





For use by Principal Authority / Para uso de la Autoridad Principal		
Cloudpermit application number / Número de solicitud de Cloudpermit US-NC30720-P-2025-95		
PIN / Número de rollo 12881		
Application submitted to / Solicitud presentada a Hendersonville, NC, North Carolina / Hendersonville, NC, Carolina del Norte		
Description of Subject Property		
Address / Dirección 401 N MAIN ST		
Municipality / Municipio Hendersonville, NC, North Carolina / Hendersonville, NC, Carolina del Norte		
PIN / Número de rollo 12881		
Purpose of Application		
Application type / Tipo de solicitud Certificate of Appropriateness — Major Work - Commission Approved		
Applicant, Property owner		
Last name / Apellido Reasoner	First name / Nombre de pila Jason	Corporation or partnership / Corporación o sociedad P&B Real LLC
Street address / Dirección de la calle 401 N MAIN ST HENDERSONVILLE NC 28792 4912	Unit number / Número de unidad	Lot / Con.
Municipality / Municipio Hendersonville	State / Provincia NC	ZIP code / Código postal 28792
Other phone / Otro teléfono		Mobile phone / Teléfono móvil +1 8285959676
Fax		Email / Correo electrónico

Declaration and Signatures
<p>Applicant</p> <p>I, Jason Reasoner (The Applicant), do hereby declare that the information contained in this application, the attached schedules and forms, the attached plans and specifications, and other attached documentation is true to the best of my knowledge. If a permit is granted, I agree to comply with Local Ordinances and the conditions of the permit. If the Applicant is a corporation or partnership, I have the authority to bind the corporation or partnership by signing off, I understand that it constitutes a legal signature confirming that I acknowledge and agree to the above declaration.</p> <p> Digitally signed on 05/20/2025, 8:10:50 AM EDT by Sam Hayes with an authorization letter from Jason Reasoner. / Firmado digitalmente el 20/5/25 8:10:50 EDT por Sam Hayes con una carta de autorización de Jason Reasoner.</p> <p>Property owner</p> <p>I, Jason Reasoner (The Property owner), do hereby declare that the information contained in this application, the attached schedules and forms, the attached plans and specifications, and other attached documentation is true to the best of my knowledge. If a permit is granted, I agree to comply with Local Ordinances and the conditions of the permit. If the Property owner is a corporation or partnership, I have the authority to bind the corporation or partnership by signing off, I understand that it constitutes a legal signature confirming that I acknowledge and agree to the above declaration.</p> <p> Digitally signed on 05/20/2025, 8:10:55 AM EDT by Sam Hayes with an authorization letter from Jason Reasoner. / Firmado digitalmente el 20/5/25 8:10:55 EDT por Sam Hayes con una carta de autorización de Jason Reasoner.</p>

Procedures for Reviewing Applications for Certificates Appropriateness
<p>The City’s Historic Preservation Ordinance provides that no one may erect, alter, restore, move, or demolish the exterior portion of any building or other structure, nor undertake significant modifications to landscaping and other site features, without a Certificate of Appropriateness (COA) which must be approved prior to the commencement of work. The COA application is processed through the city of Hendersonville Planning Department</p> <p>All COA applications are due 30 days prior to the next regular Commission meeting date. The Historic Preservation Commission meets the third Wednesday of each month at 5pm in the 2nd Floor Meeting Room located at City Hall (160 6th Ave E.).</p>

Information
<p>COA Project Description – The burden of proof is on the Applicant to prove the proposed work is in keeping with the historical character of the district. Please list specific references in the Design Standards that support your application.</p> <p>See attachment</p>