

5687 0002

AN ORDINANCE DESIGNATING A PROPERTY KNOWN AS THE "RURAL HILL PLANTATION" (THE EXTERIOR OF ALL IMPROVEMENTS, THE INTERIOR OF ALL IMPROVEMENTS, AND THE ENTIRE 221.04 ACRES COMPRISING THE PLANTATION) AS HISTORIC PROPERTY, SAID PROPERTY BEING LOCATED ON BOTH SIDES OF NECK ROAD IN MECKLENBURG COUNTY, NORTH CAROLINA, AND RECORDED ON TAX PARCEL NUMBERS 013-042-18, 013-042-19, 013-042-20, 013-181-01, AND 013-181-02 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 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 Properties Commission on the 21<sup>st</sup> day of December, 1987, on the question of designating a property known as the "Rural Hill Plantation" as historic property; and

WHEREAS, the "Rural Hill Plantation" holds great promise in terms of archeological significance, especially since minimal ground disturbance has occurred on many portions of the property; and

WHEREAS, the "Rural Hill Plantation" contains many historic buildings and sites, including the kitchen (now modified into a modern residence), the ruin of the main house (destroyed by fire in 1886), a smokehouse, ash house, well house, crib, grainery,

Return to:  
Charlotte-Mecklenburg Historic Properties Commission  
1225 S. Caldwell St.  
Box D  
Charlotte, N.C. 28203

PRESENTED  
FOR  
REGISTRATION

JAN 27 1 02 PM '88

CHARLES E. CROWDER  
REGISTER OF DEEDS  
MECKLENBURG CO. N.C.

1

*void*

2:36 #9452 000  
-01/27/88

FEE  
CASH

13.00  
13.00  
13.00

BOOK  
PAGE

Rural Hill Plantation

REAL ESTATE  
BOOK PAGE

5687 0578

two former schoolhouses, and a family cemetery; and

WHEREAS, Major John Davidson (1735-1832), the initial owner of Rural Hill, was a leading citizen of Mecklenburg County in the late 1700's and early 1800's; and

WHEREAS, the "Rural Hill Plantation" retains a setting which is reminiscent of its ante-bellum setting;

WHEREAS, the Charlotte-Mecklenburg Historic Properties Commission has demonstrated that the property known as the "Rural Hill Plantation" possesses integrity of design, setting, workmanship, materials, and/or association; and

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

WHEREAS, the property known as the "Rural Hill Plantation" is vested in fee simple to Miss May Davidson, Miss Elizabeth Hampton Davidson, and Mr. John Springs Davidson

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

1. That the property known as the "Rural Hill Plantation" (the exterior of all improvements, the interior of all improvements, and the entire 221.04 acres comprising the plantation) is hereby designated as historic property pursuant to Chapter 160A, Article 19, Part 3B, as amended, of the General

FOR

REAL ESTATE  
BOOK PAGE

Rural Hill Plantation

5687 0576  
0579

Statutes of North Carolina. For purposes of description only, the location of said property is noted as being situated on both sides of Neck Road in Mecklenburg County, North Carolina, and recorded on Tax Parcel Numbers 013-042-18, 013-042-19, 013-042-20, 013-181-01, AND 013-181-02 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 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

BOOK PAGE  
REAL ESTATE

5687 8580

Rural Hill Plantation

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 may be placed on said property.

5. That the owners and occupants of the property known as the "Rural Hill Plantation" 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 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:

MA Bethune  
County Attorney

REAL ESTATE  
BOOK PAGE

5687 0581

STATE OF NORTH CAROLINA  
COUNTY OF MECKLENBURG

I, Hazel H. Hatley, Clerk to the Board of County Commissioners of Mecklenburg County, DO HEREBY CERTIFY that the Board of County Commissioners of Mecklenburg County, North Carolina, in a meeting held December 21, 1987, approved the foregoing Ordinance entitled "AN ORDINANCE DESIGNATING A PROPERTY KNOWN AS THE RURAL HILL PLANTATION (THE EXTERIOR OF ALL IMPROVEMENTS, THE INTERIOR OF ALL IMPROVEMENTS, AND THE ENTIRE 221.04 ACRES COMPRISING THE PLANTATION) AS HISTORIC PROPERTY, SAID PROPERTY BEING LOCATED ON BOTH SIDES OF NECK ROAD IN MECKLENBURG COUNTY, NORTH CAROLINA, AND RECORDED ON TAX PARCEL NUMBERS 013-042-18, 013-042-19, 013-042-20, 013-181-01, AND 013-18-02 IN THE MECKLENBURG COUNTY TAX OFFICE" recorded in full in Minute Book No. 30-A.

Witness my hand and the official seal of said Board, this the 30th day of December 1987.

*Hazel H. Hatley*  
Clerk to the Board

