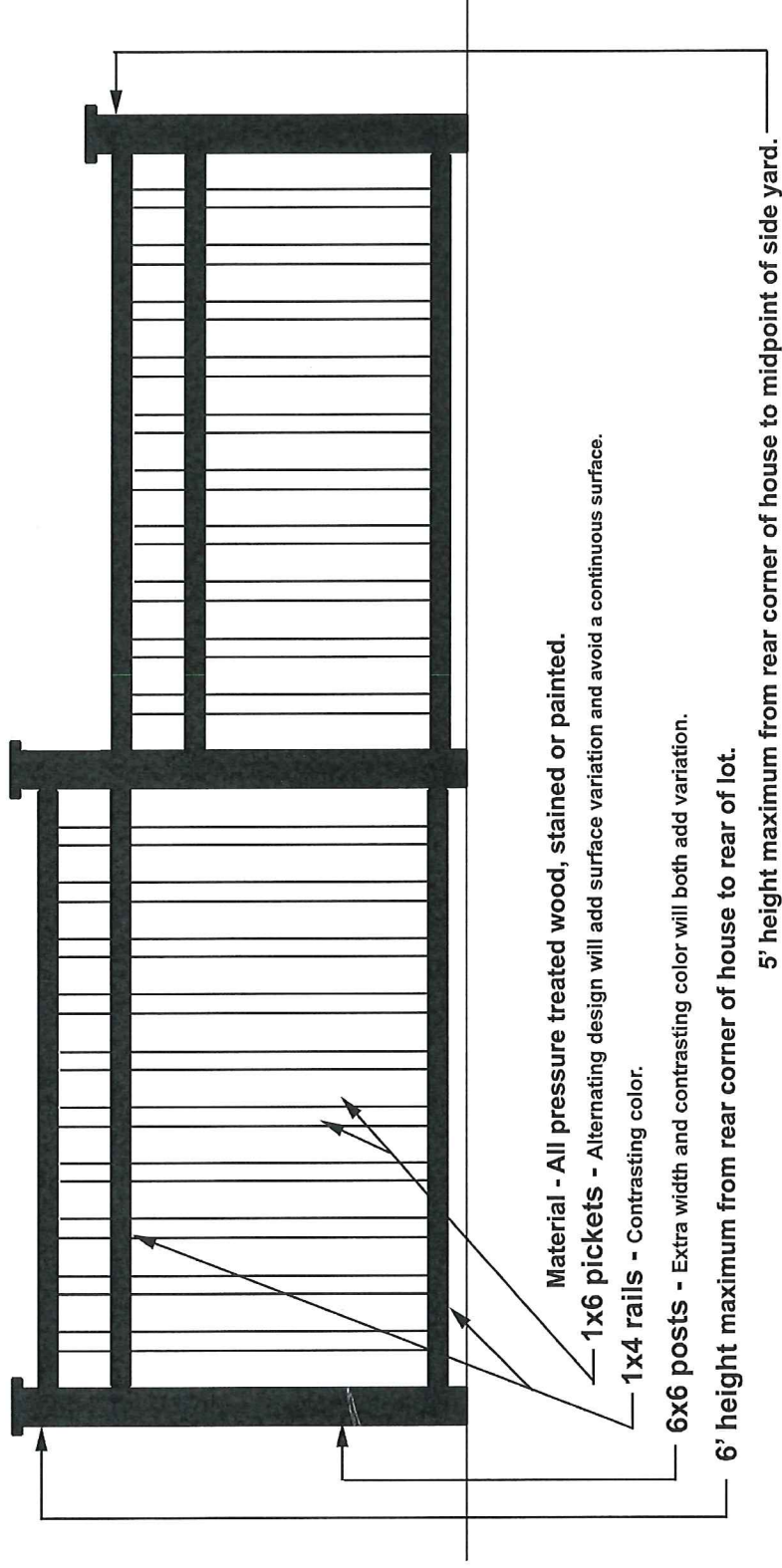
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324 Grandin Road, new fence application - Joel Lassiter, owner - 704-545-2424



