



CHARLOTTE HISTORIC DISTRICT COMMISSION

CERTIFICATE OF APPROPRIATENESS

CERTIFICATE NUMBER: HDCADMRM-2019-00639

DATE: 8 November 2019

ADDRESS OF PROPERTY: 317 E Kingston

HISTORIC DISTRICT: Dilworth

TAX PARCEL NUMBER: 12307604

OWNER: Benjamin & Amy Buchanan

APPLICANT: Kemper Boyd

DETAILS OF APPROVED PROJECT: Driveway and Gate. The project is the installation of a driveway and gate at the rear of the property. The existing gravel driveway and brick/paver surround will be replaced with a new concrete driveway in the same location as the current driveway. The new driveway will measure 15' x 35'. A planting strip of at least 12" will be left between the rear foundation of the house and the new concrete driveway. A new pre-finished arched-top aluminum 6' high gate will be installed at the end of the driveway. A pre-finished flat-top aluminum 6' high fence will connect the gate to the existing 6' wood fence on the right side of the drive and enclose the back yard. The existing wood picket fence that runs the length of the right side of the driveway will be removed along with the ~288 sf stamped concrete patio in the rear yard. Rear yard open space will be ~46% post construction. See attached exhibits labeled, 'Site Plan- Nov. 2019', 'Fence Design-Nov. 2019', Fence removal -Nov. 2019', and 'Patio removal – Nov. 2019'.

1. Applicable Policy & Design Guidelines and Approval Authority – Projects Eligible for Administrative Approval, page 2.6, Fences and Landscape & Site Features.
2. The applicable Policy & Design Guidelines for Sidewalks and Parking (page 8.2) & Fences and Walls (page 8.6) have been met.

Contact staff prior to making any changes to this approval. Any deviation from the work/materials approved in this COA may result in 1.) a Notice of Violation and Stop Work Order, and 2.) required removal or replacement to bring the work into compliance with this COA and the Charlotte Historic District Design Guidelines.

- 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.

