

1. Agenda

Documents: [HISTORIC DISTRICT COMMISSION MEETING AGENDA JUNE 25, 2013 \(PDF\).PDF](#)

2. Agenda Packet

Documents: [HISTORIC DISTRICT COMMISSION MEETING AGENDA PACKET JUNE 25, 2013 \(PDF\).PDF](#)

CITY OF YPSILANTI
Historic District Commission
Regular Meeting Agenda

Tuesday, June 25, 2013
7:00 p.m.

The Ypsilanti Historic District Commission works to safeguard Ypsilanti's built heritage by guiding development and renovation within the Historic District. Enabled by federal, state, and local legislation, the HDC seeks to stabilize and improve property values, to promote preservation education, and to develop the Ypsilanti Historic District as a vital living area.

An Audio recording of the meeting will be made for the purpose of assisting in the preparation of official minutes only. Once the official minutes are approved the audio recording will be destroyed.

I. CALL TO ORDER AND ROLL CALL

Anne Stevenson, Chair	P	A
Hank Prebys, Vice Chair	P	A
Ron Rupert	P	A
Michael Condon	P	A
Jennifer Henriksen	P	A
Alex Pettit	P	A
Jane Schmiedeke	P	A

II. APPROVAL OF AGENDA

III. PUBLIC COMMENTS ON AGENDA ITEMS

IV. PUBLIC HEARING- None

V. BUSINESS SESSION

A. OLD BUSINESS

1. 109 N. River St.

Roof Replacement

B. NEW BUSINESS

2. 200 E. Cross St.

Re-Roofing

3. 621 N. River St.

Window Replacements

4. 318 Maple St.

Gutter Installation

5. 41 Photo St.

Fencing

6. 421 N. Adams St.

Re-roofing

7. 320 E. Cross St.

Deck Installation

7. 12 E. Forest

Murals

8. 100 Market Place (Freighthouse)

Solar Panels

C. STUDY ITEMS- None

D. ADMINISTRATIVE APPROVAL- None

E. OTHER BUSINESS

Property Monitoring- None

VI. AUDIENCE PARTICIPATION ON NON-AGENDA ITEMS

VII. HOUSEKEEPING BUSINESS

Approval of the minutes of June 11, 2013

VIII. ADJOURNMENT

Secretary of the Interior's Standards for the Rehabilitation of Historic Structures

Developed by the U.S. Department of the Interior, the Standards provide a framework that guides protective decisions regarding historic structures. The Historic District Commission is required to cite applicable Standards with each formal decision it renders. It may also cite HDC Fact Sheets as part of its decision-making process.

1. Use property for original purpose or provide compatible use with minimal alteration.

A property will be used as it was historically or be given a new use that requires minimal change to its distinctive materials, features, spaces, and spatial relationships.

2. Do not destroy original character. Do not remove or alter historic material or features.

The historic character of a property will be retained and preserved. The removal of distinctive materials or alteration of features, spaces, and spatial relationships that characterize a property will be avoided.

3. Do not imitate earlier styles.

Each property will be recognized as a physical record of its time, place, and use. Changes that create a false sense of historical development, such as adding conjectural features or elements from other historic properties, will not be undertaken.

4. Preserve significant changes acquired over time.

Changes to a property that have acquired historic significance in their own right will be retained and preserved.

5. Preserve distinctive features.

Distinctive materials, features, finishes, and construction techniques or examples of craftsmanship that characterize a property will be preserved.

6. Repair, don't replace. Replacements shall match original.

Deteriorated historic features will be repaired rather than replaced. Where the severity of deterioration requires replacement of a distinctive feature, the new feature will match the old in design, color, texture, and, where possible, materials. Replacement of missing features will be substantiated by documentary and physical evidence.

7. Clean building gently—no sandblasting.

Chemical or physical treatments, if appropriate, will be undertaken using the gentlest means possible. Treatments that cause damage to historic materials will not be used.

8. Preserve archaeological resources.

Archaeological resources will be protected and preserved in place. If such resources must be disturbed, mitigation measures will be undertaken.

9. Contemporary designs shall be compatible and shall not destroy significant original material.

New additions, exterior alterations, or related new construction will not destroy historic materials, features, and spatial relationships that characterize the property. The new work shall be differentiated from the old and will be compatible with the historic materials, features, size, scale and proportion, and massing to protect the integrity of the property and its environment.

10. New work shall be removable.

New additions and adjacent or related new construction will be undertaken in such a manner that, if removed in the future, the essential form and integrity of the historic property and its environment would be unimpaired.

CITY OF YPSILANTI
Historic District Commission
Regular Meeting Agenda

Tuesday, June 25, 2013
7:00 p.m.

The Ypsilanti Historic District Commission works to safeguard Ypsilanti's built heritage by guiding development and renovation within the Historic District. Enabled by federal, state, and local legislation, the HDC seeks to stabilize and improve property values, to promote preservation education, and to develop the Ypsilanti Historic District as a vital living area.

An Audio recording of the meeting will be made for the purpose of assisting in the preparation of official minutes only. Once the official minutes are approved the audio recording will be destroyed.

I. CALL TO ORDER AND ROLL CALL

Anne Stevenson, Chair	P	A
Hank Prebys, Vice Chair	P	A
Ron Rupert	P	A
Michael Condon	P	A
Jennifer Henriksen	P	A
Alex Pettit	P	A
Jane Schmiedeke	P	A

II. APPROVAL OF AGENDA

III. PUBLIC COMMENTS ON AGENDA ITEMS

IV. PUBLIC HEARING- None

V. BUSINESS SESSION

A. OLD BUSINESS

1. 109 N. River St.

Roof Replacement

B. NEW BUSINESS

2. 200 E. Cross St.

Re-Roofing

3. 621 N. River St.

Window Replacements

4. 318 Maple St.

Gutter Installation

5. 41 Photo St.

Fencing

6. 421 N. Adams St.

Re-roofing

7. 320 E. Cross St.

Deck Installation

7. 12 E. Forest

Murals

8. 100 Market Place (Freighthouse)

Solar Panels

C. STUDY ITEMS- None

D. ADMINISTRATIVE APPROVAL- None

E. OTHER BUSINESS

Property Monitoring- None

VI. AUDIENCE PARTICIPATION ON NON-AGENDA ITEMS

VII. HOUSEKEEPING BUSINESS

Approval of the minutes of June 11, 2013

VIII. ADJOURNMENT

Secretary of the Interior's Standards for the Rehabilitation of Historic Structures

Developed by the U.S. Department of the Interior, the Standards provide a framework that guides protective decisions regarding historic structures. The Historic District Commission is required to cite applicable Standards with each formal decision it renders. It may also cite HDC Fact Sheets as part of its decision-making process.

1. Use property for original purpose or provide compatible use with minimal alteration.

A property will be used as it was historically or be given a new use that requires minimal change to its distinctive materials, features, spaces, and spatial relationships.

2. Do not destroy original character. Do not remove or alter historic material or features.

The historic character of a property will be retained and preserved. The removal of distinctive materials or alteration of features, spaces, and spatial relationships that characterize a property will be avoided.

3. Do not imitate earlier styles.

Each property will be recognized as a physical record of its time, place, and use. Changes that create a false sense of historical development, such as adding conjectural features or elements from other historic properties, will not be undertaken.

4. Preserve significant changes acquired over time.

Changes to a property that have acquired historic significance in their own right will be retained and preserved.

5. Preserve distinctive features.

Distinctive materials, features, finishes, and construction techniques or examples of craftsmanship that characterize a property will be preserved.

6. Repair, don't replace. Replacements shall match original.

Deteriorated historic features will be repaired rather than replaced. Where the severity of deterioration requires replacement of a distinctive feature, the new feature will match the old in design, color, texture, and, where possible, materials. Replacement of missing features will be substantiated by documentary and physical evidence.

