

**Town of Davidson, NC**  
**Design Review Board: Staff Analysis**  
**Project Manager: Chad Hall**  
**May 16, 2018**

**Project:** Pergola and Fence Removal  
**Location:** 107 North Main Street  
**Applicant:** Sandy Carnegie  
**Designer:** n/a  
**Planning Area:** Village Center (Local Historic District)

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The applicant proposes to remove the wooden white fence and pergola from the frontage at 107 North Main Street. The fence and pergola were constructed in the mid-1980's, according to the application.

If the pergola is removed, existing signage which hangs from the rafters will need to be relocated. As proposed, a freestanding sign is proposed to the left (facing the building) of the access walkway; the sign is proposed to list the multiple businesses. The current freestanding sign is proposed with a sign area of 7.5 square feet.

With the removal of the fence, the applicant wishes to add flagstone to the area between the sidewalk of Main Street and the building to create patios on each side of the entrance walkway. This area will be used for seating with chairs and tables. There is a low "curb line" which holds back an approximate six inch rise of dirt/turf; it is assumed that this flagstone patio area will be raised and the curb will remain.

Of note, a request to remove two crepe myrtle trees, one on each side of the entrance walkway, in the front area between the house and existing fence was approved by the HPC in October 2017.

**HISTORIC DISTRICT DESIGN GUIDELINES:**

***Plantings and Site Features (pages 48-49)***

1. *Retain and preserve plantings and site features that contribute to the overall historic character of a district property or the district as a whole.*
2. *Retain and preserve the historic plantings and site features that relate district buildings to the settings—including site topography, retaining walls, mature trees, street tree canopies, hedges, foundation plantings, pedestrian alleys, and walkways.*

***Signs (pages 54-55)***

2. *Retain and preserve signs that contribute to the overall historic character of a building.*
5. *Introduce new signs, if needed, in traditional locations where they do not diminish or compromise the overall historic character of the building, site, or district. Design new*

*signs to be compatible in location, configuration, orientation, height, material, scale, and detail with the historic character of the building, site, and district.*

7. *Construct new signs in traditional materials, such as wood, stone, or metal, or apply lettering and graphics on display windows or awning fabric. It is not appropriate to introduce signage in contemporary materials such as plastics or to introduce internally lighted signage that is incompatible with the overall historic character of the district.*

***Fences and Walls (pages 56-57)***

1. *Retain and preserve fences and walls that contribute to the overall historic character of district properties.*

**DAVIDSON PLANNING ORDINANCE:**

***Section 4.2.1 – Historic District Regulations***

*All changes or improvements made to structures and sites within the Local Historic District must comply with the Historic District Regulations as described in Section 22.*