

**Charlotte-Mecklenburg
HISTORIC LANDMARKS COMMISSION
Survey Committee
January 29, 2025
2100 Randolph Road, Charlotte
6:06 p.m. – 7:19 p.m.**

Minutes

Present

Dontressa Ashford, Survey Committee Chair

Lesley Carroll, HLC Treasurer

Nadine Ford (remote)

Victoria Grey, Community Outreach Committee Chair/HLC Secretary (remote)

Michael Rogers (remote)

Stewart Gray, HL Director

Tommy Warlick, HL Historic Preservation Specialist

Elizabeth Stuart, HL Senior Administrative Support Assistant

Absent

Whitney Feld

John Kincheloe

Edwin Wilson

Note: This meeting was held virtually through the Microsoft Teams video conferencing platform and in person at the Historic Landmarks office at 2100 Randolph Road, Charlotte.

1. Chair's Report: Dontressa Ashford

Chair Ashford welcomed everyone to the meeting.

2. Consideration of the Designation Report for the Ziglar-Bowers House, 421 Heathcliff Street, Charlotte

Susan Mayer, consultant, presented the designation report. She reviewed the history of the house and the Wesley Heights neighborhood. She stated that the house remains intact and recommended that the interior and exterior of the house be included in the designation.

Commissioner Carroll presented a motion seconded by Commissioner Grey that the Survey Committee recommend to the Historic Landmarks Commission that it process the Ziglar-Bowers House, 421 Heathcliff Street, Charlotte, N.C., for historic landmark designation including the interior and exterior of the house and the associated tax parcel. The Committee unanimously approved the motion.

3. Consideration of Placement on the Study List of Prospective Historic Landmarks

a. Carlee and Catherine Carr House, 153 Mock Road, Davidson

Historic Preservation Specialist Warlick stated that this circa 1945 property was brought to staff's attention by the Town of Davidson. He explained that, according to oral histories in the neighborhood, the carport includes a door that leads to a back room that was the first Black owned barbershop or beauty salon in Davidson, which was owned by Catherine Carr. He stated that the Carrs bought this property from the trustees of the Davidson Civic Club, which was an all-white women's charity club. He stated that staff is still researching the Carrs and stated that this is a unique opportunity to recognize this family.

b. Il Grande Disco, 100 E. Trade Street, Charlotte

Warlick stated that this was one of Charlotte's first public art installations and celebrated its 50th anniversary last year. He stated that this is one of only six similar art pieces in the world created by the artist, Arnaldo Pomodoro.

c. Johnson C. Smith University Teacher House, 301 Beatties Ford Road, Charlotte

Warlick stated that this is one of two circa 1929 houses owned by Johnson C. Smith University (JCSU) for faculty housing. He explained that Reverend Herman L. Counts, Sr., was a JCSU professor for 30 years and lived in this house. He stated that his daughter, Dorothy Counts, was the first Black student to attend the all-white Harding High School. He stated that staff believes this is the only childhood house associated with Dorothy that remains in Charlotte.

Warlick stated that Reverend Darius L. Swann also lived here. He stated that the Swanns unsuccessfully tried to enroll their son James into the integrated Seversville Elementary School. He explained that this led to the Swann v. Charlotte-Mecklenburg Board of Education Supreme Court case and stated that this is the structure that stands for this litigation.

d. Faires Farm Silos, 9520 Faires Farm Road, Charlotte

Warlick stated that this site was previously a cattle farm and is now a housing community. He stated that these silos, one of which was built in 1951, may be the only standing representation of this farm. He stated that staff will continue to research this site and may come back to the Committee with further findings.

Commissioner Carroll presented a motion seconded by Committee Member Rogers that the Survey Committee place the following properties on the Study List of Prospective Historic Landmarks: Carlee and Catherine Carr House, 153 Mock Road, Davidson, N.C.; Il Grande Disco, 100 E. Trade Street, Charlotte, N.C.; Johnson C. Smith University Teacher House, 301 Beatties Ford Road, Charlotte, N.C.; and Faires Farm Silos, 9520 Faires Farm Road, Charlotte, N.C. The Committee unanimously approved the motion.