# Proposed Fence Design

- April 2019

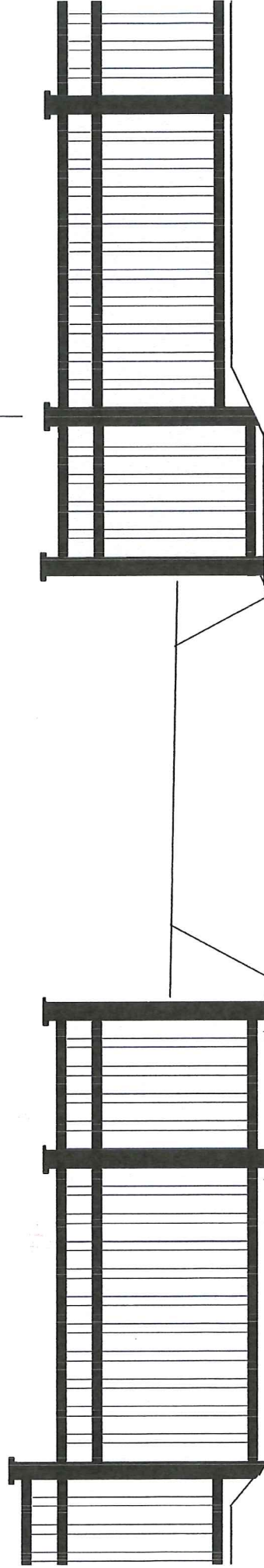


324 Grandin Road, new fence application - Joel Lassiter, owner - 704-545-2424

Scale: 1" = 1'

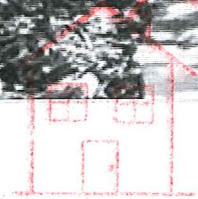
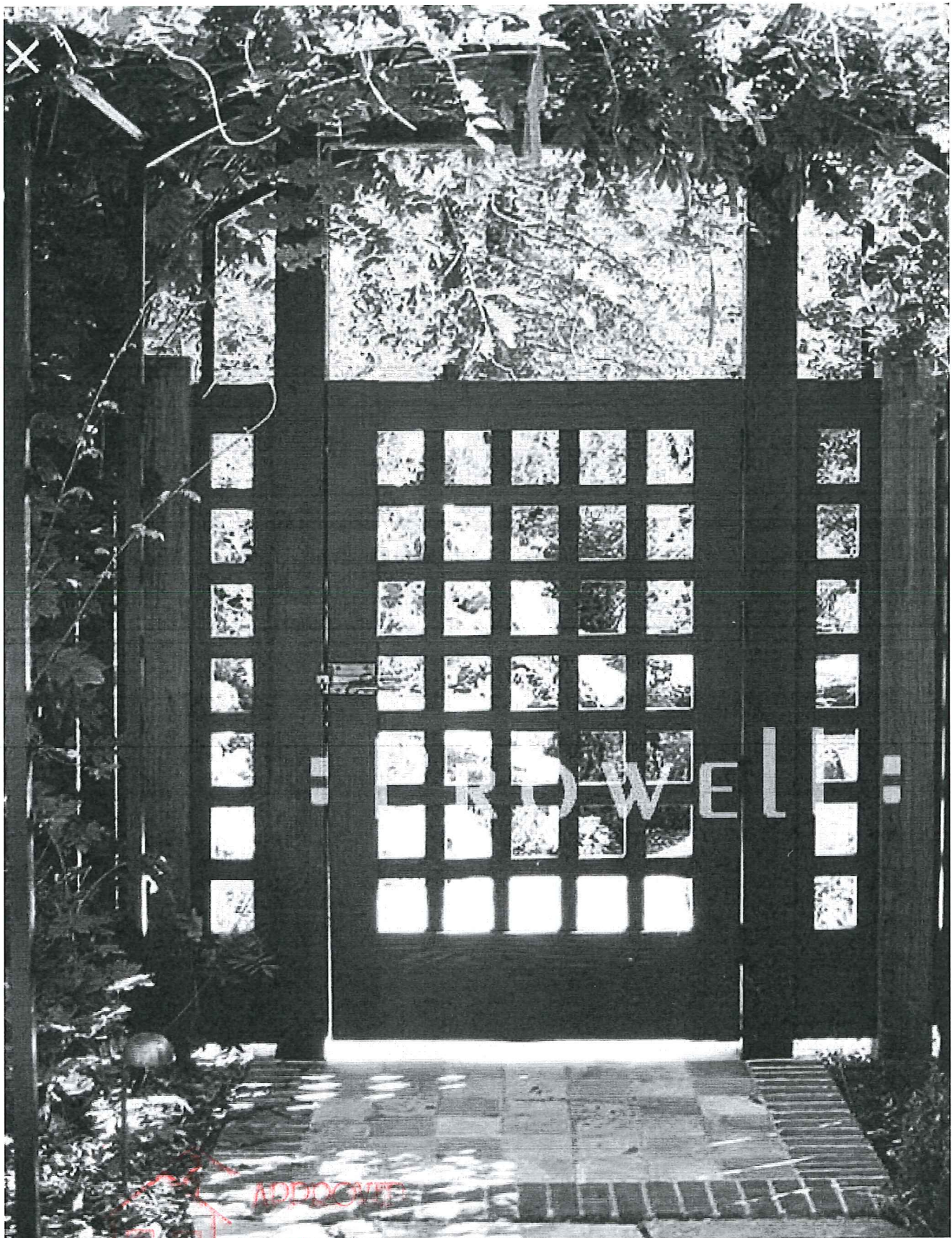
**Proposed Fence Design**

- April 2019





passage gate. example - April 2019



ADDCOAT

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