

**CITY OF YPSILANTI**  
**HISTORIC DISTRICT COMMISSION**  
**ACTION MINUTES OF JULY 27, 2021**

**CALL TO ORDER AND ROLL CALL**

Meeting Location: Virtual Meeting held via Zoom

Commissioners Present: Alex Pettit, Ypsilanti, Washtenaw County, Michigan  
James Chesnut, Ypsilanti, Washtenaw County, Michigan  
James Ratzlaff, Ypsilanti, Washtenaw County, Michigan  
Stefan Szumko, Ypsilanti, Washtenaw County, Michigan  
Erika Lindsay, Ypsilanti, Washtenaw County, Michigan

Commissioners Absent: Amy Swift

Council Liaison: Jennifer Symanns, not present

Staff Present: Scott Slagor, Preservation Planner; Nancy Hare-Dickerson,  
Recording Secretary

Chairperson Pettit called the meeting to order at 7:05 pm.

**APPROVAL OF AGENDA**

Slagor: Noted that 407 E Cross needed to be added as a study item and 332 Oak needed to be removed as a study item.

Motion: Swift (second: Lindsay) moved to approve the agenda.

Approval: Unanimous. Motion carried.

**PUBLIC COMMENT ON AGENDA ITEMS—none**

**PUBLIC HEARING—none**

**OLD BUSINESS**

**11 E Cross**

*\*Sign*

Applicants: Jordan Philips, business owner – not present; Kevin Short- Johnson Sign Company- present

Motion: Ratzlaff (second: Lindsay) Move to approve and issue a Certificate of Appropriateness for the work at 11 E Cross as submitted the application on July 2, 2021, for installation an aluminum sign panel as specified. The sign shall be mounted to the mortar joints to the greatest extent possible. This project does not include illumination.

Secretary of the Interior Standards:

#9- Contemporary designs shall be compatible and not destroy significant original material.

#10- New work shall be removable.

Slagor: Asked if Ratzlaff would like to amend the motion to note the updates submitted on July 27, 2021.

Ratzlaff: Amended (second Szumko), the sign shall be consistent with the updated designs submitted July 27, 2021.

Approval: Unanimous.

Motion carried.

## **NEW BUSINESS**

### **413 Maple**

*\*Porch changes*

Applicants: Richard Nation, owner; - present

Motion: Szumko (second: Lindsay) Move to approve and issue a Certificate of Appropriateness for the work at 413 Maple as submitted in the application on July 19, 2021, for replacement of spindles and rails on rear porch to match those on front and side porches, and for removal of spandrels on rear porch.

Secretary of the Interior Standards:

#9- Contemporary designs shall be compatible and not destroy significant original material.

#10- New work shall be removable.

Approval: Unanimous.

Motion carried.

## **STUDY ITEMS**

407 E Cross- Windows

23, 27, and 29 E Cross- Awnings

Motion: Lindsay (second: Chesnut) Move to amend the agenda to add 23, 27, and 29 E Cross to the agenda as study items

Approval: Unanimous.

Motion carried.

**ADMINISTRATIVE APPROVALS- none**

**OTHER BUSINESS**

**Property Monitoring**

**Updates from Staff**

**Commissioner Comments**

**AUDIENCE PARTICIPATION ON NON-AGENDA ITEMS—none**

**HOUSEKEEPING BUSINESS**

**Approval of the minutes of July 13, 2021**

Motion: Chesnut (second Chesnut) Move to amend the draft minutes to include under the Commissioner Comment section that James Ratzlaff mentioned he would not have voted for a motion for the approval of the installation at 319 S Washington had it been more clear to him at the time that there had been no permit issued at the time of the installation.

Approval: Unanimous. Motion carried.

Motion: Szumko (second: Chesnut) moved to approve the minutes of July 13, 2021, as amended.

Approval: Unanimous. Motion carried.

**ADJOURNMENT**

Chairperson Pettit adjourned the meeting, citing the end of the agenda with no further items to discuss.

**MEETING ADJOURNED at 8:41 p.m.**