

# Historic Charlotte, Inc.

## THE FRONT PORCH



Promoting awareness and appreciation for historic architecture and historic sites in the Charlotte Region

### Fall 2006

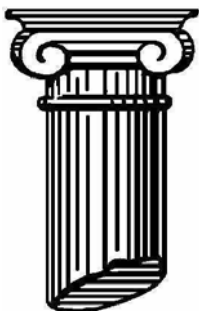
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#### Mission

The mission of Historic Charlotte, Inc. is to actively promote historic preservation and to encourage, support and coordinate the activities of history and heritage groups throughout the greater Charlotte region.

[www.historiccharlotte.org](http://www.historiccharlotte.org)



## Feeling All Bunched Up?

Then bring your friends and family and  
“Unwind at the Mill!”

### Join us for Historic Charlotte's Annual Gala and Preservation Celebration Blast for the Past!

The Historic Charlotte Cotton Mill will provide a unique setting as Historic Charlotte honors this year's Preservation Award winners. Enjoy cocktails, heavy hors d'oeuvres, swing music from Trio 21, a brief awards presentation and a fabulous silent auction.

**Wednesday, October 4, 2006**  
**6:30—9:30 p.m.**

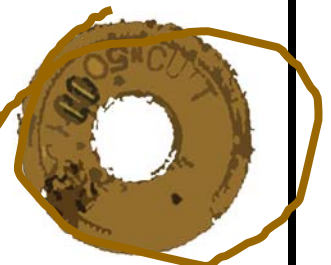
**Hors d'oeuvres and Cocktails 6:30 p.m.**  
**Silent Auction 6:30—8:15 p.m.**  
**Awards Presentation 8:30 p.m.**

**Charlotte Cotton Mill**  
**508 West Fifth Street**

**Tickets: \$45 each | \$75 a pair**

**Mark your calendar now!**

**Contact Historic Charlotte at 704-375-6145**  
**for reservations and details.**





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## Staff

Autumn Michael,  
 Executive Director

V 704.375.6145

F 704.375.6152

Email:

[autumn@historiccharlotte.com](mailto:autumn@historiccharlotte.com)

[www.historiccharlotte.org](http://www.historiccharlotte.org)



## First Issue!

WELCOME to our Inaugural issue of *The Front Porch*, Historic Charlotte's newsletter! I'm Autumn Rierson Michael and I'm the Executive Director of Historic Charlotte. I'd like to thank our members for your commitment to historic preservation in the region and hope that you'll enjoy reading this FIRST issue of *The Front Porch*, our newsletter which we hope to publish 3-4 times per year. We are still a small, emerging organization and I must take a minute to thank a number of folks without whom we wouldn't be publishing this first newsletter, particularly the Arts and Science Council, Dan Morrill and the Historic Landmarks Commission, AND a great Board of Directors and volunteers who give tirelessly to the organization. We intend to make Historic Charlotte a voice in the development and re-development of the region, with the hope that preservation becomes a true goal of Charlotte leaders and a tool for economic development.

For those of you who have received this newsletter from a friend or are reading it in the doctor's office or somehow got it "by mistake", we welcome you to Historic Charlotte and hope that you'll join our family! Historic Charlotte, originally established by the Historic Landmarks Commission is a not-for-profit membership organization. Our mission is to SAVE HISTORIC BUILDINGS in the greater Charlotte region. We present history and preservation-related programs, lectures, and neighborhood walking and bicycling tours. We promote awareness and appreciation of local historic sites and of course, our fabulous historic neighborhoods. We celebrate Preservation Month in May and we give out numerous preservation awards for worthy projects in our area. And, of course, our role is evolving, so please let us hear from YOU and tell us what you think we should be doing in the region and what YOU think we, as a community, should be trying to save of our history.

...Autumn Rierson Michael

## 2006 Learning Series: Connection-Preservation-Action

For several years, Historic Charlotte has hosted quarterly lectures as a part of our Learning Series program. Local speakers have been invited to share their expertise on history and preservation with our members and community at large. The **2006 Learning Series: Connection-Preservation-Action** kicked off on March 7th at *Ethan's of Elizabeth* with David Erdman discussing *The Geography of Charlotte: The Rest of the Story*. The presentation was wonderful, the room was packed and adding a social time before the meeting was a big hit.

