



CITY OF THE VILLAGE OF CLARKSTON
Historic District Commission
Certificate of Appropriateness

Plans for: 55 S. Main St.
Applicant/Building Representative: Tony Greenslade of Metro Detroit Signs/Bright Side Dental

The Clarkston Historic District Commission grants a Certificate of Appropriateness Feb. 9, 2016, for the following plans as presented, **but is conditional upon city confirmation or approvals, if necessary, that the plans are compliant with the city's sign ordinance:**

- Aluminum raised letters of two different sizes as shown in the plans provided
- Letters will be stud-mounted to the building's exterior
- Permission to remove the center window on the building's front (east façade) to fill/rebrick it, but please leave the window opening distinguishable enough so that if in the future the building's owners wish to return it to its original state, it is more easily possible
- The sign will be balanced between the two remaining "outside" windows on the original building's front (east façade)

This project adequately meets the Secretary of the Interior's Standards for Rehabilitation, particularly number one, which states, "Each property shall be recognized as a physical record of its time, place, and use. Changes that create a false sense of historical development, such as adding conjectural features or architectural elements from other buildings, shall not be undertaken"; and number nine, "New additions, exterior alterations, or related new construction shall not destroy historic materials that characterize the property. The new work shall be differentiated from the old and shall be compatible with the massing, size, scale, and architectural features to protect the historic integrity of the property and its environment."

It is understood an HDC review is integrally based on the lack of precedence as each reviewed structure is unique in age, condition, relevance 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.

A handwritten signature in dark ink, appearing to read "Cara Catallo", is written over a horizontal line.

Cara Catallo
Clarkston Historic District Commission