

October 21, 2020

**CERTIFICATE OF APPROPRIATENESS**

Monica Vega Granadas  
1055 Clark  
Detroit MI 48209

**RE: Application Number 20-6882; 1055 Clark: Hubbard Farms Historic District**

Dear Ms. Granadas:

Pursuant to Section 5(10) of the Michigan Local Historic District Act, as amended, being MCL 399.205(10), MSA 5-3407(5)(10); Sections. 21-2-57 and 21-2-73 of the 2019 Detroit City Code; Detroit Historic District Commission Resolution 97-01 (adopted August 13, 1997); Detroit Historic District Commission Resolution 97-02 (adopted October 8, 1997); and Detroit Historic District Commission Resolution 98-01 (adopted February 11, 1998), the staff of the Detroit Historic District Commission has reviewed the above-referenced application for building permit and hereby issues a Certificate of Appropriateness (COA), which is effective as of October 21, 2020.

Staff finds the following proposed work meets the defined elements of design for the historic district and the Secretary of the Interior's Standards for Rehabilitation and guidelines for rehabilitating historic buildings (36 CFR Part 67).

- Remove all existing vinyl window sash and window jambs and replace with new wood, aluminum-clad window sash. The existing casings, inner stop, and brick mould will be retained/will remain in their current condition.
- The dominant window style is double-hung, one-over-one, vinyl sash. The one exception is a first floor, rear elevation, sliding window.

*The COA is issued with the following conditions:*

- The existing windows will remain in place until the replacement windows are approved by Commission staff.
- The new window frame dimensions shall not increase more than ¼-inch (from the existing wood frame dimensions at 1041 and 1035 Clark).
- The operation and glass within each new window unit will match the existing window.
- Existing wood mullions, if present, will remain in place. New, single window units will be inserted into existing window openings.
- The new windows will be solid wood (exterior to be painted) **or** solid wood, aluminum-clad units. The exterior frame color will be submitted for review.
- The existing exterior wood brick mould will be retained and will remain covered with aluminum.

If any of the above conditions not be met, HDC staff will require the applicant to submit a revised proposal for the Commission's review at an upcoming meeting.

Please retain this COA for your files. You should now proceed to obtain a building permit from the City of Detroit Buildings, Safety, Engineering and Environmental Department. It is important to note that approval by the Detroit Historic District Commission does not waive the applicant's responsibility to comply with any other applicable ordinances or statutes.

For the Commission:



Audra Dye  
Staff  
Detroit Historic District Commission