



CITY OF ANN ARBOR, MICHIGAN

301 E. Huron Street, P.O. Box 8647, Ann Arbor, Michigan 48107-8647

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Planning & Development Services - Planning (734) 794-6265

Community Services Area

HISTORIC DISTRICT COMMISSION DETERMINATION

ADDRESS: 318 West Liberty

FILE NO: HDC13-213

DISTRICT: Old West Side Historic District

DENIED

OWNER

APPLICANT

Name: Liberty Car Wash LLC

Alex de Parry
Fifth Avenue Limited Partnership

Address: 1335 Kelley Green
Ann Arbor, MI 48108

202 East Madison
Ann Arbor, MI 48103

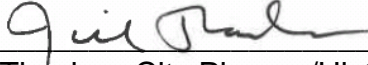
Phone: (734) 476-7501

(734) 761-8990

DETERMINATION: to **DENY** the application at 318 West Liberty Street to demolish an existing car wash and construct a four story, eight unit condominium building. The proposed work is not compatible in exterior design, arrangement, texture, material and relationship to the rest of the building and the surrounding area and does not meet the *Secretary of the Interior's Standards for Rehabilitation and Guidelines for Rehabilitating Historic Buildings*, in particular standards 9 and 10, and the guidelines for District/Neighborhood, and the *Ann Arbor Historic District Design Guidelines*, in particular the guidelines for new construction.

An applicant may file an appeal of the decision of the Commission with the State Historic Preservation Review Board within 60 days after the decision is furnished to the applicant. You may have further rights of appeal to the circuit court. A request for a rehearing by the Historic District Commission may be granted, if evidence is shown of a substantial change in facts, circumstances, or the nature of the application.

This determination is being mailed to the owner listed above, and a copy mailed to the applicant, if different.

By: 
Jill Thatcher, City Planner/Historic Preservation Coordinator

Determination Date: January 9, 2014 Notification Date: January 24, 2014

c: 318 West Liberty Street file
City Attorney's Office
Ralph Welton, Chief Development Official