7. Clean building gently—no sandblasting.

Chemical or physical treatments, if appropriate, will be undertaken using the gentlest means possible. Treatments that cause damage to historic materials will not be used.

8. Preserve archaeological resources.

Archaeological resources will be protected and preserved in place. If such resources must be disturbed, mitigation measures will be undertaken.

9. Contemporary designs shall be compatible and shall not destroy significant original material.

New additions, exterior alterations, or related new construction will not destroy historic materials, features, and spatial relationships that characterize the property. The new work shall be differentiated from the old and will be compatible with the historic materials, features, size, scale and proportion, and massing to protect the integrity of the property and its environment.

10. New work shall be removable.

New additions and adjacent or related new construction will be undertaken in such a manner that, if removed in the future, the essential form and integrity of the historic property and its environment would be unimpaired.



Ypsilanti Historic District

Rec. 15919

Work Permit Application

Date filed 6-12-2013 for HDC meeting date _____

Action item ☐ Study item ☐

Action items require payment of the application fee. There is no fee to submit a study item for discussion.

Property Address 200 E CROSS

Applicant ☐ Owner ☐ Architect ☒ Contractor

Name CARL BRONNI BRONNI INC PRESIDENT

Address 1531 8 MILE RD

City WHITMORE LAKE State MI Zip 48189

Phone 234-260-4911 Fax 234-449-2560

E-mail _____

Owner MR COPELAND
(If different than applicant)

Who will perform the work? ☐ Owner ☒ Contractor

Contractor BRONNI INC
(Name, address, phone) 1531 8 MILE RD WHITMORE LK MI 48189

Action Items only:

Construction Cost 9000.00

Permit Application Fee _____

The permit fee is \$20 plus \$5 for each (or any portion of) \$3000 of construction cost. Payment is due at the time of application.

To complete this application:

1. On the reverse side, summarize the work proposed, list the main materials to be used, and (if relevant) indicate the color scheme planned.
2. Attach the following documents:
 - a. Photo(s) showing all locations where work is proposed
 - b. Paint color chips (if relevant)
 - c. Catalog cut sheets or similar details for windows, doors, light fixtures, and any other manufactured or preassembled components
 - d. Dimensioned drawings of any new construction or modifications to existing structures
 - e. A site plan, if proposal is for work on the grounds and not just the structure (e.g., installing an air conditioning system compressor). For fences, new structures, or work that will alter the footprint of existing structures, a photocopy of the mortgage survey with proposed changes indicated is required.

Submit the completed application to the City of Ypsilanti Building Department, 1 South Huron Street, along with the application fee if you wish the HDC to consider the proposal as an action item, not a study item.

Incomplete applications will not be considered.

For additional information, or if you have questions, contact the City of Ypsilanti Planning and Development Department, 734.483.9646, hdc@cityofypsilanti.com.

Ypsilanti Historic District Work Permit Application

Date filed 6-12-2013 for HDC meeting date _____

Property Address 200 E. CROSS

Applicant BRONNI INC

Description of proposed work (see sample applications)

ROOF IS LEAKING; REPLACE IT; 3 LAYER TEAR
TEAR OFF, SHEET, ICE 6 FT UP, FELT REST, NEW METAL TRIM,
SHINGLE, VENT, FLASH
USING 30YR EAF LAMINATED SHINGLES COLOR (HICKORY)
DARK BROWN CLOSE TO BLACK

Materials

Colors (Attach color chips or samples)

Body _____	Accent 1 _____
Trim _____	Accent 2 _____
Roof _____	Other _____

- ☐ This property has, or will have before the proposed work is completed, a fire alarm system or smoke alarm complying with the Stille-DeRossett-Hale single-state construction code, PA 230 of 1972, as amended.
(Compliance with this act must be certified to complete this application.)

I hereby attest that the above information is accurate. I am authorized to and hereby grant permission to the City of Ypsilanti and its staff to be on my property for the purposes of preparing reports, taking photographs, and/or evaluating and reviewing this application.

Carl Bronni

Signature of Applicant

6-12-2013

Date

Hickory is an inviting brown shade that has the added element of a red undertone, giving it a rich look. It's an excellent companion to both brick and stone homes that have shades of red or terra cotta. You'll also love how this color looks on homes with warm neutrals of brown and beige as well as with yellows and golds.





Ypsilanti Historic District

Rec 15909

Work Permit Application

Date filed 6-15-13 for HDC meeting date 6-25-13

Action item ☒ Study item ☐ Action items require payment of the application fee. There is no fee to submit a study item for discussion.

⁶²¹
Property Address 264 N. River Street, Ypsilanti, MI 48197

Applicant ☒ Owner ☐ Architect ☐ Contractor

Name Judy Weinburger

Address 2991 Verle Avenue

City Ann Arbor State MI Zip 48108

Phone 734-260-3229

Fax _____

E-mail jweinburger@yahoo.com

Owner same

(If different than applicant)

Who will perform the work? ☐ Owner ☒ Contractor

Contractor K B Builders

(Name, address,
phone)

Kevin Boyd, 517-605-9589

Action Items only:

Construction Cost \$4,000

Permit Application Fee \$30

The permit fee is \$20 plus \$5 for each \$3,000 of construction cost, and is due at the time of application.

To complete this application:

1. On the reverse side, summarize the work proposed, list the main materials to be used, and (if relevant) indicate the color scheme planned.
2. Attach the following documents:
 - a. Photo(s) showing all locations where work is proposed
 - b. Paint color chips (if relevant)
 - c. Catalog cut sheets or similar details for windows, doors, light fixtures, and any other manufactured or preassembled components
 - d. Dimensioned drawings of any new construction or modifications to existing structures
 - e. A site plan, if proposal is for work on the grounds and not just the structure (e.g., installing an air conditioning system compressor). For fences, new structures, or work that will alter the footprint of existing structures, a photocopy of the mortgage survey with proposed changes indicated is required.

Submit the completed application to the City of Ypsilanti Building Department, 1 South Huron Street, along with the application fee if you wish the HDC to consider the proposal as an action item, not a study item.

Incomplete applications will not be considered.

For additional information, or if you have questions, contact the City of Ypsilanti Planning and Development Department, 734.483.9646, hdc@cityofypsilanti.com.

Ypsilanti Historic District Work Permit Application

Date filed 6-15-13 for HDC meeting date 6-25-13

Property Address 621 N. River Street, Ypsilanti, MI

Applicant Judy Weinburger

Description of proposed work *(see sample applications)*

Replace existing double hung windows with similar vinyl clad wood double hung windows for 9 windows on the first floor. Two windows in a side, dining room have muntins. One is 4 over 4 the other is 6 over 6. The smaller window, 4 over 4 is one foot from the floor. I would like to raise it enough to avoid tempered glass and allow more furniture options within the room. I would like to have these two windows double hung with out muntins.

There is one very large window, 76 x 60 on the back and it is less than one foot off the floor. I would like to make it two windows consistent with the others and a standard height off the floor.

There are three windows, two in the kitchen and one on the side of the back room which are small, 20 x 34. I wish to replace them as well keeping them consistent with the others, double hung vinyl clad wood.

The trim on all the windows would include a sash and 3-4" trim around the sides and top. the windows themselves would be white. The color of the trim has yet to be determined.

Materials

double hung vinyl clad wood windows.

Colors *(Attach color chips or samples)*

Body _____

Accent 1 _____

Trim _____

Accent 2 _____

Roof _____

Other _____

- ☒ This property has, or will have before the proposed work is completed, a fire alarm system or smoke alarm complying with the Stille-DeRossett-Hale single-state construction code, PA 230 of 1972, as amended.
(Compliance with this act must be certified to complete this application.)

I hereby attest that the above information is accurate. I am authorized to and hereby grant permission to the City of Ypsilanti and its staff to be on my property for the purposes of preparing reports, taking photographs, and/or evaluating and reviewing this application.