4. Updates

a. Siloam Presbyterian Church Cemetery, corner of Salome Church Road and Morehead Road, Charlotte

Warlick stated that the descendants of those buried in this 1893 cemetery contacted staff and requested that this site be researched. He explained that this property was brought directly to the Commission in December for consideration of Study List placement. He stated that since that time, he has conducted seven interviews with people directly or indirectly associated with the church and who lived in the nearby Mallard Creek community. He stated that the building was destroyed by a fire in 1958 and no longer exists except for the ground-level foundation walls laid by a contractor who did not finish the job. He stated that the graves tend to be clustered in family groups but are scattered throughout the lot and noted that it is still an active cemetery.

Director Gray explained that staff has been discussing creating a cemetery registry that would be separate from landmark designation but would be treated the same in the sense that staff would be a resource for property owners. He stated that cemeteries are already legally protected by state law and explained that the National Register has many exclusions and high standards for cemeteries to be listed. He stated that landmark designation may not be the best fit for cemeteries but that placing them on a registry could still aid these properties. He asked the Committee to give staff time to determine if a cemetery registry is a feasible project in the new fiscal year. The committee took no further action on this property.

b. Armour Street Theatre, 307 Armour Street, Davidson

Warlick stated that this property was placed on the Study List in September 2024 and explained that Susan Mayer's company has been retained to produce a designation report.

Committee Member Rogers asked about the double pediment and brick discoloration. Gray stated that it is possible that the double pediment is original. He stated that the brick discoloration indicates that a repair or alteration was performed.

c. Dr. Charles W. Williams House, 5906 Crestwood Drive, Charlotte

Warlick stated that this property was placed on the Study List in July 2024 and explained that Susan Mayer's company has been retained to produce a designation report.

d. Hunters Chapel United Methodist Church, 18423 John Connor Road, Cornelius

Warlick stated that this property was placed on the Study List in July 2024. He stated that the Commission voted in October to process the property for landmark designation. He explained that the designation report has been produced and that the congregation is trying to determine which interior features to include in the designation.

e. Armour Street Mill House, 225 Armour Street, Davidson

Warlick stated that this house is near the Armour Street Theatre. He stated that this property and the ones listed below have all been designated as historic landmarks since the Committee last met.

Gray stated that Davidson is facing rapid development. He stated that for much of the town's history, it served as both a college town and a mill town. He explained that many of the mill

town elements have been lost and that the town is paying attention to the surviving mill town elements.

f. John Eli Brattain House, 305 S. Main Street, Davidson

g. Caldwell-Bradford School, 16401 Davidson-Concord Road, Huntersville

h. Marion R. and Lavonne Marsh House, 1642 Hertford Road, Charlotte

5. Staff Report

Gray stated that the Alexander Tenant House on Catawba Avenue in Cornelius was identified in the early 2000s as part of the State Historic Preservation Office's survey of rural African American resources and was found eligible for listing on the National Register. He stated that the house was moved approximately 200 yards from its original location with the intent to be incorporated into a new development. He stated that the development is stalled. He stated that Preserve Mecklenburg holds an easement on the property and that the building is waiting for a foundation. He stated that he recently spoke with Dr. Dan Morrill of Preserve Mecklenburg (PMI) who inquired if the Commission would consider proceeding with landmark designation on the property. He stated that he believes the house is eligible for landmark status but noted that he is unsure about the status of the site. He stated that he would reach out to town staff in Cornelius and inform them that the Commission is interested in landmark designation of the house.

Commissioner Grey asked that the house not be moved again due to its precarious condition.

Committee Member Rogers asked if the house was stabilized before being moved. Susan Mayer stated that she was on the board of PMI at the time and explained that it was somewhat stabilized before it was moved. She stated that PMI has paid attention to its condition.

6. Old Business

There was no old business.

7. New Business

There was no new business

Commissioner Carroll presented a motion seconded by Commissioner Grey that the Survey Committee meeting adjourn. The Committee unanimously approved the motion.

The meeting adjourned at 7:19 p.m.