

original

146;

AN ORDINANCE DESIGNATING A PROPERTY KNOWN AS THE "THOMAS TROTTER BUILDING" (THE EXTERIOR AND THE INTERIOR OF THE BUILDING AND THE LOT UPON WHICH THE BUILDING IS SITUATED) AS HISTORIC PROPERTY, SAID PROPERTY BEING LOCATED AT 108 SOUTH TRYON STREET, CHARLOTTE, NORTH CAROLINA, AND RECORDED ON TAX PARCEL NUMBER 073-011-11 IN THE MECKLENBURG COUNTY TAX OFFICE.

PRESENTED FOR REGISTRATION

JAN 6 10 53 AM '86

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

REAL ESTATE PAGE BOOK

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WHEREAS, all 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 18th day of November, 1985, on the question of designating a property known as the "Thomas Trotter Building" as historic property; and

WHEREAS, the "Thomas Trotter Building", erected in 1850-51, is the oldest remaining masonry structure in Charlotte that retains a substantial degree of its initial physical integrity; and

WHEREAS, the "Thomas Trotter Building" was originally owned and occupied by Thomas Trotter (1800-1865), one of North Carolina's finest silversmiths, and the leading jeweler of Charlotte for over forty years; and

WHEREAS, the "Thomas Trotter Building's" construction and subsequent remodelings reflect Charlotte's economic development over a 130-year period, as it grew from a small upcountry crossroads town to the largest city in North and South Carolina; and

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

WHEREAS, the property known as the "Thomas Trotter Building" possesses integrity of design, setting, workmanship, materials, and/or association; and

CHARLOTTE MECKLENBURG HISTORIC PROPERTIES COMMISSION
P. O. BOX 0 1225 S. CALDWELL ST.
CHARLOTTE, NC 28203

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WHEREAS, the property known as the "Thomas Trotter Building" is vested in fee simple to Albert S. Rousso and wife, Doris H. Rousso.

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

1. That the property known as the "Thomas Trotter Building" (the exterior and the interior of the building and the lot upon which the building is situated) is hereby designated as historic property pursuant to Chapter 160A, Article 19, Part 3B, as amended, of the General Statutes of North Carolina. For purposes of description only, the location of said property is noted as being situated at 108 South Tryon Street, Charlotte, North Carolina, and recorded on Tax Parcel Number 073-011-11, 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 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 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 "Thomas Trotter Building" 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.

Approved as to form:

Henry W. Underhill 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 adopted by the City Council of the City of Charlotte, North Carolina, in regular session convened on the 18th day of November, 1985, the reference having been made in Minute Book 85, and recorded in full in Ordinance Book 34, at Page(s) 145-147.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this the 22nd day of November, 1985.

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 18th day of November, 1985, the reference having been made in Minute Book 85, and recorded in full in Ordinance Book 34, at Page(s) 145-147.

WITNESS my hand and the corporate seal of the City of Charlotte, North Carolina, this the 20th day of December, 1985.

Pat Sharkey
PAT SHARKEY, CITY CLERK



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State of North Carolina, County of Mecklenburg
The foregoing certificate(s) of _____
_____ is a Notary (jest) Public of _____ County and State
is are certified to be correct. This _____ day of _____, 19____
Charles E. Crowder, Register of Deeds, By: _____ DEPUTY