Judy Weinburger
Signature of Applicant

6-15-13

Date



INTERIOR OF FRONT WINDOW

12/01/2007
05:50

(2)



South/back

Kitchen

(6)



NORTH

Living room



SOUTH SIDE ↑

DINING ROOM



KITCHEN

**FREE SHIP TO STORE¹ OR HOME*. NOW AVAILABLE ON OVER 300,000 ITEMS.**Your Store: Livonia #2742 [\(Change\)](#)

Andersen 200 Series Double Hung Wood Windows,
23-1/2 in. x 35-1/2 in., White, with LowE Insulated
Glass

\$175.00 /EA-Each

Store Only

Buy Online. Pick Up In Store Today

Check Store Inventory

Frame Finish: Clear



Width x Height

PRODUCT DESCRIPTION

•
•
•
•
•
•
•
•

SPECIFICATIONS



Ypsilanti Historic District

Rec 15908

Work Permit Application

Date filed 6-15-13 for HDC meeting date 6-25-13

Action item ☒ Study item ☐ Action items require payment of the application fee. There is no fee to submit a study item for discussion.

Property Address 318 Maple Street, Ypsilanti, MI 48197

Applicant ☒ Owner ☐ Architect ☐ Contractor

Name Judy Weinburger

Address 2991 Verle Avenue

City Ann Arbor State MI Zip 48108

Phone 734- 260-3229

Fax _____

E-mail jweinburger@yahoo.com

Owner same

(If different than applicant)

Who will perform the work? ☐ Owner ☒ Contractor

Contractor Gutter Dr.

(Name, address,
phone)

James Jackson, 734 761-9443

Action Items only:

Construction Cost \$400

Permit Application Fee \$25

The permit fee is \$20 plus \$5 for each \$3,000 of construction cost, and is due at the time of application.

To complete this application:

1. On the reverse side, summarize the work proposed, list the main materials to be used, and (if relevant) indicate the color scheme planned.
2. Attach the following documents:
 - a. Photo(s) showing all locations where work is proposed
 - b. Paint color chips (if relevant)
 - c. Catalog cut sheets or similar details for windows, doors, light fixtures, and any other manufactured or preassembled components
 - d. Dimensioned drawings of any new construction or modifications to existing structures
 - e. A site plan, if proposal is for work on the grounds and not just the structure (e.g., installing an air conditioning system compressor). For fences, new structures, or work that will alter the footprint of existing structures, a photocopy of the mortgage survey with proposed changes indicated is required.

Submit the completed application to the City of Ypsilanti Building Department, 1 South Huron Street, along with the application fee if you wish the HDC to consider the proposal as an action item, not a study item.

Incomplete applications will not be considered.

For additional information, or if you have questions, contact the City of Ypsilanti Planning and Development Department, 734.483.9646, hdc@cityofypsilanti.com.

Ypsilanti Historic District Work Permit Application

Date filed 6-15-13 for HDC meeting date 6-25-13

Property Address 318 Maple Street, Ypsilanti, MI

Applicant Judy Weinburger

Description of proposed work *(see sample applications)*

The porch on the east side of the Maple house has no gutter. All of the rest of the house has a white gutter. The steps of the porch rot because of the amount of rain fall directly onto them. The safety of the tenants is a concern as well because in the winter ice forms quickly due to the lack of gutter. I would like to have a white gutter around the porch to match the rest of the house. The downspouts would be off to the side and drain into the garden. The materials would match what is existing, white aluminum.

Materials

white aluminum gutters

Colors *(Attach color chips or samples)*

Body _____

Accent 1 _____

Trim _____

Accent 2 _____

Roof _____

Other _____

- ☐ This property has, or will have before the proposed work is completed, a fire alarm system or smoke alarm complying with the Stille-DeRossett-Hale single-state construction code, PA 230 of 1972, as amended.
(Compliance with this act must be certified to complete this application.)

I hereby attest that the above information is accurate. I am authorized to and hereby grant permission to the City of Ypsilanti and its staff to be on my property for the purposes of preparing reports, taking photographs, and/or evaluating and reviewing this application.

Judy Weinburger
Signature of Applicant

6-15-13
Date



EAST SIDE PORCH

318 Maple



NORTH SIDE



SOUTH SIDE



Ypsilanti Historic District

Work Permit Application

Rec. 15937

Date filed _____ for HDC meeting date 6/25/13

Action item ☐ Study item ☐ Action items require payment of the application fee. There is no fee to submit a study item for discussion.

Property Address 411 PHOTO ST

Applicant ☐ Owner ☐ Architect ☒ Contractor

Name APPLIED FENCE & SECURITY SYSTEMS INC

Address 4188 CARPENTER RD

City YPSILANTI State MI Zip 48197

Phone 734-971-0020 Fax 734-434-2460

E-mail _____

Owner _____
(If different than applicant)

Who will perform the work? ☐ Owner ☒ Contractor

Contractor _____
(Name, address, phone)

Action Items only:	
Construction Cost _____	Permit Application Fee <u>25.00</u>
The permit fee is \$20 plus \$5 for each (or any portion of) \$3000 of construction cost. Payment is due at the time of application.	

To complete this application:

1. On the reverse side, summarize the work proposed, list the main materials to be used, and (if relevant) indicate the color scheme planned.
2. Attach the following documents:
 - a. Photo(s) showing all locations where work is proposed
 - b. Paint color chips (if relevant)
 - c. Catalog cut sheets or similar details for windows, doors, light fixtures, and any other manufactured or preassembled components
 - d. Dimensioned drawings of any new construction or modifications to existing structures
 - e. A site plan, if proposal is for work on the grounds and not just the structure (e.g., installing an air conditioning system compressor). For fences, new structures, or work that will alter the footprint of existing structures, a photocopy of the mortgage survey with proposed changes indicated is required.

Submit the completed application to the City of Ypsilanti Building Department, 1 South Huron Street, along with the application fee if you wish the HDC to consider the proposal as an action item, not a study item.

Incomplete applications will not be considered.

For additional information, or if you have questions, contact the City of Ypsilanti Planning and Development Department, 734.483.9646, hdc@cityofypsilanti.com.

Ypsilanti Historic District Work Permit Application

Date filed _____ for HDC meeting date _____

Property Address _____

Applicant _____

Description of proposed work (see sample applications)

INSTALL PRESSURE-TREATED WOOD PRIVACY
FENCE, 5' + 6' HEIGHTS.

Materials

ALL PRESSURE-TREATED LUMBER

Colors (Attach color chips or samples)

Body _____

Accent 1 _____

Trim _____

Accent 2 _____

Roof _____

Other _____

- ☐ This property has, or will have before the proposed work is completed, a fire alarm system or smoke alarm complying with the Stille-DeRossett-Hale single-state construction code, PA 230 of 1972, as amended.
(Compliance with this act must be certified to complete this application.)

