

AN ORDINANCE DESIGNATING A PROPERTY KNOWN AS THE "DR. GEORGE E. DAVIS HOUSE" (THE EXTERIOR AND THE INTERIOR OF THE HOUSE AND A PARCEL OF LAND RUNNING FROM THE INTERSECTION OF CAMPUS AND DIXON STREETS NINETY FEET ALONG CAMPUS STREET AND NINETY FEET ALONG DIXON STREET AND CONTINUING PERPENDICULAR TO THE RESPECTIVE STREETS TO A POINT OF INTERSECTION) AS HISTORIC PROPERTY, SAID PROPERTY BEING LOCATED AT 301 CAMPUS STREET, IN CHARLOTTE, NORTH CAROLINA, AND RECORDED TAX PARCEL NUMBER 069-012-20, IN THE MECKLENBURG COUNTY TAX OFFICE.

PRESENTED FOR REGISTRATION  
JAN 29 12 56 PM '85  
CHARLES E. SPENDER  
REGISTER OF DEEDS  
MECKLENBURG CO. N.C.

WHEREAS, all of the prerequisites to the adoption of this ordinance prescribed in Chapter 160A, Article 19, Part 3B, as amended, of the General Statutes of North Carolina have been met; and

WHEREAS, the City Council of Charlotte, North Carolina, has taken into full consideration all statements and information presented at a joint public hearing held with the Charlotte-Mecklenburg Historic Properties Commission on the 21st day of January, 19 85, on the question of designating a property known as the "Dr. George E. Davis House" (the exterior and the interior of the house and a parcel of land running from the intersection of Campus and Dixon Streets ninety feet along Campus Street and ninety feet along Dixon Street and continuing perpendicular to the respective streets to a point of intersection) as historic property; and

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WHEREAS, the "Dr. George E. Davis House," erected in the 1890's, is the most imposing example of pre-World War II black residential architecture in the city of Charlotte; and

WHEREAS, Dr. George E. Davis (1862-1959), a graduate of Biddle Institute (now Johnson C. Smith University) and Howard University, was a figure of seminal importance in the history of black education in Charlotte-Mecklenburg and North Carolina, as the first black professor at Biddle Institute, as Dean of the Faculty, and as North Carolina state agent for the Rosenwald Fund; and

WHEREAS, Dr. George E. Davis was a successful and adroit black businessman in Charlotte at the turn of the century, especially in real estate activities; and

WHEREAS, the Charlotte-Mecklenburg Historic Properties Commission has

Dr. Don Merrill  
CHARLOTTE - MECKLENBURG  
HISTORIC PROPERTIES COMMISSION  
1225 S. CALDWELL ST. / Box 15  
CHARLOTTE, N. C. 28203  
(704) 376-0115

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demonstrated that the property known as the "Dr. George E. Davis House" possesses special significance in terms of its history, architecture, and/or cultural importance; and

WHEREAS, the property known as the "Dr. George E. Davis House" possesses integrity of design, setting, workmanship, materials, and/or association; and

WHEREAS, the property known as the "Dr. George E. Davis House" is vested in fee simple to Johnson C. Smith University, Inc.

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

1. That the property known as the "Dr. George E. Davis House" (i.e. The designation shall include the exterior and the interior of the house and a square shape of land running from the intersection of Campus and Dixon Streets ninety feet along the present right of way line of Campus Street and ninety feet along the present right of way line of Dixon Street and continuing perpendicular to the respective streets to a point of intersection and this forming a square of land. This shall not include any present right of way easement held by the City of Charlotte.) is hereby designated as historic property pursuant to Chapter 160A, Article 19, Part 3B, as amended, of the General Statutes of North Carolina. For purposes of description only, the location of said property is noted as being situated on a tract of property at 301 Campus Street, Charlotte, North Carolina, and recorded on Tax Parcel No. 169-112-20 in the Tax Office of Mecklenburg County, North Carolina.

2. That said designated property may be materially altered, restored, moved, or demolished only following the issuance of a Certificate of Appropriateness by the Charlotte-Mecklenburg Historic Properties Commission. An application for a Certificate of Appropriateness authorizing the demolition of said property may not be denied. However, the effective date of such a Certificate may be delayed in accordance with Chapter 160A, Article 19, Part 3B, and amendments thereto, and hereinafter adopted.

3. That nothing in this ordinance shall be construed to prevent or delay

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the ordinary maintenance or repair of any architectural feature in or on said property that does not involve a change of design, material, or outer appearance thereof, nor to prevent or delay the making of emergency repairs, 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 that such action is required for the public safety because of an unsafe condition. Nothing herein shall be construed to prevent the property owner from making any use of this property 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 property and containing any other appropriate information. If the owner consents, the sign shall be placed on said property.

5. That the owners and occupants of the property known as the "Dr. George E. Davis House" 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 Inspection Department, Mecklenburg County Register of Deeds, and the Tax Supervisor, as required by applicable law.

6. That which is designated as historic property shall be subject to Chapter 160A, Article 19, Part 3B, and any amendments to it and any amendments hereinafter adopted.

Approved as to form:

Henry W. Clodfelter, Jr.  
City Attorney

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CERTIFICATION

I, PAT SHARKEY, City Clerk of the City of Charlotte, North Carolina, DO HEREBY CERTIFY that the foregoing is a true and exact copy of an Ordinance adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 21st day of January, 1985, the reference having been made in Minute Book 83, and recorded in full in Ordinance Book 33, at Page(s) 330-332.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this the 23rd day of January, 1985.



*Pat Sharkey*

PAT SHARKEY, CITY CLERK