

Bld 2021 - 04535

# HISTORIC DISTRICT COMMISSION PROJECT REVIEW REQUEST

CITY OF DETROIT  
PLANNING & DEVELOPMENT DEPARTMENT  
2 WOODWARD AVENUE, ROOM 808, DETROIT, MI 48226

DATE: 8.11.2021

## PROPERTY INFORMATION

ADDRESS: 15102 GREENVIEW AKA: \_\_\_\_\_

HISTORIC DISTRICT: \_\_\_\_\_

SCOPE OF WORK: (Check ALL that apply)  
 Windows/Doors     Roof/Gutters/Chimney     Porch/Deck     Landscape/Fence/Tree/Park     General Rehab  
 New Construction     Demolition     Addition     Other: \_\_\_\_\_

## APPLICANT IDENTIFICATION

Property Owner/Homeowner     Contractor     Tenant or Business Occupant     Architect/Engineer/Consultant

NAME: CLEOPHUS BRADLEY COMPANY NAME: \_\_\_\_\_

ADDRESS: 15841 PARKGROVE CITY: DET STATE: MI ZIP: 48205

PHONE: <sup>313</sup> 215-4853 MOBILE: \_\_\_\_\_ EMAIL: CBRADLEY@DCPSITE.COM

## PROJECT REVIEW REQUEST CHECKLIST

Please attach the following documentation to your request:

**\*PLEASE KEEP FILE SIZE OF ENTIRE SUBMISSION UNDER 30MB\***

Completed Building Permit Application (highlighted portions only)

ePLANS Permit Number (only applicable if you've already applied for permits through ePLANS)

Photographs of ALL sides of existing building or site

Detailed photographs of location of proposed work (photographs to show existing condition(s), design, color, & material)

Description of existing conditions (including materials and design)

Description of project (if replacing any existing material(s), include an explanation as to why replacement--rather than repair--of existing and/or construction of new is required)

Detailed scope of work (formatted as bulleted list)

Brochure/cut sheets for proposed replacement material(s) and/or product(s), as applicable

**NOTE:**  
Based on the scope of work, additional documentation may be required.  
See [www.detroitmi.gov/hdc](http://www.detroitmi.gov/hdc) for scope-specific requirements.

Upon receipt of this documentation, staff will review and inform you of the next steps toward obtaining your building permit from the Buildings, Safety Engineering and Environmental Department (BSEED) to perform the work.

**SUBMIT COMPLETED REQUESTS TO [HDC@DETROITMI.GOV](mailto:HDC@DETROITMI.GOV)**



P2 - BUILDING PERMIT APPLICATION

Date: \_\_\_\_\_

PROPERTY INFORMATION

Address: 15102 GREENVIEW Floor: \_\_\_\_\_ Suite#: \_\_\_\_\_ Stories: \_\_\_\_\_

AKA: \_\_\_\_\_ Lot(s): \_\_\_\_\_ Subdivision: \_\_\_\_\_

Parcel ID#(s): \_\_\_\_\_ Total Acres: \_\_\_\_\_ Lot Width: \_\_\_\_\_ Lot Depth: \_\_\_\_\_

Current Legal Use of Property: \_\_\_\_\_ Proposed Use: \_\_\_\_\_

Are there any existing buildings or structures on this parcel?  Yes  No

PROJECT INFORMATION

Permit Type:  New  Alteration  Addition  Demolition  Correct Violations

Foundation Only  Change of Use  Temporary Use  Other: \_\_\_\_\_

Revision to Original Permit #: \_\_\_\_\_ (Original permit has been issued and is active)

Description of Work (Describe in detail proposed work and use of property, attach work list)

DEMOLISH EXISTING GARAGE  
BUILD NEW 24' x 30' GARAGE

MBC use change  No MBC use change

Included Improvements (Check all applicable; these trade areas require separate permit applications)

HVAC/Mechanical  Electrical  Plumbing  Fire Sprinkler System  Fire Alarm

Structure Type

New Building  Existing Structure  Tenant Space  Garage/Accessory Building

Other: \_\_\_\_\_ Size of Structure to be Demolished (LxWxH) 10' x 22' x 17' cubic ft.

