



32325 Franklin Road, Franklin, Michigan 48025

FAX: (248) 626-0538 | OFFICE: (248) 626-9666

www.franklin.mi.us

HISTORIC DISTRICT COMMISSION REGULAR MEETING

Wednesday, May 1, 2024, 7:00 P.M
Franklin Village Hall, Broughton House
32325 Franklin Road, Franklin, MI

A G E N D A

- I. Meeting Called to Order
- II. Roll Call
- III. Adoption of Agenda
- IV. Adoption of Minutes
 - A. Regular Meeting of February 7, 2024
- V. Public Comments
- VI. New Business
 - A. Consider Paint Change to House and Garage at 26243 Vincennes Ave.
- VII. Adjournment

Posted: April 24, 2024 William Dinnan, Building Official/Historic District Commission Facilitator

POSTED IN ACCORDANCE WITH PUBLIC ACT 267 (OPEN MEETINGS ACT)

The Village of Franklin will provide necessary, reasonable auxiliary aids and services to individuals with disabilities requiring such services. All requests must be made to the Village Clerk at least five (5) business days before a meeting. Individuals with disabilities requiring auxiliary aids or services should contact the Village of Franklin in writing at 32325 Franklin Road, Franklin, MI 48025, or by calling the Village Clerk's Office at (248) 626-9666.

**VILLAGE OF FRANKLIN
HISTORIC DISTRICT COMMISSION
REGULAR MEETING
WEDNESDAY, February 7, 2024, 7:00 P.M.
32325 Franklin Road, Franklin, Michigan 48025**

I. MEETING CALLED TO ORDER

The Regular Meeting of the Historic District Commission was called to order by Gary Roberts, Chairman, at 7:00 P.M.

II. ROLL CALL

Present: Mike Brassfield, Alek Kokoszka, Angie Nagle, Gary Roberts, and Alex Stchekine

Absent: Gayle Timmis and Laura Witty

Also Present: Bill Dinnan, Administrator, Roger Fraser, Village Administrator, and Susan Goldstrom, Assistant Administrator

III. ADOPTION OF AGENDA

Motion by Kokoszka, seconded by Nagle to approve the agenda as presented.

Ayes: Brassfield, Kokoszka, Nagle, Roberts, and Stchekine

Nays: None

Motion carried.

VI. ADOPTION OF THE MINUTES

A. Regular Meeting of January 3, 2024

Motion by Stchekine, seconded by Kokoszka to approve the minutes of the Regular Meeting of January 3, 2024, as presented.

Ayes: Brassfield, Kokoszka, Nagle, Roberts, and Stchekine

Nays: None

Motion carried.

V. PUBLIC COMMENTS

No comments.

VI. OLD BUSINESS

A. Discuss 32767 Franklin Road, Franklin the Village Dental Office's Barn.

Roberts reviewed to the Commissioners the previously approved plans for the barn.

Thayne Hellebuyck, Next Level Building Solutions

Thane Halbach explained that the previous owner of the barn added windows that are not being included in the current renovation project. He also explained that the roof of the barn was not installed properly and needs to be replaced before the interior build-out can begin.

Discussion included:

- The replacement of windows and doors, and the use of cedar shake roofing.
- It was explained that the original plan was approved but has been modified to omit one window and replace it with French doors, and that the roof will be replaced with asphalt shingles or metal roofing. The possibility of a cedar shake shingles roof was discussed, also.
- The contractor was looking for approval to replace the roof with a darker color to match the existing building.

Motion by Roberts, seconded by Nagle to approve a modification to the approved plan for the barn at 32767 Franklin Road to include replacing the cedar shake shingles with the dimensional asphalt shingle darkened color that is similar to the existing structure there, in the opinion of the building official and the removal of the windows as proposed on the north and west side to just be the board and batten.

Ayes: Brassfield, Kokoszka, Nagle, Roberts, and Stchekine

Nays: None

Motion carried.

