

**Benjamin Buckley**

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**From:** Jamie Perez <timeandtool313@gmail.com>  
**Sent:** Monday, July 17, 2023 3:36 PM  
**To:** Historic District Commission (Staff)  
**Subject:** Re: [EXTERNAL] 3964 W Lafayette - Roof Gutters and Soffit Permit

**Follow Up Flag:** Follow up  
**Flag Status:** Flagged

# Allura™ 5/16 x 6-1/4" x Fiber Cement Lap Siding

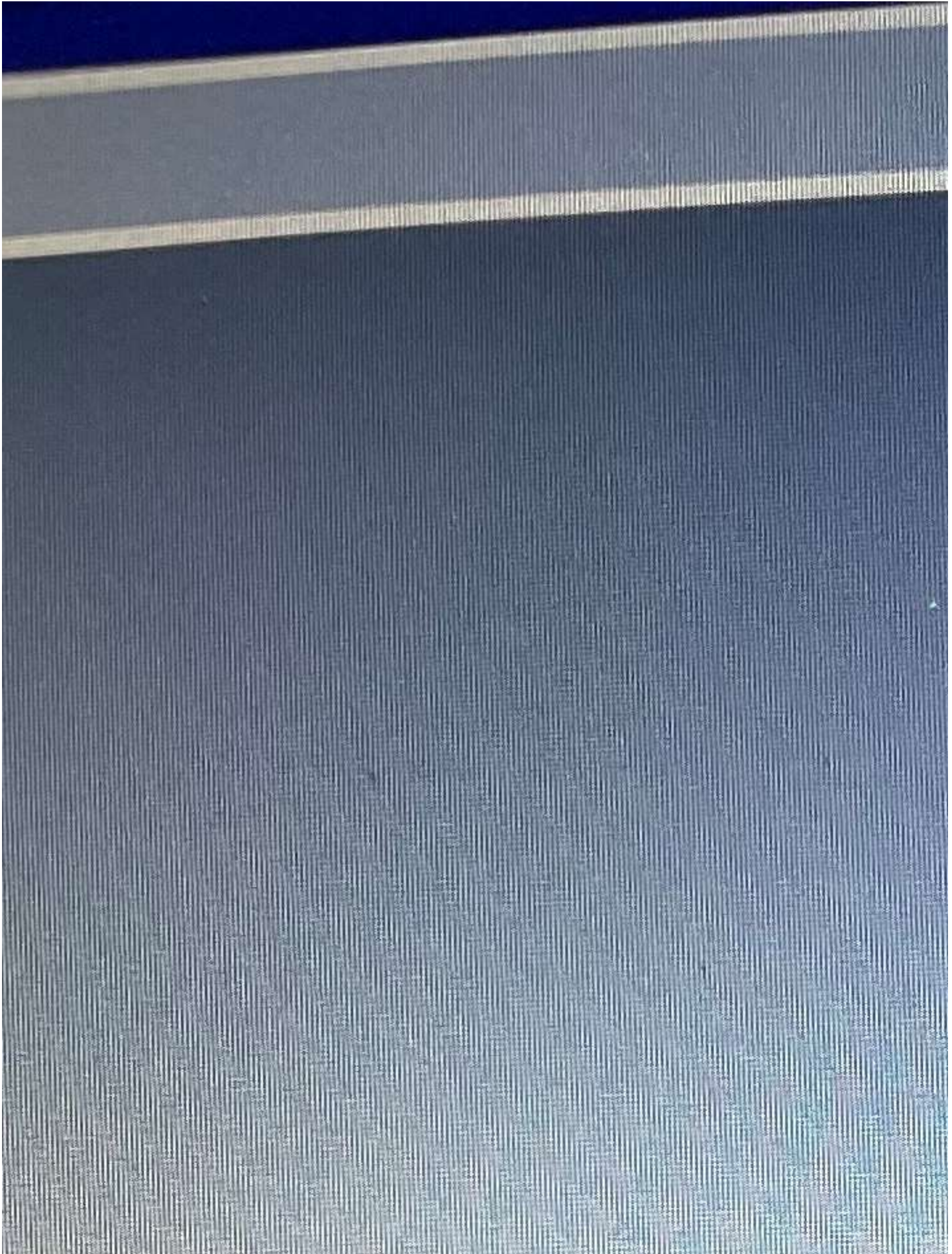
Model Number: Primed5\_16X6-1\_4X'  
® SKU: 1408803



This is the siding product, although it is installed with the smooth side visible in our case. Is there anything worse than fake wood texture??