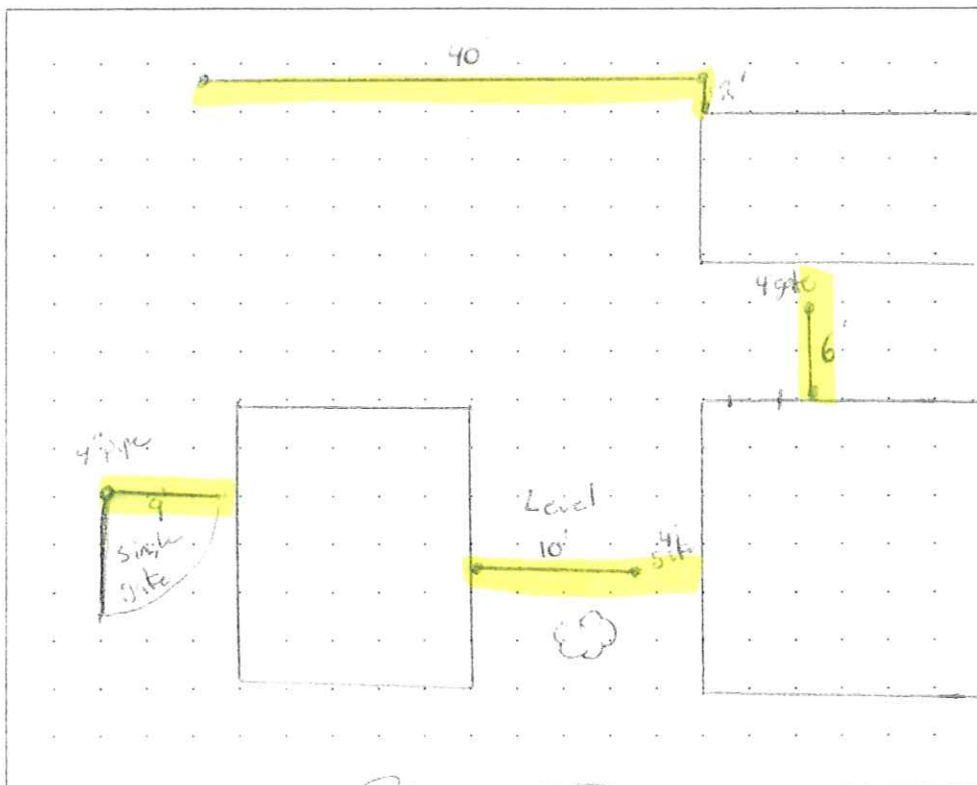
I hereby attest that the above information is accurate. I am authorized to and hereby grant permission to the City of Ypsilanti and its staff to be on my property for the purposes of preparing reports, taking photographs, and/or evaluating and reviewing this application.

Don De
Signature of Applicant

6-12-13
Date

Address 41 Photo Street Email _____
City Ypsilanti, MI Phone Number 505 7272 Fax _____

We propose to furnish, deliver and erect the following as per fence plan and measurements herewith:



Type Fence	<u>wood PT</u>
Height	<u>6' and 5'</u>
Footage	<u>58'</u>
Spec	<u>B&B Sals</u>
Line Post	<u>4x4</u>
End Post	<u>4x4</u>
Corner Post	<u>4x4</u>
Latch Post	<u>4x4</u>
Gate Post	<u>4x4</u>
Tie In	
Top Rail	<u>2x4</u>
Single Gate	<u>4'</u>
Double Gate	<u>9' in Section</u>
Hinges & Latch	
Color	
Asphalt	
Concrete	
Grade	
Miss Dig	<u>yes</u>

AGREEMENT

IF PROPOSAL IS ACCEPTED, PLEASE SIGN & RETURN WHITE COPY TO ALLIED FENCE & SECURITY SYSTEMS, INC.

The above proposal, when accepted by both parties hereto, becomes a contract between the two parties and is not subject to countermand. Owner to establish lot lines, grade and remove all obstructions from lot lines, unless otherwise provided for in writing.

Contractor shall not be liable for delays caused by strikes, weather conditions, delay in obtaining materials or any other causes beyond his control. If harassment or change in job, owner will be charged extra therefore. The down-time charge for Allied crews is \$60.00 per man hour.

Fence when complete will remain the property of Allied Fence & Security System, Inc., until paid for.

Fence will be built to average general grade in disregard to unevenness of ground. If survey or permits are necessary, the property owner is required to pay for that service. Owner is responsible for association regulations and private underground lines, including sprinkler systems.

Owner agrees that in the event of cancellation of this contract, before work had started, owner shall pay to contractor on demand twenty-five percent (25%) of the contract price as its stipulated damages for the breach. Verbal agreements other than expressed on this contract are not binding. The purchaser shall accept responsibility for loss or damage of materials on the job in the absence of the contractor personnel.

You, the buyer, may cancel this transaction at any time prior to midnight of the third business day after the date of this transaction. See the attached notice of cancellation form for an explanation of this right.

Special Provisions: PT 2,980 Pro wood 3,360 In stakeover save 180.00
3" space for Posts by house

ACCEPTED:

TOTAL BID PRICE \$

DOWN PAYMENT \$

ALLIED FENCE & SECURITY SYSTEMS, INC.

By

Date

BALANCE ON COMPLETION \$

OWNER

(OWNER)

White - Allied Copy

Yellow - Customer Copy

Pink - Installer Copy



Ypsilanti Historic District

Work Permit Application

Rec 15941

Date filed _____ for HDC meeting date 6/25

Action item ☐

Study item ☐

Action items require payment of the application fee. There is no fee to submit a study item for discussion.

Property Address 421 N. Adams

Applicant ☒ Owner ☐ Architect ☐ Contractor

Name ANDREW D. RODRIGUEZ

Address 15636 GRAVES RD.

City PINCKEY State MI Zip 48169

Phone 734-498-2446 Fax _____

E-mail RODRIGUEZ06423@GMAIL.COM

Owner _____
(If different than applicant)

Who will perform the work? ☐ Owner ☐ Contractor

Contractor MR ROOF

(Name, address, phone) 3511 E. FILLSWORTH RD., ANN ARBOR MI
734-429-9311

Action Items only:

Construction Cost

\$4,600

Permit Application Fee

\$30.00

The permit fee is \$20 plus \$5 for each (or any portion of) \$3000 of construction cost. Payment is due at the time of application.

To complete this application:

1. On the reverse side, summarize the work proposed, list the main materials to be used, and (if relevant) indicate the color scheme planned.
2. Attach the following documents:
 - a. Photo(s) showing all locations where work is proposed
 - b. Paint color chips (if relevant)
 - c. Catalog cut sheets or similar details for windows, doors, light fixtures, and any other manufactured or preassembled components
 - d. Dimensioned drawings of any new construction or modifications to existing structures
 - e. A site plan, if proposal is for work on the grounds and not just the structure (e.g., installing an air conditioning system compressor). For fences, new structures, or work that will alter the footprint of existing structures, a photocopy of the mortgage survey with proposed changes indicated is required.

Submit the completed application to the City of Ypsilanti Building Department, 1 South Huron Street, along with the application fee if you wish the HDC to consider the proposal as an action item, not a study item.

Incomplete applications will not be considered.

For additional information, or if you have questions, contact the City of Ypsilanti Planning and Development Department, 734.483.9646, hdc@cityofypsilanti.com.

Ypsilanti Historic District Work Permit Application

Date filed _____ for HDC meeting date _____

Property Address 421 N. ADAMS

Applicant ANDREW D. RODRIGUEZ

Description of proposed work (see sample applications)

REMOVE CURRENT SHINGLE ROOFING MATERIAL
REPLACE CURRENT SHINGLE ROOFING MATERIAL
WITH PRINCETON SLATE™ COLOR SHINGLES
SEE ATTACHED

Materials

SEE ATTACHED

Colors (Attach color chips or samples)

Body _____ Accent 1 _____

Trim _____ Accent 2 _____

Roof PRINCETON SLATE Other _____

- ☐ This property has, or will have before the proposed work is completed, a fire alarm system or smoke alarm complying with the Stille-DeRossett-Hale single-state construction code, PA 230 of 1972, as amended. (Compliance with this act must be certified to complete this application.)

I hereby attest that the above information is accurate. I am authorized to and hereby grant permission to the City of Ypsilanti and its staff to be on my property for the purposes of preparing reports, taking photographs, and/or evaluating and reviewing this application.

Andrew D. Rodriguez
Signature of Applicant

6/10/13
Date



ROOFGUARD L

ARCHITECTURAL SHINGLES



Roofguard L shingles are laminated to provide a remarkable dimensional thickness, not only for strength, durability, and weather resistance, but also to create an extraordinarily beautiful look for your home. Roofguard L is manufactured in a larger size with more exposure to create a high definition "shake" look for your roof. Its double layer construction, using an extra-heavy fiberglass mat and tough modified sealant, provides superior durability and wind resistance. All Roofguard L shingles are surprisingly affordable and are the perfect choice to protect and beautify your home.