VII. NEW BUSINESS

A. Consider Garage Door Replacement for 32350 Bowden Lane.

Steve Ernst, 32350 Bowden Lane

He explained his plans to replace the old wooden garage door with a composite door. The reason for replacing the door is that it is a solid wood door and it has been there since about 1959 or 60. Now it has started warping and absorbing a lot of moisture. Also, the weight of the current door is a concern.

Discussion included painting.

Motion by Kokoszka, seconded by Nagle to approve the garage door at 32350 Bowden Lane with panelized doors similar to the original doors and paint it to match the siding.

Ayes: Brassfield, Kokoszka, Nagle, Roberts, and Stchekine

Nays: None

Motion carried.

VII. ADJOURNMENT

Motion by Roberts, seconded by all to adjourn the meeting.

The meeting was adjourned at 7:29 P.M.

Submitted,

Dana Hughes, Village Clerk



HISTORIC DISTRICT APPLICATION

INSPECTIONS (248) 626-1601

DATE STAMP

RECEIVED

APR 19 2024

VILLAGE OF FRANKLIN, MI

32325 Franklin Rd • Franklin MI 48025-1199 • Phone (248) 626-9666 • Fax (248) 626-0538

The undersigned hereby applies for a permit to (describe project)

Paint exterior of home and garage

Current market value of project \$ 13,500.00

SUBMIT CHECKLIST WITH APPLICATION

| | | | |
|--|---|--|--|
| I. LOCATION OF PROJECT | | Historic District ? <input checked="" type="checkbox"/> yes <input type="checkbox"/> no | Zoning District |
| Address: <u>26243 Vincennes Ave</u> | | | |
| Village: FRANKLIN | Township: SOUTHFIELD | County: OAKLAND | Zip Code: 48025 |
| Between _____ | | And _____ | |
| II. PARCEL IDENTIFICATION # | | | |
| A. OWNER OR LESSEE | | | |
| Name: <u>Michelle + Michael Zielinski</u> | | Telephone No: <u>810 444 1070</u> | |
| Address: <u>26243 Vincennes Ave</u> | | City: | State: <u>MI</u> Zip Code: <u>48025</u> |
| B. ARCHITECT OR ENGINEER | | | |
| Name: | | Telephone No: | |
| Address: | | City: | State: Zip Code: |
| License No: | | Expiration Date: | |
| C. CONTRACTOR | | | |
| Name: <u>MacFarland Painters</u> | | Telephone No: <u>734-564-6664</u> | |
| Address: <u>30881 Schoolcraft Rd</u> | | City: <u>Livonia</u> | State: <u>MI</u> Zip Code: <u>48150</u> |
| License No: | | Expiration Date: | |
| Federal Employer Number or Reason for Exemption: | | | |
| Worker's Comp Insurance Carrier or Reason for Exemption: | | | |
| MESC Employer Number or Reason for Exemption: | | | |
| III. TYPE OF IMPROVEMENT AND PLAN REVIEW | | | |
| A. TYPE OF IMPROVEMENT | | | |
| <input type="checkbox"/> New Building | <input type="checkbox"/> Addition / Remodel | <input type="checkbox"/> Demolition | <input type="checkbox"/> Property |
| | | | <input checked="" type="checkbox"/> Other <u>exterior Home Paint</u> |
| B. REVIEW(s) TO BE PERFORMED | | | |
| <input type="checkbox"/> Building / Trades | <input type="checkbox"/> Engineering | <input type="checkbox"/> Arborist | <input type="checkbox"/> Legal |
| | | | <input checked="" type="checkbox"/> Other <u>Painter</u> |

IV. PERMIT PROPOSAL

A. RESIDENTIAL BUILDING - show most recent use

- One Family Detached Condominium - number of units _____
 Attached Garage Detached Garage Other (describe) _____

B. NON-RESIDENTIAL BUILDING - show most recent use

- Church, Religious Public Utility Restaurant
 Service Station School, Library, Educational Grocery
 Office, Bank, Professional Store, Mercantile Other (describe) _____