Construction involves changes to the floor plan?  Yes  No

(e.g. interior demolition or construction to new walls)

Use Group: \_\_\_\_\_ Type of Construction (per current MI Bldg Code Table 601) \_\_\_\_\_

Estimated Cost of Construction \$ 14,500 By Contractor \$ \_\_\_\_\_ By Department

Structure Use

Residential-Number of Units: \_\_\_\_\_  Office-Gross Floor Area \_\_\_\_\_  Industrial-Gross Floor Area \_\_\_\_\_

Commercial-Gross Floor Area: \_\_\_\_\_  Institutional-Gross Floor Area \_\_\_\_\_  Other-Gross Floor Area \_\_\_\_\_

Proposed No. of Employees: \_\_\_\_\_ List materials to be stored in the building: \_\_\_\_\_

PLOT PLAN SHALL BE submitted on separate sheets and shall show all easements and measurements (must be correct and in detail). SHOW ALL streets abutting lot, indicate front of lot, show all buildings, existing and proposed distances to lot lines. (Building Permit Application Continues on Next Page)

For Building Department Use Only

Intake By: \_\_\_\_\_ Date: \_\_\_\_\_ Fees Due: \_\_\_\_\_ DngBld?  No

Permit Description: \_\_\_\_\_

Permit #:

Current Legal Land Use: \_\_\_\_\_ Proposed Use: \_\_\_\_\_

Permit#: \_\_\_\_\_ Date Permit Issued: \_\_\_\_\_ Permit Cost: \$ \_\_\_\_\_

Zoning District: \_\_\_\_\_ Zoning Grant(s): \_\_\_\_\_

Lots Combined?  Yes  No (attach zoning clearance)

Revised Cost (revised permit applications only) Old \$ \_\_\_\_\_ New \$ \_\_\_\_\_

Structural: \_\_\_\_\_ Date: \_\_\_\_\_ Notes: \_\_\_\_\_

Zoning: \_\_\_\_\_ Date: \_\_\_\_\_ Notes: \_\_\_\_\_

Other: \_\_\_\_\_ Date: \_\_\_\_\_ Notes: \_\_\_\_\_





**IDENTIFICATION** (All Fields Required)

**Property Owner/Homeowner**  Property Owner/Homeowner is Permit Applicant

Name: WILLIAM BYNUM Company Name: \_\_\_\_\_  
Address: 15102 GREENVIEW City: DET State: MI Zip: 48223  
Phone: 313-680-0782 Mobile: \_\_\_\_\_  
Driver's License #: \_\_\_\_\_ Email: \_\_\_\_\_

**Contractor**  Contractor is Permit Applicant

Representative Name: CLEOPHUS BRADLEY Company Name: \_\_\_\_\_  
Address: 15841 PARKBOULE City: DET State: MI Zip: 48205  
Phone: 313-215-4853 Mobile: \_\_\_\_\_ Email: \_\_\_\_\_  
City of Detroit License #: 2002-00697

**TENANT OR BUSINESS OCCUPANT**  Tenant is Permit Applicant

Name: \_\_\_\_\_ Phone: \_\_\_\_\_ Email: \_\_\_\_\_

**ARCHITECT/ENGINEER/CONSULTANT**  Architect/Engineer/Consultant is Permit Applicant

Name: \_\_\_\_\_ State Registration#: \_\_\_\_\_ Expiration Date: \_\_\_\_\_  
Address: \_\_\_\_\_ City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_  
Phone: \_\_\_\_\_ Mobile: \_\_\_\_\_ Email: \_\_\_\_\_

**HOMEOWNER AFFIDAVIT** (Only required for residential permits obtained by homeowner.)

I hereby certify that I am the legal owner and occupant of the subject property and the work described on this permit application shall be completed by me. I am familiar with the applicable codes and requirements of the City of Detroit and take full responsibility for all code compliance, fees and inspections related to the installation/work herein described. I shall neither hire nor sub-contract to any other person, firm or corporation any portion of the work covered by this building permit.

Print Name: \_\_\_\_\_ Signature: \_\_\_\_\_ Date: \_\_\_\_\_  
(Homeowner)

Subscribed and sworn to before me this \_\_\_\_\_ day of \_\_\_\_\_ 20 \_\_\_\_ A.D. \_\_\_\_\_ County, Michigan

Signature: \_\_\_\_\_ My Commission Expires: \_\_\_\_\_  
(Notary Public)

**PERMIT APPLICANT SIGNATURE**

I hereby certify that the information on this application is true and correct. I have reviewed all deed restrictions that may apply to this construction and am aware of my responsibility thereunder. I certify that the proposed work is authorized by the owner of the record and I have been authorized to make this application as the property owner(s) authorized agent. Further I agree to conform to all applicable laws and ordinances of jurisdiction. I am aware that a permit will expire when no inspections are requested and conducted within 180 days of the date of issuance or the date of the previous inspection and that expired permits cannot be

