

ORDINANCE NO. 1586-X

Charlotte-Mecklenburg Historic Properties Commission
1225 South Caldwell St. Box D
Charlotte, N.C. 28203

AN ORDINANCE DESIGNATING A PROPERTY KNOWN AS THE "POPLAR APARTMENT CONDOMINIUMS"
(i.e. THE EXTERIOR OF THE BUILDING ONLY) AS HISTORIC PROPERTY, SAID PROPERTY
LOCATED AT 301 WEST TENTH STREET, IN CHARLOTTE, NORTH CAROLINA, AND RECORDED
ON TAX PARCEL NUMBERS 078-037-16 THROUGH 078-037-54, IN THE MECKLENBURG COUNTY
TAX OFFICE.

OCT 1 3 35 PM '84
CHARLES E. CROWDER
REGISTRAR 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
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 17th day of September, 1984, on the question of designating a
property known as the "Poplar Apartment Condominiums" (i.e. the exterior
of the building only); and

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WHEREAS, the "Polar Apartment Condominiums," completed in 1930 and designed
by Lockwood, Greene and Company, represented a major breakthrough in the local
apartment development business in terms of the elegance and lavishness of
its architectural appointments; and

WHEREAS, the "Poplar Apartment Condominiums" document the transformation of
Fourth Ward into a fashionable multi-family residential district in the 1920's;
and

WHEREAS, the "Poplar Apartment Condominiums" is the most elegant 20th Century
apartment building which survives in uptown Charlotte; and

WHEREAS, the Charlotte-Mecklenburg Historic Properties Commission has
demonstrated that the property known as the "Poplar Apartment Condominiums"
possesses special significance in terms of its history, architecture, and/or
cultural importance; and

WHEREAS, the property known as the "Poplar Apartment Condominiums" possesses
integrity of design, setting, workmanship, materials, feeling and/or

FEE 8.50
CASH 8.50

association; and

WHEREAS, the several units of the property known as the "Poplar Apartment Condominiums" are vested in fee simple to Ms. Margie M. Hinson, Mr. Dennis J. Hall, Mr. Everett A. Gallant, Mr. Henry A Engler & wife, Carol A., Mr. William R. Cogar & wife, Ruth, Mr. Miller W. Cavin & wife, Thelma J., Mr. Timothy F. Finley & wife, Delores Andrews, Ms. Hazel L. McCain, Mr. Robert F. Thomas, Jr., Mr. Michael K. Warner, Mr. David J. Roberts, Ms. Leah W. McGee, Mr. Paul M. Flowe, Jr. & wife, Camilla M., Mr. Allen R. Stafford, Jr., Mr. Willie J. Stratford, Sr., Mr. Guy Ferreri & wife, Justine C., Ms. Mamie A. McDonald, Mr. Louis F. Chester, Mr. Thomas D. Lanning & wife, Kay C., Dr. Joseph B. Roberts & wife, Rebecca S., Mr. Graham W. Denton, Jr., Mr. Simmons B. Jones, Mr. William H. Sturges, Mr. William W. Sturges, Ms. Gladys E. Hale, Mr. Vernie R. Snider, Mr. Edward H. Gamm & wife, Glenis S., Ms. Virginia B. Blain, Mr. Joseph L. Overton, Mr. Roger W. Lovelett & wife, Deborah C., Mr. Sam H. McMahon, III, Mr. Robert K. Schlosser, Jr., Ms. Mary I. Mabry, Mr. William H. Williamson, III, Mr. W. Douglas Cochrane, Ms. Edith K. Hitchcock, Mr. Donald A. Stewart, Mr. John A. Moore, Jr., Mr. Robert E. Mason, IV, the Robert E. Mason Company, Mr. Sloan D. Gibson, IV, Mr. Lewis E. Powell & wife, Dannye G.

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

1. That the property known as the "Poplar Apartment Condominiums" (i.e. the exterior of the building only) is hereby designated as historic property pursuant to Chapter 160A, Article 19, Part 3B, 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 West Tenth Street, Charlotte, North Carolina, as recorded on Tax Parcel Numbers 078-037-16 through 078-037-54 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 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 "Poplar Apartment Condominiums" 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.

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Approved as to form:

Henry W. Underhill 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 17th day of September, 1984, the reference having been made in Minute Book 82, and is recorded in full in Ordinance Book 33 at Pages 225-228.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina this the 19th day of September, 1984.



Pat Sharkey
Pat Sharkey, City Clerk