

90 JUN 29 AM 10:10

ANNE S. POWERS  
REGISTER OF DEEDS  
MECKLENBURG CO., N.C.

000123

AN ORDINANCE DESIGNATING AS AN HISTORIC LANDMARK A PROPERTY OF 15.190 ACRES KNOWN AS THE "HAYES-BYRUM STORE AND HOUSE" AND THE FOLLOWING STRUCTURES LOCATED WITHIN THE BOUNDARIES OF THE PROPERTY: INTERIOR AND EXTERIOR OF THE HAYES-BYRUM STORE; INTERIOR AND EXTERIOR OF THE HAYES-BYRUM HOUSE; INTERIOR AND EXTERIOR OF THE HAYES-BYRUM 1930 AUTO GARAGE; AND THE PARCEL OF LAND LISTED UNDER TAX PARCEL NUMBER 199-241-12 IN MECKLENBURG COUNTY TAX OFFICE, CHARLOTTE, NORTH CAROLINA. THE PROPERTY, OWNED BY MRS. AGNES S. BYRUM, IS LOCATED AT 8600 STEELE CREEK ROAD, CHARLOTTE, MECKLENBURG COUNTY, NORTH CAROLINA 28210.

WHEREAS, all of the prerequisites to 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 Board of Commissioners of Mecklenburg County, North Carolina, has taken into full consideration all statements and information presented at a joint public hearing held with the Charlotte-Mecklenburg Historic Landmarks Commission on the 21st day of May, 1990, on the question of designating a property known as the "Hayes-Byrum Store and House" as historic landmark; and

WHEREAS, the "Hayes-Byrum Store," erected ca.1890, is rural Mecklenburg County's oldest surviving commercial building; and

WHEREAS, the "Hayes-Byrum Store" is a rare survivor of the "old country store" which once served farmers both as a shopping center and meeting place; and

WHEREAS, the "Hayes-Byrum House" was erected ca.1900 and is an excellent example of a simplified, popular interpretation of the Queen Anne style of architecture; and

Charlotte-Mecklenburg Historic Landmarks Commission  
1225 South Caldwell Street, Box D  
Charlotte, N.C. 28203

ann to:

<>  
CASH

.00  
.00  
.00

20:29 #0685 000  
06/28/90

ORDINANCE -- Hayes-Byrum Store and House

WHEREAS, the "Hayes-Byrum Store and House" are key historic and architectural landmarks in the crossroads community of Shopton in southwest Mecklenburg County; and

WHEREAS, the Byrum family has continued to operate the "Hayes-Byrum Store" as a viable store in Mecklenburg County; and

WHEREAS, the current owner, Mrs. Agnes S. Byrum, has faithfully maintained the "Hayes-Byrum Store and House" and has thereby made a substantial contribution to the cultural richness of Charlotte-Mecklenburg; and

WHEREAS, the Charlotte-Mecklenburg Historic Landmarks Commission has demonstrated that the property known as the "Hayes-Byrum Store and House" possesses structures 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 "Hayes-Byrum Store and House" possesses special significance in terms of its history, architecture, and/or cultural importance; and

WHEREAS, the property known as the "Hayes-Byrum Store and House" is owned by Mrs. Agnes S. Byrum,

NOW, THEREFORE, BE IT ORDAINED by the Board of Commissioners of Mecklenburg County, North Carolina:

1. That the property known as the "Hayes-Byrum Store and House" (including the interior and exterior of the Hayes-Byrum Store; the interior and exterior of the Hayes-Byrum House; the interior and exterior of the Hayes-Byrum 1930 auto garage; and the parcel of land listed under Tax Parcel Number 199-241-12) is hereby designated as

ORDINANCE -- Hayes-Byrum Store and House

an historic landmark pursuant to Chapter 160A, Article 19, 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 Steele Creek Road in Mecklenburg County, North Carolina, and is recorded on Tax Parcel Number 199-241-12 in the Mecklenburg County Tax Office.

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 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 the 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 that such action is required for the public safety because of an unsafe condition. Nothing herein shall be construed to prevent the landmark owner 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



ORDINANCE -- Hayes-Byrum Store and House

other appropriate information. If the owner consents, the sign may be placed on said landmark.

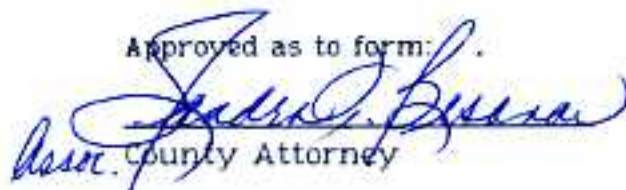
5. That the owners and occupants of the landmark known as the "Hayes-Byrum Store and House" be given notice of this ordinance as required by applicable law and that copies of this ordinance be filed and indexed in the offices of the County Clerk, Building Standards Department, Mecklenburg County Register 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 21st day of MAY 1990 by the Board of Commissioners of Mecklenburg County.

  
Clerk to the Board

Approved as to form:

  
Assoc. County Attorney