C. PROPERTY - Describe proposal in detail

repainting entire house and garage in color similar to SW historic needlepoint navy - color is a bit deeper and matched to a house color on German Hill Rd. Trim and corner boards will be painted SW exterior white - main color is a James & Leach color Evening Blue - sample color

matched by Sherman Williams

V. SELECTED CHARACTERISTICS FOR BUILDING PERMIT

A. PRINCIPAL TYPE OF FRAME

- Masonry, Wall Bearing Wood Frame Structured Steel
 Reinforced Concrete Other (describe) _____

B. PRINCIPAL TYPE OF HEATING FUEL

- Gas Oil Electricity Coal Other _____

C. TYPE OF SEWAGE DISPOSAL

- Pressure Sewer System Septic System

D. TYPE OF WATER SUPPLY

- Public or Private Company Private Well or Cistern

E. TYPE OF MECHANICAL

- Will there be air conditioning? yes no Will there be an elevator? yes no

F. DIMENSIONS

- First Floor (sq ft) _____ Garage / Accessory (sq ft) _____
Second Floor (sq ft) _____ Total Building Area (sq ft) _____
Basement (sq ft) _____ Total Land Area (sq ft) _____

G. NUMBER OF OFF-STREET PARKING SPACES

- Enclosed _____ Outdoors _____

VI. APPLICANT INFORMATION:

Applicant is responsible for the payment of all fees and charges applicable to this application and must provide the following information:

| | | | |
|--|--|-----------------------------------|------------------|
| Name: <i>Michelle + Michael Zelinski</i> | | Telephone No. <i>810-444-1070</i> | |
| Address: <i>26243 Vincennes Ave</i> | | City: <i>Franklin</i> | State: <i>IN</i> |
| Federal ID no. (if applicable) | | ZIP: <i>48025</i> | |

I hereby certify that the proposed work is authorized by the owner of record and that I have been authorized by the owner to make this application as his authorized agent, and we agree to conform to all applicable laws of the State of Michigan. All information submitted on this application is accurate to the best of my knowledge.

Section 23a of the State Construction Code Act of 1972, Act No. 230 of the Public Acts of 1972, being Section 125.1523a of the Michigan Compiled Laws, prohibits a person from conspiring to circumvent the licensing requirements of this state relating to persons who perform work on a residential building or a residential structure. Violators of Section 23a are subject to civil fines.

| | |
|------------------------|------------------|
| <i>[Signature]</i> | <i>4/17/24</i> |
| Signature of Applicant | Application Date |

VII. FOR INTERNAL USE ONLY

| | REQUIRED | APP / REJ | DATE | BY |
|-------------------------|--|-----------|------|----|
| A - BUILDING PERMIT | <input type="checkbox"/> Yes <input type="checkbox"/> No | | | |
| B - CULVERT PERMIT | <input type="checkbox"/> Yes <input type="checkbox"/> No | | | |
| C - FENCE PERMIT | <input type="checkbox"/> Yes <input type="checkbox"/> No | | | |
| D - FLOODPLAIN PERMIT | <input type="checkbox"/> Yes <input type="checkbox"/> No | | | |
| E - LANDFILL PERMIT | <input type="checkbox"/> Yes <input type="checkbox"/> No | | | |
| F - SOIL EROSION PERMIT | <input type="checkbox"/> Yes <input type="checkbox"/> No | | | |
| G - TREE REMOVAL PERMIT | <input type="checkbox"/> Yes <input type="checkbox"/> No | | | |
| H - WETLANDS PERMIT | <input type="checkbox"/> Yes <input type="checkbox"/> No | | | |
| I - HISTORIC DISTRICT | <input type="checkbox"/> Yes <input type="checkbox"/> No | | | |
| J - ZONING BOARD ** | <input type="checkbox"/> Yes <input type="checkbox"/> No | | | |