The visible part of the clapboard will be about 4" to give that tightly installed historic appearance that is found throughout the neighborhood.

On Mon, Jul 17, 2023 at 3:32 PM Jamie Perez <[timeandtool313@gmail.com](mailto:timeandtool313@gmail.com)> wrote:



Attached is a rendering with approximate material appearance. We will be using a James Hardie Cement Board siding product with the same White Dove paint color from Benjamin Moore. The windows will be built from pine and painted black, I will be building these windows from scratch (I am a carpenter by trade and have done this many times), not purchasing them from another company. The overall window size will be 3' x 5' and will have six panes each, which matches the other casement windows that can be found all over the home in various sizes, but always with 6 panes. The small circle dormer will be built to match the existing circle dormers that are on the roof, to give a cohesive look to the project and aesthetically tie it in with the existing roof line. The existing addition have a parapet wall that is built to visually match the porte-cochere on the opposite side of the house. That will be excluded from the rebuild, I don't believe this house should be perfectly symmetrical like it currently is. This was not the original architect's intention and therefore I believe this flat roof line on the addition is appropriate. The biggest difference visually between what exists and what will be built is the siding. I believe clapboard siding will compliment the stucco home nicely, and we will be using a tight reveal of 4" to give a historically accurate appearance. That isn't perfectly depicted in the rendering, but I have to use the textures I have available in this program. Hopefully this brings more clarity to what we are looking to achieve. In its current state, the addition is very dangerous (the roof is fully separated from the home and can collapse at any time). So I would like to at least have that demolished ASAP, while waiting for the board meeting to approve my rebuilt design. Thanks so much for your responsiveness!

Jamie Perez

On Mon, Jul 17, 2023 at 1:44 PM Jamie Perez <[timeandtool313@gmail.com](mailto:timeandtool313@gmail.com)> wrote:

Ok I will get that to you by the end of the day

On Mon, Jul 17, 2023 at 1:34 PM Historic District Commission (Staff) <[hdc@detroitmi.gov](mailto:hdc@detroitmi.gov)> wrote:

Good afternoon,

Thank you for this application. I do believe a rendering of the finished product would be helpful. In addition, information on the type of windows proposed (product brochure or something similar) would also be helpful. HDC staff will review the materials, but it is likely this project will need to be reviewed at a monthly Commission meeting. The next monthly meeting takes place on August 9<sup>th</sup>. The application deadline for that meeting is technically today, so the sooner you can get us that information the better.

Best,

Ben

**Benjamin Buckley**

Planner II | Historic Preservation Team

Planning & Development Department | City of Detroit

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**Michael E. Duggan, Mayor**