- ✓ Fiberglass asphalt shingles
- ✓ Architectural shingles
- ✓ Featuring an algae resistant granule
- ✓ Class "A" Fire Resistance Rating

SPECIFICATIONS

Length	40-7/8"
Width	13-3/4"
Exposure	5-7/8"

Note: All values shown are approximate.

STANDARDS

ASTM D3462, ASTM D3018, ASTM D3161, ASTM E108
Class "A" Fire Resistance Rating¹, CSA A123.5, CSA A123.51
CSA A123.52

Note: Product is designed and tested to comply with ASTM/CSA Standards at time of manufacture prior to packaging.

Class A Fire Resistance Rating

Roofguard L shingles feature a Class "A" Fire Resistance Rating. Class "A" simulates the conditions characteristic of severe external fire hazards. As part of a complete shingle roof system (deck, underlayment and the shingles themselves) Roofguard L shingles meet the stringent tests of ASTM E108 and CAN/ULC S107.

ALGAE RESISTANT

Don't let algae ruin the appearance of your roof!

Protect it and keep it looking like new, year after year, by choosing Roofguard L shingles with **ALGAE RESISTANT** granules. We embed these ceramic-coated copper granules right into our shingles. They're colorfast, so they won't break down in UV light. And the copper in them inhibits the growth of algae, so that your roof won't develop those unsightly black streaks.

If you live in an area of high humidity – or even if you don't – insist on Roofguard L shingles with AR granules to protect your investment. Beautifully.



Note: Shingle swatches shown are as accurate as modern printing processes allow. Shingle chips shown do not fully represent the entire color blend range of the shingles. To ensure complete satisfaction please make your final color selection from several full size shingles and view a sample of the product installed on a home.

Note: The information in this literature is subject to change without notice.

>>> Color Availability



Estate Black



Chateau Brown



Rustic Cedar



Weatherwood



Princeton Slate



Mansion Grey









Ypsilanti Historic District Work Permit Application

Date filed 6/19/13 for HDC meeting date 6/25/13

Action item ☒ Study item ☐ Action items require payment of the application fee. There is no fee to submit a study item for discussion.

Property Address 320 E. Cross St.

Applicant ☒ Owner ☐ Architect ☐ Contractor

Name William & Lindsay Clark

Address 320 E. Cross St.

City Ypsilanti State MI Zip 48197

Phone _____

Fax _____

E-mail _____

Owner _____
(If different than applicant)

Who will perform the work? ☒ Owner ☐ Contractor

Contractor _____
(Name, address,
phone) _____

Action Items only:

Construction Cost _____ Permit Application Fee _____

The permit fee is \$20 plus \$5 for each (or any portion of) \$3000 of construction cost. Payment is due at the time of application.

To complete this application:

1. On the reverse side, summarize the work proposed, list the main materials to be used, and (if relevant) indicate the color scheme planned.
2. Attach the following documents:
 - a. Photo(s) showing all locations where work is proposed
 - b. Paint color chips (if relevant)
 - c. Catalog cut sheets or similar details for windows, doors, light fixtures, and any other manufactured or preassembled components
 - d. Dimensioned drawings of any new construction or modifications to existing structures
 - e. A site plan, if proposal is for work on the grounds and not just the structure (e.g., installing an air conditioning system compressor). For fences, new structures, or work that will alter the footprint of existing structures, a photocopy of the mortgage survey with proposed changes indicated is required.

Submit the completed application to the City of Ypsilanti Building Department, 1 South Huron Street, along with the application fee if you wish the HDC to consider the proposal as an action item, not a study item.

Incomplete applications will not be considered.

For additional information, or if you have questions, contact the City of Ypsilanti Planning and Development Department, 734.483.9646, hdc@cityofypsilanti.com.

Ypsilanti Historic District Work Permit Application

Date filed 6/19/13 for HDC meeting date 6/25/13

Property Address 320 E. Cross

Applicant William B Lindsay Clark

Description of proposed work (see sample applications)

Installation of rear wooden deck, stain yet to be decided.

Materials *Treated pine*

Colors (Attach color chips or samples)

Body _____

Accent 1 _____

Trim _____

Accent 2 _____

Roof _____

Other _____



This property has, or will have before the proposed work is completed, a fire alarm system or smoke alarm complying with the Stille-DeRossett-Hale single-state construction code, PA 230 of 1972, as amended. (Compliance with this act must be certified to complete this application.)

I hereby attest that the above information is accurate. I am authorized to and hereby grant permission to the City of Ypsilanti and its staff to be on my property for the purposes of preparing reports, taking photographs, and/or evaluating and reviewing this application.

Signature of Applicant

Date









Ypsilanti Historic District Work Permit Application

Date filed 6/19/13 for HDC meeting date 6/25/13

Action item ☒ Study item ☐ Action items require payment of the application fee. There is no fee to submit a study item for discussion.

Property Address 12 E. Forest

Applicant ☐ Owner ☐ Architect ☐ Contractor

Name City of Ypsilanti

Address 1 S. Huron

City Ypsilanti State MI Zip 48197

Phone 734-483-9646 Fax _____

E-mail _____

Owner Michigan Ladder Company
(If different than applicant)

Who will perform the work? ☐ Owner ☐ Contractor

Contractor _____
(Name, address, phone)

Action Items only:

Construction Cost _____ Permit Application Fee _____

The permit fee is \$20 plus \$5 for each (or any portion of) \$3000 of construction cost. Payment is due at the time of application.

To complete this application:

1. On the reverse side, summarize the work proposed, list the main materials to be used, and (if relevant) indicate the color scheme planned.
2. Attach the following documents:
 - a. Photo(s) showing all locations where work is proposed
 - b. Paint color chips (if relevant)
 - c. Catalog cut sheets or similar details for windows, doors, light fixtures, and any other manufactured or preassembled components
 - d. Dimensioned drawings of any new construction or modifications to existing structures
 - e. A site plan, if proposal is for work on the grounds and not just the structure (e.g., installing an air conditioning system compressor). For fences, new structures, or work that will alter the footprint of existing structures, a photocopy of the mortgage survey with proposed changes indicated is required.

Submit the completed application to the City of Ypsilanti Building Department, 1 South Huron Street, along with the application fee if you wish the HDC to consider the proposal as an action item, not a study item.

Incomplete applications will not be considered.

For additional information, or if you have questions, contact the City of Ypsilanti Planning and Development Department, 734.483.9646, hdc@cityofypsilanti.com.

Ypsilanti Historic District Work Permit Application

Date filed 6/19/13 for HDC meeting date 6/25/13

Property Address 12 E. Forest

Applicant City of Ypsilanti

Description of proposed work (see sample applications)

Installation of ~~2~~ murals on west elevation on top of existing board and batten siding. 3 North elevation on top of existing masonry ~~or~~ or plaster siding.

Materials Wood, nails

Colors (Attach color chips or samples)

Body _____

Accent 1 _____

Trim _____

Accent 2 _____

Roof _____

Other _____



This property has, or will have before the proposed work is completed, a fire alarm system or smoke alarm complying with the Stille-DeRossett-Hale single-state construction code, PA 230 of 1972, as amended.
(Compliance with this act must be certified to complete this application.)

I hereby attest that the above information is accurate. I am authorized to and hereby grant permission to the City of Ypsilanti and its staff to be on my property for the purposes of preparing reports, taking photographs, and/or evaluating and reviewing this application.