On April 4th, Dan Morrill joined the Learning Series to discuss *Rural No More: Losing Mecklenburg's Rural Historic Homes*. Although *Ethan's* has now become *Pearl*, under new ownership, Historic Charlotte was once again welcomed and a lively discussion took place. Dan's presentation was both entertaining and interactive. The audience had lots of questions about cultural resources that need attention in Mecklenburg County.

May was Preservation Month with lots of events for all of Charlotte. Tom Hanchett, Historian with the Levine Museum of the New South joined the Learning Series on June 6th. His topic was *Charlotte's Street Car Era Neighborhoods*. Tom came to Charlotte in 1981 to study Charlotte's trolley neighborhoods for the Charlotte Mecklenburg Historic Landmarks Commission. For the Learning Series he dug back through his 25 years of slides to give us an overview of the pre-1930 city, including neighborhoods such as Dilworth, Biddleville, Elizabeth, Myers Park and Plaza Midwood. An finally on September 5, 2006, Stefan Pienkny, AIA, Gantt Huberman Architects, discussed the award-winning rehabilitation of the c. 1884 Biddle Hall at Johnson C. Smith University, Charlotte's finest example of Victorian institutional architecture.



Mark your calendars now and join us for our  
 last Learning Series talk for 2006!

Lynn Weis will take us on a guided tour of the Elmwood-Pinewood Cemetery.  
 Tuesday, October 17, 2006, 5:30 p.m.

## President's Corner

Hello, Fellow Historic Charlotte Members!

I hope that you are as excited as I am for our annual celebration of and for preservation, Blast for the Past. This year, the party will be held at the Charlotte Cotton Mill, a successful preservation project in Uptown.

Each year, we review many projects for the Preservation Awards. We've seen projects ranging from creative easements to protect historic properties (and potentially reduce their tax burdens) to adaptive use of a treasured building that might otherwise be lost forever.

So get involved -

Let us know about a project that deserves a Preservation Award. Residential Awards are selected in the spring. Commercial projects are honored in the fall.

Attend the Blast for the Past on Wednesday, October 4th at the Charlotte Cotton Mill in Uptown. This is a wonderful time to get a closer look at the winning projects and meet many of the people who brought them to fruition.

Consider helping sponsor the Blast. This fundraiser is a primary source of our funding for a full year's worth of preservation activities.

Visit one of the other historic sites in our region. Whether you're interested in a day trip or a morning visit, there are many historic sites worth your time. Details on more than 30 sites and organizations are available on the [www.HistoricCharlotte.org](http://www.HistoricCharlotte.org) website.

However you choose to celebrate our rich history, please remember that without continued support, these wonderful sites could be lost. Preservation is a constant effort, but it's well worthwhile.

Hoping to see you at *Blast for the Past* –  
Tom O'Brien

## Dear Aunt Charlotte,

*Charlotte seems to have a lot of preservation groups. What's the difference between Historic Charlotte, the Charlotte-Mecklenburg Historic Landmarks Commission, and the Charlotte Historic District Commission?*

With several different groups involved in historic preservation, figuring out who does what can sometimes be confusing. Each preservation organization in Charlotte plays an important role in the protection and preservation of our region's historic resources.



**Historic Charlotte** is a private, not-for-profit education and advocacy organization. We strive to promote awareness and appreciation of Charlotte's historic architecture and to facilitate preservation efforts throughout the region. For more information, see [www.historiccharlotte.com](http://www.historiccharlotte.com)

The **Charlotte-Mecklenburg Historic Landmarks Commission (HLC)** is a County-funded body that designates and protects individual local historic landmarks. There are more than 250 designated landmarks in Mecklenburg County. Through its highly successful revolving fund, the HLC also purchases and rehabs significant historic properties, such as the Charlotte Cotton Mills. For more information, see <http://www.cmhpf.org/>

The **Historic District Commission (HDC)** is a City-funded body that helps to protect historic properties in Charlotte's four locally designated historic districts: Dilworth, Fourth Ward, Hermitage Court, Plaza-Midwood, and Wesley Heights. The responsibility of the HDC is to encourage the preservation of contributing properties in these historic neighborhoods through its design review and Certificate of Appropriateness processes.