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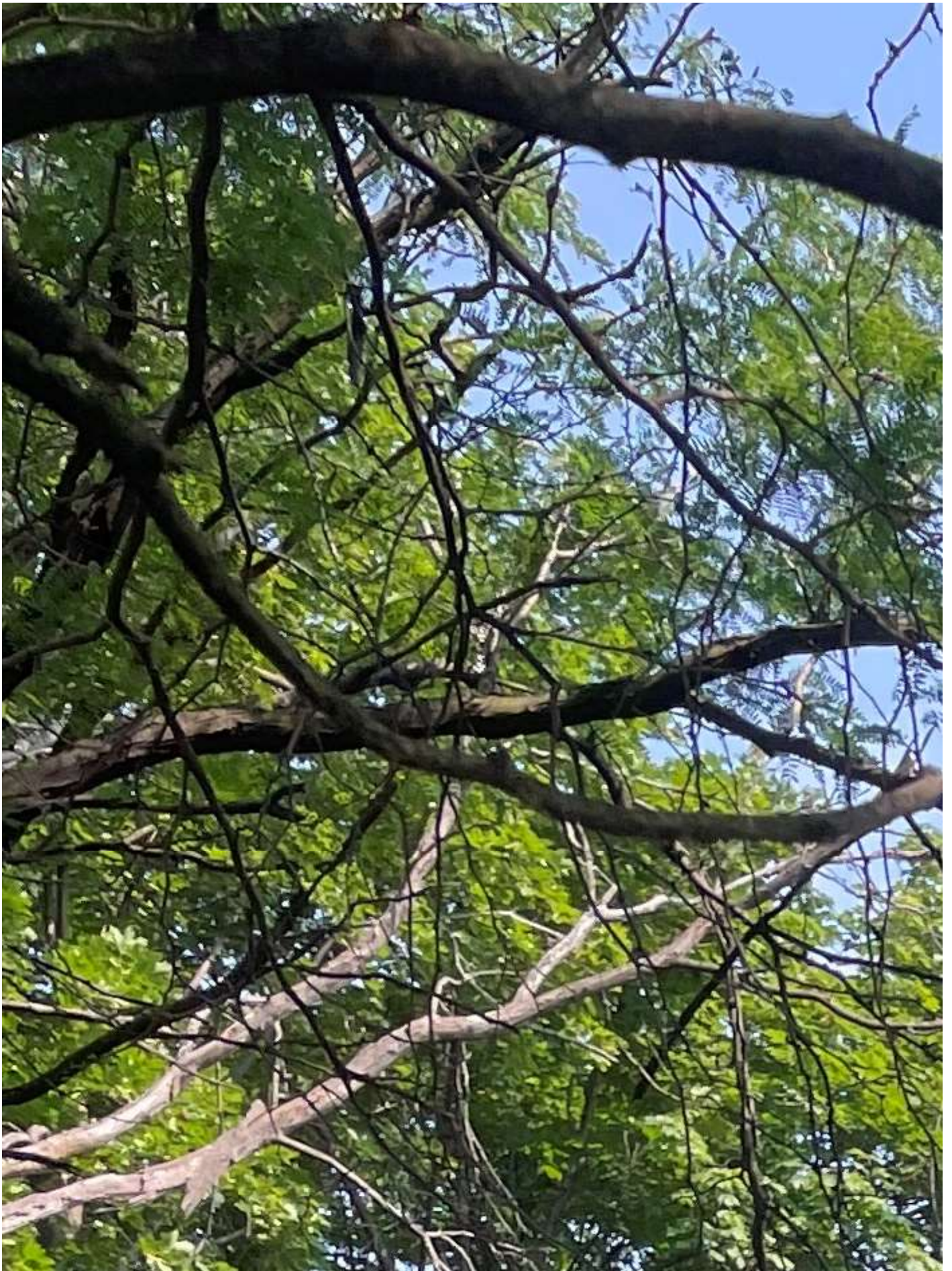
**From:** Jamie Perez <[timeandtool313@gmail.com](mailto:timeandtool313@gmail.com)>