** Zoning District _____ Required Setback _____ Front _____ / _____ Side _____ Back

Proposed Setback _____ Front _____ / _____ Side _____ Back

VIII. VALIDATION

DATE STAMP

| | |
|---------------------------------------|--|
| Approved by: | |
| (signature) | |
| VILLAGE OF FRANKLIN BUILDING OFFICIAL | |



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

01/31/2024

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

| | | | |
|--|---|---|--------|
| PRODUCER SCHERZ INSURANCE GROUP 41000 7 MILE RD STE 110 NORTHVILLE, MI 48167 | CONTACT NAME: WERNER SCHERZ | FAX (A/C, No): | |
| | PHONE (A/C, No, Ext): 248-349-5534 | E-MAIL ADDRESS: werner.scherz@fbinsmi.com | |
| INSURED MACFARLAND PAINTING INC 30881 SCHOOLCRAFT RD LIVONIA, MI 48150 | INSURER(S) AFFORDING COVERAGE | | NAIC # |
| | INSURER A : Farm Bureau General Insurance Company of MI | | 21547 |
| | INSURER B : | | |
| | INSURER C : | | |
| | INSURER D : | | |
| INSURER E : | | | |
| INSURER F : | | | |

COVERAGES**CERTIFICATE NUMBER:****REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

| INSR LTR | TYPE OF INSURANCE | ADDL INSD | SUBR WVD | POLICY NUMBER | POLICY EFF (MM/DD/YYYY) | POLICY EXP (MM/DD/YYYY) | LIMITS |
|----------|---|-----------|----------|-------------------|-------------------------|-------------------------|--|
| A | <input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR <input checked="" type="checkbox"/> Hired Auto Liability <input checked="" type="checkbox"/> Non-Owned Auto Liability GEN'L AGGREGATE LIMIT APPLIES PER: <input checked="" type="checkbox"/> POLICY <input type="checkbox"/> PRO-JECT <input type="checkbox"/> LOC <input type="checkbox"/> OTHER | N | N | S 3273318 | 02/01/2024 | 02/01/2025 | EACH OCCURRENCE \$ 2,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 150,000 MED EXP (Any one person) \$ 10,000 PERSONAL & ADV INJURY \$ 2,000,000 GENERAL AGGREGATE \$ 4,000,000 PRODUCTS - COM/OP AGG \$ 4,000,000 \$ |
| A | AUTOMOBILE LIABILITY <input type="checkbox"/> ANY AUTO <input type="checkbox"/> OWNED AUTOS ONLY <input type="checkbox"/> HIRED AUTOS ONLY <input checked="" type="checkbox"/> SCHEDULED AUTOS <input type="checkbox"/> NON-OWNED AUTOS ONLY | NA | N | BAP 3273319 | 02/01/2024 | 02/01/2025 | COMBINED SINGLE LIMIT (Ea accident) \$ 2,000,000 BODILY INJURY (Per person) \$ See Single Limit BODILY INJURY (Per accident) \$ See Single Limit PROPERTY DAMAGE (Per accident) \$ See Single Limit \$ |
| | <input type="checkbox"/> UMBRELLA LIAB <input type="checkbox"/> EXCESS LIAB <input type="checkbox"/> DED <input type="checkbox"/> RETENTION \$ | | | | | | <input type="checkbox"/> OCCUR <input type="checkbox"/> CLAIMS-MADE EACH OCCURRENCE \$ AGGREGATE \$ \$ |
| A | WORKERS COMPENSATION AND EMPLOYERS' LIABILITY <input type="checkbox"/> ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below | Y/N | Y | N/A N WCC 3273320 | 02/01/2024 | 02/01/2025 | <input checked="" type="checkbox"/> PER STATUTE <input type="checkbox"/> OTH-ER E.L. EACH ACCIDENT \$ 1,000,000 E.L. DISEASE - EA EMPLOYEE \$ 1,000,000 E.L. DISEASE - POLICY LIMIT \$ 1,000,000 |

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

This certificate is accurate as of today, 1/31/2024. Please call 877-822-6716, or email CLServiceCenter@fbinsmi.com for a personalized certificate and most up-to-date policy information.