For more information, see <http://www.charmeck.org/Departments/Planning/Historic+Districts/Home.htm>

## Preservation Resources

### Charlotte's Historic Neighborhoods:

Dilworth (DCDA)  
<http://dilworth.org/neighass.htm>

Myers Park  
<http://www.mpha.com>

Plaza-Midwood  
<http://www.plazamidwood.org>

Elizabeth  
<http://www.elizabethcommunity.com>

North Davidson  
<http://www.noda.org/index.cfm>

Fourth Ward (FoFW)  
<http://www.fofw.intranets.com>

### Local Preservation Resources:

Charlotte-Mecklenburg Historic Landmarks Commission  
<http://www.cmhpf.org>

Charlotte Historic District Commission <http://www.charmeck.org/Departments/Planning/Historic+Districts/Home.htm>

Charlotte Trolley  
<http://www.charlottetrolley.org>

### State Preservation Resources:

North Carolina State Historic Preservation Office (NC SHPO)  
<http://www.hpo.dcr.state.nc.us>

Preservation North Carolina  
<http://www.presnc.org>

### National Preservation Resources:

National Park Service (NPS)  
<http://www.cr.nps.gov>

National Trust for Historic Preservation  
<http://www.nationaltrust.org>

Preservation Action  
<http://www.preservationaction.org/>

### International Preservation Resources:

US International Council on Monuments and Sites (US ICOMOS)  
<http://www.icomos.org/usicomos>



## 2006 Historic Preservation Awards—Residential

On May, 11, 2006 Historic Charlotte, Inc., The Charlotte Historic District Commission and Thomas Pruitt Builders, Inc. announced the 2006 Historic Neighborhood Award winners at a reception and ceremony held at the Van Landingham Estate in Plaza Midwood. Patrick Mumford read a special Preservation Month Proclamation and Joey Popp, local media personality served as the Master of Ceremony. Lenore Jones Deutsch served as chairperson for the committee. Awards were given in two categories: Historic Neighborhood Awards and Preservation Excellence Awards.

### 2006 Historic Neighborhood Awards



**Dilworth Preservation Award Winner: 1918 Lennox Avenue**  
Tripp Wheeler, owner; ALB Architecture; Rorick Construction

**Honorable Mention: 1200 Dilworth Road**  
C Wayne and Beth McKinzi, owners; Don Duffy Architecture

**Honorable Mention: Park Road at Kingston Avenue**  
Bart Shaw, owner; Bruce Keith Design



**Eastover Area Preservation Award Winner: 205 Circle Avenue**  
David Secrest, owner; Cox Architecture and Design; Proline Construction

**Myers Park Preservation Award Winner: 1200 Queens Road West**  
Will and Margo Whitley, owners; Don Duffy Architecture; Kuhlkin Builders



**Wesley Heights Preservation Award Winner: 515 South Summit Avenue**  
Jerry Taylor, owner; ALB Architecture

**Honorable Mention: 405-407 South Summit Avenue**  
Chuck Neeley, owner; ALB Architecture



### 2006 Preservation Excellence—Best In Show Awards



**Best Rehabilitation: The Rutzler Building – 712 Louise Avenue (Elizabeth)**  
Conformity Corporation, owner and GC; Laughing Dog Studio

**Honorable Mention: 625 Hermitage Court (Myers Park)**  
Chris and Sue Smith, owners; Cox Architecture and Design; Chris Smith



**Best Addition: 301 East Kingston Avenue (Dilworth)**  
Jeff Douglas, owner; ALB Architecture; Salins Group

**Honorable Mention: 2233 Chesterfield Avenue (Chantilly)**  
Jim Guyton, owner; Urbana Architecture; Bjourne Green



**Best Tax Credit Project: 2019 Park Road (Dilworth)**  
Neil Brown, owner and GC; ALB Architecture

# Historic Charlotte extends special thanks to the following Preservation Month 2006 sponsors:

## *TITLE SPONSOR*



### *GOLD SPONSORS*

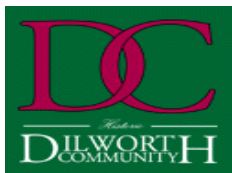


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Tree  
Service**

### *SILVER SPONSORS*



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**Olde Charlotte Properties**

**NARMOUR WRIGHT CREECH ARCHITECTURE**

**Foodman, Hunter & Karres, PLLC  
Attorneys At Law**

**Thank You! Thank You! Thank You! Thank You!**

## Preservation in the News

**Coffee Cup:** This small diner off of Morehead Street is a cultural icon in Charlotte that is threatened with demolition by Beazer Homes of Atlanta. The Coffee Cup was one of the first restaurants in Charlotte to integrate in the 1960s.

