

11/16/2021

NOTICE OF DENIAL

Paul Silva
741 Seward
Detroit, MI

RE: Application Number #21-7601; 741 Seward; New Center Historic District

Dear Mr. Silva:

At the regular meeting held on November 10, 2021, the Detroit Historic District (“Commission”) reviewed the above-referenced application for building permit. Pursuant to Section 21-2-80 of the 2019 Detroit City Code, the Commission hereby issues a **Notice of Denial for the below outlined item** which is effective as of November 16, 2021. Specifically, the Commission reviewed the permit application for **the below-described work** and determined that it *does not* qualify for a Certificate of Appropriateness because it does not meet the Secretary of the Interior Standards for Rehabilitation, Standards:

#2) The historic character of a property shall be retained and preserved. The removal of historic materials or alteration of features and spaces that characterize a property shall be avoided,

#5) Distinctive features, finishes, and construction techniques or examples of craftsmanship that characterize a property shall be preserved, and #9) New additions, exterior alterations, or related new construction shall not destroy historic materials that characterize the property. The new work shall be differentiated from the old and shall be compatible with the massing, size, scale, and architectural features to protect the historic integrity of the property and its environment:

- Remove the north/front elevation’s first-story, historic primary entrance and sidelites and replace with a new aluminum door with aluminum sidelites

Please be advised that a permit applicant that is aggrieved by a decision of the Detroit Historic District Commission concerning a permit application may file an appeal with the State Historic Preservation Review Board. Within sixty (60) days of your receipt of this notice, an appeal may be filed with:

Jon Stuckey
Michigan Department of Attorney General
2nd Floor G. Mennen Williams Building
525 West Ottawa Street
P.O. Box 30754
Lansing, MI 48909
P: 517-335-0665
F: 517-335-3088
Email: stuckeyj@michigan.gov

Once this administrative right of appeal has been exhausted, a permit applicant may file an appeal of the decision of the State Historic Preservation Review Board with the circuit court. If you have any questions regarding the foregoing, please contact Taylor Leonard, Counsel for the Commission at (313) 237-3006.

For the Commission:



Jennifer Ross
Staff
Detroit Historic District Commission