



October 11, 2013

Dietra Marie Blackburn  
1900 Thomas Avenue  
Charlotte, NC 28205-3055

**RE: ZONING APPROVAL FOR AN ADMINISTRATIVE VARIANCE  
1900 THOMAS AVENUE  
TAX PARCEL NUMBER: 081-197-01  
CASE NUMBER: 2013-048AD**

Dear Dietra Marie Blackburn:

Your request for an administrative deviation for a two (2) foot deviation from the required 32 foot setback from the back of curb of Thomas Avenue to allow a front porch and a front addition to be constructed as approved by the Historic District Commission has been **granted**. You may obtain a permit to reflect your variance at 700 N. Tryon Street (Hal Marshall Building).

My investigation and review of the request indicates that the following facts warrant approval of the request:

1. *The encroachment was caused by an inadvertent error by the surveyor.*
2. *The project received approval from the Historic Districts Commission on June 23, 2013 indicating the location of the proposed covered porch and front addition.*
3. *The encroachment is minor and will not be easily detectable or visible. The majority of the encroachment is to accommodate the columns associated with the covered porch.*
4. *The requested deviation is within the dimensional measurement allowed by Section 4.107(2) of the Zoning Ordinance.*

An administrative approval was granted under Section 4.107(Delegated Authority). Please make sure that the annotation of this section is noted on the permit application. If I can be of further assistance in this matter, please contact me at (704) 353-1132.

Sincerely,

Shad Spencer  
Interim Zoning Administrator

CHARLOTTE-MECKLENBURG PLANNING COMMISSION

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