



City of Plymouth
Historic District Commission
Regular Meeting Minutes
Wednesday, February 7, 2024 - 7:00 p.m.

City of Plymouth
201 S. Main
Plymouth, Michigan 48170-1637

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1. CALL TO ORDER

- a. Chair Colleen Polin called the meeting to order at 7:02 p.m.

Present: Chair Polin, Members Jeremy Borys, Joshua Mrozowski, John Townsend

Excused: Vice Chair Stan Cole, Members Meghan Covino and Gania Kandalajt

Also present: Economic Development Director John Buzuvis and City Commission Liaison Linda Filipczak

2. CITIZEN COMMENTS

There were no citizen comments.

3. APPROVAL OF THE MINUTES

Townsend offered a motion, seconded by Borys, to approve the minutes of the December 6, 2023, regular meeting.

There was a voice vote.

MOTION PASSED

4. APPROVAL OF THE AGENDA

Borys offered a motion, seconded by Mrozowski, to approve the agenda for February 7, 2024 as amended to address new business prior to old business.

There was a voice vote.

MOTION PASSED 4-0

5. COMMISSION COMMENTS

There were no commission comments.

6. ELECTION OF OFFICERS

It was agreed to move this agenda item to the next meeting when more members are in attendance.

7. NEW BUSINESS

- a. H24-01 - 233 S. Main, Vitrine on Main: Renovation of rear porch, stairs, railing, and door

Architect Mike Gordon described the project, which includes a new main floor entry door and an ADA-compliant mechanical lift.

Public Comment

Zach Funk, 1250 Ross, asked questions about the door swing and the call button for the lift.

Commission Discussion

Commission members asked about how the lift would be accessed and how it would be attached to the building. Commission member Gania Kandalaft, who was unable to attend the meeting, suggested via Zoom that approval should include a condition that the door is to be like-for-like, and that any attachment hardware be mounted in the mortar. It was determined that these conditions were already in the application packet. There was a discussion about using Trex material instead of wood, which is considered acceptable if it conveys the same appearance as the wood.

Motion

Townsend offered a motion, seconded by Borys, to issue a certificate of appropriateness for H24-01 at 233 S. Main for a renovation of rear porch, stairs, railing, lift, and door

Finding of Fact

The project meets the Secretary of Interior standards for rehabilitation numbers 1, 2, 3, 5, 9, and 10 and gives consideration and/or significance to City of Plymouth criteria 1, 2, 3, and 4.

There was a voice vote.

MOTION PASSED 4-0.

7. OLD BUSINESS

a. Delegation of Administrative Approvals

Polin recommended that the discussion on this subject be deferred to a future meeting when all members are present. The group agreed.

8. REPORTS AND CORRESPONDENCE

Buzuvis said that the Ledger would be opening in the next few weeks and that the owners of Not Your Basic Batch planned to open in the next few months. He also said that the Highline Spirits building was progressing, and that they gave the Wiltsie's sign to the Plymouth Historic Museum.

Via Zoom, Kandalaft let the group know that the National Park Service has a webinar of using substitute materials on historic buildings.

9. ADJOURNMENT

Borys offered a motion, seconded by Mrozowski, to adjourn the meeting at 7:35 p.m.

There was a voice vote.

MOTION PASSED 4-0