Signature of Applicant

Date



SIGN PERMIT APPLICATION

CITY OF YPSILANTI BUILDING DEPARTMENT
 One South Huron, Ypsilanti, MI 48197
 Phone (734) 482-1025 ♦ Fax (734) 483-7444
 www.cityofypsilanti.com

Date: 6/14/13

Business Information	Business Name	MACHAN LADDER COMPANY	Business Phone #	<u>(734) 482-5946</u>
	Owner	P.O. Box 981307 Ypsilanti, Michigan 48198	Owner Phone #	
	Owner signature (Alternately, a signed contract may be attached) <i>Thomas Mahan</i>			

Applicant Information	Contractor Name	Contractor Address	Phone #
------------------------------	-----------------	--------------------	---------

Sign Information	Location(s)	☒ Permanent ☐ Temporary* (30 Day)	Historic District	Zoning
	<i>Front/side of building</i>	*Dates: From _____ to _____	☐ Y ☐ N	
	Type of Sign(s)		Dimensions	
	☐ Billboard ☐ Banner ☐ Awning/Canopy ☐ Construction ☐ Building Directory ☐ Inflatable ☐ Menu ☐ Special Event ☐ Projecting ☐ Illuminated sign* ☐ Wall Sign * Electrical permit required (additional fee) ☐ Ground (pole or monument) ☐ Other (specify) _____ ☒ Mural ☐ Residential Entry		Sign 1 _____ x _____ = _____ sq ft Sign 2 _____ x _____ = _____ sq ft Sign 3 _____ x _____ = _____ sq ft Total Square Footage: _____ Height (from grade) <i>Varies</i> Weight <i>Varies</i> Material(s) <i>Wood</i>	
	All non-residential permit applications must include a Master Sign Plan showing the dimensions, location, and lighting of all proposed and existing signs on the property. It does not have to be to scale.			

Building Information	Frontage	Setback	Height
-----------------------------	----------	---------	--------

Permit Information (City use only)	Notes		
	Applicant/Contractor Signature _____ Date _____		Deposit (if required) _____
	HDC Approval (if required) _____ Date _____		Permit Fee _____
	Planning/Zoning Signature _____ Date _____		Registration Fee _____
	Building Department Signature _____ Date _____		Administration Fee _____
			Total Permit Fee _____
			Approved _____
			Denied _____



Ypsilanti Historic District

Work Permit Application

Date filed May 14, 2013

for HDC meeting date

June 25, 2013

~~May 28, 2013~~

Action item ☒

Study item ☒

Action items require payment of the application fee. There is no fee to submit a study item for discussion.

Property Address 100 Market Place (Ypsilanti Freight House)

Applicant

☒ Owner ☐ Architect ☐ Contractor

Name City of Ypsilanti (Friends of the Ypsilanti Freight House)

Address One South Huron Street

City Ypsilanti State MI Zip 48197

Phone _____

Fax _____

E-mail _____

Owner _____
(If different than applicant)

Who will perform the work?

☒ Owner ☒ Contractor

Contractor ??

(Name, address,
phone) _____

Action Items only:

Construction Cost _____ Permit Application Fee _____

The permit fee is \$20 plus \$5 for each \$3,000 of construction cost, and is due at the time of application.

To complete this application:

1. On the reverse side, summarize the work proposed, list the main materials to be used, and (if relevant) indicate the color scheme planned.
2. Attach the following documents:
 - a. Photo(s) showing all locations where work is proposed
 - b. Paint color chips (if relevant)
 - c. Catalog cut sheets or similar details for windows, doors, light fixtures, and any other manufactured or preassembled components
 - d. Dimensioned drawings of any new construction or modifications to existing structures
 - e. A site plan, if proposal is for work on the grounds and not just the structure (e.g., installing an air conditioning system compressor). For fences, new structures, or work that will alter the footprint of existing structures, a photocopy of the mortgage survey with proposed changes indicated is required.

Submit the completed application to the City of Ypsilanti Building Department, 1 South Huron Street, along with the application fee if you wish the HDC to consider the proposal as an action item, not a study item.

Incomplete applications will not be considered.

For additional information, or if you have questions, contact the City of Ypsilanti Planning and Development Department, 734.483.9646, hdc@cityofypsilanti.com.

Ypsilanti Historic District Work Permit Application

Date filed May 14, 2013 for HDC meeting date May 21, 2013

Property Address 100 Market Place (Ypsilanti Freight House)

Applicant City of Ypsilanti (Friends of the Ypsilanti Freighthouse)

Description of proposed work *(see sample applications)*

~~Renovation to include installation of fire suppression system, HVAC system, bathrooms, and solar panels.~~

~~Exterior items include fire suppression system under eaves, vent stacks for HVAC and plumbing, an additional exit door and stairway off the west deck and installation of solar shingles on the southwest portion of the roof.~~

Installation of solar panels on southwest roof section.

Materials

Colors *(Attach color chips or samples)*

Body _____

Accent 1 _____

Trim _____

Accent 2 _____

Roof _____

Other _____

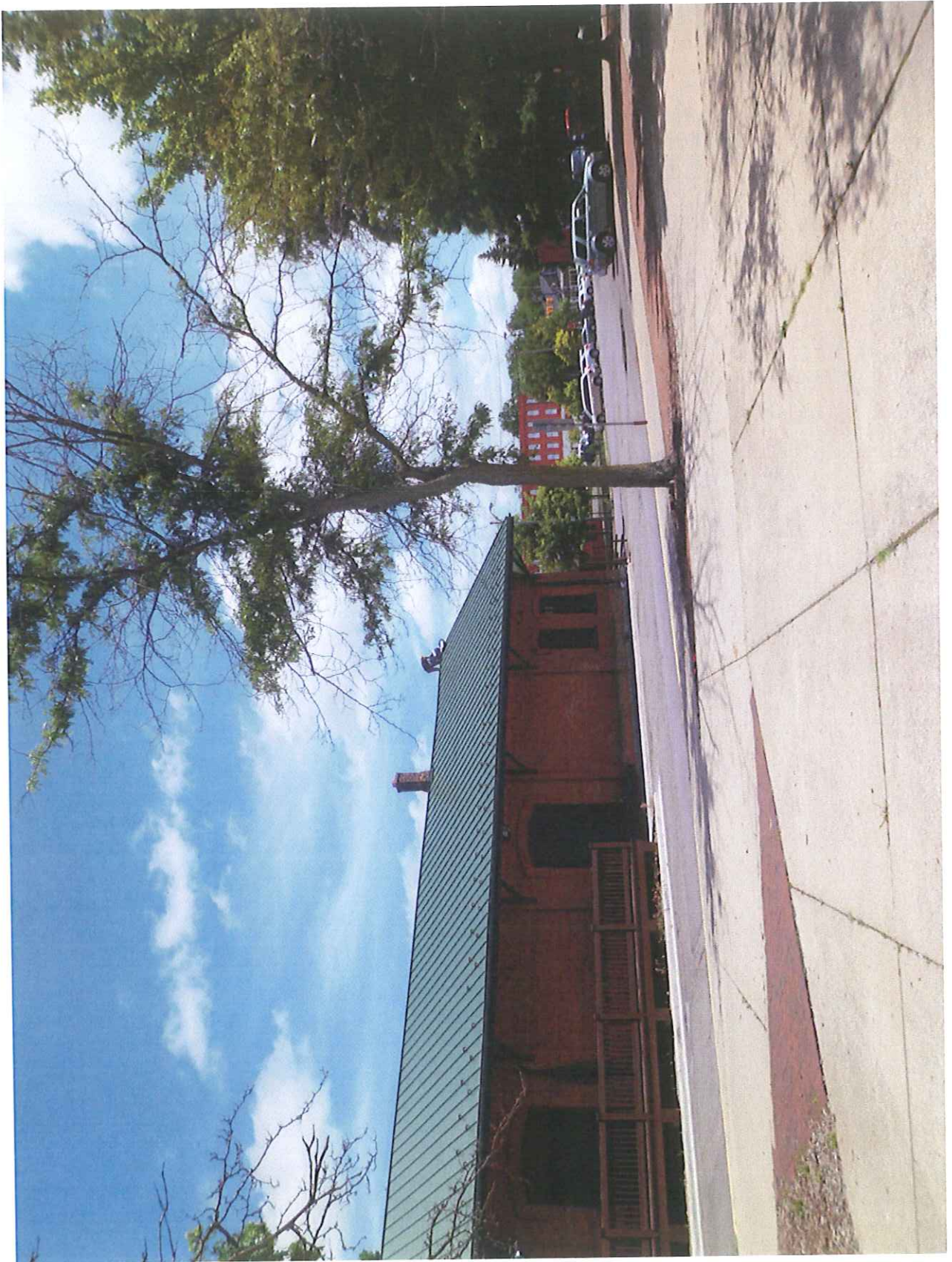
- ☒ This property has, or will have before the proposed work is completed, a fire alarm system or smoke alarm complying with the Stille-DeRossett-Hale single-state construction code, PA 230 of 1972, as amended.
(Compliance with this act must be certified to complete this application.)

