



PLANNING & DEVELOPMENT DEPARTMENT  
2 WOODWARD AVE SUITE 808, DETROIT, MI 48226

# HISTORIC DISTRICT COMMISSION

# CERTIFICATE OF APPROPRIATENESS

**Application Number:** HDC2024-00693

**Effective Date:** 02/19/25

**Project Address:** 445 Ledyard Unit 6-7 (AKA 445 Ledyard and 457 Ledyard)

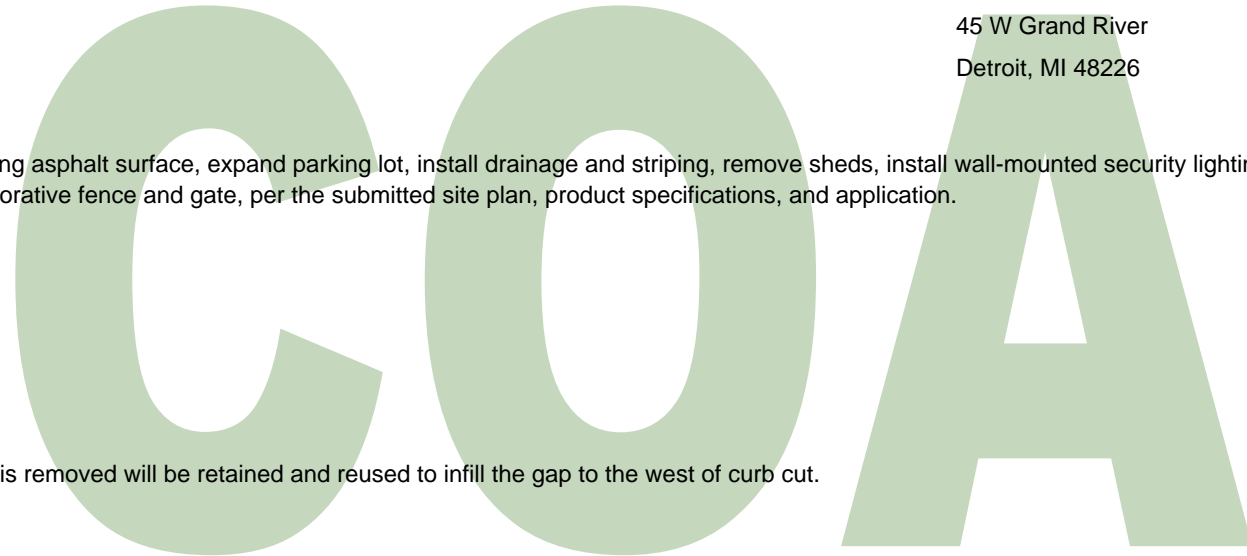
**Issued to:** JR Watkins

**Historic District:** Cass Park

45 W Grand River  
Detroit, MI 48226

**Description of Work:**

Reconfigure curb cut, repave existing asphalt surface, expand parking lot, install drainage and striping, remove sheds, install wall-mounted security lighting, install 3 light poles, replace chain link fence with 6' decorative fence and gate, per the submitted site plan, product specifications, and application.



**With the Conditions that:**

The section of sandstone curb that is removed will be retained and reused to infill the gap to the west of curb cut.

Pursuant to Section 5(10) of the Michigan Local Historic District Act, as amended, being MCL 399.205 (10) and Sections 21-2-57 and 21-2-73 of the 2019 Detroit City Code, and Detroit Historic District Commission ("DHDC") delegation of administrative authority via Resolutions 97-01, 97-02, 98-01, 20-03, 21-04, and/or 21-07, as applicable, the staff of the DHDC has reviewed the above referenced application and hereby issues a Certificate of Appropriateness ("COA") for the description of work, effective date above, as it meets the Secretary of the Interior's Standards for Rehabilitation and the district's Elements of Design

For the Commission:

Daniel Rieden  
Senior Clerk to the Historic District Commission

PSR: 251218TB

Post this COA at the subject property until work is complete. It is important to note that approval by the DHDC does not waive the applicant's responsibility to comply with any other applicable ordinances or statutes.