

**Historic District Commission
Minutes Of December 1, 2021**

151 Martin Street, City Commission Room 205, Birmingham, MI

Minutes of the regular meeting of the Historic District Commission ("HDC") held Wednesday, December 1, 2021. Vice-Chair Keith Deyer called the meeting to order at 7:00 p.m.

1) Rollcall

Present: Vice-Chair Keith Deyer; Board Members Gigi Debbrecht, Natalia Dukas, Dustin Kolo, Patricia Lang, Michael Willoughby; Alternate Board Member Steven Lemberg; Student Representatives Charles Cusimano, Elizabeth Wiegand (arrived 7:02 p.m.)

Absent: Chair John Henke; Alternate Board Member Cassandra McCarthy

Administration: Nicholas Dupuis, Planning Director
Laura Eichenhorn, City Transcriptionist

12-113-21

2) Approval of the HDC Minutes of November 17, 2021

Motion by Mr. Lemberg

Seconded by Ms. Debbrecht to approve the HDC Minutes of November 17, 2021 as submitted.

Motion carried, 7-0.

VOICE VOTE

Yeas: Lemberg, Debbrecht, Deyer, Dukas, Lang, Willoughby, Kolo

Nays: None

12-114-21

3) Courtesy Review

None.

12-115-21

4) Historic Design Review

A. 129-135 E. Maple – Maplewood East (POSTPONED)

PD Dupuis stated the item was being postponed at the applicant's request.

Motion by Ms. Dukas

Seconded by Ms. Debbrecht to postpone 129-135 E. Maple – Maplewood East to a date uncertain.

Motion carried, 7-0.

VOICE VOTE

Yeas: Dukas, Debbrecht, Deyer, Lang, Willoughby, Kolo, Lemberg

Nays: None

12-116-21

5) Sign Review

A. 166 W. Maple - Relay

PD Dupuis presented the item.

There was HDC consensus that the revised proposal was well done.

Motion by Ms. Dukas

Seconded by Mr. Willoughby to approve the Historic Design Review application and issue a Certificate of Appropriateness for 166 W. Maple. The proposal meets the Secretary of the Interior's Standards for Rehabilitation standard numbers 2, 9 and 10.

Motion carried, 7-0.

VOICE VOTE

Yeas: Dukas, Willoughby, Kolo, Lemberg, Debbrecht, Deyer, Lang

Nays: None

12-117-21

6) Study Session

A. CLG Grant – Historic Design Guidelines

PD Dupuis explained that the RFP for the project received zero bids. He said he would be reaching out to potential bidders in the next few days to determine what may have prevented them from bidding. He said he would then make the needed revisions to the RFP and ask for bids by January 1, 2022.

Vice-Chair Deyer suggested that PD Dupuis reach out to Robert Gibbs, a landscape architect and urban planner who operates and resides in Birmingham, to see if he had any recommendations for revising the RFP.

12-118-21

7) Miscellaneous Business and Communication

PD Dupuis provided brief updates regarding the ongoing construction at 100 N. Old Woodward.

Ms. Lang stated she reached out to the Birmingham Eagle to ask them to report on City Commissioner Brad Host's decision to renovate his older home. She said the goal was to generate publicity for the benefits of renovating homes instead of demolishing them.

Ms. Lang said her across-the-street neighbor was also interested in finding out more about becoming historically designated. She said she would provide PD Dupuis with her information to follow up.

Mr. Lemberg re-broached his previous suggestion that the HDC pursue ways of better publicizing the Bates Street Historic District (the District). As part of the task, he recommended reaching out to four eligible homeowners in the District to suggest they consider pursuing historic designation for their homes.

There was HDC consensus to direct PD Dupuis to work with Mr. Lemberg on publicizing the District. They recommended that he pursue signage for both ends of Bates Street as a first step.

Vice-Chair Deyer recommended that the project also be added to the HDC's Action List.

HDC members noted that Floyd, Ann, Adams and other streets could also potentially qualify for similar projects.

Ms. Lang said she would be interested in the HDC pursuing the installation of signage noting the historic nature of Floyd as well.

- A. Pre-Application Discussions**
- B. Draft Agenda**
- C. Staff Reports**
 - 1. Administrative Sign Approvals**
 - 2. Administrative Approvals**
 - 3. Demolitions**
 - 4. Action List 2021**

12-119-21

8) Adjournment

Motion by Ms. Lang

Seconded by Ms. Dukas to adjourn the HDC meeting of December 1, 2021 at 7:21 p.m.

Motion carried, 7-0.

VOICE VOTE

Yeas: Lang, Dukas, Willoughby, Kolo, Debbrecht, Deyer, Lemberg

Nays: None



Nicholas Dupuis
Planning Director

APPROVED