**Sent:** Monday, July 17, 2023 12:30 PM

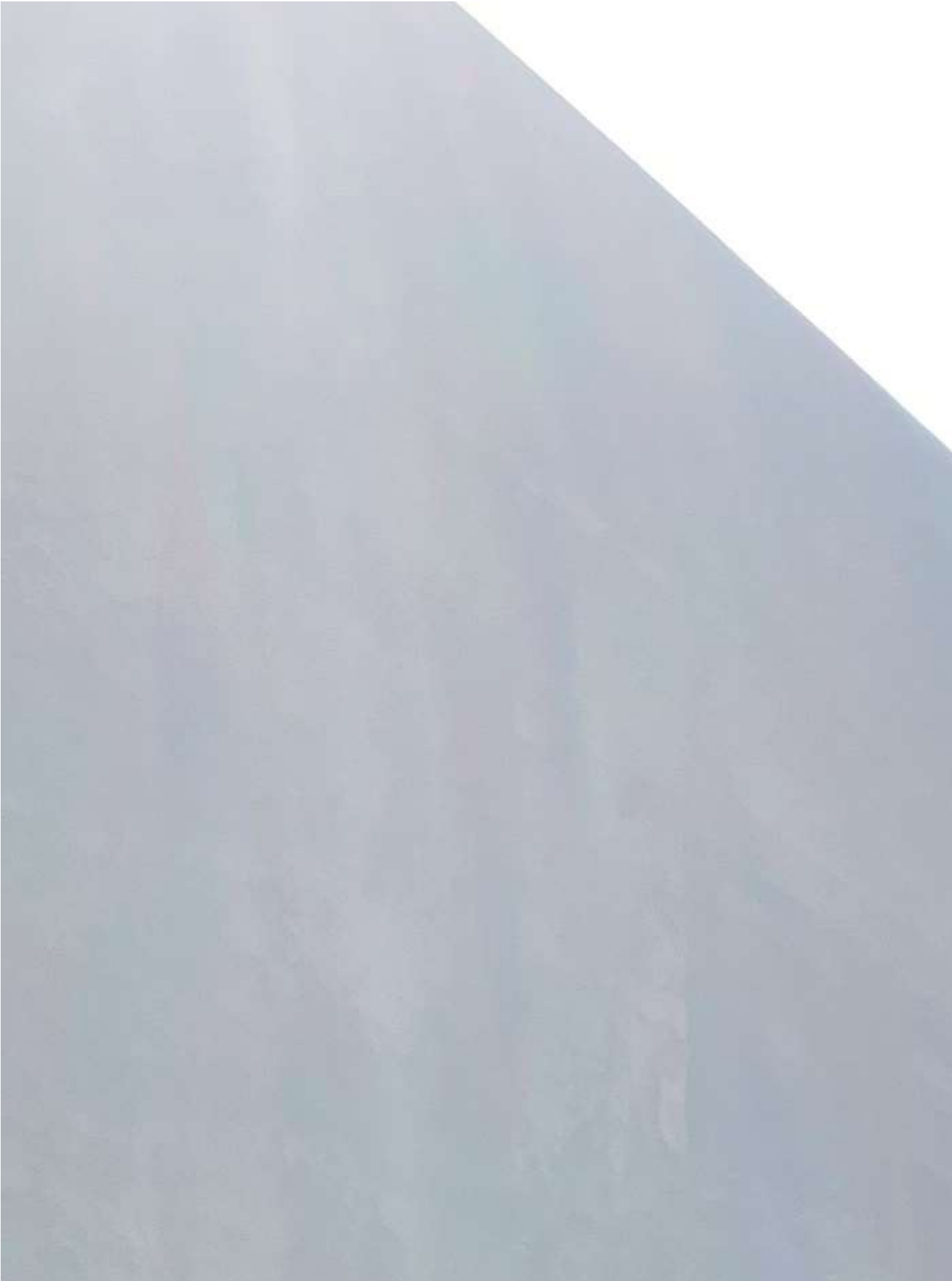
**To:** Historic District Commission (Staff) <[hdc@detroitmi.gov](mailto:hdc@detroitmi.gov)>