Date: 11/8/2019

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

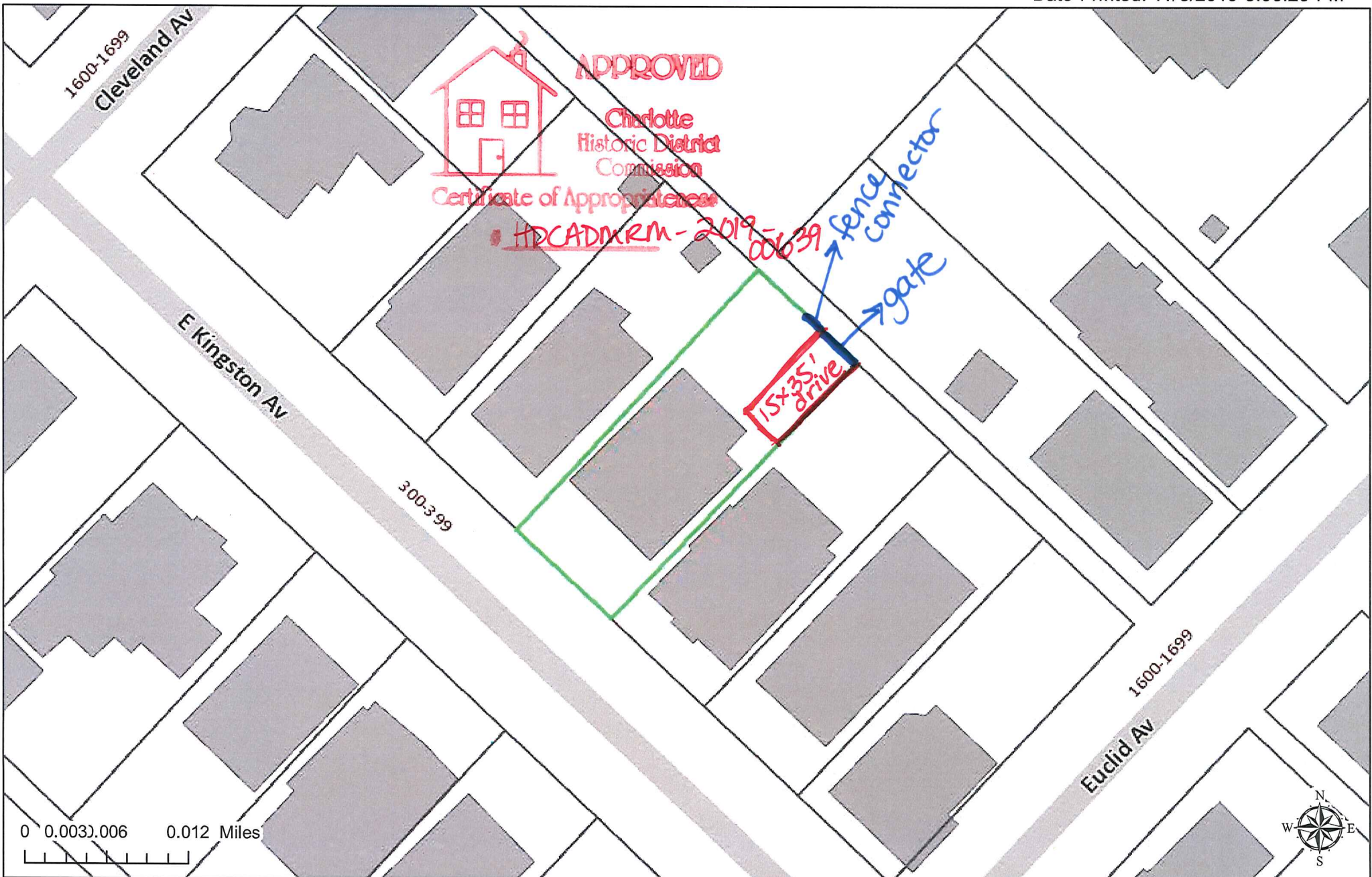


Staff

Polaris 3G Map – Mecklenburg County, North Carolina

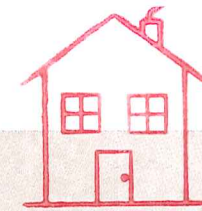
Site Plan - Nov. 2019

Date Printed: 11/8/2019 3:06:26 PM



This map or report is prepared for the inventory of real property within Mecklenburg County and is compiled from recorded deeds, plats, tax maps, surveys, planimetric maps, and other public records and data. Users of this map or report are hereby notified that the aforementioned public primary information sources should be consulted for verification. Mecklenburg County and its mapping contractors assume no legal responsibility for the information contained herein.

Fence Design - Nov. 2019

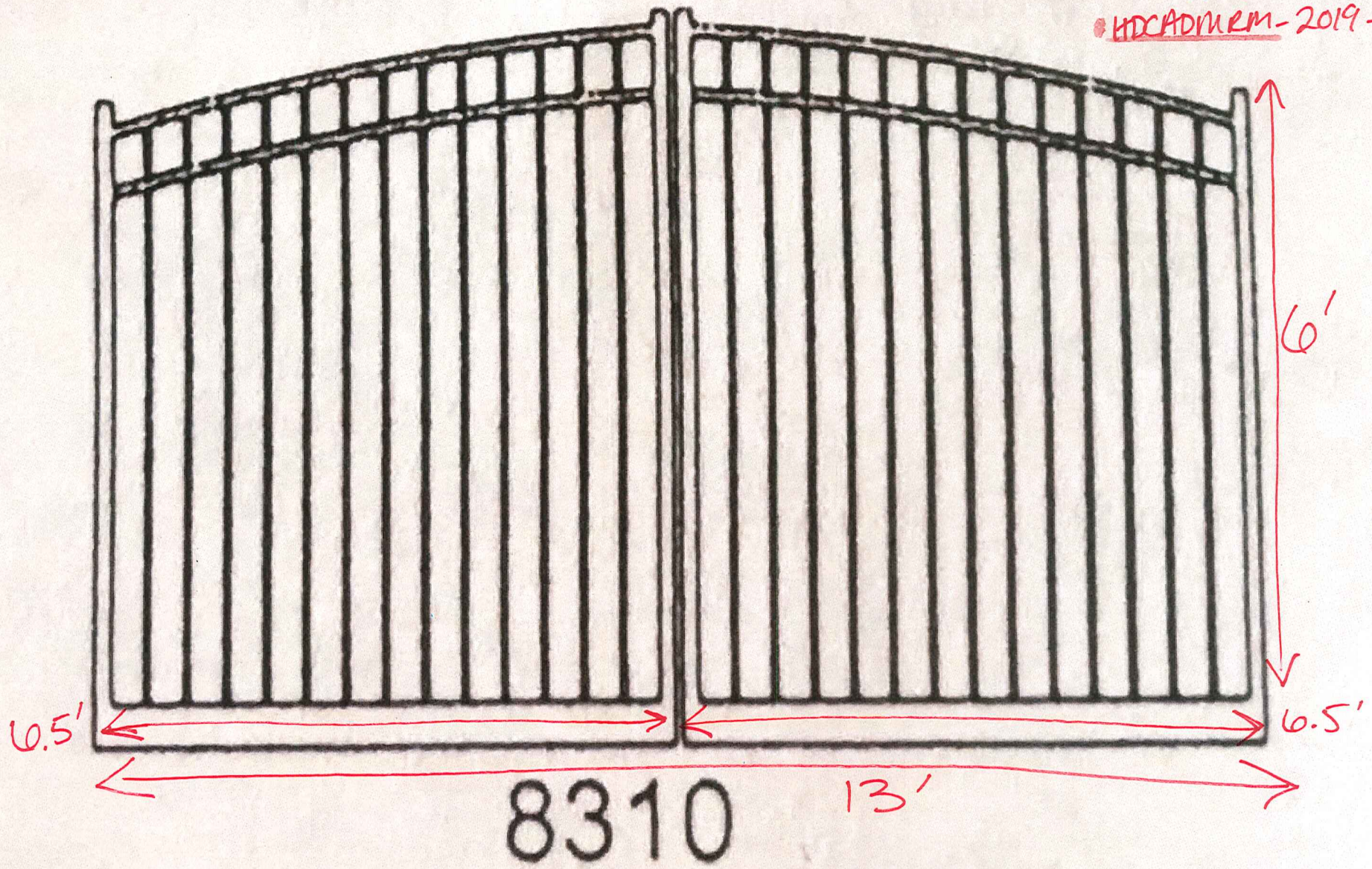


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Fence removal - Nov. 2019



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Patio removal - Nov. 2019

