

**Historic District Commission  
Minutes Of August 17, 2022**

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

Minutes of the regular meeting of the Historic District Commission ("HDC") held Wednesday, August 17, 2022. PD Dupuis called the meeting to order at 7:04 p.m.

**1) Rollcall**

**Present:** Board Members Gigi Debbrecht, Natalia Dukas,, Dustin Kolo,; Alternate Board Member Steven Lemberg; Student Representative Meghan Murray

**Absent:** Chair John Henke; Board Members Keith Deyer, Patricia Lang, Michael Willoughby; Alternate Board Member Cassandra McCarthy; Student Representative Charlie Vercellone

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

Noting the absence of the Chair and Vice-Chair, PD Dupuis asked the HDC to elect an acting chair to facilitate the meeting.

**08-53-22**

**Motion by Ms. Debbrecht  
Seconded by Mr. Kolo to nominate Natalia Dukas to serve as acting chair for the duration of the meeting.**

**Motion carried, 4-0.**

VOICE VOTE

Yeas: Dukas, Debbrecht, Kolo, Lemberg

Nays: None

**2) Approval of the HDC Minutes of July 20, 2022**

**08-54-22**

**Motion by Mr. Kolo  
Seconded by Ms. Debbrecht to approve the HDC Minutes of July 20, 2022 as submitted.**

**Motion carried, 4-0.**

VOICE VOTE

Yeas: Dukas, Debbrecht, Kolo, Lemberg

Nays: None

**3) Courtesy Review**

**4) Historic Design Review**

**5) Sign Review**

**6) Study Session**

**A. Historic Design Guidelines – Update**

PD Dupuis provided an update.

**7) Miscellaneous Business and Communication**

PD Dupuis said the HDC and the City needed to work on better enforcement of the preventative maintenance requirements for historic resources.

**A. Pre-Application Discussions**

**B. Draft Agenda**

**C. Staff Reports**

**1. Administrative Sign Approvals**

**2. Administrative Approvals**

**3. Demolitions**

**4. Action List 2022**

**5. 128 S. Old Woodward – Faherty Façade Condition Assessment**

PD Dupuis presented the item.

Representatives from Faherty and JMD Building Restoration spoke on behalf of the item. Due to the condition of the brick, they recommended covering the existing brick on the lower part of the facade with new brick. They confirmed no further damage to the present brick would be anticipated as part of the new bricks' installation. They stated that if they found brick in better condition, they would return to the HDC with a proposal for exposing more of the historic brick.

PD Dupuis noted that the upper part of the facade would be evaluated and addressed at a future date.

**08-55-22**

**Motion by Mr. Kolo**

**Seconded by Ms. Debbrecht to allow Faherty to continue with construction with the following condition:**

- 1. Faherty with continue to work with PD Dupuis on a Façade Condition Assessment, and will in conjunction with PD Dupuis determine whether a new proposal should be presented to the HDC if the remaining brick is in much better condition than expected.**

**Motion carried, 4-0.**

VOICE VOTE

Yeas: Dukas, Debbrecht, Kolo, Lemberg

Nays: None

AC Dukas clarified that the Faherty team was free to proceed with the demolition and installation of the new storefront while adhering to the above motion.

**8) Adjournment**

**08-56-22**

**Motion by Ms. Debbrecht**

**Seconded by Ms. Lemberg to adjourn the HDC meeting of August 17, 2022 at 7:47 p.m.**

**Motion carried, 4-0.**

VOICE VOTE

Yeas: Dukas, Debbrecht, Kolo, Lemberg

Nays: None



Nicholas Dupuis  
Planning Director



Laura Eichenhorn  
City Transcriptionist