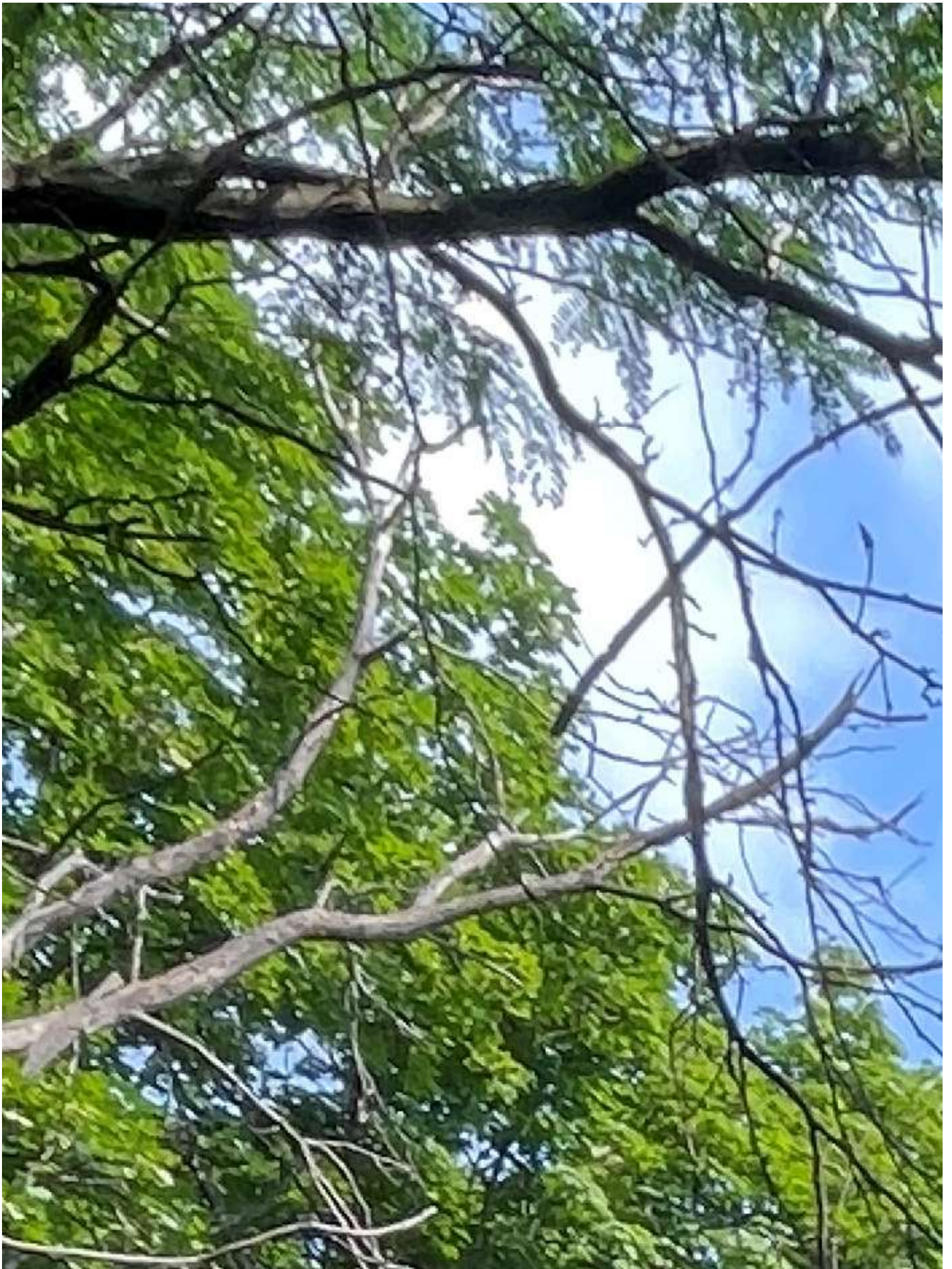
**Subject:** Re: [EXTERNAL] 3964 W Lafayette - Roof Gutters and Soffit Permit











