

April 15, 1991

Ordinance Book 40, Page 74

ORDINANCE NO. 3150

AN ORDINANCE DESIGNATING AS AN HISTORIC LANDMARK THE PROPERTY KNOWN AS THE "CHARLOTTE WATER WORKS/VEST STATION" TO INCLUDE THE FOLLOWING: BOTH INTERIOR AND EXTERIOR OF THE BUILDING, THE ONE MILLION GALLON STORAGE TANK, AND PORTIONS OF TAX PARCEL NUMBERS 078-415-01 AND 078-382-01 UPON WHICH CHARLOTTE WATER WORKS/VEST STATION AND TANK ARE LOCATED. THE PROPERTY, OWNED BY THE CITY OF CHARLOTTE, IS LOCATED AT THE CORNER OF BEATTIES FORD ROAD AND PATTON AVENUE, CHARLOTTE, MECKLENBURG COUNTY, N.C.

WHEREAS, all of the prerequisites to the adoption of this ordinance prescribed in Chapter 160A, Article 19, as amended, of the General Statutes of North Carolina have been met; and

WHEREAS, the Members of City Council of the City of Charlotte, North Carolina, have taken into full consideration all statements and information presented at a joint public hearing held with the Charlotte-Mecklenburg Historic Landmarks Commission on the 15th day of April, 1991, on the question of designating a property known as the "Charlotte Water Works/Vest Station" as a historic landmark; and

WHEREAS, the "Charlotte Water Works" was designed in 1922 by Wm. M. Piatt, a well-known Durham engineer; and

WHEREAS, the "Charlotte Water Works" was the largest and best equipped treatment plant in North Carolina when completed in 1924; and

WHEREAS, the "Charlotte Water Works" addition designed in 1937 by B. Atwood Skinner and T. S. Simpson, Jr. (architects) and George S. Rawlins (engineer) doubled the capacity of the plant and made it a "state of the art" water treatment plant; and

WHEREAS, the "Charlotte Water Works" was named Vest Station in honor of W. E. Vest, General Superintendent of the Charlotte Water Department for more than 30 years; and

WHEREAS, in 1949 Charlotte became the first city in the Southeast United States to use fluoridation fed into the water at the "Charlotte Water Works/Vest Station"; and

WHEREAS, the Moderne style of the "Charlotte Water Works/Vest Station" is an excellent example of the civic and commercial architecture of 1920-1940; and

WHEREAS, the "Charlotte Water Works/Vest Station" provides a stable element in the changing Beatties Ford Road corridor; and

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1225 S. Caldwell St  
Box D  
Charlotte, NC 28203

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WHEREAS, the Charlotte-Mecklenburg Historic Landmarks Commission has jurisdiction over the interior because consent for interior review has been given by the owners; and

WHEREAS, the current owner, the City of Charlotte, has faithfully maintained the "Charlotte Water Works/Vest Station" and has thereby made a substantial contribution to the cultural richness of Charlotte and Mecklenburg County; and

WHEREAS, the Charlotte-Mecklenburg Historic Landmarks Commission has demonstrated that the property known as the "Charlotte Water Works/Vest Station" possesses a structure having integrity of design, setting, workmanship, materials, and/or association; and

WHEREAS, the Charlotte-Mecklenburg Historic Landmarks Commission has demonstrated that the property known as the "Charlotte Water Works/Vest Station" possesses special significance in terms of its history, architecture, and/or cultural importance; and

WHEREAS, the property known as the "Charlotte Water Works/Vest Station" is owned by the City of Charlotte,

NOW, THEREFORE, BE IT ORDAINED by the Members of City Council of the City of Charlotte, Mecklenburg County, North Carolina:

1. That the property known as the "Charlotte Water Works/Vest Station" (including the interior and exterior of the building and the portion of the tax parcel of land upon which it is located listed under Tax Parcel 078-415-01 with the following two roadway right-of-way exceptions: 1) the exception of a strip of land for a future right-of-way adjacent to Beatties Ford Road measuring 65 feet from the centerline for a distance of 500 feet beginning at the future Oaklawn Avenue right-of-way and then transitioning back over a distance of 300 feet at a rate of 20:1 to the minimum required right-of-way measured 50 feet the centerline of Beatties Ford Road, and 2) with the exception of a strip of land for a future right-of-way adjacent to Oaklawn Avenue measuring 40 feet from the centerline for a distance of 300 feet beginning at the future Beatties Ford Road

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right-of-way and then transitioning back over a distance of 175 feet at a rate of 35:1 to the minimum required right-of-way measured 35 feet from the centerline of Oaklawn Avenue; the one million gallon storage tank and the portion of the tax parcel of land upon which it is located, listed under Tax Parcel 078-382-01, are hereby designated as historic landmark pursuant to Chapter 160A, Article 19, as amended, of the General Statutes of North Carolina. The location of said landmark is noted as being situated at the corner of Beatties Ford Road and Patton Avenue in Charlotte, Mecklenburg County, North Carolina.