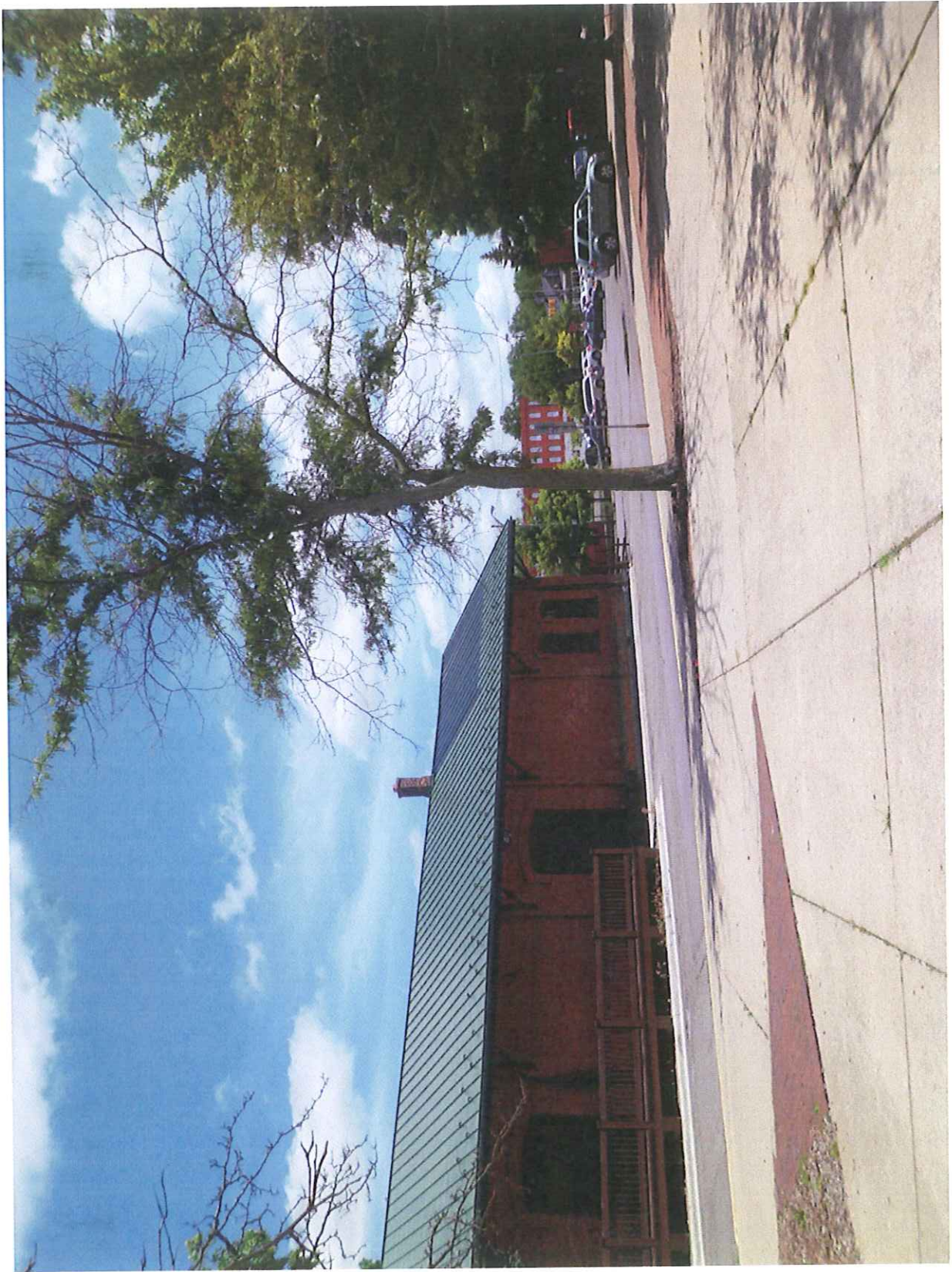
I hereby attest that the above information is accurate. I am authorized to and hereby grant permission to the City of Ypsilanti and its staff to be on my property for the purposes of preparing reports, taking photographs, and/or evaluating and reviewing this application.

Signature of Applicant

May 14, 2013

Date





CITY OF YPSILANTI
HISTORIC DISTRICT COMMISSION
MINUTES OF MAY 28, 2013

CALL TO ORDER AND ROLL CALL

Anne Stevenson Chair 7:00 PM

Meeting Location: City Council Chambers, City Hall

Commissioners Present: Anne Stevenson, Michael Condon, Hank Prebys, Alex Pettit,
Jane Schmiedeke, Jennifer Henriksen

Commissioners Absent: Ron Rupert

Staff Present: Adam Cripps, HDC Assistant

APPROVAL OF AGENDA

Motion: Prebys (second: Schmiedeke) moved to approve the agenda as amended:

 -309 E. Forest administrative approval was for re-roofing.

Approval: Unanimous. Motion carries.

PUBLIC COMMENT ON AGENDA ITEMS - none

PUBLIC HEARING- none

OLD BUSINESS

109 N. River St.

Applicant: William Emerson, Owner (Absent)

Discussion: Applicant is seeking approval for removing old roof over side porch and
constructing a new roof to match the front of the house.

Motion: Prebys (second: Pettit) moved to table the application for 109 N. River St.
pending development details on the porch.

Approval: Unanimous. Motion carries.

221 S. Washington St.

Applicant: Lauren Atkins, owner (Present)

Discussion: Applicant is seeking approval for installation of a five foot high solid wooden
board fence as a replacement for the existing four foot high wooden picket

fence around the rear of the property.

Stevenson stated that at the last meeting the commission had reservations due to the fence location and questions of visual blockage. Applicant submitted additional photographs of the fence and rear alley. She noted that the difference from the current fence is that the proposed fence will be slightly taller and solid, constructed of cedar boards. Prebys inquired as to the applicants' desire for a higher fence. Stevenson noted that the style has been approved before, but the issue in this case seems to be the proposed location along Catherine St. Prebys stated that the solid nature of the proposed fence is a consideration, with Schmiedeke then suggesting that it would be acceptable along the rear line of the property and the northern side. Henriksen inquired whether the applicant would be open to a lower fence, the applicant answering in the affirmative but maintaining a preference for the taller fence. The applicant noted that the fencing would be board and batten in style. Schmiedeke stated she would prefer a shorter, non-solid fence on the Catherine St. side. Discussion ensued regarding the commissioners preferences regarding the openness or solid nature of the fence.

Motion: Prebys (second: Pettit) moved to approve the application for 221 S. Washington St. to include a solid fence similar to the one presented in the photograph by the applicant, a cedar fence with battens between the spaces in the fence and there will be a cap rail. It will be a 5 foot fence on the north side of the rear of the property and on the alley or east side, and a four foot fence on the Catherine St. side of the property. The fence will be painted or stained in an opaque stain in dark brown or grey color to match the house.

Approval: Motion Carries. Schmiedeke opposed.

