

**Village of Franklin
Historic District Commission
Regular Meeting
Wednesday, April 4, 2018 7:00 P.M.
At the Franklin Village Hall – Broughton House
32325 Franklin Road, Franklin, Michigan**

I. MEETING CALLED TO ORDER

The Regular Meeting of the Historic District Commission was called to order by Gary Roberts, Chairman at the Franklin Village Hall – Broughton House, 32325 Franklin Road, Franklin, MI at 7:10 P.M.

II. ROLL CALL

Present: Mike Brassfield, Gary Roberts, Jill Wilke, Laura Witty

Absent: Eileen Harryvan, Garrett Keais, Gayle Timmis

Also Present: Bill Dinnan, Building Official; Eileen Pulker, Village Clerk; Amanda Davis, Consultant; Fred Gallasch, Council Member

III. ADOPTION OF AGENDA

Roberts requested that **B. Franklin Grill & Tavern Accessory Building Reconstruction**, under **VIII. Discussion Items** be struck from the Agenda.

**Motion by Witty, seconded by Wilke to approve the agenda, as amended.
Motion was approved unanimously.**

IV. ADOPTION OF THE MINUTES

A. Regular Meeting of March 7, 2018.

Motion by Wilke, seconded by Witty to approve the minutes of the Regular Meeting of March 7, 2018 as presented.

Motion was approved unanimously.

V. PUBLIC COMMENTS

No public was present, no comments were made.

VI. UNFINISHED BUSINESS

A. Consider Application for a New Sign at 32440 Franklin Road.

Roberts commented that this item was a carryover from the March meeting and a consideration had been postponed from that meeting.

Will Johnson, representative from Johnson Sign Company, was present. He detailed the changes made since the March meeting: the color of the posts have been changed to white, white posts had been added at the top and bottom to frame in the sign, and white finials had been added at the top of the vertical posts to give it a more cohesive look with other signs in the Village.

Johnson confirmed that the inset panel of the sign with “Howard Hanna” on it was completely flat and about ½ inch thick. The colors of the sign were “corporate colors” and were referenced in the paperwork provided HDC.

Dinnan noted that the sign complied with the Sign Ordinance. Referring to the submitted paperwork, Witty questioned if the posts were to be PVC as stated or 4 x 4 painted wood. Johnson confirmed they would be wood painted white and the existing up-lighting would remain.

Motion by Witty, seconded by Wilke to approve the new sign application at 32440 Franklin Road, as submitted by Johnson Sign, under the File Name: HOW-MS-031218-LE with the existing flood lights remaining and with the exception that the posts would be wood, painted white. This determination is in compliance with the Secretary of the Interior's Standards for Rehabilitation.

Motion was approved unanimously.

B. Consider Application for Property addition and renovation, House and Garage, at 32635 Franklin Road.

Stephanie Kokoszka, owner of the property, presented drawings with all the changes which had been discussed at the March 7, 2018 HDC meeting: on the north elevation, a window had been added on the upper right and on the south elevation, the location of the door had been moved over to be in line with the window above it. There were no changes on the east and west elevations. There had not been any changes of the materials or colors which were listed on the plans dated 3/15/18 with the attachment of the previously submitted material list which had been approved at the March 7, 2018 HDC meeting.

Motion by Witty, seconded by Brassfield to approve the plan for Property addition and renovation, House and Garage at 32635 Franklin Road dated 3/15/15 with the attachment of the previously submitted material and color list which had been approved at the March 7, 2018 meeting. This determination is in compliance with the Secretary of the Interior's Standards for Rehabilitation.

Motion was approved unanimously.

VII. NEW BUSINESS

A. Consider Application for New Sign at 32611 Franklin Road.

Jacqueline Drake, resident of Franklin and owner of The Jacqueline Drake Gallery (formerly Yanke Designs Fine Jewelry), presented her proposal to replace the insert of the existing 2-sided monumental sign structure of Yanke Designs on Franklin Road, as well as add a sign at the building entry on Wellington Road. The sign insert would be printed "The Jaqueline Drake GALLERY, A JOURNEY WITHIN THE ART". The Raymond Electric panel sign below the Yanke Designs insert would be removed. The new sign insert and the sign at the front door would be made of ¾ inch Omega Board MDO with a black background.

Motion by Witty, seconded by Wilke to approve the new sign on Franklin Road and plaque at the front door at 32611 Franklin Road (The Jacqueline Drake Gallery), as submitted on March 26, 2018.

Motion approved unanimously.

Gallasch suggested that Drake should come to the next Council meeting to introduce her new gallery.

VIII. DISCUSSION ITEMS

A. Report on Historic Study Committee Progress, Burger Barn.

Roberts updated the HDC on the Study Committee's meeting which was held before this meeting. A plan was outlined to investigate those properties that were felt to be worthy of being included on the Historic District Non-Contiguous List. A voluntary approach to those property owners to try to convince them, from a marketing perspective, this will be advantageous for them to do. Davis will keep the current list but she encouraged HDC to explore the Village for more possible candidates. A letter and other materials will be sent to those identified property owners and will also include an invitation to a reception at the Kreger House.

Roberts also reported on the recent developments of the Burger Barn. There has been a lack of Council members for a quorum that would approve the saving of the barn, so the subject is on hold. He added that the Study Committee and HDC have done everything they can do to save it.

IX. ADJOURNMENT

Motion by Roberts to adjourn the meeting.

Motion was approved unanimously.

There being no further business, the meeting was adjourned at 7:37 P.M.

Submitted,

Gail Beke, Recording Secretary

Eileen H. Pulker, Clerk