

Ordinance – Former Charlotte Fire Station Number Ten

Ordinance designating as an Historic Landmark a property known as the “Former Charlotte Fire Station Number Ten” (listed under Tax Parcel Number 06706102 and including the exterior of the building, and the land listed under Tax Parcel Number 06706102 in the Mecklenburg County Tax Office, Charlotte, North Carolina as of September 1, 2020). The property is owned by Mecklenburg County, and is located at 2136 Remount Road in Charlotte, 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 City Council of Charlotte, North Carolina, have taken into full consideration all statements and information presented at a public hearing held on the 14th day of December 2020, on the question of designating a property known as the Former Charlotte Fire Station Number Ten as an historic landmark; and

WHEREAS, the members of the Charlotte-Mecklenburg Historic Landmarks Commission have taken into full consideration all statements and information presented at a public hearing held on the 9th day of November 2020, on the question of designating a property known as the Former Charlotte Fire Station Number Ten as an historic landmark; and

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WHEREAS, the Former Charlotte Fire Station Number Ten has a unique local architectural significance as one of only two surviving 1950s mid-century modern style suburban fire houses in Charlotte; and

WHEREAS, the Former Charlotte Fire Station Number Ten has a unique local historical significance as the city's only fire station designed by Charlotte native and prominent local architect Charles Wearn Connelly (1902-1967), who practiced architecture in Charlotte from 1934 until 1967. Construction of Charlotte Fire Station Number Ten was a response to the city's rapid population growth after 1940, with new stations being built to serve growing commercial districts and residential neighborhoods; and

WHEREAS, the Former Charlotte Fire Station Number Ten has retained a high degree of integrity in terms of setting, in that it remains in its original location, and is surrounded by other historic buildings and features from and prior to its period of significance (1957-2003), including the 1879 Dowd House and frame houses that date from the 1930s and 1940s. Neither the immediate setting nor the area surrounding the station has been significantly changed in terms of the streetscape or surrounding buildings in the last 50 years; and

WHEREAS, the Former Charlotte Fire Station Number Ten has retained a high degree of integrity both as to its original mid-century modernist design, which has not been significantly altered, and its design, given that the building has not suffered significant deterioration; and

WHEREAS, the durability of the Former Charlotte Fire Station Number Ten building, as well as the absence of significant deterioration and structural alteration,

indicates the skill and quality of the builder’s workmanship, and the retention of much of the building’s original materials; and

WHEREAS, the feeling and association of the Former Charlotte Fire Station Number Ten is enhanced by the high integrity of the station’s setting and location, the surrounding historic buildings and substantially intact period streetscape, and the close proximity of the residential neighborhood supported by the station for nearly fifty years; and

WHEREAS, based on the additional information further detailed in the *Designation Report on Former Charlotte Fire Station Number Ten (rev. September 2020)*, all of which is incorporated herein by reference, the Charlotte-Mecklenburg Historic Landmarks Commission has demonstrated that the property known as the Former Charlotte Fire Station Number Ten possesses special significance in terms of its history, architecture, and/or cultural importance; and

WHEREAS, the property known as the Former Charlotte Fire Station Number Ten is owned by Mecklenburg County.

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

1. That the property known as the “Former Charlotte Fire Station Number Ten” (listed under Tax Parcel Number 06706102 and including the exterior of the building, and the land listed under Tax Parcel Number 06706102 in the Mecklenburg County Tax Office, Charlotte, North Carolina as of October 1, 2020) 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 at 2136 Remount

Road in Charlotte, North Carolina. Exterior features are more completely described in the *Designation Report on Former Charlotte Fire Station Number Ten (rev. September 2020)*.

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

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 Former Charlotte Fire Station Number Ten 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 Standards Department, Mecklenburg County Register of Deeds, and the Tax Supervisor, as required by applicable law.

7. That 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.

Approved as to form:

Senior Assistant City Attorney