

**Charlotte-Mecklenburg
HISTORIC LANDMARKS COMMISSION
Design Review Committee Minutes
Location: 2100 Randolph Road, Charlotte, NC
September 27, 2017
Time: 8:00 a.m. – 8:51 a.m.**

Present:

**Ms. Jennifer Coots
Mr. Thomas Egan
Mr. Joe Elliott, Design Review Committee Chair
Mr. David Gieser
Ms. Laura Hoover
Mr. Victor Jones
Mr. Garrett Nelson
Mr. Stefan Pienkny
Mr. Kenneth Pursley
Mr. John Shurley
Dr. Dan L. Morrill, HLC Consulting Director
Mr. Stewart Gray, HLC Senior Preservation Planner
Ms. Elizabeth Stuart, HLC Administrative Assistant**

Absent:

Mr. Matthew Benson

Visitors:

**Jeff Fissel/Rural Hill
Philip Hayes/Hennigan House
Mr. Len Norman, HLC Chair**

Chair's Report: Joe Elliott

Mr. Elliott welcomed everyone to the meeting and thanked the members for their service on the Committee.

Consulting Director's Report: Dan Morrill

Dr. Morrill expressed his appreciation for each member's service on the Committee. He stated that the Commission uses the Secretary of the Interior's

Guidelines to determine the appropriateness or inappropriateness of proposed alterations to historic landmarks. He also stressed the importance of the Committee basing its judgements with specific reference to the Guidelines.

Preservation Planner's Report: Stewart Gray

Mr. Gray spoke in more detail about the Secretary of the Interior's Guidelines and emphasized the Committee's role in judging applications for rehabilitation projects. He also read the definition of Rehabilitation established by the National Park Service.

1. Consideration of an Application for Certificate of Appropriateness for material alterations to the Hennigan Place, 3603 Tilley Morris Road, Matthews, N.C.

The applicant is proposing to add an addition to the rear of the house. Staff explained that the applicant has revised his plans according to recommendations from the August meeting of the Design Review Committee. The updated plans include a standing-seam metal roof and revisions to the window schedule and the side stairs based on the Committee's comments at the August meeting. The applicant is also proposing the same eave design presented in August with a differentiation in roof materials, and a revised plan with brick curtain wall set back from the faces of brick piers. Staff recommends that the plan be approved as amended.

MR. SHURLEY PRESENTED A MOTION SECONDED BY MS. HOOVER THAT THE COMMITTEE RECOMMEND TO THE HISTORIC LANDMARKS COMMISSION THAT IT APPROVE THE ISSUANCE OF A CERTIFICATE OF APPROPRIATENESS AS PRESENTED FOR MATERIAL ALTERATIONS TO THE HENNIGAN PLACE, 3603 TILLEY MORRIS ROAD, MATTHEWS, N.C. THE COMMITTEE UNANIMOUSLY APPROVED THE MOTION.

2. Consideration of an Application for Certificate of Appropriateness for material alterations to Rural Hill Plantation, 4431 Neck Road, Huntersville, N.C.

The applicant is proposing to build a dog-trot log house on the property. The proposed usage is to furnish in a mid-19th century fashion for demonstration and educational needs.

Staff recommends that the plan be approved with the condition that an interpretive sign or plaque identifying the house as a reconstruction of a typical

19th-century log house be placed on or near the proposed house.

MR. SHURLEY PRESENTED A MOTION SECONDED BY MR. GIESER THAT THE COMMITTEE RECOMMEND TO THE HISTORIC LANDMARKS COMMISSION THAT IT APPROVE THE ISSUANCE OF A CERTIFICATE OF APPROPRIATENESS AS PRESENTED FOR MATERIAL ALTERATIONS TO RURAL HILL PLANTATION, 4431 NECK ROAD, HUNTERVILLE, N.C., WITH THE UNDERSTANDING THAT THE FINAL DESIGN WILL INCLUDE INTERPRETIVE SIGNAGE IDENTIFYING THE BUILDING AS A REPLICA BUILDING, AND THAT THE METAL ROOF FINISH AND THE DESIGN AND MATERIALS OF THE BRICK CHIMNEYS WILL BE REVIEWED AND APPROVED BY HLC STAFF IN COORDINATION WITH THE DESIGN REVIEW CHAIR. THE COMMITTEE UNANIMOUSLY APPROVED THE MOTION.

Old Business.

There was no old business.

New Business.

There was no new business.

The Committee adjourned at 8:51 a.m.