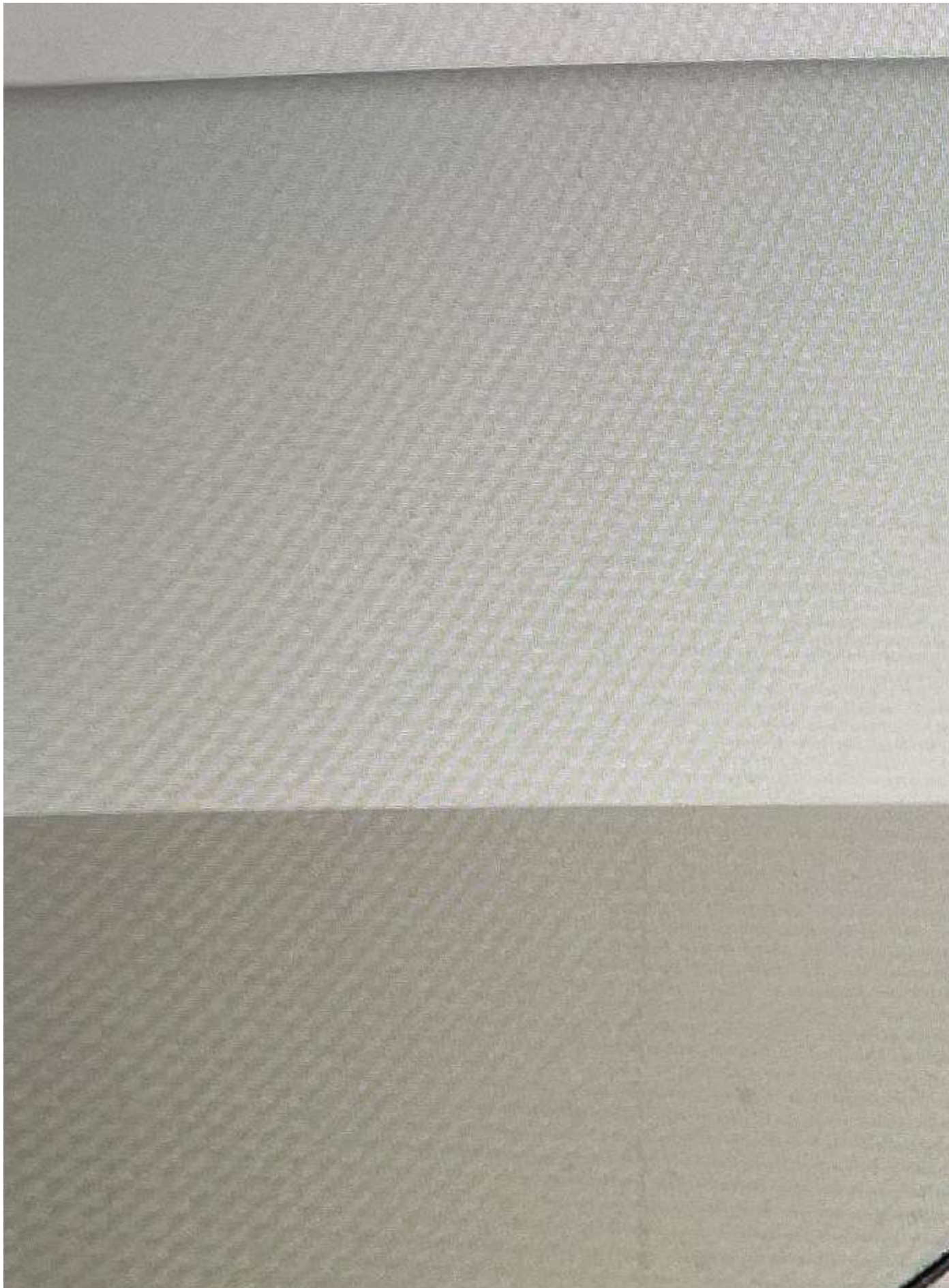


On Mon, Jul 17, 2023 at 12:29 PM Jamie Perez <[timeandtool313@gmail.com](mailto:timeandtool313@gmail.com)> wrote:

We have an “addition” on the western side of the home. It was part of the original footprint of the house, however it was a porch. It was enclosed likely sometime in the 30s, when it was enclosed to create a separate entrance when the home was chopped into apartment units. It is beyond salvage. We have looked at it from every angle trying to come up with a plan to salvage, but it needs to be demolished and rebuilt. I am including pictures of it in this email.

The only major exterior visual changes to the addition will be the addition of overhangs, removal of the door, and a flat roof with no parapet wall. We’d also like to use cement board clapboards, painted to match the stucco, as our cladding. I’m not a fan of stucco over wood framing, as it tends to fail prematurely, I also believe a little change in siding will add nice visual interest. We will also add a circle dormer to the roof of the addition, to match those that exist on the main house roof. Windows will be six pane casements, to match the existing casements on the house. Roofing and gutters will match those that are being installed on the main house.

