

REVISED - 8/3/2021

CERTIFICATE OF APPROPRIATENESS

Shanley Pearl
1700 Seyburn
Detroit, MI

RE: Application Number 21-7219; 1700 Seyburn: West Village Historic District

Dear Ms. Pearl,

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 Detroit Historic District Commission reviewed the above-referenced application for building permit at the 5/12/2021 regular meeting and hereby issues a Certificate of Appropriateness (COA), which is effective as of May 24, 2021 for the following work because it conforms to the Secretary of the interior Standards for Rehabilitation and the elements of design for the West Village Historic District:

Rear Elevation Bay Window

- At the rear elevation, rectangular bay window, remove two existing vinyl windows and associated aluminum trim in whole/to the rough opening
- Within the remaining opening, install three 1/1, 24"x46" windows with 2"-wide wood mullions and 5"-wide wood trim (vertical members)
- Below the windows and mullions, install a 10'-high panel. It is unclear the manner in which this panel will be finished

Rear Elevation First-Story Window

- Remove one 28x46" vinyl window and associated aluminum trim and infill with brick

However, please note that this project has been approved **with the following conditions:**

- None of the historic wood and stucco trim located within the bay window shall be removed. Rather, areas of deteriorated shall be repaired in kind where necessary
- The existing three vinyl windows which were installed without HDC approval shall be removed and replaced with three new 24"x46" wood or wood, aluminum-clad windows
- The applicant's final permit documents shall be revised to accurately reflect the manner in which the new 24"-high vertical trim elements and the 10" high wood element beneath the new windows and trim will be finished
- The applicant's final permit documents shall be revised to accurately reflect the Commission's approval. The documents shall be submitted to HDC staff for review and approval prior to the issuance of the permit

CITY OF DETROIT
HISTORIC DISTRICT COMMISSION

2 WOODWARD, SUITE 808
DETROIT, MICHIGAN 48226
PHONE 313-224-6536
FAX 313-224-1310

Please retain this Certificate of Appropriateness for your files. You should now proceed to the City of Detroit Buildings Safety and Engineering Department to obtain a building permit. The Detroit Historic District Commission's approval and issuance of a Certificate of Appropriateness does not waive the applicant's responsibility to comply with any other applicable ordinances or statutes.

For the Commission:



Jennifer Ross
Detroit Historic District Commission Staff