For purposes of description only, the location of said building is noted as being situated on a tract of property more specifically described as follows:

Being a portion of the property of the City of Charlotte as shown as Tax Parcel 078-415-01, being more particularly described as follows:

BEGINNING at a P.K. nail on the eastern margin of Beatties Ford Road, said P.K. nail also being on the northern margin of Patton Avenue, thence with the eastern margin of Beatties Ford Road, N 05-28-13 E, 512.47 feet to a concrete right-of-way monument; thence, N 84-31-47 W, 10.00 feet to a drill point in the sidewalk; thence N 05-18-53 E, 407.11 feet to a drill point in the sidewalk, said point also being on the southerly margin of Oaklawn Avenue; thence with the southerly margin of Oaklawn Avenue, S 67-17-12 E, 387.71 feet to an iron on the westerly margin of Washington Avenue; thence with the westerly margin of Washington Avenue, S 05-31-33 W, 441.57 feet to an iron pin; thence S 65-57-14 E, 93.47 feet to an iron pin on the southerly margin of Washington Avenue; thence along a new line of the City of Charlotte property, S 05-39-00 W, 400.96 feet to a P.K. nail on the northern margin of Patton Avenue; thence with the northern margin of Patton Avenue the following two (2) courses and distances: (1) N 66-47-52 W, 216.20 feet, and (2) N 84-05-57 W, 240.17 feet to the point and place of BEGINNING, containing an area of 351,112 square feet or 8.06 acres.

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For purposes of description only, the location of said one million gallon storage tank is noted as being situated on a tract of property more specifically described as follows:

Being a portion of the property of the City of Charlotte shown as Tax Parcel 078-382-01, being described more particularly as follows:

BEGINNING at a concrete monument at the intersection of (1) the easterly margin of Beatties Ford Road, (2) the southerly margin of Patton Avenue, and (3) the northerly margin of Brookshire Freeway West, thence with the southerly margin of Patton Avenue the following two (2) courses and distances: (1) S87-23-17 E, 171.47 feet to a spike, and (2) S 76-02-17 E, 69.07 feet to a P.K. nail; thence along a new line within the City of Charlotte property, S 05-26-58 W, 252.91 feet to an iron pin on the northerly margin of Brookshire Freeway West; thence with the northerly margin of Brookshire Freeway West the following two (2) courses and distances: (1) N 37-14-26 W, 233.56 feet to a concrete monument, and (2) N 38-56-07 W, 116.10 feet to the point and place of BEGINNING, containing an area of 31,059 square feet or 0.71 acre.

2. That said designated landmark may be materially altered, restored, moved or demolished only following the issuance of a Certificate of Appropriateness by the Charlotte-Mecklenburg Historic Landmarks Commission. An application for a Certificate of Appropriateness authorizing the demolition of said landmark may not be denied. However, the effective date of such a Certificate may be delayed in accordance with Chapter 160A, Article 19, and amendments thereto, and hereinafter adopted.

3. That nothing in this ordinance shall be construed to prevent or delay ordinary maintenance or repair of any architectural feature in or on said landmark that does not involve a change of design, material, or outer appearance thereof, nor to prevent or delay the construction, reconstruction, alteration, restoration, demolition or removal of any such feature when a building inspector or similar official certifies to the Commission

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that such action is required for the public safety because of an unsafe condition. Nothing herein shall be construed to prevent the landmark owners from making any use of this landmark not prohibited by other statutes, ordinances, or regulations.

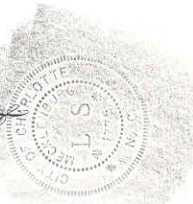
4. That a suitable sign may be posted indicating that said property has been designated as historic landmark and containing any other appropriate information. If the owner consents, the sign may be placed on said landmark.

5. That the owners and occupants of the landmark known as the "Charlotte Water Works/Vest Station" be given notice of this ordinance as required by applicable law and that copies of this ordinance be filed and indexed in the offices of the City Clerk, Building Standards Department, Mecklenburg County Register of Deeds, and the Tax Supervisor, as required by applicable law.

6. That which is designated as historic landmark shall be subject to Chapter 160A, Article 19, and any amendments to it and any amendments hereinafter adopted.

Adopted the 15th day of April 1991 by the Members of City Council of the City of Charlotte, Mecklenburg County, North Carolina.

  
Clerk to the City Council



Approved as to form:

  
City Attorney

Read, approved and adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 15th day of April, 1991, the reference having been made in Minute Book 98, and is recorded in full in Ordinance Book 40, at page(s) 74-78.

Brenda Freeze,  
Deputy City Clerk



Charlotte-Mecklenburg Historic Landmarks Commission

**PERMISSION OF OWNER  
FOR  
INTERIOR DESIGN REVIEW**

I, O. Wendell White, City Manager (owner), hereby give permission to the Charlotte-Mecklenburg Historic Landmarks Commission to exercise design review over the interior of the historic landmark known as the

Charlotte Water Works/Vest Station

(located on Beatties Ford Road at Patton Avenue)

Signature: 

(Owner)

Name (Print): O. Wendell White  
City Manager  
City of Charlotte

Date: October 25, 1990

*mail to:*