

ORDINANCE NO. 1587-X

PRESENTED FOR REGISTRATION
OCT 1 3 35 PM '84
REGISTERED
CHARLES E. CROWDER
MECKLENBURG COUNTY, N.C.

AN ORDINANCE DESIGNATING A PROPERTY KNOWN AS THE "W. G. ROGERS HOUSE (INCLUDING THE INTERIOR AND EXTERIOR OF THE MAIN HOUSE, THE INTERIOR AND EXTERIOR OF THE OUTBUILDINGS, AND THE LAND ASSOCIATED THEREWITH) AS HISTORIC PROPERTY SAID PROPERTY LOCATED AT 524 EAST BOULEVARD, IN CHARLOTTE, NORTH CAROLINA, AND RECORDED ON TAX PARCEL NUMBER 121-051-12, IN THE MECKLENBURG COUNTY TAX OFFICE.

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 17th day of September, 1984, on the question of designating a property known as the "W. G. Rogers House" (including the interior and exterior of the main house, the interior and exterior of the outbuildings, and the land associated therewith); and

WHEREAS, the initial owner and most probably the designer of the main house and outbuildings was Willard G. Rogers, an architect of local and regional importance and from 1906 until about 1916 a partner of C. C. Hook's; and

WHEREAS, the "W. G. Rogers House," erected in 1902, is one of the earliest examples of the Dutch Colonial Revival style in the City of Charlotte; and

WHEREAS, the "W. G. Rogers House" is a well-preserved example of upper middle class housing in turn-of-the-century Dilworth, Charlotte's first street-car suburb; and

WHEREAS, the Charlotte-Mecklenburg Historic Properties Commission has demonstrated that the property known as the "W. G. Rogers House" possesses special significance in terms of its history, architecture, and/or cultural importance; and

WHEREAS, the property known as the "W. G. Rogers House" possesses integrity of design, setting, workmanship, materials, feeling and/or association; and

MAIL TO: DK. DAN MECKLENBURG HISTORIC PROPERTIES COMMISSION
Charlotte - Mecklenburg Historic Properties Commission
1325 South Caldwell Street - Box 28
Charlotte, N.C. 28203

WHEREAS, the property known as the "W. G. Rogers House" is vested in fee simple to Gary L. Benner and John B. Geer.

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

1. That the property known as the "W. G. Rogers House" (including the interior and exterior of the main house, the interior and exterior of the outbuildings, and the land associated therewith) 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 524 East Boulevard, Charlotte, North Carolina, as recorded on Tax Parcel Number 121-051-12 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

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the property owner from making any use of this property not prevented 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 "W. G. Rogers House" be given the 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:

FEE 7.00
◇ 7.00
CASH 7.00

8:51 #2130 000
10/01/84

Henry W. Zanderhill Jr.
City Attorney

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 approved 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 229-231.

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

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