Secretary of the Interior Standards cited: 10

NEW BUSINESS

32 E. Cross St.

Applicant: Metro Detroit Signs, Contractor (Absent)

Discussion: Applicant is seeking approval for removing existing "Citizen's Bank" wall sign and replacing it with a "First Merit Bank" sign measuring 55" by 78" and constructed of aluminum with vinyl lettering. Repairs to wall will be made where needed. The applicant is also seeking approval for the removal of the existing 90" by 48" wall sign above the ATM machine and replacing it with a new ATM surround aluminum wall sign with push thru acrylic lettering, to be connected with existing electrical.

Prebys observed that the work has already been completed. Pettit inquired regarding the lighting of the sign.

Motion: Prebys (second: Henriksen) moved to approve the application for 32 E. Cross St. to include removal of the existing citizen bank wall sign and installing the first merit bank aluminum wall sign with vinyl lettering to the side wall where existing sign was, and restore wall as needed. Then remove existing wall sign above and surrounding the atm and install an aluminum sign with

push thru acrylic lettering which has LED edge lighting around the sign exterior and on the interior around the ATM machine per submitted drawings that are lettered 13-0984-00.

Approval: Unanimous. Motion carries.

Secretary of the Interior Standards cited: 10

302 N. Park St.

Applicant: Brian Bennett, Owner (Absent)

Discussion: Applicant is seeking approval for the installation of four new pre-cast concrete steps with bull-nose edging and left in their natural color. A black wrought iron railing will also be installed.

Motion: Condon (second: Henriksen) moved to approve the application for 302 N. Park St. to include the installation of 4 pre-cast 48 inch stairs with bullnose and riser blocks, and the installation of wrought iron railing as shown in the application, illustration #86 from the E.T. Barnum Iron & Wire works.

Approval: Unanimous. Motion carries.

Secretary of the Interior Standards cited: 9

100 Market Place

Applicant: Jennifer Henriksen, Representative for Quinn Evans Architects, & Dave Strenski, Representative for the friends of the freight-house (Present)

Discussion: Applicants are seeking approval for renovation consisting of installation of a fire suppression system, HVAC system, bathrooms, and solar panels. Exterior work will consist of a fire suppression system under eaves, vent stacks for HVAC and plumbing, installation of an additional exit door and stairway off the west deck, and installation of solar shingles on the southwest portion of the roof.

Henriksen reviewed the application submitted in the meeting packet. She provided photographs of both existing and proposed doors. All but one roof penetration for venting, HVAC, mechanical, etc. will be on the railway side of the building. Mr. Strenski then presented on the proposed solar shingles. He brought a panel with him to present. Sixteen panels are being proposed for installation on the roof. He noted that the southwest corner was the most advantageous for its solar properties, despite being the most visible corner. He then remarked that panel installation can be done from the ridge down or from the bottom up, with ridge down being preferred so that the wires can be run under the ridge cap. He noted that the panels would appear as blue squares against the green roof. Discussion then turned to the venting, Condon observing that it is roughly one every meter. Stevenson pointed out that the proposed venting on the south side may potentially conflict with the solar panels proposed location. Prebys inquired whether the number of vents is necessary for the proposed heating system, Henriksen answering in the affirmative. Schmiedeke then asked whether the vents could be combined or

must remain independent of one another. Henriksen stated that she can look into the issue and see if they could be minimized. She pointed out that there are vents related to the heating, and one for each toilet room. Discussion turned to solar panels, and Schmiedeke stated that she could not envision blue solar panels on that green roof. Prebys reciprocated the feeling regarding the particular aesthetic. Stevenson pointed out that you can either not do it, or draw attention to it for educational benefits. Pettit inquired whether the panels would be removable, the applicants noting that while possible their removal is not easily completed or without damage to the roof. Condon then inquired whether the panels could be attached to a mount instead of directly on the roof. Schmiedeke does not see the need for the solar panels given the negligible power output. Pete Murdock, another representative from the Friends of the Freight-house that was present, gave a brief comment on the broader solar installation movement throughout Ypsilanti. He also noted that there were six vent penetrations through the roof previous to the installation of the current roofing. The commission inquired whether the applicant was willing to remove the solar panels from the current application to be brought back at a future meeting before voting, the applicants answering in the affirmative.

Motion: Schmiedeke (second: Prebys) moved to approve the application for 100 Market Place to include a new entry door, new entry stairs, all interior work as submitted, and venting as submitted. The vents to be painted to match the roof color.

Approval: Motion carries. Henriksen abstained.

Secretary of the Interior Standards cited: 9

STUDY ITEMS

621 N. River St.

Applicant: Judy Weinburger, Owner (Present)

Discussion: Applicant is seeking guidance regarding proposed window replacement consisting of the replacement of 3 double-hung windows on the north elevation with vinyl clad wood windows, removal of muntins on one wooden 6-over-6 window on the south elevation, raising of one 4-over-4 window higher off the floor and replacement with plain glass without muntins, the raising of a large window on the rear of the structure and replacing it with two windows, and replacement of two small kitchen windows (one on the west elevation and one on the south) to match existing.

Applicant noted that the windows are currently painted red and green. She is proposing to replace the windows with wooden double-hung windows, or vinyl-clad wood for easier maintenance, as currently existing other than the alternates mentioned in the application. Prebys noted that the windows extending to the floor were part of the style historically. The applicant pointed out that the rear appears to be a back porch that was enclosed at a later date. Two sliding windows are located on the rear of the structure. Prebys remarked that the rear window is already inappropriate, so replacing it

would not be out of order. He noted that the window which presents a problem is the long window in the dining room as it adds to the character of the house. Discussion regarding the possible placement of exterior muntins ensued among the commission. Applicant noted that the house was constructed in 1844, and was altered heavily over the years. Condon established that the applicant would like to make all the first floor windows one-over-one double-hung windows. The commission then discussed the changing of window opening sizes. While present, the applicant also inquired regarding the removal and replacement of the existing siding. Returning to the windows, the commissioners gave their individual opinions to the applicant. The applicant stated an intention to return with an action item application.

ADMINISTRATIVE APPROVALS

309 E. Forest

Applicant: Renaissance Roofing, Inc., Contractor

Discussion: Applicant is seeking approval for re-roofing with Timberline Lifetime High Definition Shingles, to be “weathered wood” in color, and any vent installation to be invisible from any street view and flat in profile. No soffit, fascia, trim, or gutter work is to be conducted.

517 N. Adams St.

Applicant: Nathan Donnellon, Contractor

Discussion: Applicant is seeking approval for repainting trim and window exteriors to match existing colors and re-glazing of the windows. Paint removal is to be conducted by scraping, no sandblasting will be conducted.

Motion: Prebys (second: Henriksen) moved to approve the administrative approvals for 309 E. Forest and 517 N. Adams.

OTHER BUSINESS

Property Monitoring

-320 E. Cross St.- Building department was notified and letter sent to the property owner. Owner is new to the historic district and has not received a new-owner packet yet.

-333 E. Cross St.- Letter was sent to property owner requesting that an application be submitted to the HDC for the already installed porch.

AUDIENCE PARTICIPATION ON NON-AGENDA ITEMS – None

HOUSEKEEPING BUSINESS

Approval of the minutes of May 28, 2013

Motion: Pettit (second: Prebys) moves to approve the minutes as amended:

- Replacement of “2 by 2 square spindles with top and bottom *posts*” to “2 by 2 square spindles with top and bottom rails” and “satellite fact sheet” in the discussion should read “satellite *dish* fact sheet” for 220 N. Hamilton.
- Replacement of “double-hung *with* an elliptical arch” to “double-hung *without* an elliptical arch” for 56 E. Cross St.
- Address correction in 325 E. Cross St. motion.

Approval: Unanimous. Motion carries.

ADJOURNMENT

Motion: Prebys (second: Pettit) moves to adjourn the meeting.

Approval: Unanimous. Motion carries.

MEETING ADJOURNED AT 8:54 pm