

**Village of Franklin
Historic District Commission
Regular Meeting
Monday, October 1, 2012, 7:30 P.M.
At the Franklin Village Hall – Broughton House
32325 Franklin Road, Franklin, MI**

I. MEETING CALLED TO ORDER

The Regular Meeting of the Historic District Commission was called to order by Gary Roberts, Chairman, at the Franklin Village Hall, 32325 Franklin Rd, Franklin, MI at 7:30 P.M.

II. ROLL CALL

Present: Laura Witty, Garrett Keais, Mike Brassfield, Gary Roberts, Pat Burke, Mary Ann Liut, Eileen Harryvan
Absent: None
Also Present: Eileen Pulker, Clerk; Amy Sullivan, Administrator; Bill Dinnan, Building Official; Amanda Davis, Consultant

III. ADOPTION OF AGENDA

**Motion by Burke, supported by Keais, to adopt the agenda as submitted.
Motion was approved unanimously.**

IV. ADOPTION OF THE MINUTES

A. Special Meeting of September 12, 2012.

**Motion by Harryvan, supported by Brassfield to adopt the minutes as provided.
Adoption of the minutes was unanimous.**

V. PUBLIC COMMENTS

No Comments were made at this time.

VI. RESOLUTIONS

A. In Recognition of Madeline Haddad's Service.

B. In Recognition of Bonnie Cook's Service.

Roberts presented the two resolutions to the Commission for its approval. They will be appropriately printed and signed before presenting them to the former Commissioners.
The Resolutions were passed unanimously.

VII. NEW BUSINESS

A. Consider Sun Room Porch Replacement at 26475 Scenic Drive.

Bill Lamott, owner of the house, presented his case to the HDC. The existing porch and steps are rotting and must be replaced. He is proposing a 6 x 12 landing with steps on the right side. It was suggested that the landing be lowered so that there would be 2 steps, instead of the present 3 steps, down to ground level. All the materials will be cedar with the exception of the wolmanized® posts and landing joists. The railing pattern will match the existing one.

Dinnan explained that not only does the owner have to provide a detailed drawing but must also pull a building permit.

Motion by Keais, supported by Witty to approve the sun room porch replacement at 26475 Scenic Drive. The new sun porch deck will have a 6 x 12 landing on the east side of the porch and one riser lower. All materials will be cedar except the

wolmanized® posts and landing joists, subject to a suitable sketch submitted to the building department and the issuance of a building permit.

Motion was approved unanimously.

B. Consider Plan to Resurface front of existing parking lot, add concrete sidewalk at entrance, add rain garden in right-of-way with brick sidewalk at 32740 Franklin Road.

Sullivan explained that this is a joint application to the HDC. The Village will oversee the portion of the work that will be in the road right-of-way which is the installation of the rain garden with the brick pathway running through it. The parking lot needs to be re-surfaced, angle parking, and a concrete sidewalk at the front of the building to make it ADA compliant, all of which the owner will be responsible for.

Roberts questioned if the same bricks that currently run north to the Franklin Grill would be used. Katherine Watkins, the landscape architect from Northville and representative for the Jones Building, stated the affirmative. She continued by stating that hardy native plants, tolerant to the winter weather and salt would be used. Witty confirmed that they would have “winter interest”. There was some concern about drought tolerance. It was suggested that 2” conduits be included in the construction of the garden for future irrigation.

Motion by Burke, supported by Liut to approve the plan to resurface the front existing parking lot, add concrete sidewalk at entrance to building, add rain garden in right-of-way with brick sidewalk at 32740 Franklin Road (Jones Building) with two (2) stipulations, the Ginkgo tree will be a male and two inch conduits laid to the nearest landscape area for future irrigation, if needed. The brick sidewalk should match in color and pattern to that of the existing one to the north.

Motion was approved unanimously.

VIII. DISCUSSION-Review of Items Necessary for CLG Designation

The discussion was postponed until next meeting.

Roberts informed the HDC that Sullivan will find a basic level training session for the two (2) new Commissioners. Hopefully, in the winter another more advanced session will be presented.

IX. ADJOURNMENT

The meeting was adjourned at 8:00P.M.

Submitted,

Gail Beke, Recording Secretary

Eileen H.Pulker, Clerk