CERTIFICATE HOLDER**CANCELLATION**

MACFARLAND PAINTING INC
30881 SCHOOLCRAFT RD
LIVONIA, MI 48150

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

Werner Scherz

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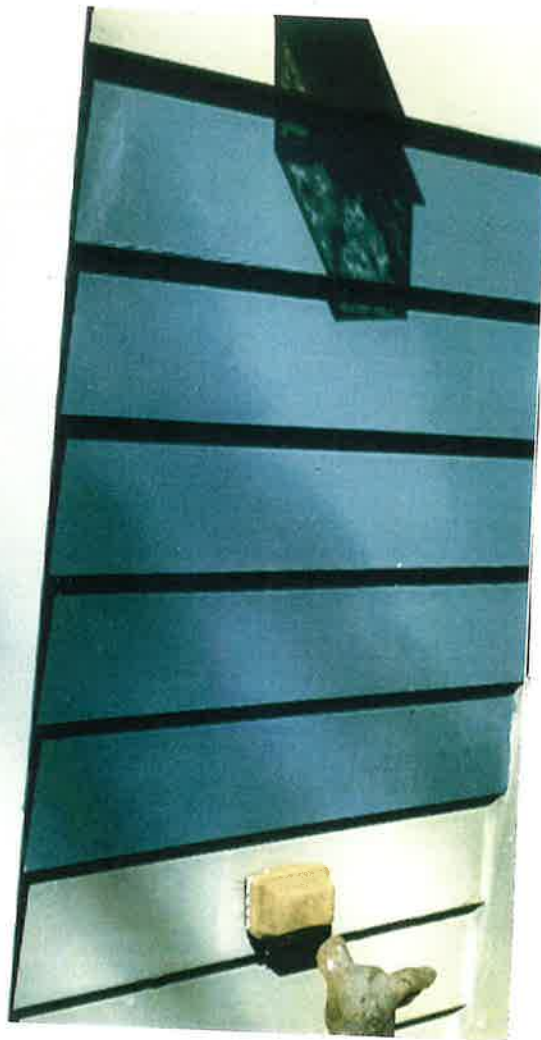
SW 7005
Pure White

255-C1



trim

James Hardie Evening Blue





32325 Franklin Road, Franklin, Michigan 48025

FAX: (248) 626-0538

(248) 626-9666

April 21, 2024

Hot Flash LLC
Dana Dell – Resident Agent
3664 Pheasant Run
Bloomfield Hills, MI. 48302

Re: 26091 German Mill, Franklin
Current condition and work performed at the above address

Dear Property Owner:

It appears that the current condition of the above referenced property violates the Village of Franklin Ordinance 1230.03 which states and part that, "There shall be no construction, addition, alteration, repair, moving, excavation or demolition affecting the exterior appearance of a resource within any designated Historic District with Franklin Village" without first obtaining a permit.

There appears to have been a window removed from the east side of the house whereby a piece of plywood has been installed and visible from the exterior. Further, the porch at the rear door has been demolished and left in disrepair. Not only is this a violation of the ordinances it is not in keeping with the character of the Historic District of the Village of Franklin.

As mentioned above, any work that affects the exterior appearance of the house is required obtain Historic Commission approval. Failure to obtain a permit is covered in section 1268.30.08 and may require restoration of the resource to the condition before the inappropriate work was performed.

To resolve this violation I recommend that you immediately submit a permit application for the work that affects the exterior resource with necessary plans for submission to the Historic District Commission. Failure to make application and resolve this situation is a municipal civil infraction and will be processed accordingly.

Should you have any comments or concerns please e-mail me at bdinnan@franklinvillagemich.gov.

Sincerely,


William Dinnan

Building Official / Historic District Commission Facilitator