Print Name: CLEOPHUS BRADLEY Signature: \_\_\_\_\_ Date: 8.17.2021  
(Permit Applicant)

Driver's License #: B634119005808 Expiration: 10.19.2022

Subscribed and sworn to before me this \_\_\_\_\_ day of \_\_\_\_\_ 20 \_\_\_\_ A.D. \_\_\_\_\_ County, Michigan

Signature: \_\_\_\_\_ My Commission Expires: \_\_\_\_\_  
(Notary Public)

**Section 23a of the state construction code act of 1972, 1972PA230, MCL 125.1523A, prohibits a person from conspiring to circumvent the licensing requirements of this state relating to persons who are to perform work on a residential building or a residential structure. Visitors of Section 23a are subject to civil fines.**

This application can also be completed online. Visit [detroitmi.gov/bsecd/elaps](http://detroitmi.gov/bsecd/elaps) for more information.





### Checklist Comments Report

**Project Name:** BLD2021-04535  
**Workflow Started:** 08/06/2021 2:10 PM  
**Report Generated:** 08/17/2021 10:29 AM

Grouping	Cycle	Ref #	Permit Type	Group Name	Comment Type	Category Type	Reviewer Comment	Applicant Response	Status	Updated By
Main Workflow	E1	1	Commercial Building Permit AA	Structural	General Requirements	Department Review	Provide a new dimensioned site plan showing the new garage walls within 5 ft of a property line must be fire rated		Not Met	John Edwards
		2	Commercial Building Permit AA	Structural	General Requirements	Department Review	Provide construction plans for the new garage include a foundation plan		Not Met	John Edwards
	E2	3	Commercial Building Permit AA	Plan Review - Zoning Check	Zoning Corrections	Department Review	Please revise plans to comply with Ordinance Section 50-13-208(1):No detached accessory building or structure in an R1 or R2 District shall occupy more than 50 percent of the area of the required rear setback area (50 x 30 rear setback equals 1,500, max allowable building area is 750 sq. ft. Your garage is 780 sq. ft.		Not Met	Michelle Watkins
		4	Commercial Building Permit AA	Historical	Standard Responses for HDC	Department Review	All HDC applications require the information on the first page of the linked Project Review Request form and a completed BSEED application (pages 1-3, all highlighted fields that apply, no notary is required): <a href="https://detroitmi.gov/sites/detroitmi.localhost/files/forms/2021-04/01_HDC%20Project%20Review%20Request.pdf">https://detroitmi.gov/sites/detroitmi.localhost/files/forms/2021-04/01_HDC%20Project%20Review%20Request.pdf</a> .		Not Met	BRENDAN CAGNEY
		5	Commercial Building Permit AA	Historical	Standard Responses for HDC	Department Review	Please note that your application is incomplete until all required information is submitted and cannot be acted upon further. Incomplete applications cannot be heard before the Historic District Commission.		Not Met	BRENDAN CAGNEY
		6	Commercial Building Permit AA	Historical	Standard Responses for HDC	Department Review	Photos of all sides of the building or site - PDF or JPEG - Current, color photographs of all sides of the building or site show the complete elevation.		Not Met	BRENDAN CAGNEY
		7	Commercial Building Permit AA	Historical	Standard Responses for HDC	Department Review	Detailed photos showing areas of work - PDF or JPEG Detailed, color photographs of all areas on building to show existing conditions of areas for proposed work.		Not Met	BRENDAN CAGNEY
		8	Commercial Building Permit AA	Historical	Standard Responses for HDC	Department Review	Description of Existing conditions - PDF or WORD Written information for the Historic District Commission to		Not Met	BRENDAN CAGNEY

					include narrative describing current state of materials and design.		
9	Commercial Building Permit AA	Historical	Standard Responses for HDC	Department Review	Description of Project - PDF or WORD Written information for the Historic District Commission to include narrative describing project (explanation as to why replacement, rather than repair is required or construction of new is required).	Not Met	BRENDAN CAGNEY
10	Commercial Building Permit AA	Historical	Standard Responses for HDC	Department Review	Detailed Scope of Work- PDF or WORD Written information for the Historic District Commission to include Detailed scope of proposed work for approval (formatted as bulleted list).	Not Met	BRENDAN CAGNEY
11	Commercial Building Permit AA	Historical	Standard Responses for HDC	Department Review	Product Specs - PDF or JPEG- Manufacturer brochures / cut sheets for ALL proposed replacement material(s) and/or product(s).	Not Met	BRENDAN CAGNEY