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North Carolina
Mecklenburg County

MAYOR

GARY T. KNOX

MAYOR PRO-TEM

SUSAN A. MEDLIN

COMMISSIONERS

JAMES BENSMAN

HANK KAHN

THURMAN ROSS

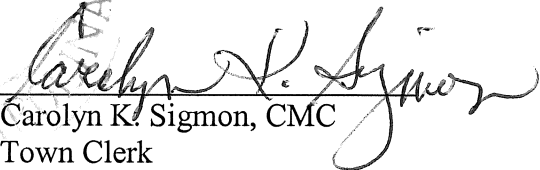
THOM TILLIS

TOWN MANAGER

ANTHONY ROBERTS

I hereby certify that the attached is a true and accurate copy of Ordinance No. 2004-00315 for the Town of Cornelius dated December 20, 2004.

IN WITNESS WHEREOF, I have hereunto set my hand and have caused the official seal of the Town of Cornelius to be affixed, this 1st day of August 2005.


Carolyn K. Sigmon, CMC
Town Clerk
Town of Cornelius



**AN ORDINANCE DESIGNATING AS A HISTORIC LANDMARK
PROPERTY KNOWN AS THE OLD METHODIST PARSONAGE**

WHEREAS, on May 19, 2003, the Town of Cornelius Board of Commissioners adopted an amended Historic Preservation Ordinance in the *Land Development Code* and Rules of Procedure for the Historic Preservation Commission; and

WHEREAS, the Ordinance and Rules provides for the designation of Historic Landmarks by the Board upon recommendation and findings by the Town of Cornelius Historic Preservation Commission; and

WHEREAS, the Historic Preservation Commission at its November 18, 2004 regular meeting has found the Old Methodist Parsonage, to be of special significance in terms of its historical, architectural, and cultural importance and to possess integrity of design, setting, workmanship, materials, feeling, and association; and

WHEREAS, the Historic Preservation Commission at its November 18, 2004 regular meeting has recommended designation of the Old Methodist Parsonage as a Historic Landmark, and the Commission has otherwise complied with all applicable requirements of the Ordinance and Rules regarding establishment of a Historic Landmark; and

WHEREAS, the Old Methodist Parsonage is an excellent and rare example of Traditional Vernacular with Colonial Revival and Victorian elements, and, possesses special historical and cultural significance with ties to the Mount Zion Methodist Church and as a gathering place for weddings and other events in the history of the Town of Cornelius; and

WHEREAS, the North Carolina Department of Cultural Resources, Division of Archives and History, State Historic Preservation Office made a favorable recommendation regarding the consideration of Historic Landmark designation for this property.

NOW, THEREFORE BE IT ORDAINED by the Town of Cornelius Board of Commissioners as follows:

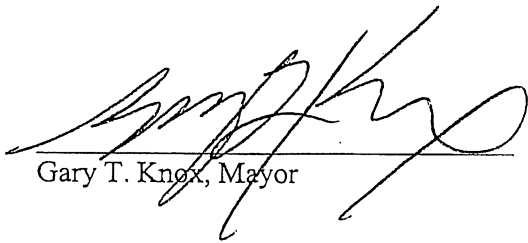
1. In accordance with the requirements of applicable state statutes, the Historic Preservation Ordinance, and Rules of Procedure the Old Methodist Parsonage is hereby designated as a Historic Landmark. The Old Methodist Parsonage is located at 19631 South Main Street, Cornelius, NC, 28031, on a tract of land identified as Mecklenburg County Tax Parcel Number 005-151-37 and described in a deed recorded in Book 9762, Page 745, Mecklenburg County Register of Deeds. The current owners of the Old Methodist Parsonage are Randolph Lewis and Abigail Jennings. For the purposes of this designation, the "Old Methodist Parsonage" shall refer to: (i) the exterior of the house; and (ii) the approximately 0.578 acre property, including all structures and improvements thereon.
2. From and after the designation of the Old Methodist Parsonage as a Historic Landmark, no exterior portion of any building or other structure, nor any above ground utility structure, nor any type of outdoor advertising sign, shall be erected, altered, restored, moved, or demolished on such Landmark until after an application for a Certificate of Appropriateness has been submitted to and approved by the Historic Preservation Commission. The waiting period



specified in North Carolina General Statute Chapter 160A, Article 19, Part 3C shall be observed prior to any demolition of the Old Methodist Parsonage.

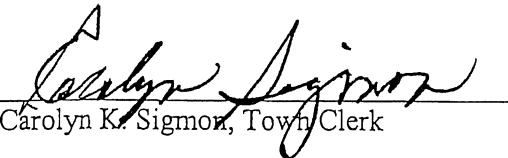
3. Upon consent by the owners, the Historic Preservation Commission may post a suitable sign on the property indicating its designation as a Historic Landmark. If the owners object to such sign, the Commission may place the sign on a nearby right-of-way.
4. Nothing in this Ordinance shall be construed to prevent the ordinary maintenance or repair of any exterior architectural feature which does not involve a change in design, materials, or outer appearance thereof, nor to prevent the construction, reconstruction, alteration, restoration, or demolition of any such feature which the building inspector or similar official shall certify is required for public safety because of an unsafe or dangerous condition. Nothing herein shall be construed to prevent a property owner from making use of his property not prohibited by other statutes, ordinances, or regulations. Nothing in this Ordinance shall be construed to prevent the maintenance or in the event of an emergency, the immediate restoration of any existing above ground utility structure.
5. Upon adoption of this Ordinance, the Historic Preservation Commission shall provide written notice of Landmark status to the owners and occupants of the Old Methodist Parsonage. The Commission shall also file a copy of this Ordinance, and any subsequent amendments hereto, in the office of the Register of Deeds for Mecklenburg County, requesting that the designated Landmark be indexed according to the name of the owners of the property in the grantee or grantor indexes. The Commission shall file copies of this Ordinance, and any subsequent amendments hereto, with the Town Clerk for the purpose public inspection at any reasonable time, with the Mecklenburg County Building Inspections Department, and the Mecklenburg County Tax Assessor's office.
6. This Ordinance shall be effective upon adoption.

Adopted this 20th day of December 2004.



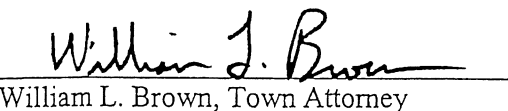
Gary T. Knox, Mayor

Attest:



Carolyn K. Sigmor, Town Clerk

Approved as to Form:



William L. Brown, Town Attorney