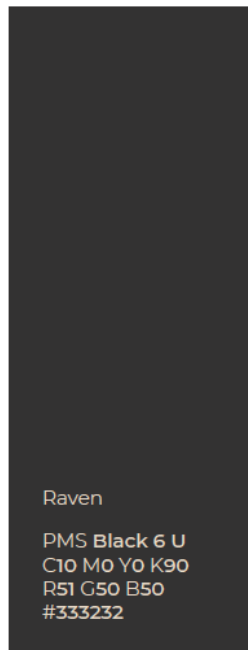


RE: Application 19-6538 – 3960 Third Avenue, Willis Selden HD

Request to modify work approved in COA issued December 18, 2019. The modifications will retain more of the existing/historic appearance than what was originally approved. Please see the attached revised drawings.

West/Front Elevation

- Paint color – the HDC approved Benjamin Moore, Chelsea Gray as it was close to B:10 – Grayish Green – NOTE that the enclosed drawings still indicate this color BUT
  - o It is requested for permission to change the paint color to “Raven” which is part of the tenant branding color. It is close to B:19 – Black



- Storefront windows – originally approved - removal of the brick and installation of black aluminum folding storefronts with a door in the north half of the building
  - o It is requested for permission to install black aluminum storefront that is fixed and subdivided per the attached drawings. The revised configuration does not contain a doorway in the north half of the façade as requested originally, the two window openings will be identical.
  - o Per the Commission’s condition the limestone panels below the storefront windows have been removed from the project – the existing limestone sills on the window openings will be replaced to match the existing with brick below.
- Garage door opening – originally approved – an overhead glass garage door – HOWEVER the Fire Marshall will not allow an overhead door for egress – assurances were made that the door would be kept open anytime there was someone in the building, but the Fire Marshall is requiring outward swinging pedestrian doors for egress. The team looked at a number of options for egress including 1) adding a door to the side – however the building is constructed on the property line and the building owner does not own the lots on either side and the lot owners would not grant an easement. 2) retaining the existing pedestrian door in the façade,

however there is not enough interior space to create a fire rated egress corridor. 3) Using the façade design that was originally approved with a door in the northwest corner, but it was not possible to put a fire rated egress corridor to this door either.

- THEREFORE - It is requested for permission to install an aluminum and glass storefront system with two doors within the existing opening. The doors and storefront will have mullions in order for the entire system to appear as a glass garage door. The storefront will be at the same plane as the existing garage door. This design has been approved by the easement holder on the building, the Michigan Historic Preservation Network.

#### East/Rear Elevation

- It is requested to leave the north window opening bricked/blocked in as currently exists
- In the existing garage door opening it is proposed to fill in part of the opening with a wall in order to accommodate a smaller overhead door and a pedestrian door. The wall and pedestrian door surfaces will be sided in metal siding to match the overhead door and thereby imitating a large overhead garage door within the existing opening. The overhead door and cladding will be black in color to match the façade storefront frames.
- It is requested to block in the existing, non-original pedestrian door located to the south of the existing garage door opening to match the existing wall surface.

Shop drawings and specifications for the storefront system and rear overhead door and siding are included with this request.





Fill in this door to match existing wall surface

Retain opening- install metal overhead door, wall surface and pedestrian door – both to be sided to match metal overhead door and read as one large overhead door

Repair to match existing