**Hermitage Court, Myers Park:** Hermitage Court, a neighborhood in Myers Park has obtained local historic district designation in order to protect their street's character and prevent residents from tearing down the original homes for larger ones. Congratulations to these residents.

**George and Marie G. Davis Home:** Johnson C. Smith has announced that it plans to tear down the 115-year old home because it can't afford to renovate the building and is not willing to sell the house. George Davis was a significant figure in African American history in Charlotte, and was the first black professor at Biddle Institute, now JCSU.

**White Oak Plantation:** This 1792 immaculate two-story brick house and 18 acres in east Mecklenburg County has just gone under contract with the Historic Landmarks Commission. The sale is expected to close this Fall. The HLC is studying the property and seeking a preservation solution for the site.

**Grace AME Zion Church:** This historic church, built on Brevard Street in 1900, and once at the heart of the African-American Second Ward, or Brooklyn, community, has also been purchased by the Historic Landmarks Commission. The HLC is working with local developers to preserve the church as Brevard Street gets redeveloped.

**Virginia Paper Company Warehouse:** The 1937 building was among the last of the large industrial buildings built in the Center City. The 2-story warehouse, designed by NY architect Walter Dabney Blair, is potentially threatened by a proposed "swap" of the planned Romare Bearden Park for an uptown baseball stadium.

**Carolina Theatre:** As an example of a successful public/private partnership, Camden Partners, ARK Group, the Carolina Theatre Preservation Society, the City and the County are all partnering to rehabilitate and return to use the 1927 Carolina Theatre on Tryon Street. Camden Partners intends to build a condominium tower over the theatre to help subsidize the rehab of the theatre, and ARK will operate the Theatre as a live music venue. The Carolina Theatre Preservation Society has committed to helping fundraise for the project and will host its own educational and cultural programming in the Theatre, as well.

**Mill Rehab Tax Credit:** In June of 2006, the NC General Assembly passed a mill rehabilitation tax credit that could help breathe new life in some older industrial and manufacturing buildings. The bill expands tax credits from 20% of the rehab cost to as high as 40%, depending on the economic condition of the area and whether the building's new use would be revenue-producing.

**Land for Tomorrow:** L4T is a grassroots effort to formulate support for the passage of a bond initiative that would generate \$200 million per year for five years to expand preservation of critical lands and historic places, provide jobs and strengthen communities. See [www.landfortomorrow.org](http://www.landfortomorrow.org) for more information.

## New and Renewing Memberships

*Thank you for supporting Historic Charlotte!*

### January-June 2006

#### Victorian

Bert Fox

#### Mid-Century Modern

Sarah Kennard  
Jim and Callendar Patterson

#### Georgian

Herb and Diane Althouse  
John M. Belk  
David Cable  
Jonathan and Janet Jarrett  
James and Janet Johnson  
Jim Montgomery  
Francis I. Parker  
Norris Preyer  
Rosalie Reynolds  
Richard Salisbury

Taylor Pritchard Homes  
Eugenia White

#### Tudor

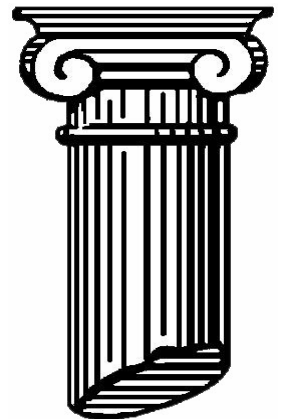
Marty and Jan Ivey  
Bailey Patrick, Jr.  
Bill and Joy Szymonski  
Phillip Whitesell