If you would like a more complete rendering with the siding and windows visualized, I can do that as well. Let me know if I can answer any questions. Thank you.





On Tue, Jul 11, 2023 at 2:14 PM Jamie Perez <[timeandtool313@gmail.com](mailto:timeandtool313@gmail.com)> wrote:

Thank you very much!

On Tue, Jul 11, 2023 at 9:03 AM Historic District Commission (Staff) <[hdc@detroitmi.gov](mailto:hdc@detroitmi.gov)> wrote:

Good morning Jamie,

Please find the Certificate of Appropriateness for the project at 3964 W. Lafayette attached to this email. Please let us know if you have any questions.

Best,

Ben

### **Benjamin Buckley**

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Planning & Development Department | City of Detroit

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**Michael E. Duggan, Mayor**

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**From:** Jamie Perez <[timeandtool313@gmail.com](mailto:timeandtool313@gmail.com)>

**Sent:** Sunday, July 9, 2023 12:21 PM

**To:** Historic District Commission (Staff) <[hdc@detroitmi.gov](mailto:hdc@detroitmi.gov)>

**Subject:** Re: [EXTERNAL] 3964 W Lafayette - Roof Gutters and Soffit Permit

It is an interesting blend of styles. I sense a lot of Spanish elements in the home, and would like to accentuate that with a smooth white stucco finish, and a natural wood brown color to compliment the thick timbers that are the rafter tails. I have attached a document with information regarding the specific colors we would like to use on the

gutters, soffit and rafter tails, windows, and stucco. I also uploaded a picture of the proposed architectural shingles we'd like to install, as well as a picture of them installed on a different roof. Thank you Benjamin, I look forward to your response.

On Fri, Jul 7, 2023 at 2:47 PM Historic District Commission (Staff) <[hdc@detroitmi.gov](mailto:hdc@detroitmi.gov)> wrote:

Goof afternoon Jamie,

Thank you again for this application, and apologies for the delayed response. I have attached HDC Color system E to this email, which best corresponds to the architecture of the property. These color systems are intended as guidelines for project planning, but it is not required to use them. This property in particular does not fall neatly into a specific architectural style.

I anticipate we will be able to internally approve this project, but respectfully request a few additional pieces of information.

1. Proposed colors (when selected).
2. Detail photographs of the eaves/rafter tails/gutters for review.
3. Product information regarding the proposed gutters (this could be a product brochure, photograph of the product, etc.)

Thanks again, and sorry for the delay.

Best,

**Benjamin Buckley**

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**Michael E. Duggan, Mayor**



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**From:** Jamie Perez <[timeandtool313@gmail.com](mailto:timeandtool313@gmail.com)>  
**Sent:** Saturday, July 1, 2023 8:33 PM  
**To:** Historic District Commission (Staff) <[hdc@detroitmi.gov](mailto:hdc@detroitmi.gov)>  
**Subject:** [EXTERNAL] 3964 W Lafayette - Roof Gutters and Soffit Permit

Hello!

I just purchased [3964 W Lafayette](#) in the Hubbard Farms historic district. The home needs extensive renovation, so I will be applying for multiple permits in the coming months to repair stucco, porch, windows, etc.

The existing roof is a black 3-tab roof that has reached the end of its lifespan. I would like to replace the shingles with GAF Timberline "Barkwood". The roof has been redecked in the past with OSB and the decking is in great condition. There are a few rafter tails that need to have their shapes restored from old rot damage, mostly at the tips of the rafter tails. We plan to restore and paint the rafter tails and soffit tongue and groove decking. The rafter tails have a beautiful swale cut in them to hold the gutters without the need to add additional fascia. I would like to install the appropriate round gutters to fit the intended style of the rafter tails. I would like to see a palette of colors that we may choose from to paint the rafter tails and soffit.

In summary:

- Replace roof shingles
- Restore and paint rafter tails and soffit
- Install round gutters

I have attached the application for roof and soffit repair, as well as a picture of the current condition. Please let me know if there is anything else you need from me.

Thank you!

Jamie Perez

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Time and Tool  
Detroit, USA

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