

Ordinance designating as a Historic Landmark a property known as the “Southern Power Company Transformer House” (listed under Tax Parcel Number 00326219 as of September 1, 2004, and including the exterior of the building listed under Tax Parcel Number 00326219 in the Mecklenburg County Tax Office, Charlotte, North Carolina as of September 1, 2004). The property is owned by the Duke Power Company and is located near Delburg Street, in Davidson, North Carolina.

WHEREAS, all of the prerequisites to the 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 members of the Town Board of Davidson, North Carolina, have taken into full consideration all statements and information presented at a joint public hearing held with the Charlotte-Mecklenburg Historic Landmarks Commission on the 9th day of November, 2004, on the question of designating a property known as the Southern Power Company Transformer House as a historic landmark; and

WHEREAS, the Southern Power Company Transformer House is significant for its association with the Davidson Cotton Mill, one of the earliest electric powered cotton mills in Mecklenburg County; and

WHEREAS, the Southern Power Company Transformer House is a rare surviving example of an early-twentieth century electrical transformer house; and

WHEREAS, the Southern Power Company Transformer House reflects the early-twentieth century trend of employing the Romanesque Revival Style in the architecture of industrial buildings; and

Return To:

Charlotte Mecklenburg
Historic Landmarks Com.
2100 Randolph Road
Charlotte, NC 28207

FOR REGISTRATION JUDITH A. GIBSON
REGISTER OF DEEDS
MECKLENBURG COUNTY, NC
2005 DEC 20 03:17 PM
BK 15785 PG 645-649 FEE \$0.00
INSTRUMENT # 2005253908



2005253908

WHEREAS, the property known as the Southern Power Company Transformer House is owned by the Duke Power Company.

NOW, THEREFORE, BE IT ORDAINED by the members of the Town Board of Davidson, North Carolina:

1. That the property known as the “Southern Power Company Transformer House” (listed under Tax Parcel Number 00326219 as of September 1, 2004, and including the exterior of the building listed under Tax Parcel Number 00326219 in the Mecklenburg County Tax Office, Charlotte, North Carolina as of September 1, 2004) is hereby designated as a historic landmark pursuant to Chapter 160A, Article 19, as amended, of the General Statutes of North Carolina. The location of said landmark is noted as being situated near Delburg Street, Davidson, North Carolina. Exterior features are more completely described in the *Survey and Research Report on the Davidson Cotton Mill (2004)*.

2. That said exterior is more specifically defined as the historic and structural fabric, especially including all original exterior architectural features.

3. That said designated historic landmark may be materially altered, restored, moved or demolished only following 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, except if such landmark is judged to be of State-wide significance by duly authorized officials of the North Carolina Division of Archives and History. However, the effective date of such Certificate may be delayed in accordance with Chapter 160A, Article 19, and amendments thereto, and hereinafter adopted.

4. Nothing in this ordinance shall be construed to prevent or delay ordinary maintenance or repair of any architectural feature in or on said landmark that does not involve a change in 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 owner of the historic landmark from making any use of the historic landmark not prohibited by other statutes, ordinances or regulations. Owners of locally designated historic landmarks are expected to be familiar with and to follow *The Secretary of the Interior's Standards for Rehabilitation and Guidelines for Rehabilitating Historic Buildings*, the guidelines used by the Charlotte-Mecklenburg Historic Landmarks Commission to evaluate proposed alterations or additions.

5. That a suitable sign may be posted indicating that said property has been designated as a historic landmark and containing any other appropriate information. If the owner consents, the sign may be placed on said historic landmark.

6. That the owners of the historic landmark known as the Southern Power Company Transformer 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 Town Clerk, Building Standards Department, Mecklenburg County Register of Deeds, and the Tax Supervisor, as required by applicable law.


7. That the property which is designated as a historic landmark shall be subject to Chapter 160A, Article 19, of the General Statutes of North Carolina as amended, and any amendments to it and any amendments hereinafter adopted.

Adopted the 9th day of November, 2004, by the members of the

Town Board of Davidson, Mecklenburg County, North Carolina.


Clerk of Town Board

Approved as to form:


Town Attorney





JUDITH A. GIBSON
REGISTER OF DEEDS, MECKLENBURG
COUNTY & COURTS OFFICE BUILDING
720 EAST FOURTH STREET
CHARLOTTE, NC 28202

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and/or cancellation.

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