#### Colonial

Dumont Clarke  
Rachel Eldridge  
Nancy Howe  
Tim Newman  
Steven Onxley  
Carol Pearsall  
Eli Baxter Springs  
Urbana

#### Craftsman

Nancy Howe  
Edwin and Lucille Jones  
Sis Kaplan  
Laura Lee  
Mrs. William T Minor



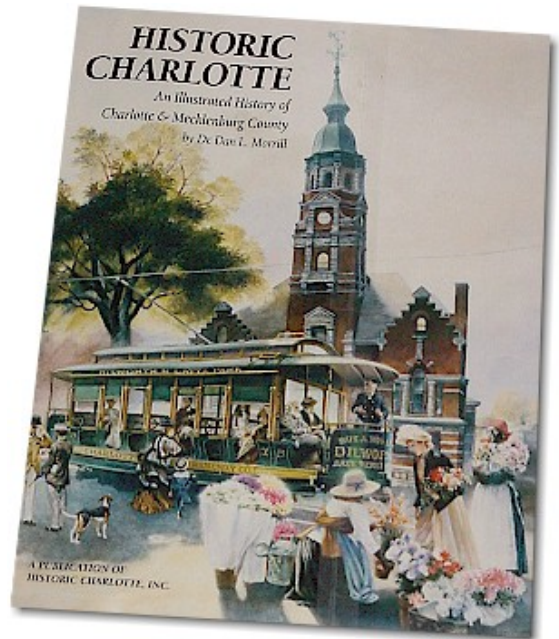
And generous gifts by the John  
Crosland Family Fund, Perkins  
Eastman, and Shook Kelley.

# Historic Charlotte: An Illustrated History .....

The publication of *Historic Charlotte, An Illustrated History of Charlotte and Mecklenburg County* written by Dr. Dan Morrill, longtime UNC-Charlotte history professor and Consulting Director of the Historic Landmarks Commission continues to be available for purchase through Historic Charlotte.

This beautifully illustrated coffee table book provides a succinct look at Charlotte from the 1700's to the present day. While not an encyclopedic account, the book chronicles the city and county struggles with growth and describes the consistent forces which have impacted the region's evolution from the beginning.

Read about our earliest days when the Catawba Indians roamed the land, the Scots-Irish settlers who moved down from Philadelphia, the first gold rush in the country, the Revolutionary War battles and up to the economic boom of the 1990s. The book includes some photographs never before seen in print and will be a wonderful addition to your library as well as a wonderful gift.



*Historic Charlotte, An Illustrated History of Charlotte and Mecklenburg County* can be ordered directly from Historic Charlotte at a cost of \$45.00 per copy including tax and shipping. Mail checks to Historic Charlotte, Inc., PO Box 33113, Charlotte, NC 28233 or call 704-375-6145.

## Historic Charlotte Membership Application

Name \_\_\_\_\_

Address \_\_\_\_\_

City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_

Work Place \_\_\_\_\_

Work Phone \_\_\_\_\_

E-mail address \_\_\_\_\_

Contact me about volunteer opportunities, especially \_\_\_\_\_

My company's matching donation form is enclosed

Membership Level \_\_\_\_\_ Amount Enclosed \$ \_\_\_\_\_

Check made payable to "Historic Charlotte, Inc."

Visa or MasterCard \_\_\_\_\_ Exp \_\_\_\_\_

Signature \_\_\_\_\_

Historic Charlotte is a 501(c)(3) not-for-profit organization. Your gift is tax deductible to the fullest extent allowable by law. Financial information about this organization and a copy of its license to solicit are available from the State of North Carolina Solicitation Licensing Board at 919-807-2214.

**Craftsman**  
Student or Senior  
\$30/year

**Colonial**  
Individual  
\$40/year

**Tudor**  
Family  
\$60/year

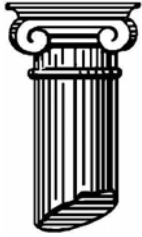
**Georgian**  
Supporters  
\$100/year

**Mid-Century Modern**  
Patrons  
\$250/year

**Victorian**  
Leadership  
\$500/year

**Palladian**  
Benefactor  
\$1000+/year

Mail membership form and/or check to Historic Charlotte, Inc., PO Box 33113, Charlotte, NC 28233 or call 704-375-6145.



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