CITY OF THE VILLAGE OF CLARKSTON

Historic District Commission

Certificate of Appropriateness

Plans for: 148 North Main St.
Applicant/Building Representative: Scott McIntyre, Morgan's Service

The Clarkston Historic District Commission grants a Certificate of Appropriateness December 8, 2015, for the following plans as presented, **conditional upon city confirmation or approvals, if necessary, that the plans are compliant with the city's sign ordinance**:

- Two painted signs on the building (as demonstrated in images).
- Addition of a roughly 18-foot-high shaped sign (to be located on a preexisting base or slab from an earlier sign at a previous service station that was in that location) with gooseneck lights (example pictured in file).

This project adequately meets the Secretary of the Interior's Standards for Rehabilitation, particularly number nine, which states that "exterior alterations, or related new construction will not destroy historic materials, features, and spatial relationships that characterize the property..." as well as number ten: "New additions and adjacent or related new construction will be undertaken in such a manner that, if removed in the future, the essential form and integrity of the historic property and its environment would be unimpaired."

It is understood an HDC review is integrally based on the lack of precedence as each reviewed structure is unique in age, condition, relevence in defining characteristics, and other considerations, and therefore the setting of precedent is impossible. Also, a CoA is not synonymous with a building permit, so applicants should maintain contact with the city building department, and possibly other city agencies, to confirm compliance of other ordinances and city laws.

The members of the Commission wish you well with your project. Please contact us if you make any additions or changes to your plans.

5/19/2015
9/15/2015

Rhiannon Maisano-Cherwak
Clarkston Historic District Commission